





LAND FOR SALE

TOTAL ACRES	160 M/L
PRICE	\$1,592,000.
Price Per Acre	\$9,950.
Owner	Mad Dog Farms LLC
Operator	
County & State	La Salle Co., Illinois
Location	5 mi. E of Wenona on Hwy 17, 2 ½ mi. S. on County Hwy 44 to the NW corner of the Farm
Possession Date	TBD
Drainage Info	Pattern Tiled / Natural
Average Productivity	Excellent for the area
Taxable Acres	
Net RE Taxes	
Taxes Payable In	Current Year
Topography	Level to a Slight Roll

F.S.A. INFORMATION

Farmland	157.13
Crop Acres	145.76
CRP Acres	14.9
Wheat Base	0
Wheat Yield	0
Corn Base	122.4
Corn Yield	173
Soybean Base	0
Soybean Yield	0

APPROX. BREAKDOWN OF ACRES

157.13
145.76
14.9
0
Part of the Total
1.45
0
0

TO CONTACT LISTING AGENT

Call: Dave Hueneke Cell: 815-291-6550

Email: daveiowafarmland@gmail.com

LEGAL DESCRIPTION (abbreviated)

160/A in the SW ¼ of Section 36 T-30-N R-2-E La Salle Co. IL

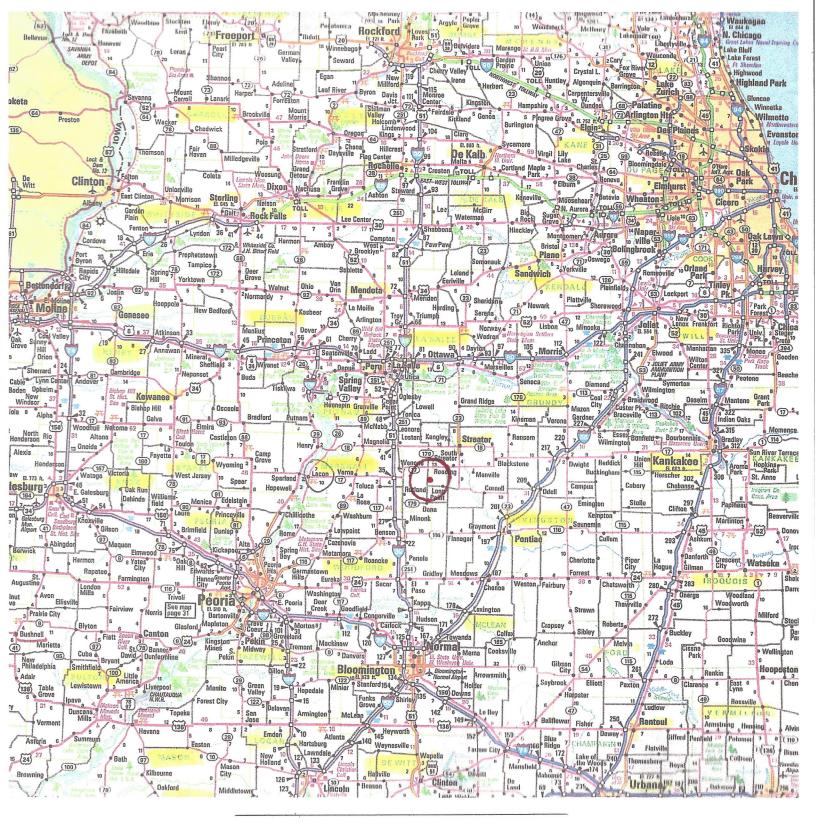
COMMENTS & BUILDING INFORMATION

- 135.8 P.I.
- Farm has recently installed pattern tile
- All trees up and down the drainage ditch have been removed

LEASE/FSAINFORMATION

- 2020 was a Flex Lease
- Lease is open for 2021
- 1st CRP Contract: \$372.85 per acre / \$4,511 annual Expires in 2025
- 2nd CRP Contract: \$361.20 per acre / \$1,011 annual Expires in 2025

^{*} All information for this farm is gained from Surety; County FSA; County Tax records and any other source that is deemed to be reliable but not guaranteed to be 100% accurate.



