



Rooster Ag'

R E A L T Y

THE HOPKINS ROAD FARM



Kendall County, Kendall Twp.

South of Yorkville, IL

60.90± acres

55.98± tillable acres

The Hopkins Road Farm includes

2 Houses, multiple outbuildings.

140.9 Soil PI!

PRICE: \$1,026,500

Phone: (815) 333-4354

Email: Rooster@mc.net

Web: www.roosterag.com

1100 S County Line Road

P.O. Box 297

Maple Park, IL 60151

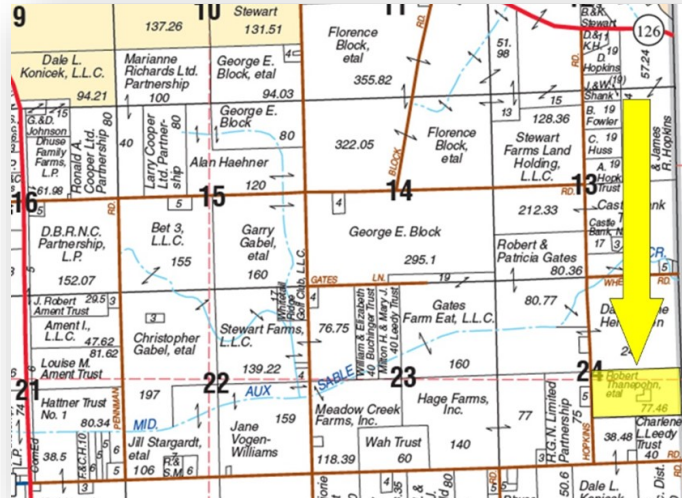
Joe Ludwig 630-774-5887

Tyler Creath 815-451-1152



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PROPERTY SPECIFICATIONS

GROSS ACRES:	60.90±
TILLABLE ACRES:	55.98±
SOIL PI:	140.9
EST. REAL ESTATE TAXES:	\$13,874.62
PRICE:	\$1,026,500

The Hopkins Road Farm includes two beautiful Houses with multiple outbuildings.

Located south east of Yorkville off Hopkins Road.

