



Rooster Ag'

R E A L T Y

THE CANNONBALL FARM



Kendall County—Bristol Twp

198.29± acres

182.17± tillable acres

Located at the southwest
corner of Galena Road &
Cannonball Road.

Listed At: \$13,950 Per Acre

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

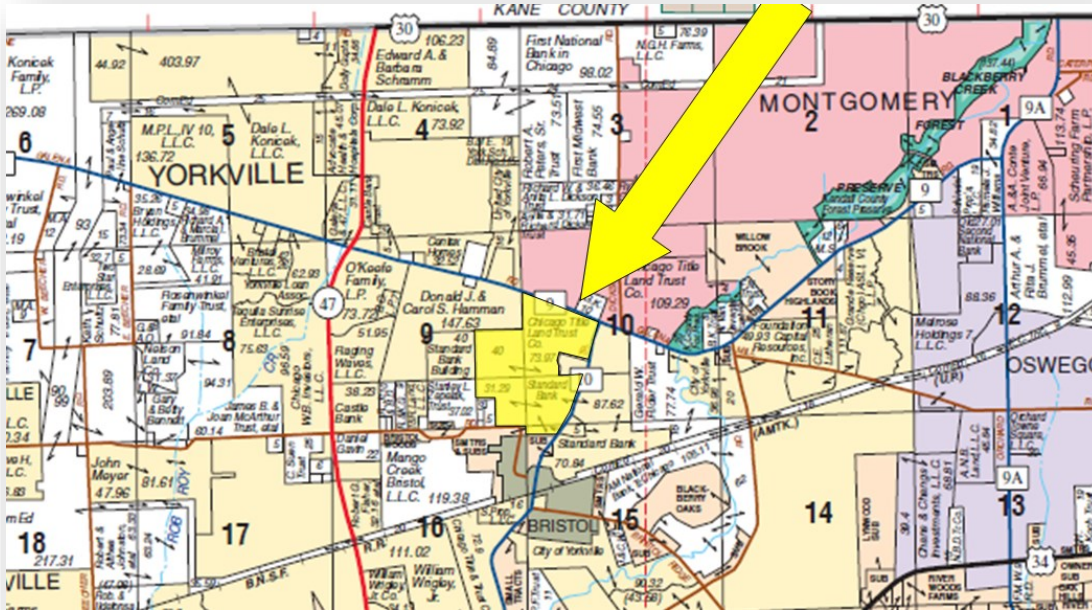
Joe Ludwig 630-774-5887

Tyler Creath 815-451-1152



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PROPERTY SPECIFICATIONS

GROSS ACRES:	198.29±
TILLABLE ACRES:	182.17±
SOIL PI:	127.2
EST. REAL ESTATE TAX:	\$8,159.80
PRICE:	\$13,950 per acre

The Cannonball Farm is located at the SWC of Galena Road & Cannonball Road in the City of Yorkville.

Excellent location, just east of Route 47.

