

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

Myron Fredericks Farm

PART OF SECTIONS 9 & 10
FAIRHAVEN TOWNSHIP
CARROLL COUNTY, IL

95 ACRES M/L

88 TILLABLE ACRES M/L rented for 2020 year

SMALL WASHED OUT POND ON WEST SIDE IN NICE TIMBER
WITH LARGE NATURAL SPRING FEED.

Beautiful rural setting to build and is ideal for horses, sheep, goats and other
assorted farm animals.

Chadwick Milledgeville school district.

Major Soils:	CORN	SOYBEANS	CPI
675 B Greenbush	182	57	133
952C Tell-Lamont	134	45	100
280D Fayette	135	43	99
227C Argyle	153	50	113
Average	147.4	58	108.9

TAXES: \$ 1,452.

PRICE: \$7,150 per surveyed acre

INFORMATION DEEMED RELIABLE BUT NOT GUARANTEED