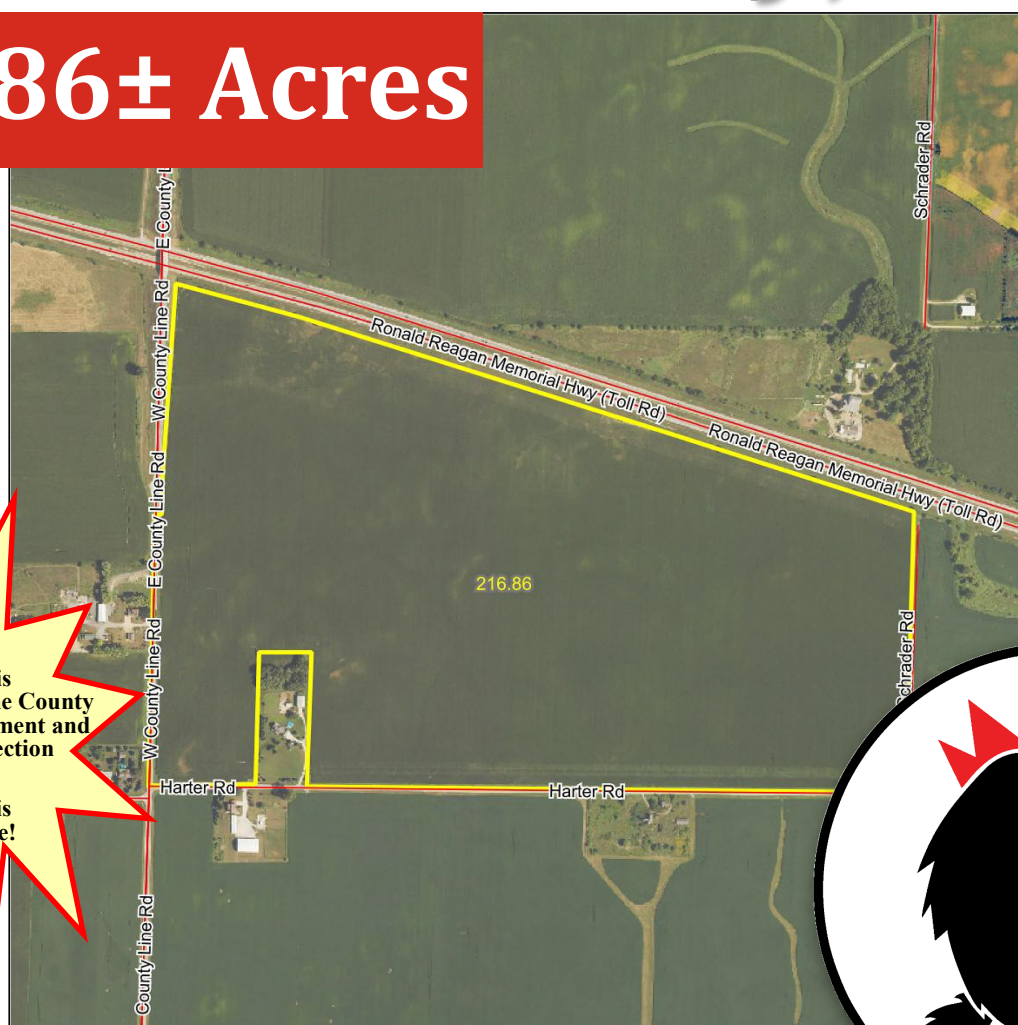


ROOSTER AG

REAL ESTATE

Kane County, IL

216.86± Acres



This Farm is
Enrolled in the Kane County
Conservation Easement and
Farmland Protection
Programs.

This Farm is
Not Divisible!



\$14,495 Per Acre

ROOSTER AG' REALTY

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

Dalton Jahntz

Managing Broker

Email: dalton@roosterag.com

Phone: 630.525.1431



About the Property

Rare opportunity you won't want to miss!

The Harter Road Farm is 216.86± acres located in Section 8 of Kaneville Township, Kane County, IL.

This property is located off Harter Rd. and County Line Rd. near I-88 highway.

GROSS ACRES:	216.86±
TILLABLE ACRES:	214±
SOIL PI	120.9
ESTIMATED RE TAXES	\$10,150.22
PRICE PER ACRE	\$14,495

Property consists of quality, income producing farmland.

The Harter Road Farm has 214± tillable acres with a Soil PI of 120.9.

Would make a great asset to an investment portfolio.