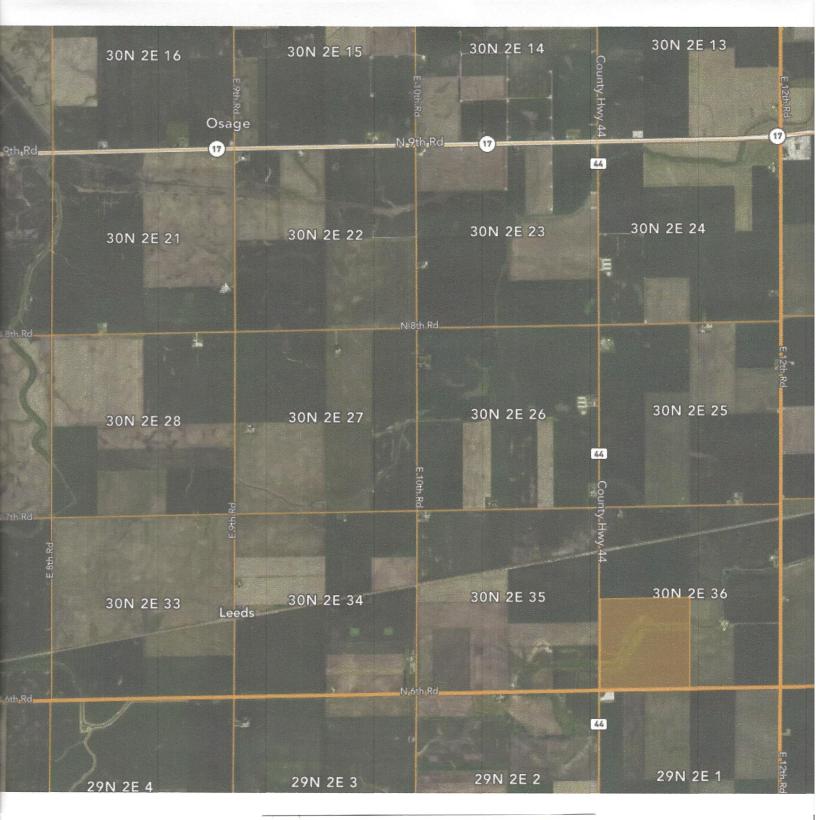
Iowa Farm Land Brokers

David Hueneke Midwest Farmland

Cell: 815-291-6550

daveiowafarmland@gmail.com

P.O. Box 700 Maquoketa, IA 52060



Iowa Farm Land Brokers

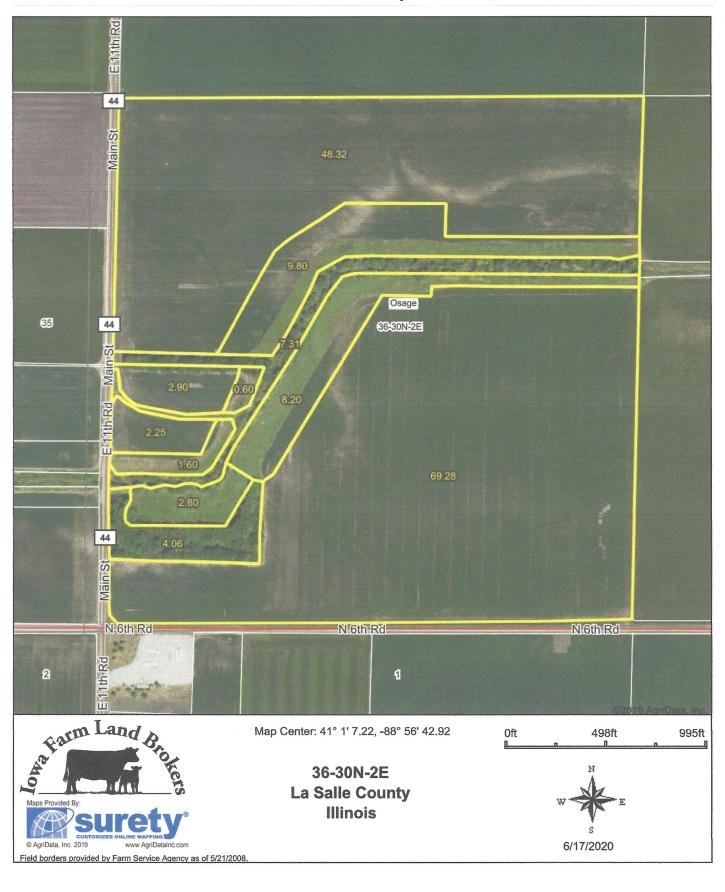
David Hueneke Midwest Farmland

Cell: 815-291-6550

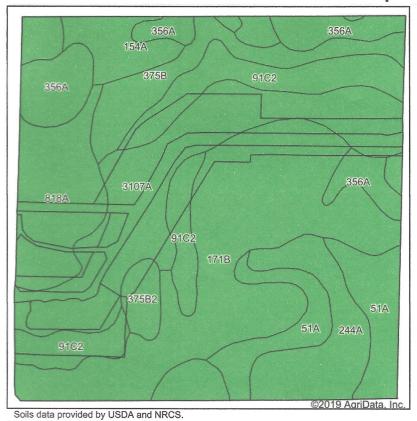
daveiowafarmland@gmail.com

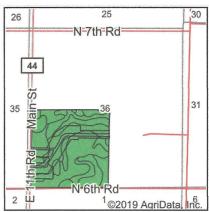
P.O. Box 700 Maquoketa, IA 52060

Aerial Map



Soils Map





State: Illinois
County: La Salle
Location: 36-30N-2E
Township: Osage
Acres: 157.12

Date: 6/17/2020







Area Syr	mbol: IL099, Soil Area V	ersion:	15										
Code	Soil Description	Acres	Percent of field	II. State Productivity Index Legend	Subsoil rooting a	Corn Bu/A	Soybeans Bu/A	Wheat Bu/A	Oats Bu/A b	Sorghum c Bu/A	Alfalfa d hay, T/A	Grass- legume e hay, T/A	Crop productivity index for optimum management
