

Brummel Land Company

Farm and Commercial Real Estate
9947 E 1600 North Rd • Pontiac, Illinois
815-674-3006

Grand Ridge Farm

Farm Ridge Township

LaSalle County, IL

\$12,500/acre or \$1,019,375

Size

81.55 acres +/-

PIN #'s / Legal Description / Acres / Tax amount

W1/2 NW1/4 SEC 18-32-3 / 81.55 acres / \$2,973.80

Location

The Farm is located due west of the village of Grand Ridge

Improvements

The farm has had recent dirt work as well as new tile installed.

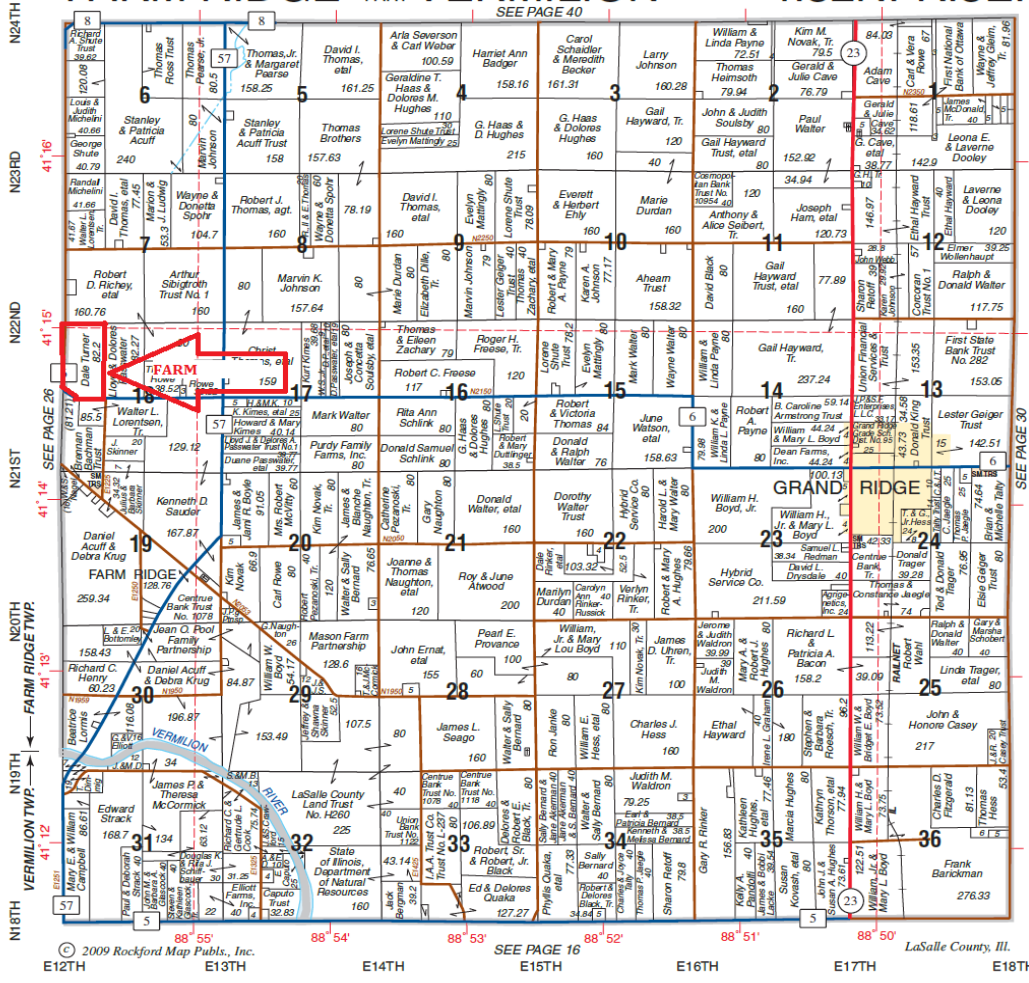
Taxes

Total Property Tax = \$ 2,973.80 or \$36.46 /acre

Soils

This farm has an average of 130.4 PI

FARM RIDGE EAST PART VERMILION T.32N.-R.3E.