This farm is enrolled in the Kane County Conservation Easement and Farmland Protection Programs.

Farm is not divisible and will be sold together.



Scan QR code for more information and to view a drone video.

ROOSTER AG' REALTY

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



Dalton Jahntz

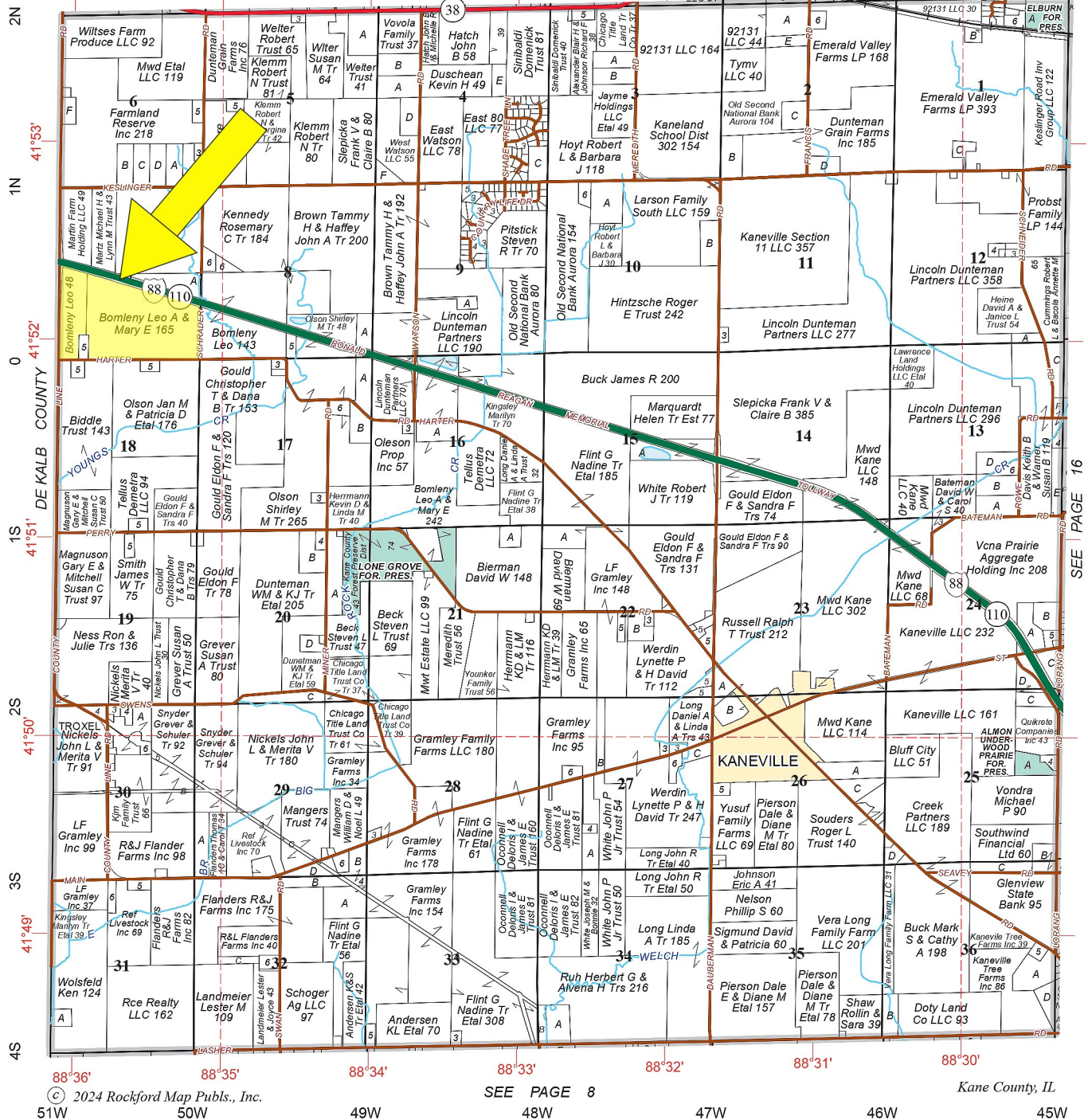
Managing Broker
Email: dalton@roosterag.com
Phone: 630.525.1431

KANEVILLE

SEE PAGE 20

T.39N.-R.6E.

