

ANDERSON LAND COMPANY

"PROVIDING QUALITY FARMLAND REAL ESTATE SERVICES"

6826 ILLINOIS RTE 78 MT CARROLL, ILLINOIS, 61053

James J. Anderson

Managing Broker
815-718-1878

Cindy Hook

Broker
815-291-6767

FAIRHAVEN FARM

Part of the East 1/2 of section 30

Fairhaven Township, Carroll County, Illinois

200.527 acres M/L

194 acres tillable

No improvements

Soils	corn	soybean	PI
564C2 Waukegan	151	49	111
277B Port Byron	194	60	143
87C2 Dickenson	132	43	97
8077A Huntsville	193	61	143
86B Osco silt loam	189	59	140
Average	161	51.7	118.8

**** With farming rights, fall applied fertilizer and tillage needs reimbursed.

76 acres adjacent needed to be rented to fulfill lease

TAXES: \$ 5,941.00

PRICE: \$13,500.00/ acre

ALL INFORMATION DEEMED ACCURATE BUT NOT GUARANTEED