



# FOR SALE: WINSTON FARM



## Legal Description:

NE 1/4 of the NW 1/4 of  
Section 3, T18N R10E  
of the Third PM.

**40 Acres**  
**\$8,800/Ac - \$352,000**  
**1.5 mi. NE of**  
**Sidney, IL**  
**Champaign County**

### USDA/FSA Info.:

Farm: 10963  
Tillable Acres: 35.77  
Corn Base: 18.80 Ac  
PLC Yield: 159  
ARC-CO  
Soybean Base: 16.30 Ac  
PLC Yield: 50  
ARC-CO  
Wetlands: Determination  
not complete

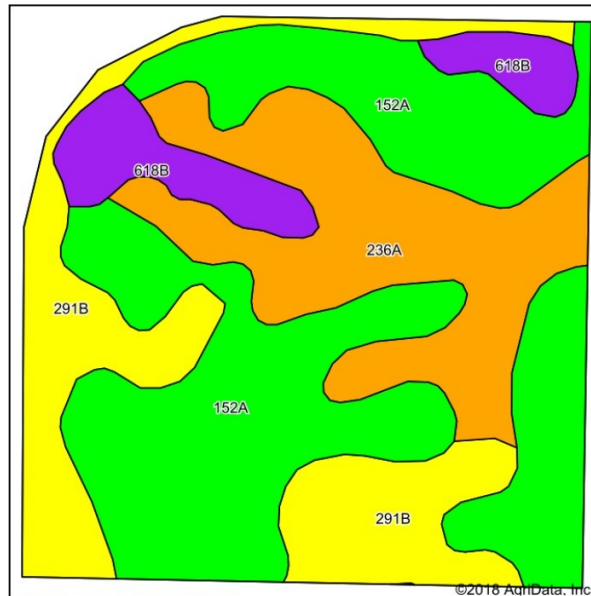
### Soil Tests

| Test date | pH  | P  | K   |
|-----------|-----|----|-----|
| 7/2015    | 6.3 | 74 | 291 |





# Soil Map and Aerial Photo



Area Symbol: IL019, Soil Area Version: 13

| Code                    | Soil Description   | Acres | Percent of field | Ill. State Productivity Index Legend | Corn Bu/A    | Soybeans Bu/A | Crop productivity index for optimum management |
|-------------------------|--|-------|------------------|--------------------------------------|--------------|---------------|--|
| 152A                    | Drummer silty clay loam, 0 to 2 percent slopes                   | 16.86 | 47.1%            |                                      | 195          | 63            | 144  |
| 236A                    | Sabina silt loam, 0 to 2 percent slopes                          | 8.24  | 23.0%            |                                      | 168          | 52            | 122  |
| **291B                  | Xenia silt loam, Bloomington Ridged Plain, 2 to 5 percent slopes | 7.78  | 21.8%            |                                      | **160        | **50          | **117  |
| **618B                  | Senachwine silt loam, 2 to 5 percent slopes                      | 2.89  | 8.1%             |                                      | **145        | **47          | **106  |
| <b>Weighted Average</b> |  |       |                  |                                      | <b>177.1</b> | <b>56.3</b>   | <b>130</b>                                     |

## RE Taxes

| PIN              | Acres | 17 Tax Pd 18 | Tax/Ac  |
|------------------|-------|--------------|---------|
| 24-28-03-100-002 | 40.00 | \$1,101.60   | \$27.54 |

## Yield History (bu/ac)

| Year | Corn | Beans |
|------|------|-------|
| 2018 | 204  |       |
| 2017 |      | 68    |
| 2016 | 205  |       |
| 2015 |      | 65    |
| 2014 | 217  |       |

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**Possession:** Full possession available for 2019 crop year. Buyer to reimburse for 2018 fall fertilizer and tillage.

**Agency:** Waibel Farmland Services Inc. is agent for the seller.

**Disclaimer:** Information in this brochure is believed to be accurate, but is subject to verification by buyers or others relying on it. No liability for errors or omissions is assumed by the seller or their agents.