Refer to page 41 for keyed parcels



ROOSTER AG' REALTY

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

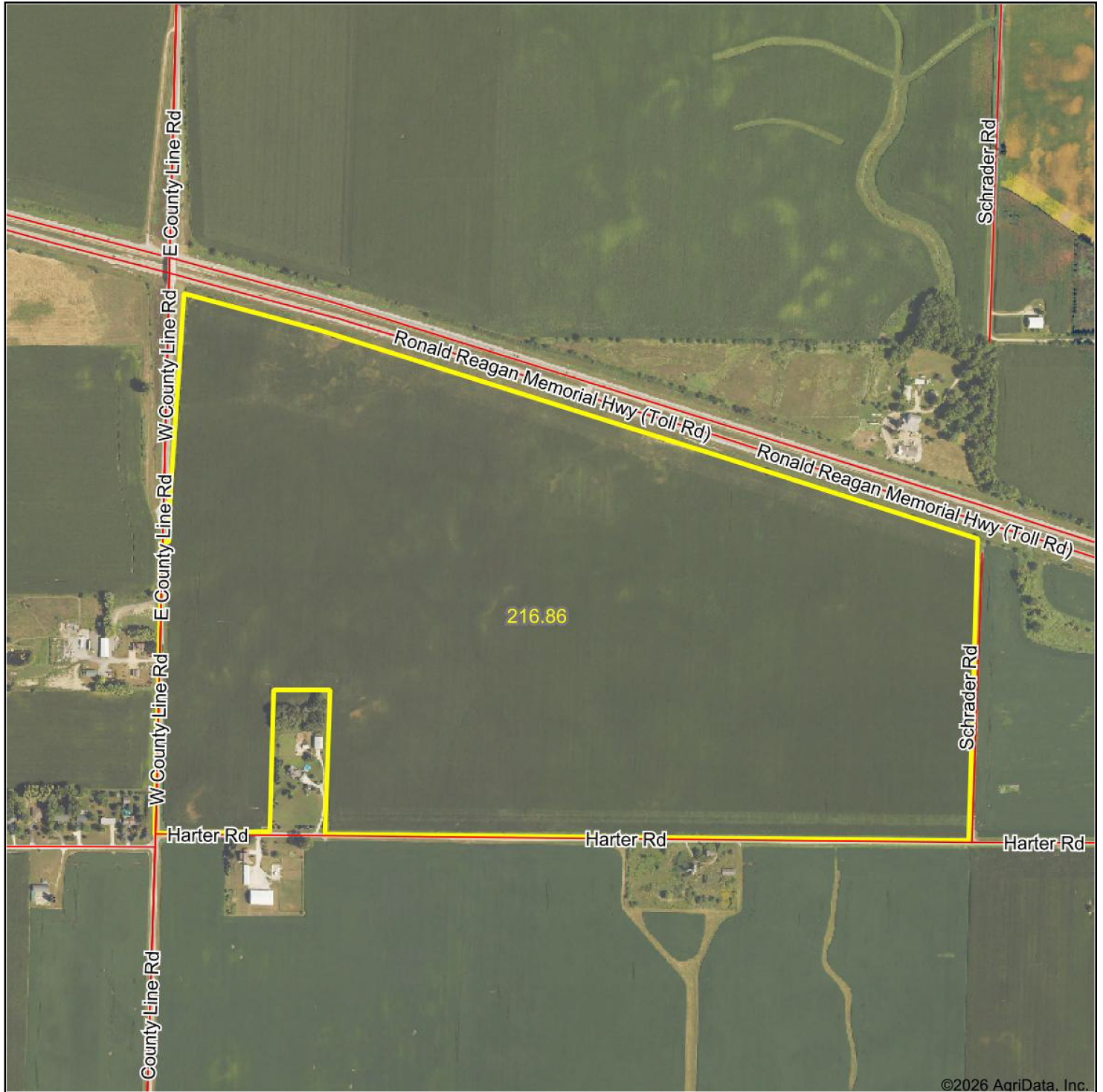


Dalton Jahntz

Managing Broker

Email: dalton@roosterag.com

Phone: 630.525.1431



ROOSTER AG' REALTY

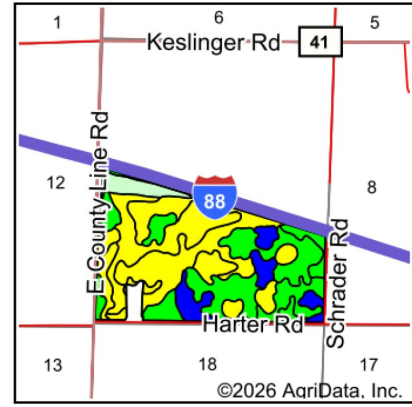
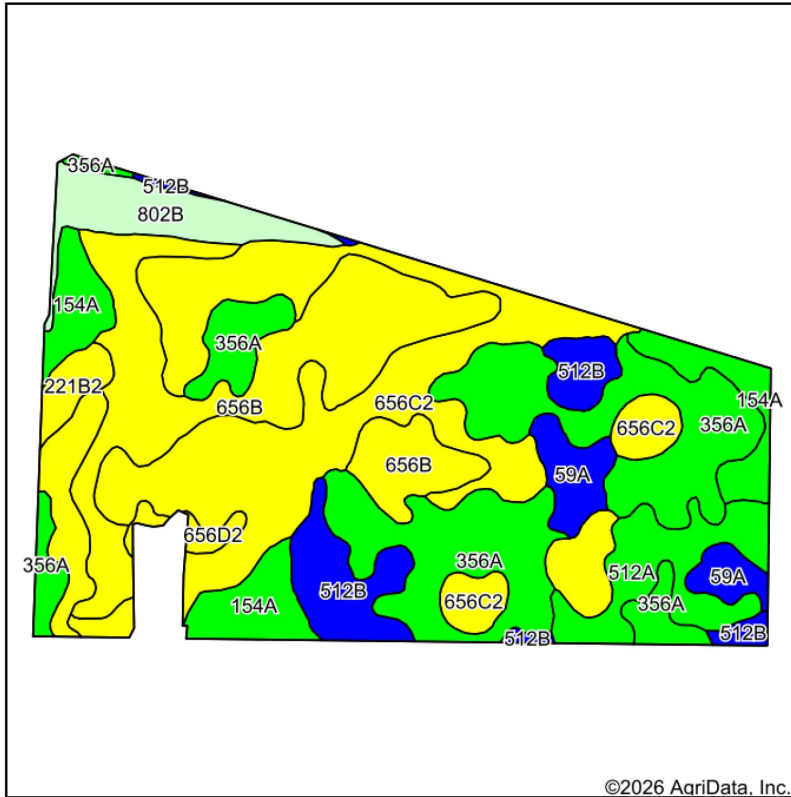
1100 S. County Line Rd
PO Box 297
Maple Park, IL 60151



Dalton Jahntz

Managing Broker
Email: dalton@roosterag.com
Phone: 630.525.1431

Soils Map



State: **Illinois**
 County: **Kane**
 Location: **7-39N-6E**
 Township: **Kaneville**
 Acres: **214**
 Date: **9/14/2026**



Maps Provided By:

 © AgriData, Inc. 2025 www.AgriDataInc.com



Soils data provided by USDA and NRCS.

Area Symbol: IL089, Soil Area Version: 19

Code	Soil Description	Acres	Percent of field	Il. State Productivity Index Legend	Crop productivity index for optimum management
**656C2	Octagon silt loam, 4 to 6 percent slopes, eroded	57.77	27.0%		**111
**356A	Elpaso silty clay loam, 0 to 2 percent slopes	48.25	22.5%		**144
**656B	Octagon silt loam, 2 to 4 percent slopes	39.28	18.4%		**117
154A	Flanagan silt loam, 0 to 2 percent slopes	15.90	7.4%		144
**512B	Danabrook silt loam, 2 to 5 percent slopes	13.33	6.2%		**137
512A	Danabrook silt loam, 0 to 2 percent slopes	11.63	5.4%		138
802B	Orthents, loamy, 1 to 6 percent slopes	9.77	4.6%		
59A	Lisbon silt loam, 0 to 2 percent slopes	7.25	3.4%		136
**221C2	Parr silt loam, 5 to 10 percent slopes, eroded	6.10	2.9%		**111
**221B2	Parr silt loam, 2 to 5 percent slopes, eroded	2.97	1.4%		**113
**656D2	Octagon silt loam, 6 to 12 percent slopes, eroded	1.75	0.8%		**109
Weighted Average					120.9