**171B	Catlin silt loam, 2 to 5 percent slopes	38.94	24.8%		FAV	**185	**58	**72	**98	0	**6.70	0.00	**137
3107A	Sawmill silty clay loam, heavy till plain, 0 to 2 percent slopes, frequently flooded	27.43	17.5%		FAV	189	60	71	98	0	0.00	5.77	139
**91C2	Swygert silty clay loam, 4 to 6 percent slopes, eroded	17.19	10.9%		UNF	**147	**48	**59	**73	0	0.00	**4.20	**110
818A	Flanagan-Catlin silt loams, 0 to 3 percent slopes	15.48	9.9%		FAV	191	61	75	101	0	0.00	6.25	142
244A	Hartsburg silty clay loam, 0 to 2 percent slopes	13.74	8.7%		FAV	182	59	68	89	0	0.00	5.39	134
356A	Elpaso silty clay loam, 0 to 2 percent slopes	13.02	8.3%		FAV	195	63	66	102	0	0.00	5.77	144
51A	Muscatune silt loam, 0 to 2 percent slopes	12.68	8.1%		FAV	200	64	75	104	138	0.00	6.02	147
**375B	Rutland silty clay loam, 2 to 5 percent slopes	9.47	6.0%	1	FAV	**178	**57	**70	**96	0	0.00	**5.46	**132
154A	Flanagan silt loam, 0 to 2 percent slopes	6.37	4.1%		FAV	194	63	77	102	0	0.00	5.90	144
**375B2	Rutland silty clay loam, 2 to 5 percent slopes, eroded	2.80	1.8%		FAV	**171	**55	**67	**92	0	0.00	**5.24	**126