ROOSTER AG' REALTY

1100 S. County Line Rd
PO Box 297
Maple Park, IL 60151



JOE LUDWIG

Broker/Owner
Email: rooster@mc.net
Phone: 630.774.5887

Real Estate

Farm Management

Crop Insurance

Appraisals



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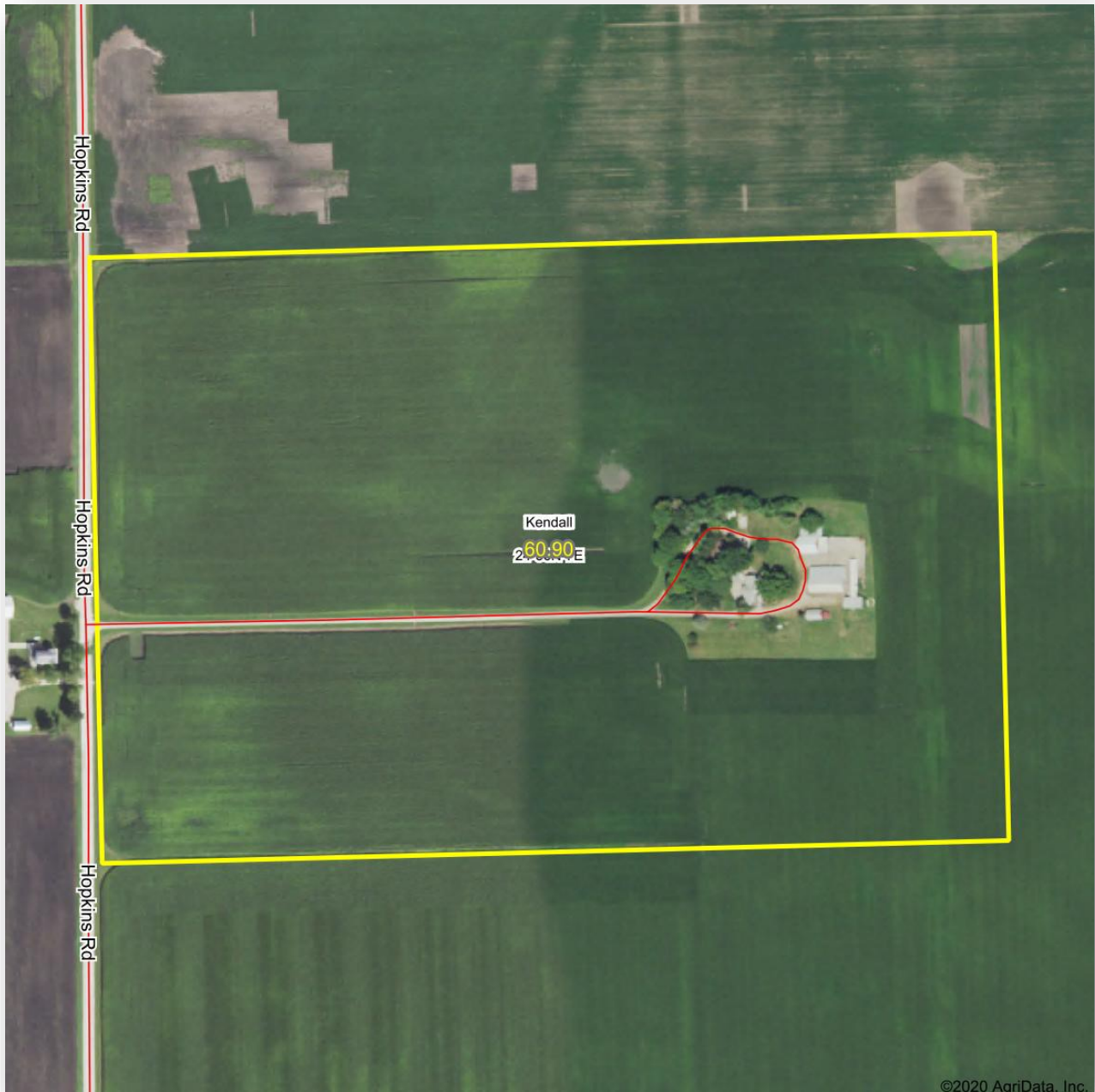
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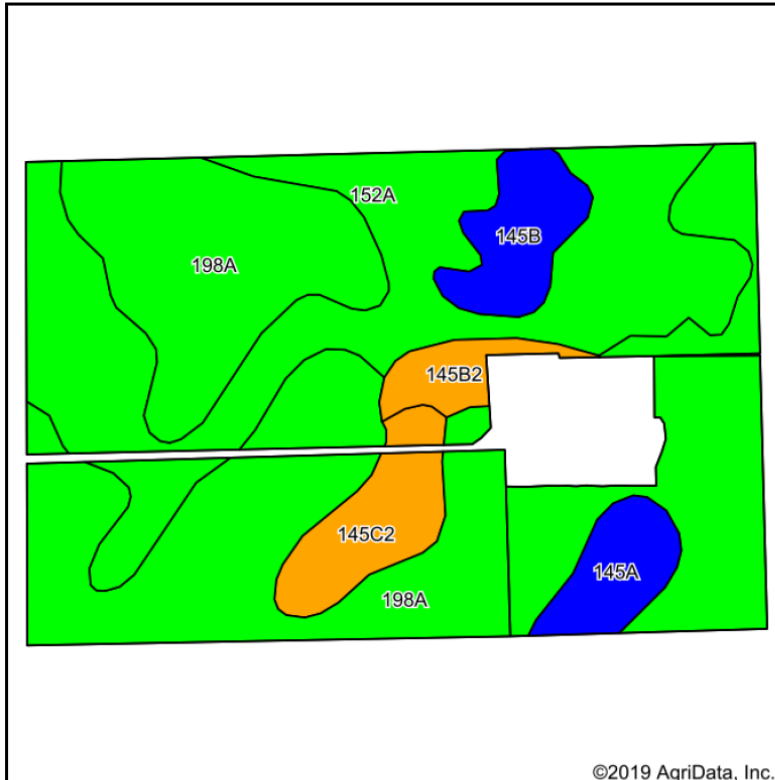
Appraisals



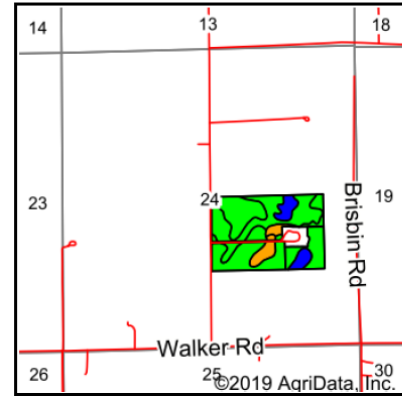
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Soils Map



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State: **Illinois**
 County: **Kendall**
 Location: **24-36N-7E**
 Township: **Kendall**
 Acres: **55.98**
 Date: **7/1/2020**



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Maps Provided By:



Soils data provided by USDA and NRCS.

Area Symbol: IL 093, Soil Area Version: 16							
Code	Soil Description	Acres	Percent of field	Il. State Productivity Index Legend	Corn Bu/A	Soybeans Bu/A	Crop productivity index for optimum management
198A	Elburn silt loam, 0 to 2 percent slopes	30.33	54.2%		197	61	143
152A	Drummer silty clay loam, 0 to 2 percent slopes	16.72	29.9%		195	63	144
**145C2	Saybrook silt loam, 5 to 10 percent slopes, eroded	2.97	5.3%		**166	**53	**123
**145B	Saybrook silt loam, 2 to 5 percent slopes	2.56	4.6%		**177	**56	**131
145A	Saybrook silt loam, 0 to 2 percent slopes	2.06	3.7%		179	57	132
**145B2	Saybrook silt loam, 2 to 5 percent slopes, eroded	1.34	2.4%		**170	**54	**125
Weighted Average					192.5	60.6	140.9

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