

FARMLAND FOR SALE

BUSEY FARM BROKERAGE



FORREST FARM
ELKHART TOWNSHIP
LOGAN COUNTY, IL
100.00 TAXABLE ACRES

CONTACT INFORMATION

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LISTING PRICE

\$15,000.00 / A
100.00 Taxable Acres @ \$15,000.00 / A =
\$1,500,000.00

busey.com 259 E. South Park, Decatur, IL 62523



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.

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LOCATION

3 miles SE of Elkhart, IL accessed via 1025 Avenue.
Coordinates: 39.981361, -89.399960

LEGAL DESCRIPTION

NW ¼ of the SW ¼ of section 26; NE ¼ of the SE ¼ and the E ½ of the NW ¼ of the SE ¼ of section 27, Township 18N, Range 3W

REAL ESTATE TAX INFORMATION

Parcel ID #	Acres	2023 Assessed Value	2023 Taxes Payable 2023
10-076-010-00	40.00	\$26,733.00	\$1,830.10
10-077-001-50	60.00	\$43,855.00	\$3,002.94

FARM PRODUCTION

	Corn	Soybean
2023	225	71
2022	245	68
2021	209	69

LEASE/POSSESSION

The farm is under a crop share lease for the 2024 crop year. The Seller/Tenant will retain all income attributable to the 2024 crop year and before. They will also pay all expenses for the same. Lease free for the 2025 crop year.

LOGAN COUNTY FSA DATA

Farm # 2291	Tract # 3593
Total Acres: 99.88	Cropland Acres: 98.80
Corn Base Acres: 53.90	Soybean Base Acres: 44.90
Farm Program: ARC County-Soybeans and Corn	
Price Loss Coverage (PLC) Yields	
Corn Yield: 153	Soybean Yield: 51