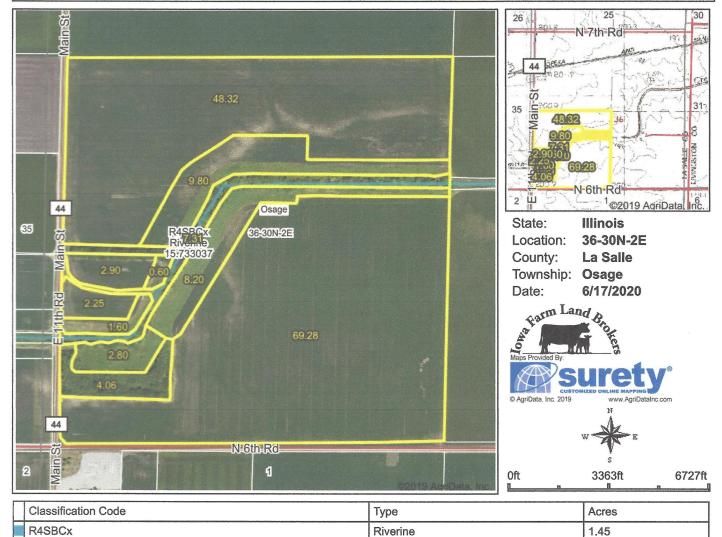
Code	Soil Description	Acres	Percent	II. State Productivity Index Legend	Subsoil rooting a	Corn Bu/A	Soybeans Bu/A	Wheat Bu/A	Oats Bu/A b	Sorghum c Bu/A	T/A	legume e hay,	Crop productivity index for optimum management
				Weighted /	Average	183.6	58.6	70.1	95.5	11.1	1.66	4.18	135.8

Table: Optimum Crop Productivity Ratings for Illinois Soil by K.R. Olson and J.M. Lang, Office of Research, ACES, University of Illinois at Champaign-Urbana. Version: 1/2/2012 Amended Table S2 B811

Crop yields and productivity indices for optimum management (B811) are maintained at the following NRES web site: http://soilproductivity.nres.illinois.edu/
** Indexes adjusted for slope and erosion according to Bulletin 811 Table S3

- a UNF = unfavorable; FAV = favorable
- b Soils in the southern region were not rated for oats and are shown with a zero "0".
- c Soils in the northern region or in both regions were not rated for grain sorghum and are shown with a zero "0".
- d Soils in the poorly drained group were not rated for alfalfa and are shown with a zero "0".
- e Soils in the well drained group were not rated for grass-legume and are shown with a zero "0".
- *c: Using Capabilities Class Dominant Condition Aggregation Method

Wetlands Map



Total Acres

1.45

Data Source: National Wetlands Inventory website. U.S. DoI, Fish and Wildlife Service, Washington, D.C. http://www.fws.gov/wetlands/

USDA LaS

LaSalle County, Illinois



United States Department of Agriculture (USDA) Farm Service Agency (FSA) maps are for FSA Program administration only. This map does not represent a legal survey or reflect actual ownership; rather it depicts the information provided directly from the producer and/or National Agricultural Imagery Program (NAIP) imagery. The producer accepts the data 'as is' and assumes all risks associated with its use. USDA-FSA assumes no responsibility for actual or consequential damage incurred as a result of any user's reliance on this data outside FSA Programs. Wetland identifiers do not represent the size, shape, or specific determination of the area. Refer to your original determination (CPA-026 and attached maps) for exact boundaries and determinations or contact USDA Natural Resources Conservation Service (NRCS).

Illinois

LaSalle

Report ID: FSA-156EZ

Other Producers: None

U.S. Department of Agriculture

Farm Service Agency

FARM: 9068

Prepared: 10/6/20 9:25 AM

Crop Year: 2021

Page: 1 of 1

Abbreviated 156 Farm Record

DISCLAIMER: This is data extracted from the web farm database. Because of potential messaging failures in MIDAS, this data is not guaranteed to be an accurate and complete representation of data contained in the MIDAS system, which is the system of record for Farm Records.

