



Menard County In-Person & Online Farmland Auction

341.25 +/- Acres Offered in 5 Tracts

In-Person at the Williamsville Community Center.

November 10th
10 AM
Williamsville
Community Center

Menard County | Sugar Grove Township



Williamsville Community Center: 141 West Main Street

The information provided is believed to be accurate and representative. However, it is subject to verification and no liability for error or omissions is assumed. The property is being sold in "as is" condition. There are no warranties, expressed or implied, as to the information contained herein and it is recommended that all interested parties make an independent inspection of the property at their own risk, with the assistance of the Listing Broker. First Mid Ag Services, a division of First Mid Wealth Management is the Listing Broker. John Van Riper, Broker, Justin Wheeler, Auctioneer, and David Klein, Designated Managing Broker, are the designated agents and represents the Seller Only in this transaction. First Mid, the Seller, and designated agent expressly disclaim any liability for errors, omissions or changes regarding any information provided. Potential Buyers are urged to rely solely upon their own inspections and opinions in preparing to purchase this property and are expressly advised to not rely on any representations made by the Seller or their agents. Any lines drawn on photos are estimates and not actual. Stock photo may be in use. Call for complete brochure or visit our website at www.firstmidag.com.

FOR MORE INFORMATION



SCAN HERE!

DOWNLOAD BIDDING APP



SCAN HERE!

For More Information Contact:

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Auctioneer

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Auctioneer Lic. #441.002548

First Mid Ag Services

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Peoria, IL 61612

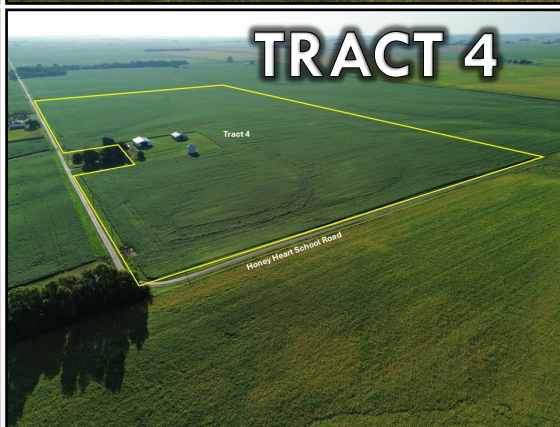
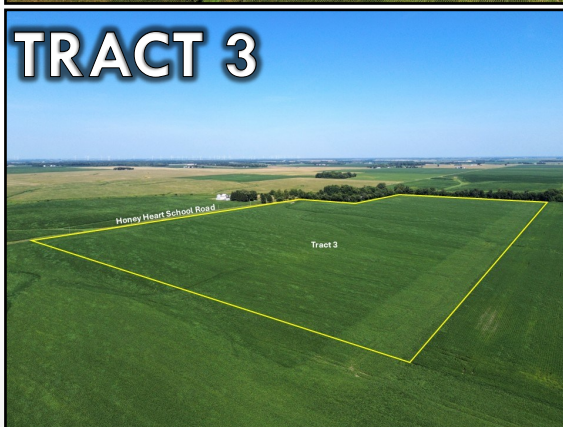
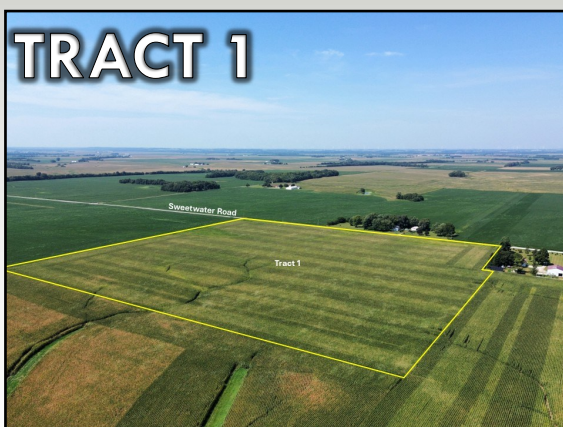


First Mid

AG SERVICES

341.25 +/- Acres
5 Tracts
Menard County, IL
Farmland Auction
November 10th - 10 AM

Live call 10 AM November 10th at the Williamsville Community Center.
Online Bidding available at firstmidag.bidwrangler.com or through the mobile app.



Tract	Real Estate Tax Acres	Soil PI
1	40.04 +/-	140.7
2	77.58 +/-	134.9
3	64.63 +/-	137.1
4	79 +/-	137.4
5	80 +/-	140.6

General Terms:

Buyer(s) will enter into a contract immediately following the auction, with 10% nonrefundable down payment required and balance due at closing on or before December 23, 2026. A title policy in the amount of the purchase price will be furnished to the Buyer, subject to standard and usual exceptions. Seller will retain landowner's share of the 2026 crops, and government payment proceeds under the current lease(s). 2026 real estate taxes payable in 2027 shall be credited by the Seller to the Buyer, based upon most recent tax information available. 2027 and all subsequent years' taxes to be paid by the Buyer. Contact our Peoria office: John Van Riper, Broker, or Justin Wheeler, Auctioneer at 309-687-6009. Online Bidding options will be available a few days prior to the auction date. Check our website for details, www.firstmidag.com or use the First Mid Ag Services App on your mobile device! First Mid Ag Services' designated agents represent only the Seller.