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

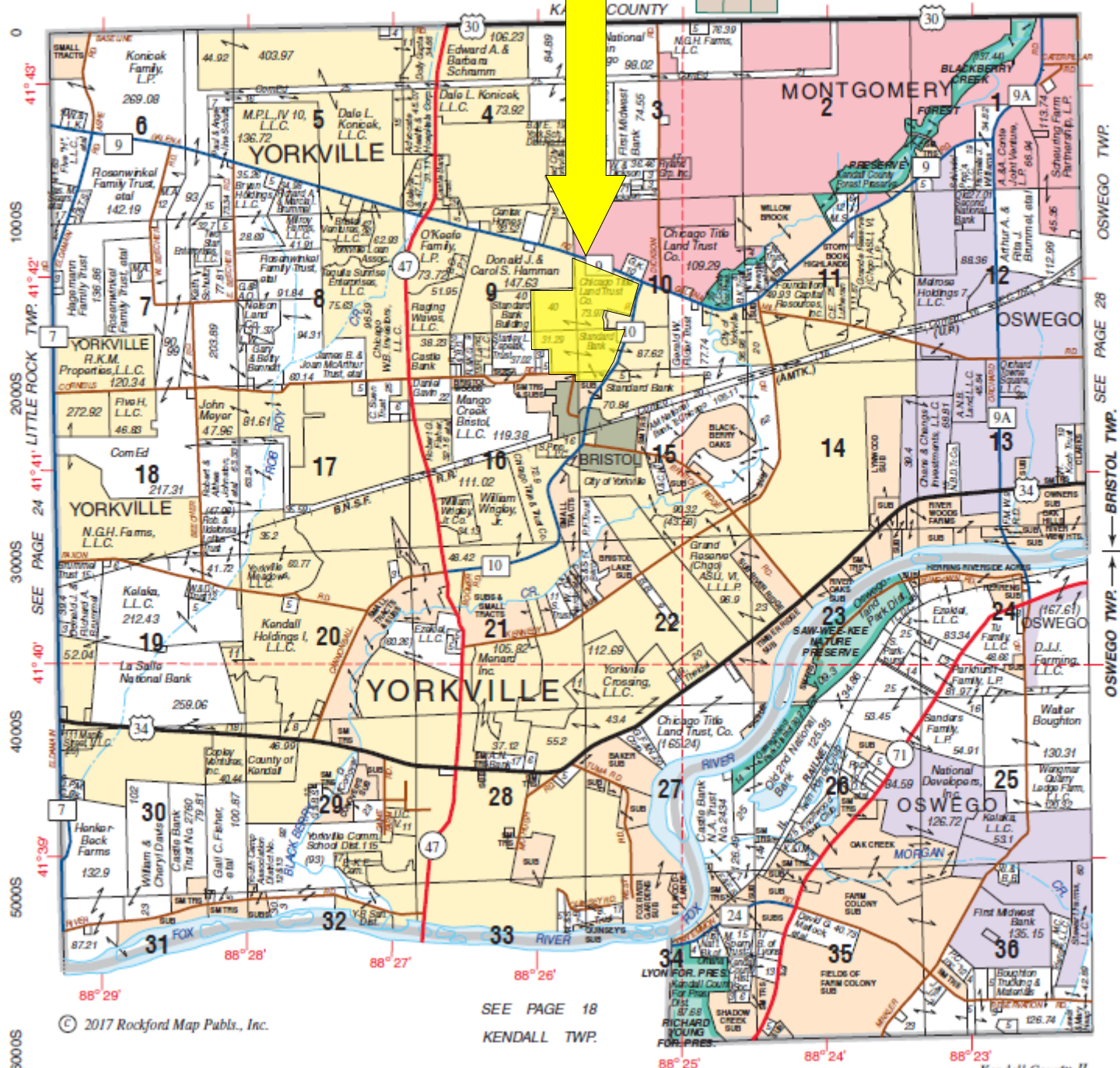
Farm Management

Crop Insurance

Appraisals

BRISTOL WEST PART OSWEGO

T.37N.-R.7E.



DON'T LET
YOUR MONEY COLLECT
DUST, INVEST
IN DIRT.



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www.RoosterAg.com
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REAL ESTATE