and complete repr	resentation of data	contained in the	MIDAS system	, which is t	he system	of record f	or Farm Reco	rds.		
Operator Name MAD DOG FARM						Farm Id	entifier			
Farms Associat None	ted with Operato	r:								
ARC/PLC G/I/F I	Eligibility: Eligib	le								
CRP Contract N	lumber(s): 11310	0, 11348								
Farmland	Cropland	DCP Cropland	WBP	W	RP	EWP	CRP Cropland	GRP	Farm Status	Number of Tracts
157.13	145.76	145.76	0.0	C	0.0	0.0	14.9	0.0	Active	1
State Conservation	Other Conservation	Effective DCP Cropla	Double nd Cropped		PL/FWP					
0.0	0.0	130.86	0.0		0.0					
IN-					ARC/PLC					
PLC	;	ARC-CO	А	RC-IC		PLC-Def	fault	ARC-CO-De		ARC-IC-Default
NON	E	CORN	N	NONE		NON	E	NONE		NONE
Crop		ase reage		PLC Yield	-	CC-505 Reductio	n			
CORN	12	22.4		173		0.00				
Total Base Acre	es: 12	22.4								
Tract Number: FSA Physical L BIA Range Unit HEL Status: Wetland Status WL Violations	coation: LaS t Number: NHEL: no agricul s: Wetland det	escription F23 calle, IL current commodity terminations no	A y planted on un	NSI Phys	ical Locat					
									CRP	000
Farmland	Cropla		P Cropland	WBP	·	WRP 0.0		EWP 0.0	Cropland 14.9	GRP 0.0
157.13	145.76		145.76	0.0				0.0	14.5	0.0
State Conservation		ther ervation	Effective DCP Croplan	ıd ,	Double Croppe		MPL/FW	P		
0.0		0.0	130.86		0.0		0.0			
Cro	р	Base Acreage		PLC Yield	CCC- CRP Rec	luction				
COF	RN	122.4		173	0.0	0				
Tota	al Base Acres:	122.4								
Owners: MAD	DOG FARMS LL	.C								

.aSalle, Illinois

FSA - 578 (09-13-16)

Farm Number: 9068

MAD DOG FARMS LLC 322 COUNTY ROAD 900 N

ACON, IL

61540-8925

Operator Name and Address

REPORT OF COMMODITIES

FARM SUMMARY

PROGRAM YEAR: 2020

PAGE: 2 DATE: 10/06/2020

Original: HM

Farmland: 157.13 Cropland: 145.76 Revision: JM

NOTE: The following statement is made in accordance with the Privacy Act of 1974 (5 USC 552a - as amended). The authority for requesting the information identified on this form is 7 CFR Part 718, the Farm data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. The provisions of criminal and civil fraud, privacy, and other statutes may be applicable to the information provided. RETURN THIS COMPLETED FORM TO YOUR COUNTY FSA OFFICE. crops/commodities and land use data which is needed in order to determine producer eligibility to participate in and receive benefits under FSA programs. The information collected on the form may be disclosed to other Federal, State, Local government agencies, Tribal agencies, and nongovernmental entities that have been authorized access to the information by statute or regulation and/or as described in information collection is 0560-0175. The time required to complete this information collection is estimated to average 30 minutes per response, including the time for reviewing instructions, searching existings. 1995, an agency may not conduct or sponsor, and a person is not required to respond to, a collection of information unless it displays a valid OMB control number. The valid OMB control number for this However, failure to furnish the requested information may result in a denial of the producer's request to participate in and receive benefits under FSA programs. According to the Paperwork Reduction Act of applicable Routine Uses identified in the System of Records Notice for USDA/FSA-2, Farm Records File (Automated) and USDA/FSA-14, Applicant/Borrower. Providing the requested information is voluntary. Security and Rural investment Act of 2002 (Pub L. 107-171), and the Agricultural Act of 2014 (Pub. L. 113-79). The information will be used to collect producer certification of the report of acreage of

										2.80	A	z		023	CRP	2
	130.86	>	z	GR	YEL	CORN	2			12.10	A	Z		021	CRP	01
Quantity	Quantity	Unit			Type	Commodity	Period		Quantity	Quantity	Unit	Practice	Use	Type	Commodity	eriod
Determined	Reported	Reporting	Irrigation	y/ Intended	Variety	Crop/	Planting		Determined	Reported	Reporting	Irrigation	Intended	Variety/	Crop/	lanting
			100.00			CRI	100.00	YEL	CORN	100.00	023	CRP		MS LLC	MAD DOG FARMS LLC	>
	Type	Commodity		Type	¥	Commodit		Type	Commodity		Type	Commodity	C			
Share	Variety/	Crop/	Share			Cro	Share	Variety/	Crop/	Share	Variety/	Crop/				

and uses on the above identified land. A signature date (the date the producer signs the FSA-578) will also be captured aractice, and intended use is not planted if it is not included on the Report of Commodities for this crop year. The signing of this form gives FSA representatives authorization to enter and inspect crops/commodities and ERTIFICATION: I certify to the best of my knowledge and belief that the acreage of crops/commodities and land uses listed herein are true and correct and that all required crops/commodities and land uses have been eported for the farm as applicable. Absent any different or contrary prior subsequent certification filed by any producer for any crop for which NAP coverage has been purchased, I certify that the applicable crop, type,

