

# THE MC EVERS FARM

200<sup>±</sup> ACRES, DEKALB & KANE COUNTIES, ILLINOIS



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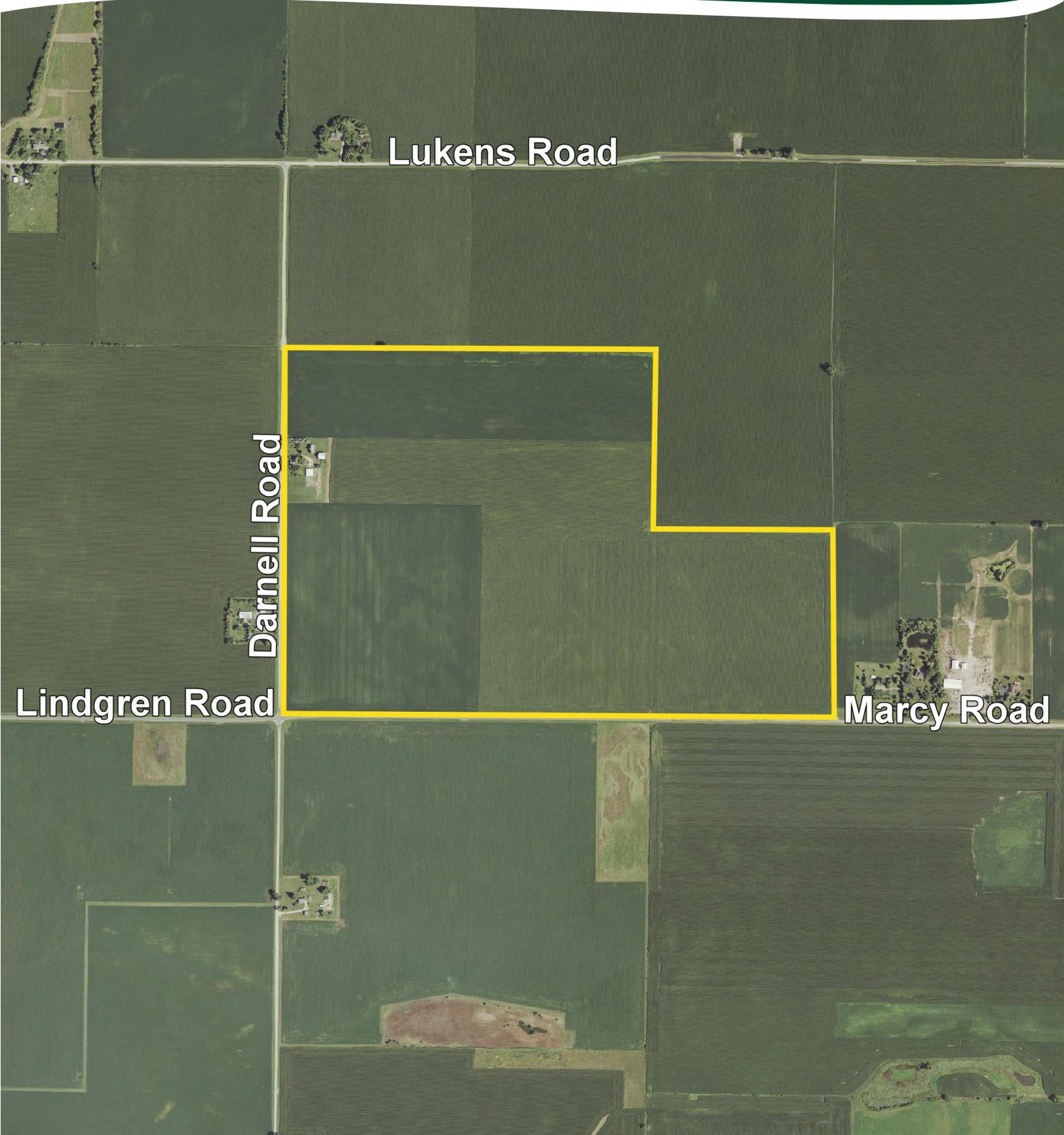
MARTIN, GOODRICH & WADDELL, INC.  
REAL ESTATE SERVICES

