



**HARDING**  
REAL ESTATE

**FOR SALE**

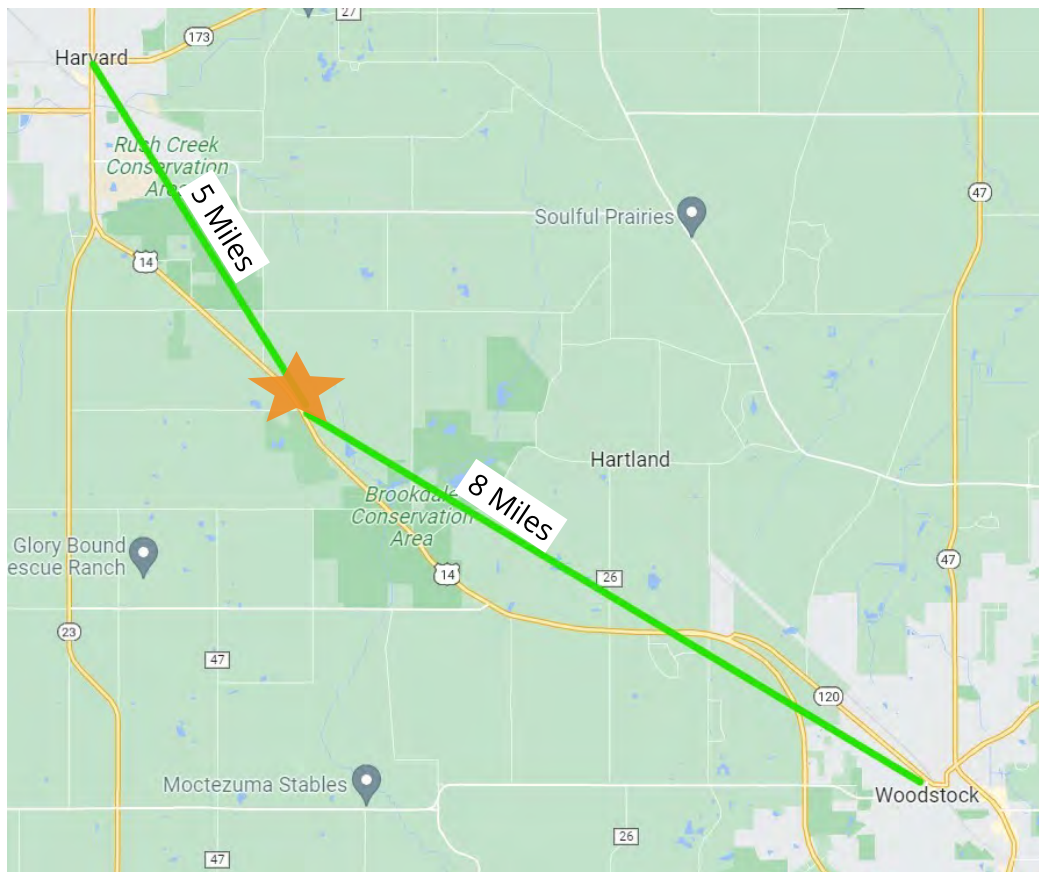
83 Acres  
Route 14  
Harvard, IL 60033  
**Offered At \$996,000**