Date

Operator's Signature (By)

sign Language, etc.) should contact the responsible Agency or USDA's TARGET Center at (202) 720-2600 (voice and TTY) or contact USDA through the Federal Relay Service at (800) 877-8339. Additionally, program Remedies and complaint filing deadlines vary by program or incident. Persons with disabilities who require alternative means of communication for program information (e.g., Braille, large print, audiotape, American status, income derived from a public assistance program, political beliefs, or reprisal or retaliation for prior civil rights activity, in any program or activity conducted or funded by USDA (not all bases apply to all programs) n accordance with Federal civil rights law and U.S. Department of Agriculture (USDA) civil rights regulations and policies, the USDA, its Agencies, offices, and employees, and institutions participating in or administering JSDA programs are prohibited from discriminating based on race, color, national origin, religion, sex, gender identity (including gender expression), sexual orientation, disability, age, marital status, family/parental

orm, call (866) 632-9992. Submit your completed form or letter to USDA by: (1) mail: U.S. Department of Agriculture Office of the Assistant Secretary for Civil Rights 1400 Independence Avenue, SW Washington, D.C.

nformation may be made available in languages other than English. To file a program discrimination complaint, complete the USDA Program Discrimination Complaint Form, AD-3027, found online at

20250-9410; (2) fax: (202) 690-7442; or (3) email: program.intake@usda.gov. USDA is an equal opportunity provider, employer, and lender

CRP-1 (07-06-20)	U.S. DEPARTMENT (Commodity Cre	OF AGRICULTURE edit Corporation		1. S	T. & CO. CODE &	OCATION	2. SIGN-UP NUMBER	
						099		47
	RVATION RESERV		CONTRACT	3. C	ONTRACT NUMBI	ER 348A		4. ACRES FOR ENROLLMENT 12.10
5A. COUNTY FS	SA OFFICE ADDRESS (Inc	clude Zip Code)		6. TI	RACT NUMBER	7. CONT	RACT PERIOD	Water Control of the Indiana Control of the I
LA SALLE COUN 1691 N 31ST R	TY FARM SERVICE AGE	NCY			45725	FROM: (MM-DD-YYYY)	TO: (MM-DD-YYYY)
OTTAWA, IL613	50-9697					10-	01-2015	09-30-2025
				8. S	GNUP TYPE:			
(Include Area	SA OFFICE PHONE NUMI Code): (815)433-0551	k2			inuous			
CCC for the stipul acreage the Cons comply with the to Program Contract applicable contra thereto. BY SIGN addendum thereto	is entered into between the Participant".) The Participant".) The Participant and the Participant is entered from the Participant in the Participant is entered from the Participant in the Participant is entered to as "Appendix of period. The terms and cling THIS CONTRACT PARTICIPANT, and, CRP-2, CRP-2C, CRP-2	sipant agrees to pia the date the Contra pr such acreage and placed in this Contra "). By signing belo conditions of this co RTICIPANTS ACKNO RP-2G, or CRP-2C30	ce the designated act is executed by di approved by the ct, including the Aw, the Participant ontract are contain.	acreage into the CCC. The CCC and the ppendix to the acknowledge and in this Eco	the Conservation Participant also o Participant. Addi is Contract, entitle is receipt of a cop	Reserve Pagrees to introduce to interest t	rogram ("CRP") mplement on su e Participant and ix to CRP-1, Con pendix/Appendi	or other use set by ch designated d CCC agree to uservation Reserve ices for the
9A. Rental Rate I	Per Acre \$ 372.8	35	10. Identification	on of CRP L	and (See Page	2 for addi	tional space)	
9B. Annual Contr		1.00	A. Tract No.	B. Field N	c. C. Practice	e No.	D. Acres	E. Total Estimated Cost-Share
9C. First Year Pa	lyment \$		45725	7	CP2		5.10	\$ 0.00
(Item 9C is application	able only when the first yea	ar payment is	45725	8	CP21	1 4.80		\$ 0.00
			45725	9	CP21	-	0.60	\$ 0.00
11. PARTICIF	PANTS (If more than				.)			
ADDRESS (Mad DOG FARMS LLC AROLD JOHN POIGNANT JR 322 COUNTY ROAD 900 H ACON, IL61540-8925		(2) SHARE	(3) SIGNATURE (Ву)	INDIVIDUAL	ATIONSHIP OF THE SIGNING IN THE ITATIVE CAPACITY		(5) DATE (MM-DD-YYYY)
ADDRESS (I	NT'S NAME AND nclude Zip Code)	(3) SIGNATURE (I	Ву)	INDIVIDUAL	ATIONSHIP OF THE L SIGNING IN THE ITATIVE CAPACITY		(5) DATE (MM-DD-YYYY)	
	NT'S NAME AND nclude Zip Code)	(3) SIGNATURE (I	Ву)	(4) TITLE/REL/ INDIVIDUAL REPRESEN	(5) DATE (MM-DD-YYYY)			
12. CCC USE (RE OF CCC REPR				**		B. DATE (MM-DD-YYYY)
3831 et se receive be Tribal ager	ing statement is made in accon modity Credit Corporation Cha q), the Agricultural Improvemen nefits under the Conservation ncies, and nongovernmental en the System of Records Notice	arter Act (15 U.S.C. 71 Int Act of 2018 (Pub. L Reserve Program. Th ntities that have been	4 et seq.), the Food . 115-334) and 7 CFI e information collect authorized access to	Security Act of R Part 1410. T ed on this form the information	1985 (16 U.S.C. 380 he information will be may be disclosed to by statute or regular	1 et seq.), th used to dei other Feder tion and/or a	ne Agricultural Act termine eligibility to al, State, Local got as described in ann	of 2014 (16 U.S.C. o participate in and