80 ac

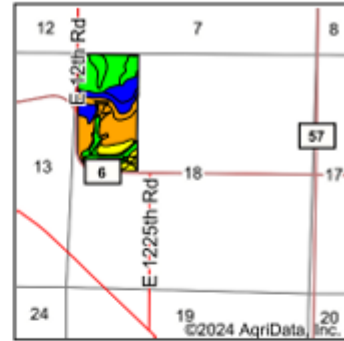
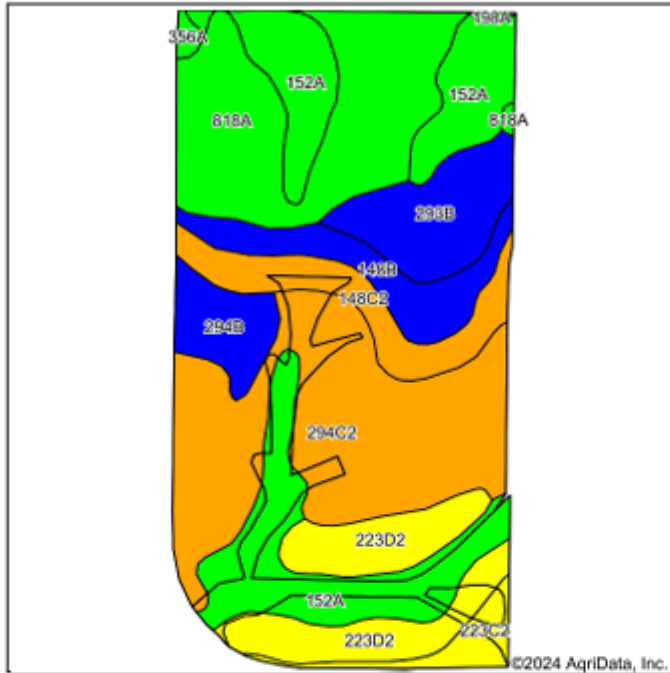
Pipe

4" tile	2758.45 ft
6" tile	2115.85 ft
8" tile	659.24 ft
10" tile	400.00 ft
12" tile	850.00 ft
terraces	1042.21 ft

Client: Craig Olmstead
Farm: Farm Ridge
Field: 80 ac
Name: Drainage - Planned



Soils Map



State: **Illinois**
 County: **LaSalle**
 Location: **18-32N-3E**
 Township: **Farm Ridge**
 Acres: **78.25**
 Date: **9/4/2024**



Map Provided by
surety
 CUSTOMER ONLINE MAPPING
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Soils data provided by USDA and NRCS.

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Area Symbol: IL099, Soil Area Version: 19

Code	Soil Description	Acres	Percent of field	IL State Productivity Index Legend	Subsoil rooting a	Com Bu/A	Soybeans Bu/A	Wheat Bu/A	Oats Bu/A b	Crop productivity index for optimum management	% NCCPI Soybeans
**294C2	Symerton silt loam, 5 to 10 percent slopes, eroded	19.46	24.8%		FAV	**166	**62	**64	**86	**122	57
**152A	Drummer silty clay loam, 0 to 2 percent slopes	16.04	20.5%		FAV	**195	**63	**73	**100	**144	74
818A	Flanagan-Catlin silt loams, 0 to 3 percent slopes	14.30	18.3%		FAV	190	61	75	100	141	80
**223D2	Varna silt loam, 6 to 12 percent slopes, eroded	7.88	10.1%		FAV	**147	**47	**60	**73	**108	57
**293B	Andres silt loam, 2 to 5 percent slopes	5.55	7.1%		FAV	**182	**68	**70	**96	**134	70
**148C2	Proctor silt loam, 5 to 10 percent slopes, eroded	5.05	6.5%		FAV	**172	**64	**65	**92	**126	67
**148B	Proctor silt loam, 2 to 5 percent slopes	4.61	5.9%		FAV	**181	**67	**69	**97	**132	78
**294B	Symerton silt loam, 2 to 5 percent slopes	3.11	4.0%		FAV	**177	**65	**68	**91	**130	68
**223C2	Varna silt loam, 4 to 6 percent slopes, eroded	1.81	2.3%		FAV	**149	**47	**60	**74	**109	57

Soils data provided by USDA and NRCS. Soils data provided by University of Illinois at Champaign-Urbana.

Maps Provided by:



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Code	Soil Description	Acres	Percent of field	Il. State Productivity Index Legend	Subsoil rooting ^a	Corn Bu/A	Soybeans Bu/A	Wheat Bu/A	Oats Bu/A ^b	Crop productivity index for optimum management	ⁿ NCCPI Soybeans
**356A	Elpaso silty clay loam, 0 to 2 percent slopes	0.33	0.4%		FAV	**195	**63	**66	**102	**144	80
198A	Elburn silt loam, 0 to 2 percent slopes	0.11	0.1%		FAV	197	61	74	94	143	78
Weighted Average						177	56.3	68.3	91.9	130.4	ⁿ 68.1

Table: Optimum Crop Productivity Ratings for Illinois Soil EFOTG are sourced from Bulletin 811 calculated Map Unit Base Yield Indices, and adjusted (Adj) for slope, erosion, flooding, and surface texture. Publication Date: 02-08-2023

Crop yields and productivity (B811 EFOTG) are maintained at the following USDA web site: 2023 Illinois Soil Productivity and Yield Indices:

