



ROOSTER AG'

PROFESSIONAL FARM MANAGEMENT SERVICES THAT TAKE THE HASSLE OUT OF FARM LEASING!

LET OUR EXPERIENCED TEAM HANDLE THE FARM MANAGEMENT DETAILS!

- **Cash Lease** - Rooster Ag' Farm Management will prepare and review our Conventional or Organic Cash Lease formats with Landowner to determine which lease format they desire before reviewing leases with the Tenant. Our lease formats include Base, Base/Bonus and Government Price Support options. Rooster Ag' will strive to improve the balance, integrity and viability of your farm. Rooster Ag' will be responsible for collecting all rents and deliver them to the Landowner. (Note: All rent checks will be made out to the Landowner.)
- **Lease Terms Compliance** - In the normal course of business, Rooster Ag' will keep track of Tenants compliance with all lease terms and inform Landowner of any violation, which will be addressed in a timely manner.
- **Field Scouting** - Agents of Rooster Ag' will make multiple scouting visits to inspect each farm to ensure that there are no issues and that the Tenants are maintaining/enhancing the balance, integrity and viability of the land, where any concerns will be brought to the Landowners'/Tenants' attention and taken care of accordingly.
- **Soil Test** - Rooster Ag' works with Tenants to obtain an adequate soil test to use as a road map for the Tenant's proper maintenance and replacement of nutrients based on Rooster Ag's Fertilizer Calculator and each farms crop insurance yield. If there is no soil test, Tenant will be required to apply crop maintenance on a per field basis based on the same formula.
- **Crop Inputs** - Rooster Ag' will collect documentation of crop inputs to ensure proper application rates of phosphate, potassium and limestone on a per field basis was applied, as determined by Landowner, Rooster Ag' and Tenant farmer.
- **Crop Insurance & Yield Data Collection** - Rooster Ag' will collect documentation of Tenants' crop insurance yield history per farm to comply with cash lease formulation.
- **Government Program** - Rooster Ag' will collect proper documentation of Tenant enrollment into local government programs, if applicable.
- **Insurance** - Rooster Ag' will ensure, for the term of the leases, Tenant shall maintain insurance with a carrier & policy acceptable to the Landowner. Tenant shall furnish Landowner with a certificate of insurance evidencing such insurance coverage listing "Landowner" as additional insured and give notice of termination of coverage.
- **Additional Items** - Rooster Ag' will immediately address any farm related items that arise on your farms. Direct all items to Rooster Ag'.

Termination Reminder:

Illinois requires four (4) months' notice. 735 Il. C.S. 5/9-206 Sec. 9-206 (from Chp. 110, par. 9-206). In Illinois, notice to change the terms or terminate the lease shall be given in writing not less than four (4) months before the end of the lease year. Thus, a lease for the calendar year would require notice on or before August 31st. On a verbal or written lease beginning March 1st of each year, notice would be required in Illinois on or before October 31st.

We recommend certified mail, if you need a hand in the change of terms or termination of a lease... Give us a call and we will be happy to help!

**For more information contact Rooster Ag's Farm Management Director of Operations, Zoe Quinn, at
Tel.#: 815-824-8270 or E-mail: zoe@roosterag.com.**



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