

## STERLING LAND COMPANY LAND REPORT May 27, 2016

### Land activity around the state.

**Sterling Land Company closed on the sale of 464 acres in Putnam County.** Closed May 27.  
Magnolia Township-18 miles southeast of Peru. 328 acres of cropland, balance pasture & wooded.  
Sold for \$7,112/Acre with Productivity Index of 133.6 for \$75.31/PI Point.

**Sterling Land Company closed on the sale of 277 acres in Henry County.** Closed May 17.  
Lorraine Township-9 miles northeast of Geneseo.  
Sold for \$4,850/Acre with P.I. of 93.1 for \$55.87/PI Point.

**Sterling Land Company closed on the sale of 266 acres in Whiteside County.** Closed May 16.  
Clyde Township-10 miles northeast of Morrison.  
Sold for \$5,640/Acre with P.I. of 121.1 for \$52.38/PI Point.

**316 Acres sold in a private transaction in Ogle County-Closed May 26.**  
Leaf River Township-20 miles southwest of Rockford.  
Sold for \$8,414/Acre with PI of 124 for \$73.94/PI Point.

**150.2 Acres sold in a private transaction in Ogle County-Closed May 19.**  
Pine Rock Township-4 miles east of Oregon.  
Sold for \$10,250/Acre with PI of 121.2 for \$89.27/PI Point.

**156 Acres sold in a private transaction in Lee County-Closed May 16.**  
South Dixon Township-5 miles southwest of Dixon.  
Sold for \$7,800/Acre with PI of 117.7 for \$68.09/PI Point.

**283 Acres sold in a private transaction in Lee County-Closed April 8.**  
Nachusa Township-4 miles east of Dixon.  
Sold for \$11,200/Acre with PI of 142.1 for \$79.38/PI Point.

**253 Acres sold in a private transaction in Lee County-Closed May 19.**  
Franklin Grove Township-10 miles northeast of Dixon.  
Sold for \$8,152/Acre with PI of 111.8 for \$73.50/PI Point.

**111.3 Acres sold in a private transaction in Kane County-Recorded May 17.**  
Burlington Township-9 miles east of Sycamore.  
Sold for \$9,532/Acre with PI of 126.2 for \$76.77/PI Point.

**75 Acres sold at public auction in Macon County-May 19.**  
Maroa Township-7 miles north of Decatur.  
Sold for \$11,000/Acre with PI of 142.6 for \$79.74/PI Point.  
Additionally there was a **228 acre parcel** on the auction block that day.  
Illini/Harristown Townships 5 miles east of Decatur.  
PI of 136.1 but cut up by a creek. Top bid of \$7,200/Acre not accepted.  
It is our understanding though that a deal was struck later at \$8,000/Acre.  
Making it \$60.60/PI Point.

**81 Acres sold in a private transaction in Bureau County-Closed May 13.**  
Neponset Township-20 miles southwest of Princeton.  
Sold for \$6,709/Acre with PI of 117.2 for \$61.01/PI Point.

**221.82 Acres sold in a private transaction in Stephenson County-Recorded May 10.**  
Rock Run Township-11 miles northeast of Freeport.  
Sold for \$7,994/Acre with PI of 125.8 for \$67.50/PI Point.

**76.69 Acres sold in a private transaction in Stephenson County-Recorded April 26.**  
Florence Township-5 miles southwest of Freeport.  
Sold for \$12,500/Acre with PI of 139.2 for \$96.05/PI Point.

**339.2 Acres sold at public auction in Brown and Adams Counties-May 19.**  
Lee & Claytons Township-North and West of Mt. Sterling. 5 parcels.  
Farms were under a cash rent lease for 2016 @\$200 per tillable acre.  
113.5 Acres sold for \$13,000/Acre with PI of 135.5 for \$103.19/PI Point.  
52.48 Acres sold for \$12,750/Acre with PI of 134.4 for \$98.25/PI Point.  
68.34 Acres sold for \$12,500/Acre with PI of 130.7 for \$95.81/PI Point.  
65 Acres sold for \$6,000/Acre with PI of 111.2 for \$62.79/PI Point.  
40 Acres sold for \$16,250/Acre with PI of 131.4 for \$124.92/PI Point.