identified in the System of Records Notice for USDA/FSA-2, Farm Records File (Automated). Providing the requested information is voluntary. However the requested information will result in a determination of ineligibility to participate in and receive benefits under the Conservation Reserve Program.

Paperwork Reduction Act (PRA) Statement: The information collection is exempted from PRA as specified in 16 U.S.C. 3846(b)(1). The provisions of appropriate criminal and civil fraud, privacy, and other statutes may be applicable to the information provided. RETURN THIS COMPLETED FORM TO YOUR COUNTY FSA OFFICE.

and civil traud, privacy, and other statutes may be applicable to the information provided. RETURN THIS COMPLETED FORM TO YOUR COUNTY FSA OFFICE.

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For a conducted or funded by USDA (not all bases apply to all programs). Remedies and complaint filing deadlines vary by program or incident.

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For a conduc

To file a program discrimination complaint, complete the USDA Program Discrimination Complaint Form, AD-3027, found online at http://www.ascr.usda.gov/complaint_filing_cust.html and at any USDA office or write a letter addressed to USDA and provide in the letter all of the information requested in the form. To request a copy of the complaint form, call (866) 632-9992. Submit your completed form or letter to USDA by: (1) mail: U.S. Department of Agriculture Office of the Assistant Secretary for Civil Rights 1400 Independence Avenue, SW Washington, D.C. 20250-9410; (2) fax: (202) 690-7442; or (3) email: program.intake@usda.gov. USDA is an equal opportunity provider, employer, and lender.