FARM
MANAGEMENT



FEDERAL CROP
INSURANCE



GOLD STANDARD
FARMLAND
APPRAISALS



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Real Estate

Farm Management

Crop Insurance

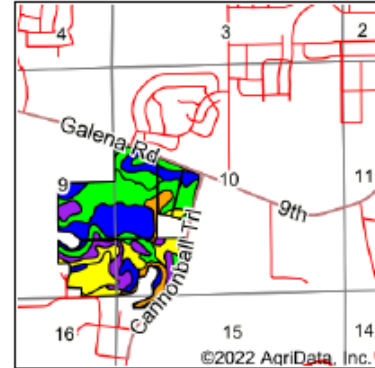
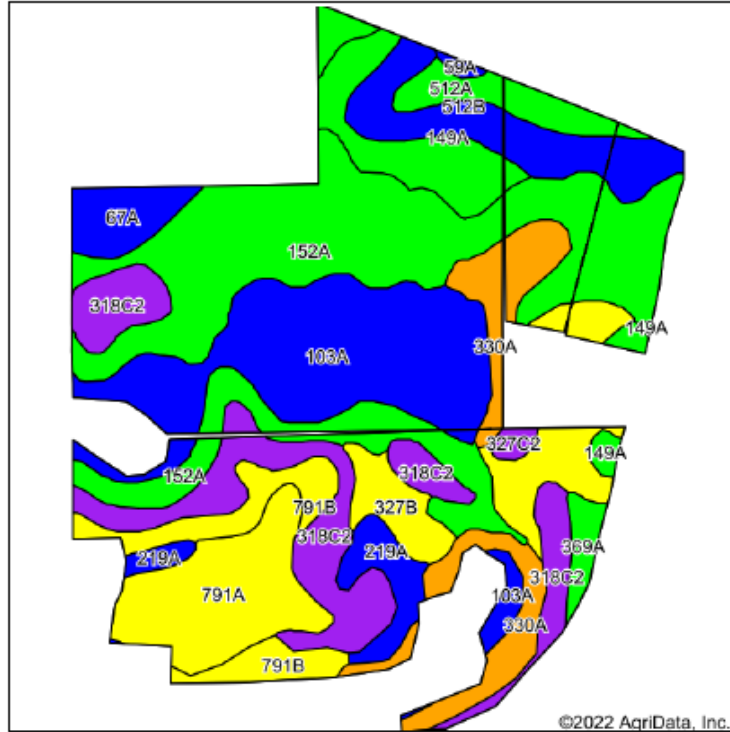
Appraisals



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Soils Map



State: Illinois
County: Kendall
Location: 10-37N-7E
Township: Bristol
Acres: 182.17
Date: 5/17/2022



Maps Provided By
surety
CUSTOMIZED ONLINE MAPPING
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Soils data provided by USDA and NRCS.

