

Farm for Sale

Busey Farm Brokerage



Farm for Sale

Kraft Farm—Logan County 56.0 Acres in Laenna Township

Location

This farm is located northwest of Latham, IL on County Road 300 North.

Legal Description (abbreviated)

The NW 1/4 of the SE 1/4 of Section 16 and 16 acres of W 1/2 of the SW 1/4 of Section 15, Township 18N, Range 1W, in Laenna Twp, Logan County, Illinois

Listing Price

56.0 acres x \$11,250/acre = \$630,000.00

Lease/Possession

Lease will be open for 2018. Owner would entertain a lease back at a competitive rate.

Contact Information



Tom Courson, Listing Broker 217-425-8291
Dean Kyburz, Broker 217-425-8290
Corey Zelhart, Broker 217-425-4245
Nick Suess, Broker 217-425-8296
Steve Myers, Managing Broker 217-425-8340

busey.com

259 E. South Park—Decatur, IL 62523
Phone: 217-425-8340—Fax 217-362-2724

County FSA Data

Farm #	440	Tract #	1293
Total Acres:	56.00	Cropland Acres:	55.90
Corn Base Acres:	39.77	Soybean Base Acres:	15.96
Farm Program:	ARC-County		

Price Loss Coverage (PLC) Yields

Corn Yield:	154	Soybean Yield:	51
-------------	-----	----------------	----

Real Estate Tax Information

Parcel ID #	Acres	2016 Assessed Value	2016 Taxes Payable 2017
02-015-005-95	16.00	9,036	\$677.50
02-016-005-00	40.00	20,977	\$1,550.42