Page 1 of 2

CRP-1 U.S. DEPARTMENT	OF AGRICULTUR					Page 1 of 1
	redit Corporation	=	1. ST	. & CO. CODE &	ADMIN. LOCATION	2. SIGN-UP
					099	NUMBER 47
CONSERVATION RESER	VE PROGRAM	CONTRACT	r 3. CC	NTRACT NUMBI	4. ACRES FOR	
5A. COUNTY FSA OFFICE ADDRESS (I				113	310A	ENROLLMENT 2.80
LA SALLE COUNTY FARM SERVICE AG	nclude Zip Code)		6. TR	ACT NUMBER	7. CONTRACT PERIOD)
1691 N 31ST ROAD, SUITE 1	ENCY			45725	FROM: (MM-DD-YYYY)	TO: (MM-DD-YYYY)
OTTAWA, IL61350-9697					10-01-2015	09-30-2025
			8 510	SNUP TYPE:		
5B. COUNTY FSA OFFICE PHONE NUI	ARER			51101 TH E.		
(Include Area Code): (815)433-0551	x2			inuous		
THIS CONTRACT is entered into between (referred to as "the Participant".) The Par	the Commodity Cred	lit Corporation (ref	ferred to as "Co	CC") and the unde	arsigned owners operato	re or tonante
(referred to as "the Participant".) The Part CCC for the stipulated contract period from	ticipant agrees to pla	ice the designated	acreage into t	he Conservation	Reserve Program ("CRP"	or other use set by
acreage the Conservation Plan developed	for such parages an	of annual to the	ule CCC. The	rarucipant also a	igrees to implement on se	uch designated
comply with the terms and conditions con Program Contract (referred to as "Append	tained in this Contra	ct, including the A	ppendix to this	s Contract, entitle	d Appendix to CRP-1, Co.	nservation Reserve
applicable contract period. The terms and	conditions of this o	omirani are carici-	acknowledges	s receipt or a copy	of the Appendix/Append	ices for the
			PT OF THE FOL	LOWING FORMS	e CRP-1; Appendix and al : CRP-1; CRP-1 Appendix	ny addendum Land anv
addendum thereto; and, CRP-2, CRP-2C, 0 9A. Rental Rate Per Acre \$ 361	20, 01 CRF-2C3	u, as applicable.				
		10. Identification	on of CRP La	and (See Page 2	? for additional space)	
9B. Annual Contract Payment \$ 1,00	1.00	A. Tract No.	B. Field No.	. C. Practice	No. D. Acres	E. Total Estimated Cost-Share
9C. First Year Payment \$		45725	1	CP23	2.80	\$ 0.00
(Item 9C is applicable only when the first y	ear payment is					
prorated.)						
11. PARTICIPANTS (If more than	three individual	s are signing s	See Page 3)		
A(1) PARTICIPANT'S NAME AND		(3) SIGNATURE (TIONSHIP OF THE	(5) DATE
ADDRESS (Include Zip Code)			INDIVIDUAL	SIGNING IN THE	(MM-DD-YYYY)	
HAROLD JOHN POIGNANT JR SOLE MER 1322 COUNTY ROAD 900 N LACON, IL45140-8925	X		REPRESEN	TATIVE CAPACITY		
B(1) PARTICIPANT'S NAME AND					X	
ADDRESS (Include Zip Code)	(3) SIGNATURE (By)		TIONSHIP OF THE	(5) DATE	
			REPRESEN	SIGNING IN THE TATIVE CAPACITY	(MM-DD-YYYY)	
				The second secon		
C(1) PARTICIPANT'S NAME AND ADDRESS (Include Zip Code)	(2) SHARE	(3) SIGNATURE (I	Ву)		TIONSHIP OF THE	(5) DATE
NOONEGO (Miciado Zip Code)				SIGNING IN THE TATIVE CAPACITY	(MM-DD-YYYY)	
	%			REPRESEN		
12. CCC USE ONLY A. SIGNATU	RE OF CCC REP	RESENTATIVE				B. DATE
g Mak						(MM-DD-YYYY)
NOTE: The following statement is made in accist the Commodity Credit Corporation C	ordance with the Privac	v Act of 1974 (5 USC	: 552a - as amon	ided) The authority	for requesting the lafe	
is the Commodity Credit Corporation C. 3831 et seg), the Agricultural Improven	narter Act (15 U.S.C. 71	4 et seq.), the Food	Security Act of 1	985 (16 U.S.C. 3801	et seq.), the Agricultural Act	of 2014 (16 U.S.C.
receive benefits under the Conservation	Reserve Program Th	e information collecte	r Part 1410. Int	e information will be	used to determine eligibility t	o participate in and
Tribal agencies, and nongovernmental	entities that have been	authorized access to	the information I	by statute or regulati	on and/or as described in an	nlicable Routine Hees

entified in the System of Records Notice for USDA/FSA-2, Farm Records File (Automated). Providing the requested information is voluntary. However, failure to furnish the requested information will result in a determination of ineligibility to participate in and receive benefits under the Conservation Reserve Program.

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