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>

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

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

ROOSTER AG' REALTY

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

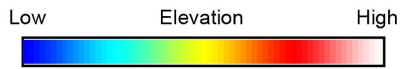
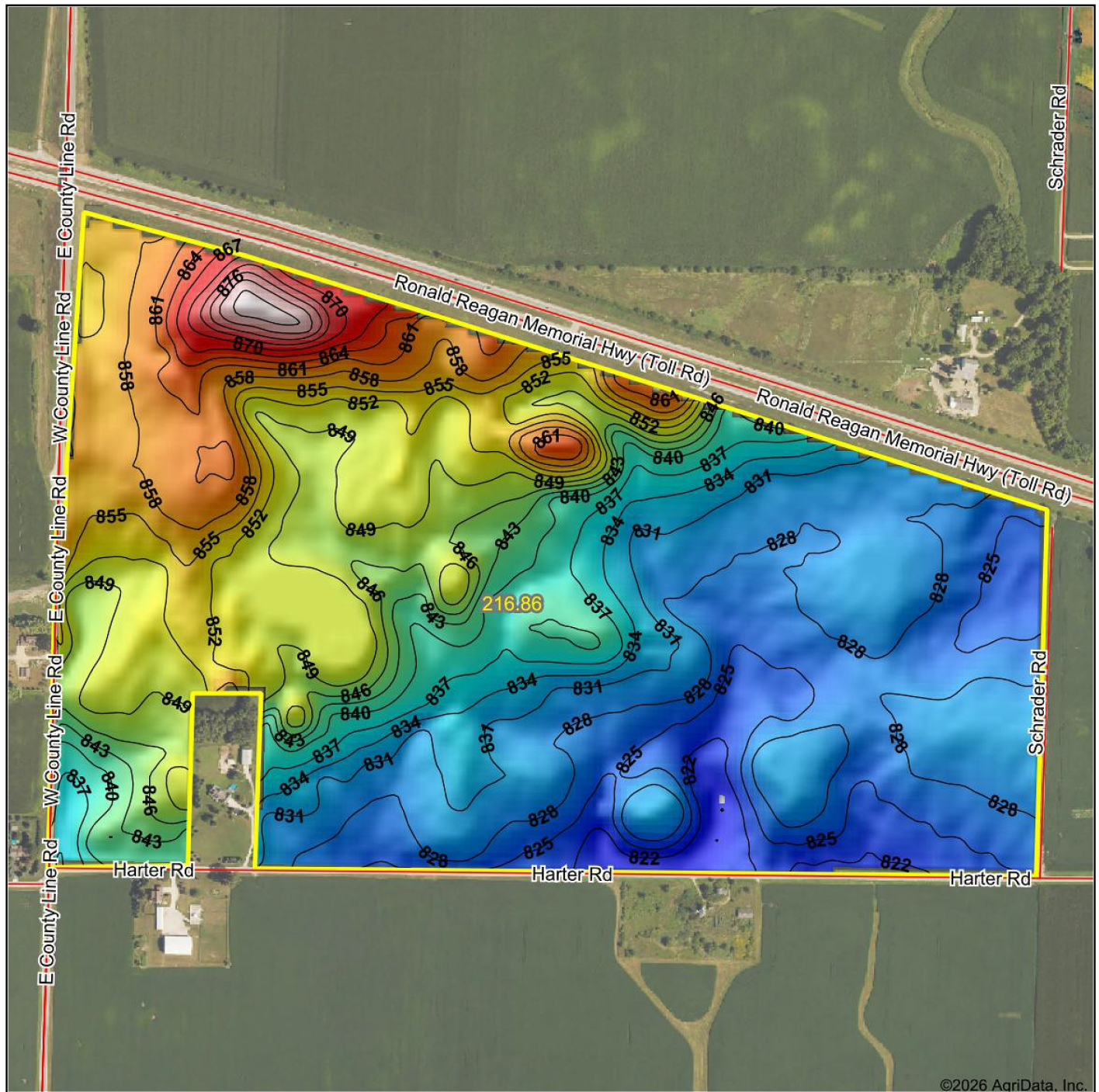


Dalton Jahntz

Managing Broker

Email: dalton@roosterag.com

Phone: 630.525.1431



Maps Provided By:



© AgriData, Inc. 2025 www.AgriDataInc.com

Source: USGS 10 meter dem

Interval(ft): 3

Min: 818.9

Max: 884.3

Range: 65.4

Average: 839.9

Standard Deviation: 13.62 ft

0ft 678ft 1356ft



9/14/2026

7-39N-6E
Kane County
Illinois

Boundary Center: 41° 52' 7.95, -88° 35' 37.73

ROOSTER AG' REALTY

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



Dalton Jahntz

Managing Broker
Email: dalton@roosterag.com
Phone: 630.525.1431