Soil Test Results

pH: 6.1 P: 65 K: 262 Organic: 3.0

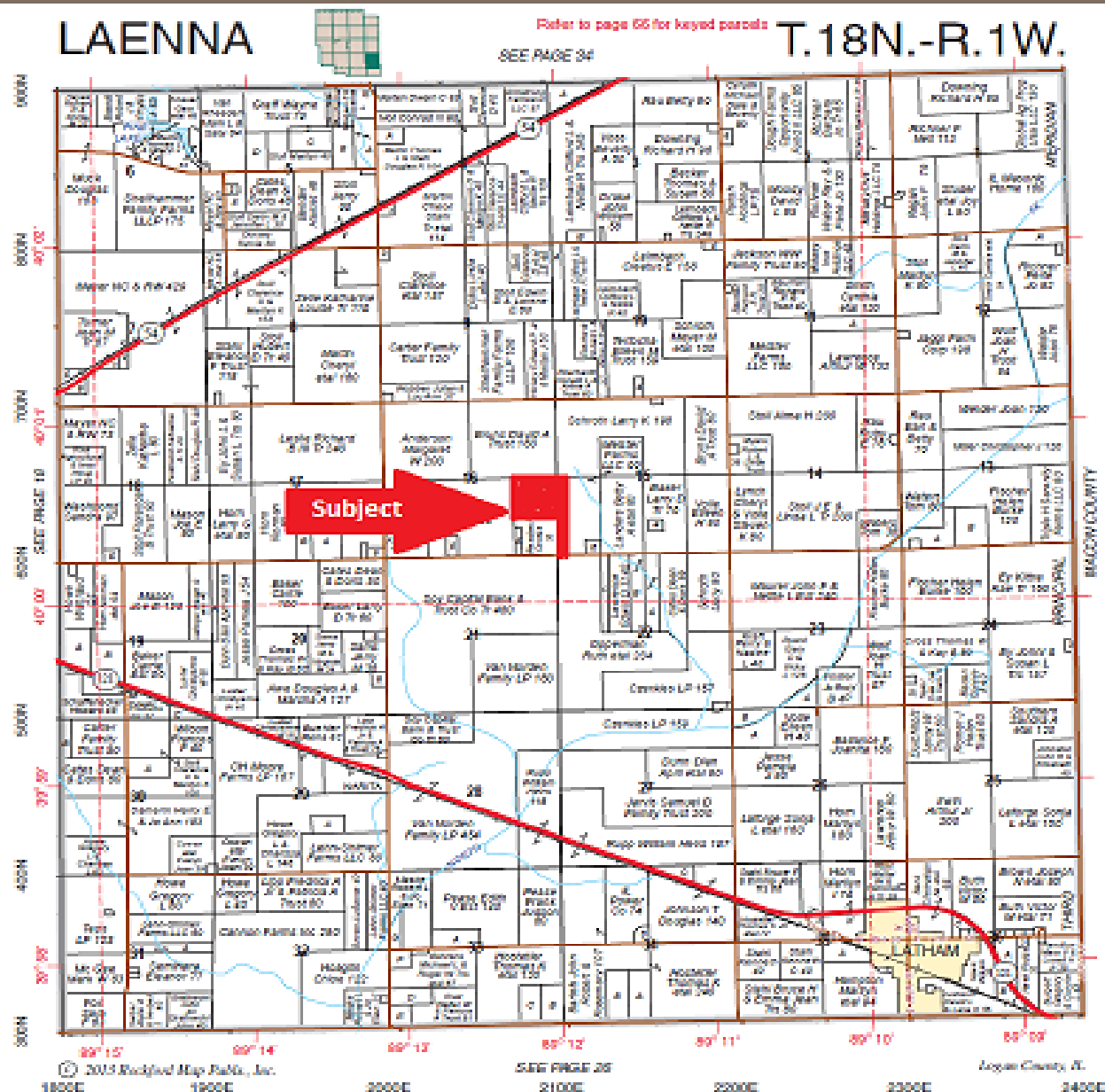
Yield Results

Year	Corn Yield	Soybean Yield
2016	NA	68
2015	224	NA
2014	NA	79
2013	230	NA

Disclaimer: The information contained in this brochure is considered accurate. It is subject to verification and no liability for errors or omissions is assumed. There are no warranties, expressed or implied, as to the information herein contained, and it is recommended that an independent inspection of the property be made by all buyers.
Agency: Busey Farm Brokerage, a division of Busey Bank, its agents and representatives, are agents of the Seller

Farm for Sale

Plat Map



Reprinted with permission of Rockford Map Publishers, Inc.

Busey FARM
BROKERAGE

Licensed Real Estate Broker Corporation

Steve Myers, Managing Broker
Tom Courson, Listing Broker
Kyle Ogden, Broker
Dean Kyburz, Broker
Corey Zelhart, Broker
Nick Suess, Broker

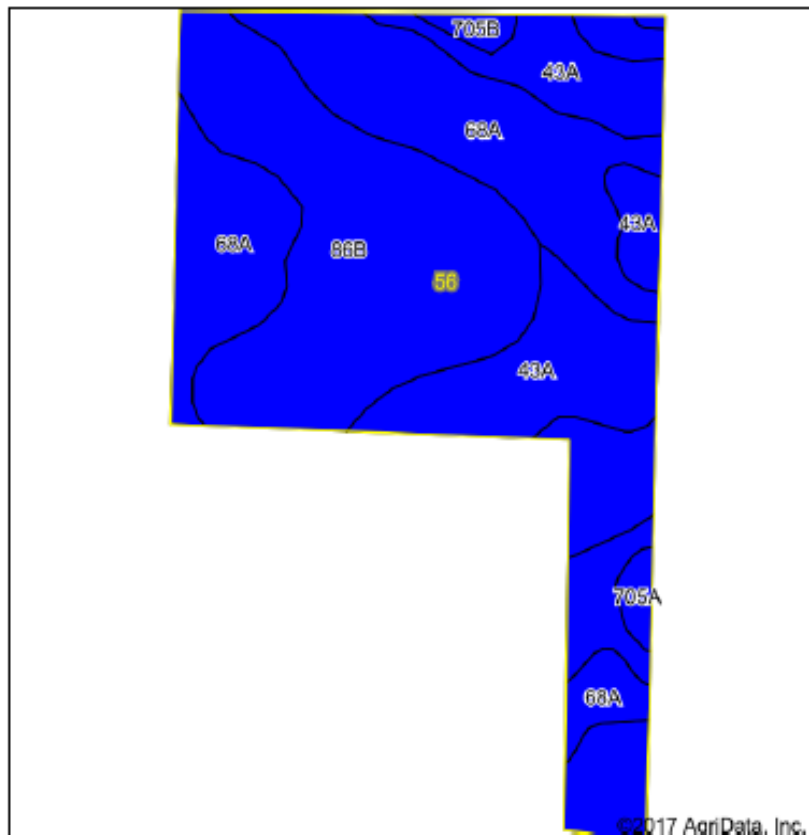
Phone 217-425-8340
Phone 217-425-8291
Phone 217-425-8279
Phone 217-425-8290
Phone 217-425-8245
Phone 217-425-8296