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Real Estate • Farm Management • Appraisals • Consulting

# THE MC EVERS FARM

AERIAL MAP



Lukens Road

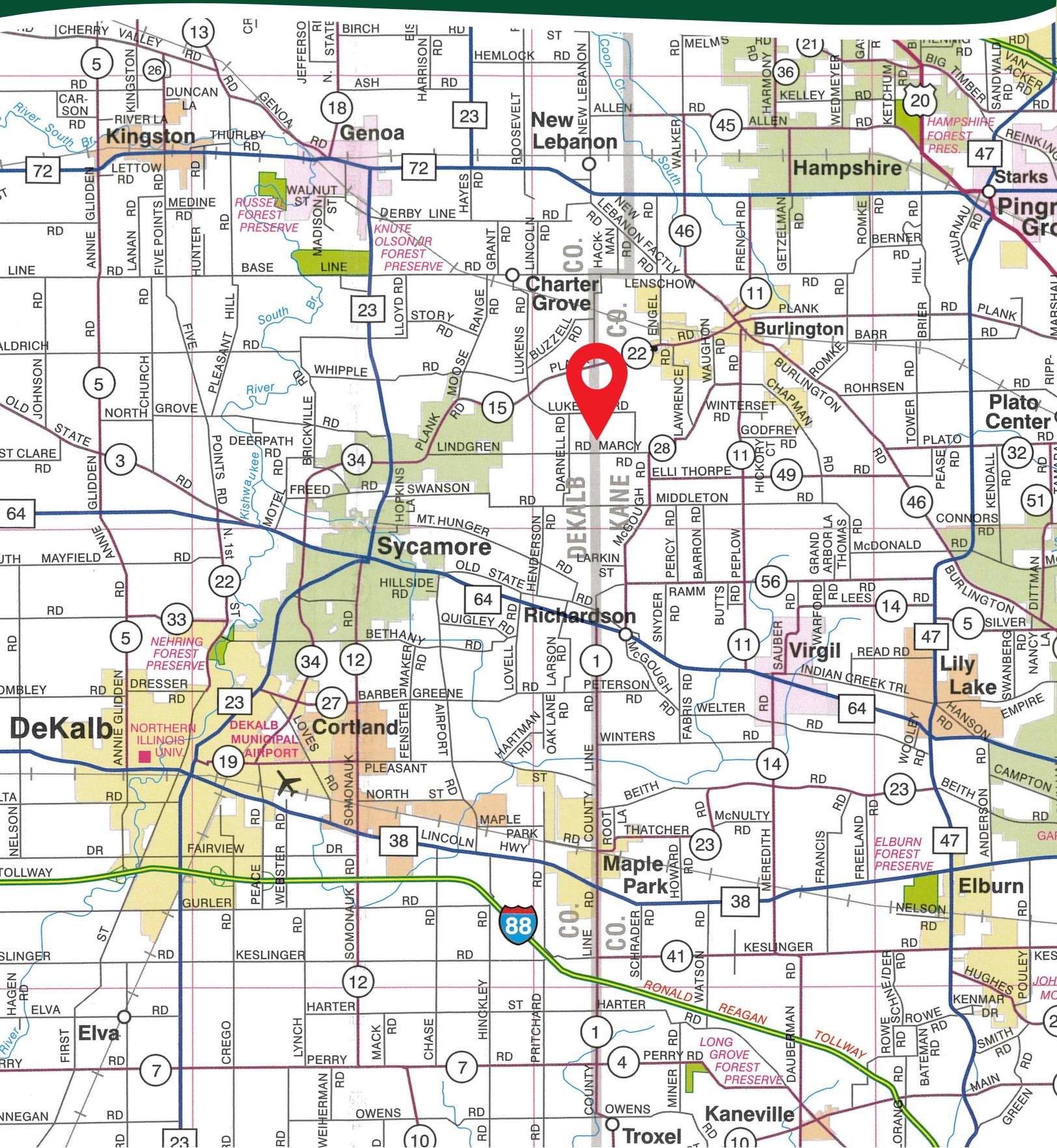
Darnell Road

Lindgren Road

Marcy Road

# THE MC EVERS FARM

## HIGHWAY MAP



# THE MC EVERS FARM

## PROPERTY DETAILS

<b>LOCATION</b>	The subject farm is located approximately 35 miles west of Chicago O'Hare International Airport. Nearby cities include: Burlington (3/4 mile east), Sycamore (1 mile west), and Hampshire (5 miles northeast). The property address is 26848 Darnell Road, Sycamore, Illinois 60178.
<b>FRONTAGE</b>	There is approximately 1/2 mile of road frontage on Darnell Road, 1/2 mile on Lindgren Road, and 1/4 mile on Marcy Road.
<b>MAJOR HIGHWAYS</b>	Illinois Route 23 is 3 3/8 miles west, Illinois Route 64 is 3 miles south, Illinois Route 72 is 4 3/8 miles north, and Illinois Route 47 is 6 7/8 miles east of the property.
<b>LEGAL DESCRIPTION</b>	A brief legal description indicates The MC Evers Farm is located in Part of the Northeast Quarter of Section 24, Township 41 North – Range 5 East (Sycamore Township), DeKalb County, Illinois and Part of the Northwest Quarter of Section 19, Township 41 North – Range 6 East (Burlington Township), Kane County, Illinois.
<b>TOTAL ACRES</b>	There are a total of 199.94 acres, more or less, according to the DeKalb and Kane County Assessors.
<b>CROPLAND ACRES</b>	There are approximately 192.43 cropland acres according to the DeKalb County FSA.
<b>SOIL TYPES</b>	Major soil types found on this farm include Drummer silty clay loam and Elburn silt loam. The weighted average Productivity Index (PI) is 140.3.