<https://efotg.sc.egov.usda.gov/#/state/IL/documents/section=2&folder=52809>

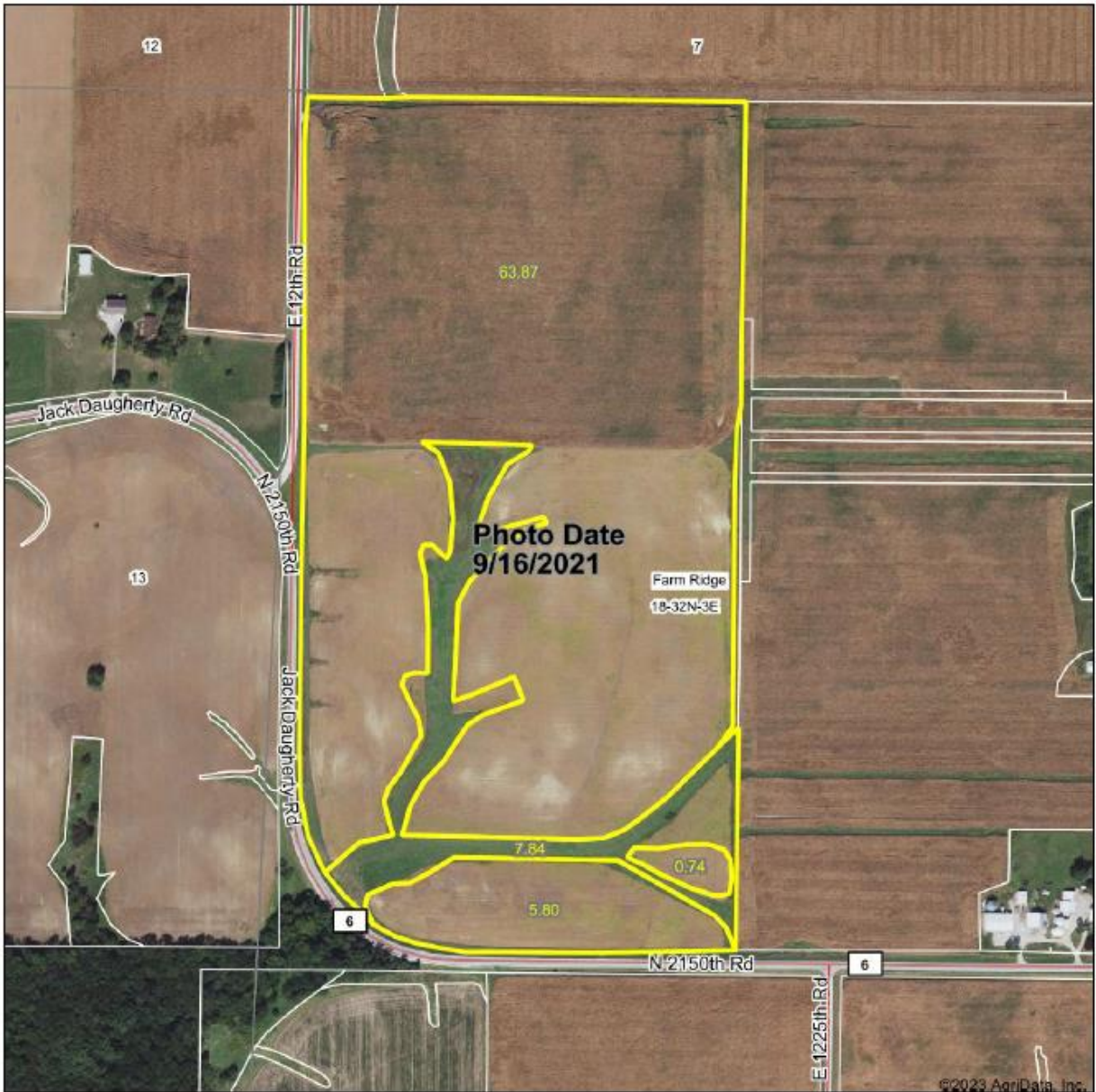
^a Base indexes from Bulletin 811 adjusted for slope, erosion, flooding, and surface texture according to the Il. Soils EFOTG

^b Soils in the southern region were not rated for oats and are shown with a zero '0'.

ⁿ: The aggregation method is "Weighted Average using all components"



Aerial Map



BRUMMEL LAND COMPANY
18-0222000-0000
PENDING 01/10/24 2024
Mark Brummel, Illinois Broker

Map Center: 41° 14' 49.38, -88° 55' 47.66

0ft 474ft 949ft

Maps Provided By

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18-32N-3E
LaSalle County
Illinois

1/11/2023

Field borders provided by Farm Service Agency as of 5/21/2008.



Brummel
LAND COMPANY



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