Disclaimer: The information contained in this brochure is considered accurate. It is subject to verification and no liability for errors or omissions is assumed. There are no warranties, expressed or implied, as to the information herein contained, and it is recommended that an independent inspection of the property be made by all buyers.
Agency: Busey Farm Brokerage, a division of Busey Bank, its agents and representatives, are agents of the Seller

Farm for Sale

Aerial Map and Soil Information

Soils Map



Soils data provided by USDA and NRCS.



State: Illinois
County: Logan
Location: 16-18N-1W
Township: Laenna
Acres: 56
Date: 9/13/2017

Busey AG SERVICES

Map Provided By
surety
CUSTOMER ONLINE MAPPING
© AgriData, Inc. 2017
www.AgridataInc.com



Area Symbol: IL107, Soil Area Version: 11

Code	Soil Description	Acres	Percent of field	IL State Productivity Index Legend	Corn Bu/A	Soybeans Bu/A	Crop productivity index for optimum management
68A	Sable silty clay loam, 0 to 2 percent slopes	20.31	36.3%		192	63	143
**86B	Osco silt loam, 2 to 5 percent slopes	19.12	34.1%		**189	**59	**140
43A	Ipava silt loam, 0 to 2 percent slopes	15.37	27.4%		191	62	142
705A	Buckhart silt loam, 0 to 2 percent slopes	0.63	1.1%		190	61	142
**705B	Buckhart silt loam, 2 to 5 percent slopes	0.57	1.0%		**188	**60	**141
Weighted Average					190.6	61.3	141.7

Table: Optimum Crop Productivity Ratings for Illinois Soil by K.R. Olson and J.M. Lang, Office of Research, ACES, University of Illinois at Champaign-Urbana. Version: 1/2/2012 Amended Table S2 B811

Crop yields and productivity indices for optimum management (B811) are maintained at the following NRES web site:
<https://www.ideals.illinois.edu/handle/2142/1027/>

** Indexes adjusted for slope and erosion according to Bulletin 811 Table S3

Busey FARM BROKERAGE

Licensed Real Estate Broker Corporation

Steve Myers, Managing Broker
Tom Courson, Listing Broker
Kyle Ogden, Broker
Dean Kyburz, Broker
Corey Zelhart, Broker
Nick Suess, Broker

Phone 217-425-8340
Phone 217-425-8291
Phone 217-425-8279
Phone 217-425-8290
Phone 217-425-8245
Phone 217-425-8296

Disclaimer: The information contained in this brochure is considered accurate. It is subject to verification and no liability for errors or omissions is assumed. There are no warranties, expressed or implied, as to the information herein contained, and it is recommended that an independent inspection of the property be made by all buyers.
Agency: Busey Farm Brokerage, a division of Busey Bank, its agents and representatives, are agents of the Seller

Farm for Sale

Aerial Map and Soil Information

Aerial Map



Busey FARM
BROKERAGE

Licensed Real Estate Broker Corporation

Steve Myers, Managing Broker
Tom Courson, Listing Broker
Kyle Ogden, Broker
Dean Kyburz, Broker
Corey Zelhart, Broker
Nick Suess, Broker

Phone 217-425-8340
Phone 217-425-8291
Phone 217-425-8279
Phone 217-425-8290
Phone 217-425-8245
Phone 217-425-8296

Disclaimer: The information contained in this brochure is considered accurate. It is subject to verification and no liability for errors or omissions is assumed. There are no warranties, expressed or implied, as to the information herein contained, and it is recommended that an independent inspection of the property be made by all buyers.
Agency: Busey Farm Brokerage, a division of Busey Bank, its agents and representatives, are agents of the Seller