SOIL TEST RESULTS

pH: 6.11 P: 71.61 lbs/ac K: 361.94 lbs/ac



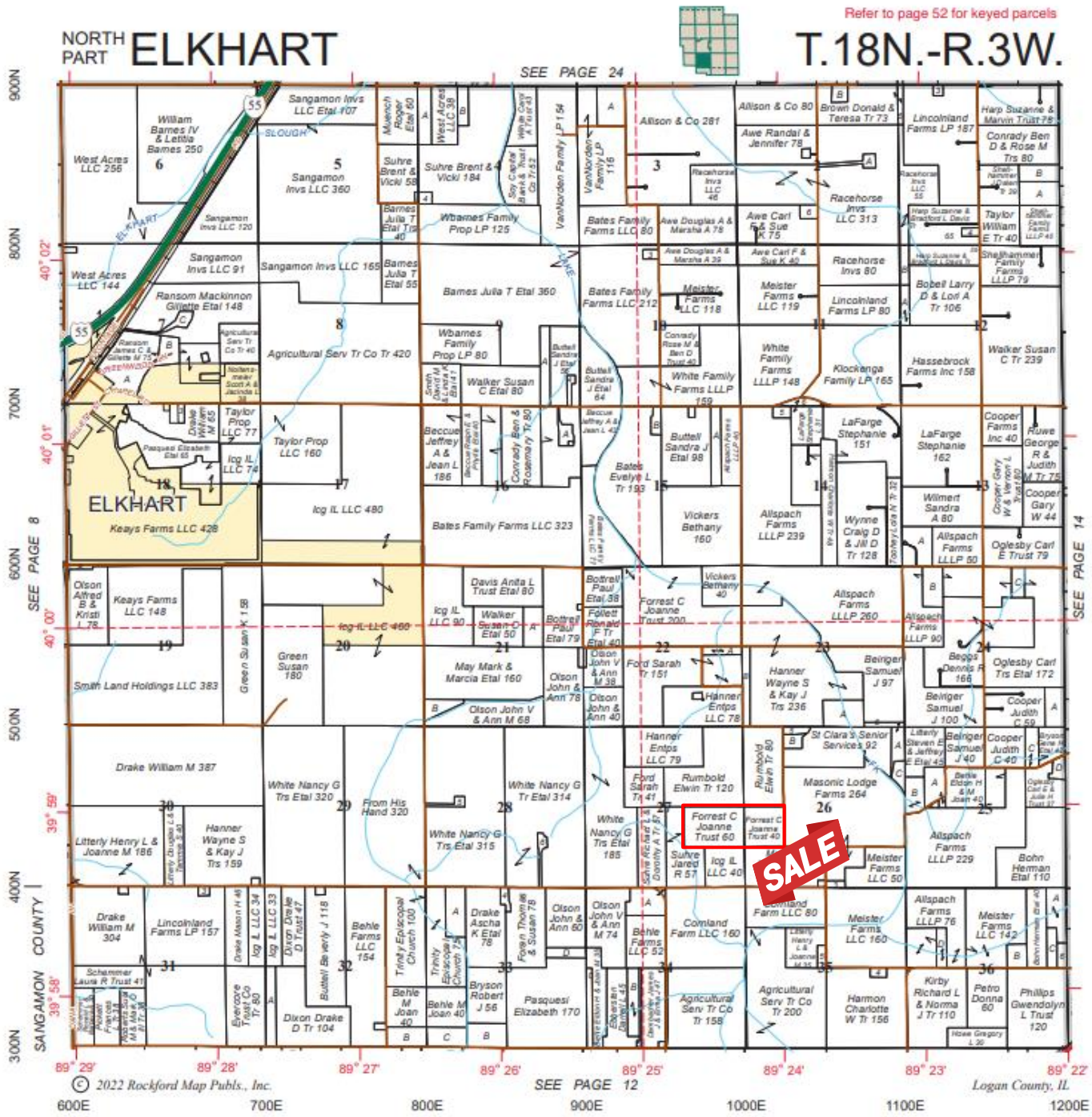
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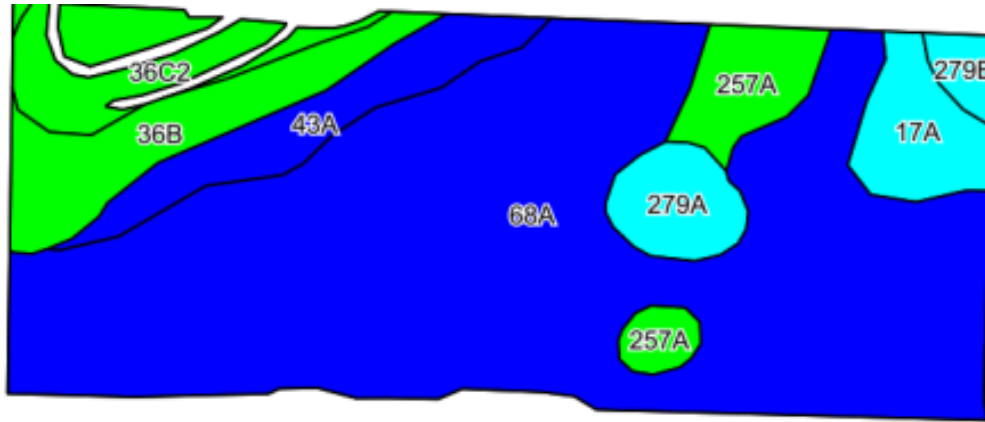


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Soil Code	Soil Description	Acres	Percent of Field	IL State Productivity Index Legend	Corn Bu/A	Soybean Bu/A	Crop Productivity Index for optimum management
68A	Sable Silty Clay Loam	64.43	66.7%	Blue	192	63	143
36B	Tama Silt Loam	7.23	7.5%	Green	185	59	138
43A	Ipava Silt Loam	6.04	6.2%	Yellow	191	62	142
36C2	Tama Silt Loam	5.65	5.8%	Green	174	56	129
257A	Clarksdale Silt Loam	4.70	4.9%	Green	174	56	128
17A	Keomah Silt Loam	4.13	4.3%	Cyan	161	51	119
279A	Rozetta Silt Loam	3.31	3.4%	Cyan	164	51	120
279B	Rozetta Silt Loam	1.15	1.2%	Cyan	161	50	118
Weighted Average					186.8	60.8	138.9



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