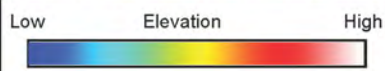
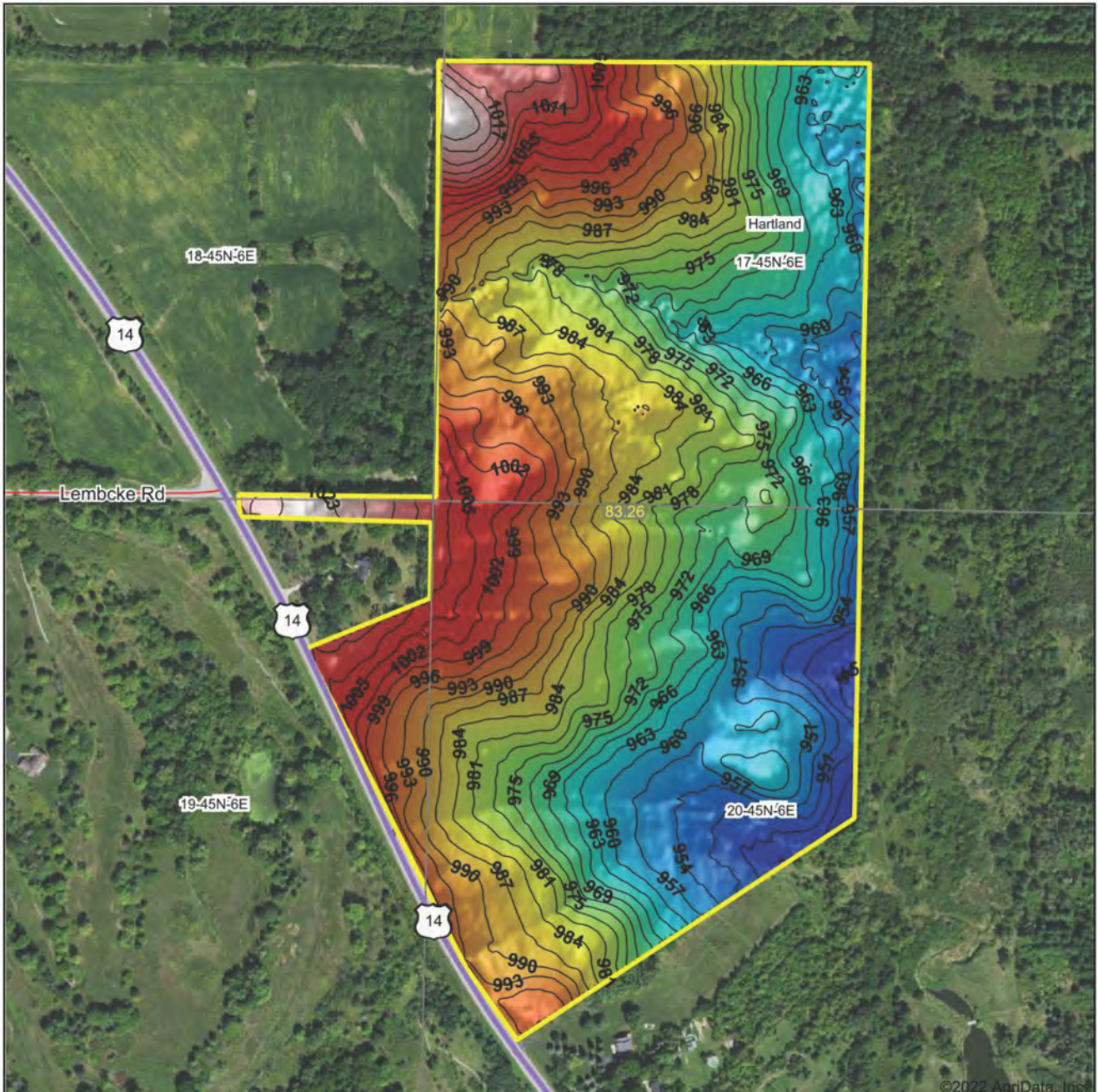
Clancy Green & Richard Ahrens  
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[team@kilkenneygrp.com](mailto:team@kilkenneygrp.com)

Love the North-woods? This may be the perfect site for your dream home. Approximately 83 acres on 5 parcels (4 pin numbers), 40 acres are heavily wooded. Conveniently located between Woodstock and Harvard on Route 14. Easy access to dining, shopping, recreation, and entertainment. METRA and Tollway access, nearby.

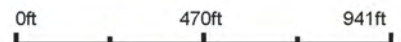
PIN #	ACREAGE	TAXES
07-19-200-005	3.19	\$1403.38
07-20-100-023	2.77	\$1,283.38
07-20-100-024	36.62	\$911.98
07-17-300-003	40	\$152.48
<b>TOTALS:</b>	<b>83 Acres</b>	<b>\$3,751.22</b>



