



# WAIBEL

FARMLAND SERVICES INC.™

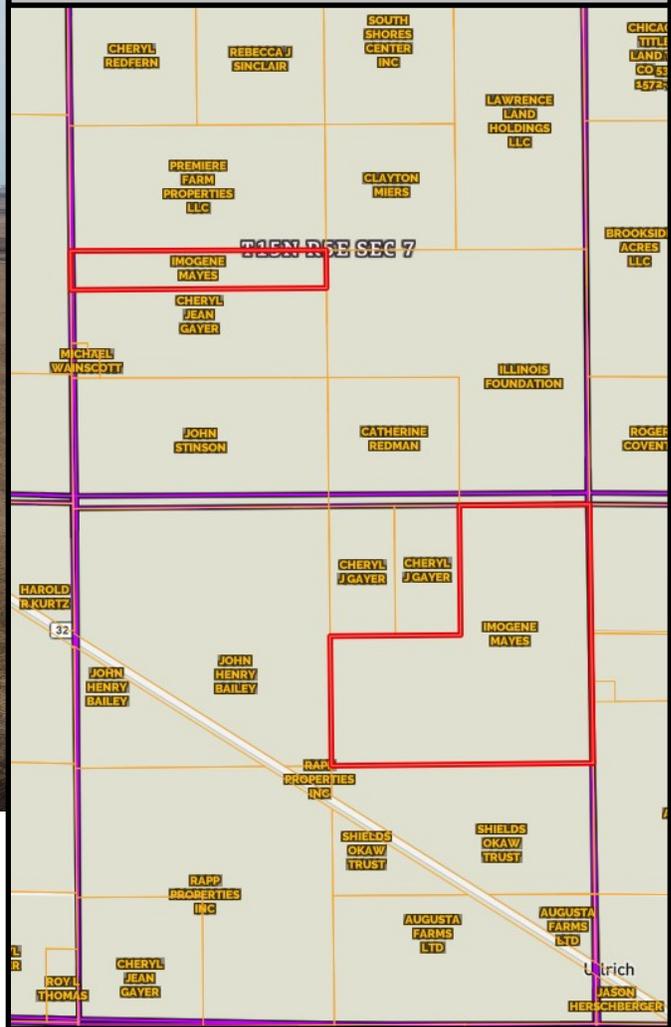
*Direction for Your Farm*

NE 1/4 of Section 18,  
T15N, R5 E and  
SW 1/4 of Section 7,  
T15N, R5E

# FOR SALE: MAYES FARM

**143.65 Acres**  
**in 2 tracts**  
**\$16,900/Ac**  
3.25 miles NW of  
Lovington, IL

**TWO TRACTS SOLD AS ONE**



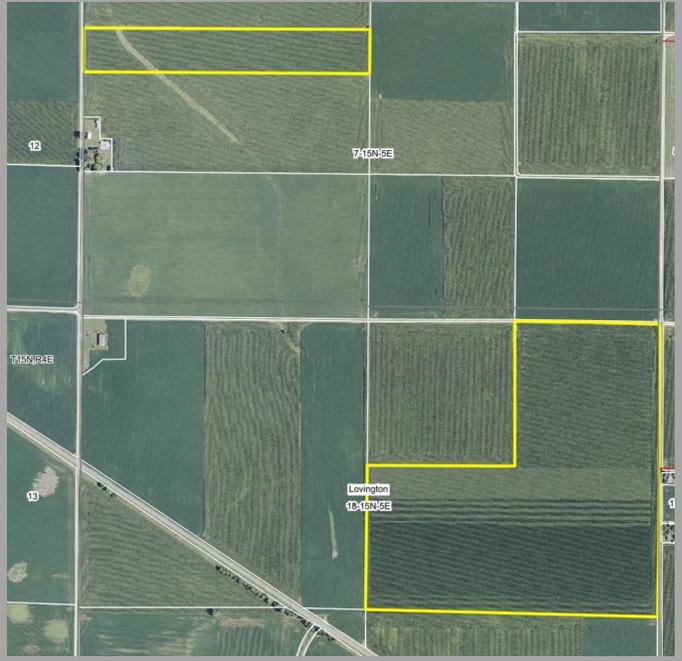
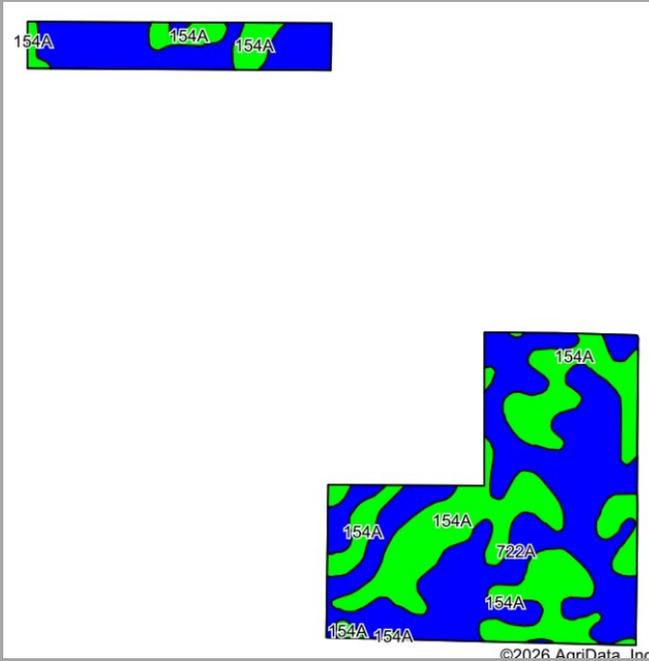
### USDA/FSA Info.:

Farm: 454  
Tillable Acres: 144.04 Ac  
Corn Base: 137.53 Ac  
PLC Yield: 165  
Soybean Base: 5.97 Ac  
PLC Yield: 49  
HEL: NHEL  
Wetlands: Not completed

[www.waibelfarmlandservices.com](http://www.waibelfarmlandservices.com)

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217-590-0233 | 107 S. Lincoln St. | P.O. Box 1188 | Mahomet, IL 61853

# SOIL MAP AND AERIAL PHOTO



Code	Soil Description	Acres	% of Field	Legend	Com Bu/A	Soybeans Bu/A	Opt Mgt PI
722A	Drummer-Milford silty clay loams, 0 to 2 percent slopes	85.26	59.2%		194	60	137
154A	Flanagan silt loam, 0 to 2 percent slopes	58.78	40.8%		194	63	144
<b>Weighted Average:</b>					<b>188.1</b>	<b>61.2</b>	<b>139.9</b>

Soil Tests				
Field	Test Date	pH	P	K
120 ac	10/28/22	6.62	77.7	338.4
23 ac	10/28/22	6.32	82.2	383.0

RE Taxes				
PIN	Acres	24 Tax Pd 25	Tax/Ac	
02-02-18-000-201	120	\$5,364.22	\$44.70	
02-02-07-000-301	23.65	\$1026.54	\$43.41	

**Possession:** A 2026 lease is in place with prorated income to be given to the buyer upon purchase.

**Agency:** Waibel Farmland Services Inc. is agent for the seller.

**Disclaimer:** Information in this brochure is believed to be accurate, but is subject to verification by buyers or others relying on it. No liability for errors or omissions is assumed by the seller or their agents.

Yield History (bu/ac)		
Year	Corn	Beans
2025	258	
2024		72
2023	264	
2022		65
2021	238	

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