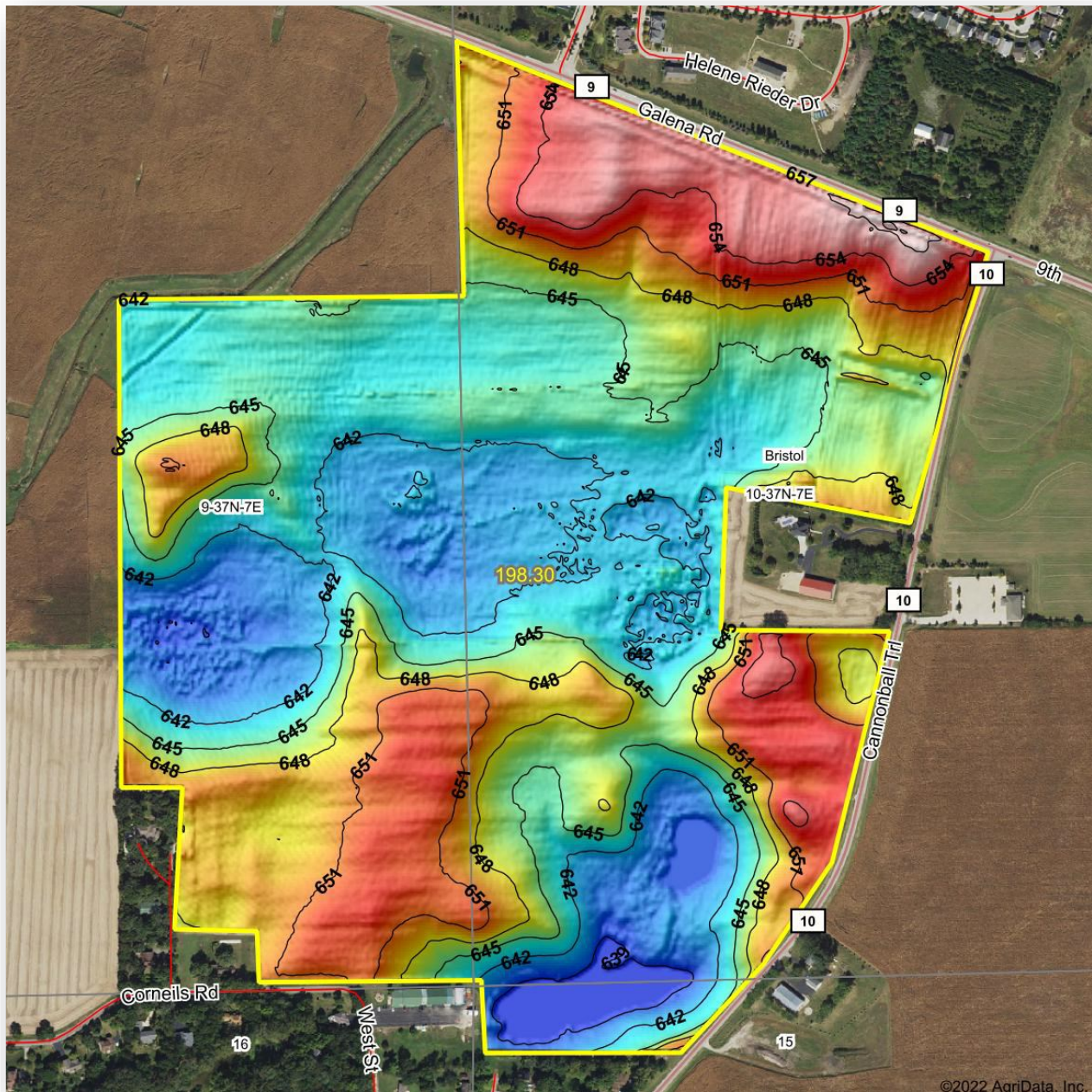
Area Symbol: IL093, Soil Area Version: 18

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	49.80	27.3%		195	63	144
103A	Houghton muck, 0 to 2 percent slopes	28.96	15.9%		175	57	130
**318C2	Lorenzo loam, 4 to 6 percent slopes, eroded	21.51	11.8%		**133	**44	**98
791A	Rush silt loam, 0 to 2 percent slopes	13.76	7.6%		176	48	109
330A	Peotone silty clay loam, 0 to 2 percent slopes	11.64	6.4%		164	55	123
**512B	Danabrook silt loam, 2 to 5 percent slopes	10.88	6.0%		**185	**58	**137
149A	Brenton silt loam, 0 to 2 percent slopes	9.01	4.9%		195	60	141
**791B	Rush silt loam, 2 to 4 percent slopes	8.01	4.4%		**174	**48	**108
**325B	Dresden silt loam, 2 to 4 percent slopes	6.91	3.8%		**156	**50	**115
219A	Millbrook silt loam, 0 to 2 percent slopes	4.93	2.7%		177	55	129
512A	Danabrook silt loam, 0 to 2 percent slopes	4.67	2.6%		187	59	138
67A	Harpster silty clay loam, 0 to 2 percent slopes	4.35	2.4%		182	57	133
**327B	Fox silt loam, 2 to 4 percent slopes	4.10	2.3%		**148	**48	**108
369A	Waupecan silt loam, 0 to 2 percent slopes	2.45	1.3%		189	59	139
**327C2	Fox silt loam, 4 to 6 percent slopes, eroded	0.77	0.4%		**142	**46	**104
59A	Lisbon silt loam, 0 to 2 percent slopes	0.42	0.2%		188	59	136
Weighted Average					175.7	55.6	127.2



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