<b>TOPOGRAPHY</b>	The topography of the subject farm is level to nearly level.
<b>MINERAL RIGHTS</b>	All mineral rights owned by the seller will be transferred in their entirety to the new owner.
<b>POSSESSION</b>	Possession will be given at closing, subject to the terms and conditions set forth in a purchase contract.
<b>PRICE &amp; TERMS</b>	The asking price is \$17,350 per acre. A 10% earnest money deposit should accompany any offer to purchase.
<b>FINANCING</b>	Mortgage financing is available from several sources. Names and addresses will be provided upon request.
<b>GRAIN MARKETS</b>	There are a number of grain markets located within 15 miles of The MC Evers Farm.

# THE MC EVERS FARM

## PROPERTY DETAILS

<b>TAXES</b>	The 2024 real estate taxes totaled \$17,111.64. The tax parcel numbers are #04-19-100-002 (Kane County) & #06-24-200-001 (DeKalb County).
<b>ZONING</b>	The property is zoned A-1, Agricultural District (DeKalb County) & F - Farming District (Kane County).
<b>IMPROVEMENTS</b>	The MC Evers Farm is improved with a quality farmhouse and a number of outbuildings, including a machine shed, livestock barn, and corn crib. The three-bedroom home has one bathroom on the main level and one bathroom upstairs. The main level also includes an eat-in kitchen, dining room, living room, and laundry area.
<b>COMMENTS</b>	The information in this brochure is considered accurate, but not guaranteed. For inquiries, inspection appointments, and offers, please contact Mark Mommsen at Martin, Goodrich & Waddell, Inc. at 815-901-4269.