Topography Hillshade



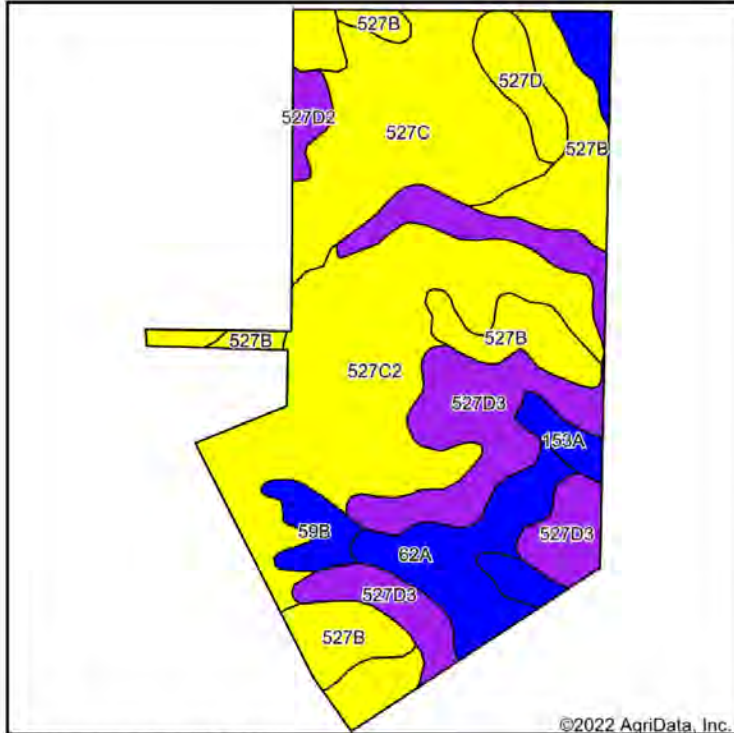
Source: USGS 3 meter dem  
 Interval(ft): 3  
 Min: 942.5  
 Max: 1,026.0  
 Range: 83.5  
 Average: 979.8  
 Standard Deviation: 17.75 ft



**17-45N-6E**  
**McHenry County**  
**Illinois**

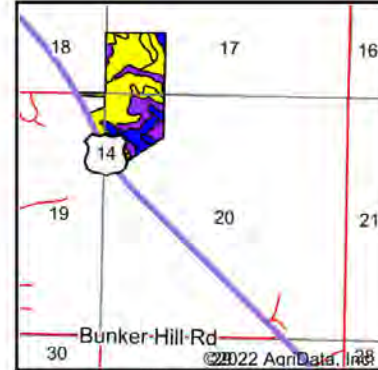
map center: 42° 22' 17.67, -88° 34' 5.64

**Soils Map**



Soils data provided by USDA and NRCS.

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State: Illinois  
County: McHenry  
Location: 17-45N-6E  
Township: Hartland  
Acres: 83.26  
Date: 7/14/2022



Area Symbol: IL111, Soil Area Version: 17								
Code	Soil Description	Acres	Percent of field	Il. State Productivity Index Legend	Corn Bu/A	Soybeans Bu/A	Wheat Bu/A	Crop productivity index for optimum management
**527C2	Kidami loam, 4 to 6 percent slopes, eroded	25.02	30.1%		**149	**48	**56	**109
**527D3	Kidami clay loam, 6 to 12 percent slopes, severely eroded	16.59	19.9%		**135	**43	**51	**99
**527C	Kidami silt loam, 4 to 6 percent slopes	14.17	17.0%		**155	**50	**58	**114
**527B	Kidami silt loam, 2 to 4 percent slopes	11.94	14.3%		**155	**50	**58	**114
62A	Herbert silt loam, 0 to 2 percent slopes	6.18	7.4%		179	56	68	131
153A	Pella silty clay loam, cool, 0 to 2 percent slopes	3.63	4.4%		183	60	70	136
**527D	Kidami silt loam, 6 to 12 percent slopes	2.53	3.0%		**152	**49	**57	**112
**59B	Lisbon silt loam, 2 to 4 percent slopes	2.00	2.4%		**186	**58	**73	**135
**527D2	Kidami loam, 6 to 12 percent slopes, eroded	1.20	1.4%		**146	**47	**55	**107
Weighted Average					152.7	49	57.6	112.1

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: <http://soilproductivity.nres.illinois.edu/>  
\*\* Indexes adjusted for slope and erosion according to Bulletin 811 Table S3  
Soils data provided by USDA and NRCS. Soils data provided by University of Illinois at Champaign-Urbana.

**Wetlands Map**



State: Illinois  
 Location: 17-45N-6E  
 County: McHenry  
 Township: Hartland  
 Date: 7/14/2022

Maps Provided By:



0ft 728ft 1456ft

Classification Code	Type	Acres
R5UBH	Riverine	0.32
PFO1C	Freshwater Forested/Shrub Wetland	0.30
	Total Acres	0.62

Data Source: National Wetlands Inventory website. U.S. Dol, Fish and Wildlife Service, Washington, D.C. <http://www.fws.gov/wetlands/>

Wetlands Map #2



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