Monte Van Kooten-Managing Broker  
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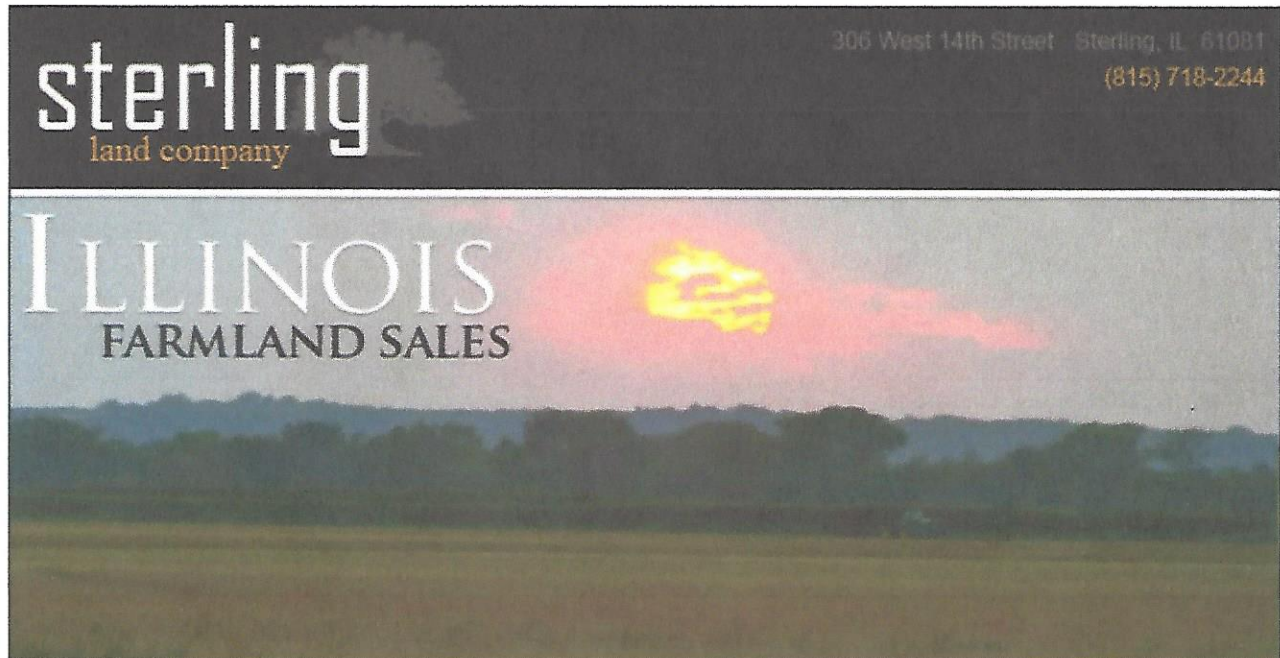
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## STERLING LAND COMPANY LAND REPORT June 24, 2016

### Land activity around the state.

#### **218 Acres sold in a private transaction in DeKalb County-Closed June 13.**

Pierce Township-9 miles south of DeKalb.

Sold for \$10,300/Acre with PI of 141.6 for \$73.18/PI Point.

#### **128 Acres sold in a private transaction in Boone County-Closed June 22.**

Leroy Township-4 miles west of Harvard.

Sold for \$8,800/Acre with PI of 129 for \$72.95/PI Point.

#### **221 Acres sold at public auction in Logan County-June 22.**

Laenna Township-12 miles northwest of Decatur. 4 parcels.

Averaged \$10,728/Acre with PI of 134.8 for \$79.57/PI Point.

#### **121 Acres sold at public auction in Shelby County-June 17.**

Ash Grove Township-24 miles north of Effingham. Drummer/Flanagan soils.

Sold for \$12,100/Acre with PI of 144 for \$85.08/PI Point.

#### **266.74 Acres sold at public auction in Pike County-June 17.**

Kinderhook Township-18 miles southeast of Quincy. Sold in 3 parcels.

74.95 Acres sold for \$11,000/Acre with PI of 127.6 for \$91.00/PI Point.

76.71 Acres sold for \$11,000/Acre with PI of 129.1 for \$87.73/PI Point.

115.08 Acres sold for \$7,750/Acre with PI of 129.2 for \$59.98/PI Point.

#### **160 Acres sold in a private transaction in Ogle County-Closed June 7.**

Dement Township-2 miles northeast of Rochelle.

Sold for \$9,000/Acre with PI of 129 for \$68.65/PI Point.

#### **63 Acres sold in a private transaction in Whiteside County-Closed June 7.**

Hopkins Township-Just west of Sterling.

Sold for \$10,300/Acre with PI of 135.3 for \$77.35/PI Point.

#### **223.6 Acres sold at public auction in DeWitt County-June 18.**

Texas Township-Just south of Clinton. Sold in 3 parcels.

68.6 Acres sold for \$10,750/Acre with PI of 138.6 for \$78.88/PI Point.

79 Acres sold for \$10,650/Acre with PI of 136.8 for \$81.50/PI Point.  
76 Acres sold for \$9,400/Acre with PI of 133.8 for \$70.71/PI Point.  
Overall Average-\$10,255/Acre with PI of 136.3 for \$77.03/PI Point.

**188 Acres sold in a private transaction in Whiteside County**-Recorded May 4.  
Ustick Township-10 miles northwest of Morrison.  
Sold for \$8,800/Acre with PI of 107.8 for \$77.70/PI Point.

**212.7 Acres sold in a private transaction in Lee County**-Recorded April 20.  
Lee Center Township-14 miles southeast of Dixon.  
Sold for \$10,750/Acre with PI of 130.2 for \$83.59/PI Point.

**320 Acres sold in a private transaction in McLean County**-Closed April 10.  
Chenoa Township-17 miles northeast of Bloomington.  
Sold for \$9,900/Acre with PI of 126.1 for \$79.15/PI Point.  
Astute readers will remember this farm as part of the "Davis NO SALE"  
auction we reported on back in January. Top bid that day was \$9,297/Acre for  
this parcel. So waiting benefited the seller to the tune of about \$192,000.

**160 Acres sold at public auction in Fulton County**-June 10.  
Lewistown Township-2 miles north of Lewistown.  
Sold for \$6,400/Acre with PI of 118.8 for \$66.18/PI Point.

**137 Acres sold in a private transaction in Stephenson County**-Recorded May 26.  
Lancaster Township-3 miles north of Freeport.  
Sold for \$10,498/Acre with PI of 135.5 for \$81.31/PI Point.

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