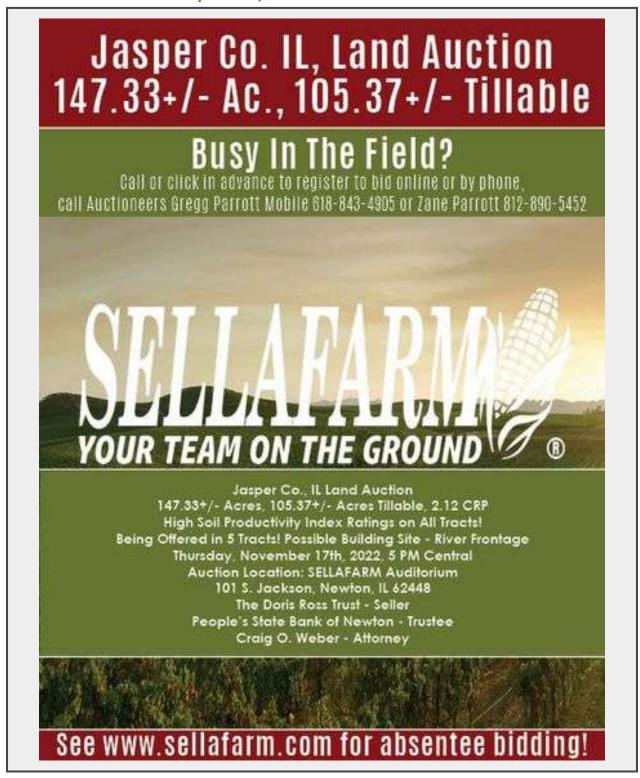
Sale Name: The Doris Ross Trust

LOT Tract 5 - Tract 5 - 20+/- Acres, Near 100% Tillable



Description

Tract 5 – 20 +/- Assessed Acres, Near 100% Tillable

High Productivity of 118.2 with Near Level Topography

Latitude: 38.981009 **Longitude:** -88.122268

Location: From Tract 4: Follow N. 1300 th Street, South and East to N. 1325 th Street, North .5 Mi. to E. 900 th Ave, East to Land Location **-or- From IL Route 130:** South of Newton, IL on IL Route 130 to E. 77 5 th Ave, East approx. .5 Mi. to N. 1325 th Street, North to Land Location. Signs and Brochures Posted.

Brief Legal: E1/2 SE1/4 SW1/4, Section 5, Wade Township, Jasper Co., IL. T56N-R10E. Full Legal Descriptions are posted to www.sellafarm.com, view anytime.

Access: Full frontage / Direct Access to E. 900th Ave on South.

<u>Soils:</u> 3333A Wakeland Silt Loam, 0-2% slope, 12.85 Ac., 54.6%; 3288A Petrolia Silty Clay Loam, 0-2% slope, 6.64 Ac., 33.6%; 3304A Landes Fine Sandy Loam, 0-2% slope, 5.43 Ac., 27.5%; <u>Weighted Productivity Index: 118.28. ALL NHEL Classification.</u> Digital copies of Soil & Topography Maps are posted to <u>www.sellafarm.com</u>, view anytime.

FSA Info: Farm No. 4421, Tract No. 1911. Corn Base 8.54 Ac., PLC yield 119; Soybean base 8.30 Ac., PLC yield 37; Wheat Base 2.90 Ac., PLC Yield 47; Total Base Ac. 19.74. Digital copy of FSA Maps & FSA 156 EZ are posted to www.sellafarm.com, view anytime.

R.E. Estimated Taxes: Jasper County Assessor Parcel Index Number: 90-13-05-300-004, \$524.40. 2022 taxes, due & payable 2023 to be paid by SELLAFARM to buyer(s) as estimated credit on date of closing. Buyer(s) thereafter. See digital copy of real estate tax bills that are posted to www.sellafarm.com for tax bills, view anytime.

Quantity: 1



https://www.sellafarm.com/