



First Mid

AG SERVICES

McLean County
Farmland
For Sale!

74 +/- Acres

The Kindred Trusts Farm

This farm is located along IL Highway 54 between Gibson City and Farmer City, IL.

**Listed @
\$14,250/acre**



- 100% Tillable
- Convenient access along IL Hwy 54
- Close access to excellent grain terminals

Latitude:
40.343758
Longitude:
-88.514947

For More Information Contact:

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First Mid Ag Services
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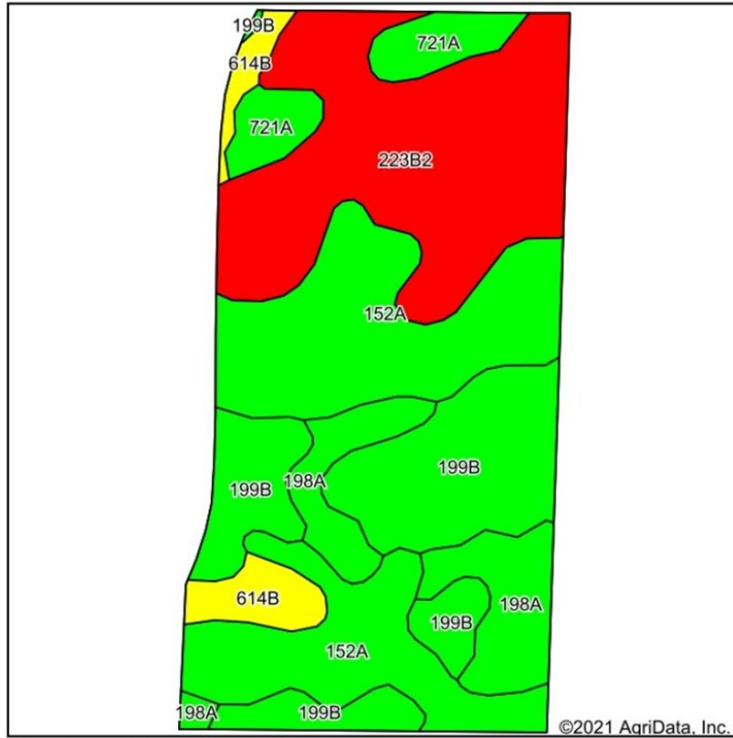


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McLean County, IL

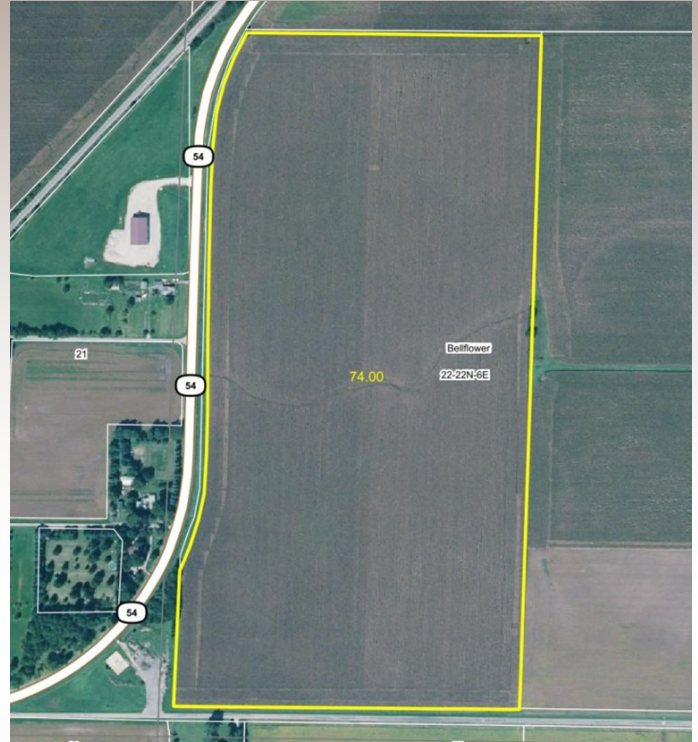
Soil Map



Soils data provided by USDA and NRCS.

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Aerial Photo



Aerial & Soils data provided by AgriData, Inc.
Lines drawn are estimates.

Primary Soil Types:

- 152A—Drummer silty clay loam
- 199B—Plano silt loam
- 223B2—Varna silt loam
- 198A—Elburn silt loam

Weighted Soil PI: 133.0



Yields

Year	Corn (bu/acre)	Soybeans (bu/acre)
2015		73.7
2016	207.0	
2017		63.7
2018	234.4	
2019		58.7
2020	172.8	
2021		62.4
Average:	204.7	64.6

General Terms:

Farm Listing Price: 74 acres @ \$14,250/acre or \$1,054,500. The Buyer will enter into a contract with 10% down payment with the balance due within 45 days of contract signing. A title policy in the amount of the sale price will be furnished to the Buyer. The Seller will grant possession at closing, free and clear of lease for the 2022 crop year. Buyer to reimburse Seller for any crop inputs applied to the farm prior to closing for the benefit of the 2022 crop. Seller will retain 2021 crop, cash rent, and government payments. The 2021 real estate taxes due in 2022 will be paid by the Seller as a credit at closing. All mineral rights owned by the Seller will be conveyed to the Buyer. For more information, request a full brochure at www.firstmidag.com.