# THE MC EVERS FARM

## PROPERTY PHOTOS



# THE MC EVERS FARM

## PROPERTY PHOTOS



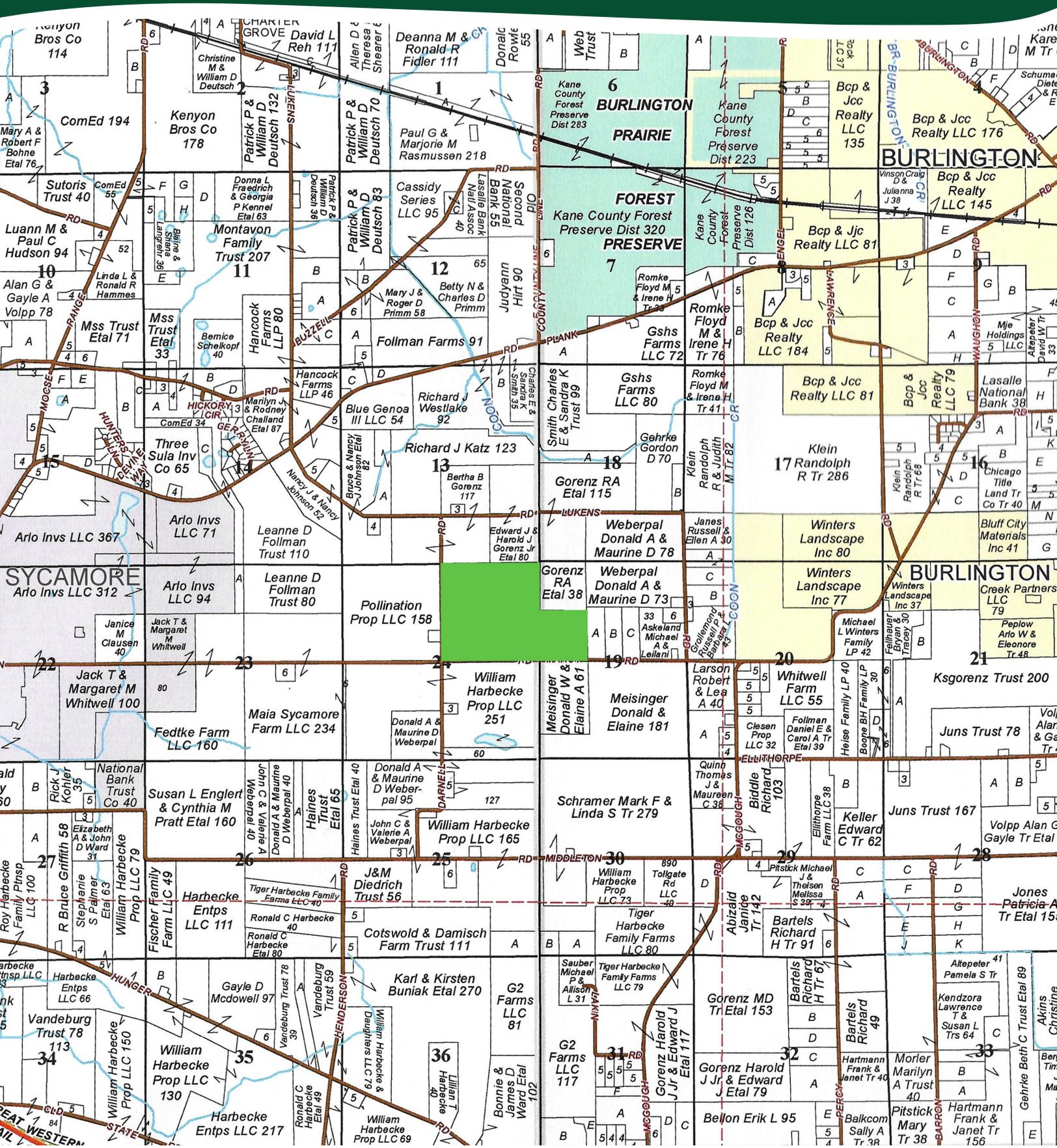
# THE MC EVERS FARM

## PROPERTY PHOTOS



# THE MC EVERS FARM

## PLAT MAP



# THE MC EVERS FARM

## SOILS INFORMATION

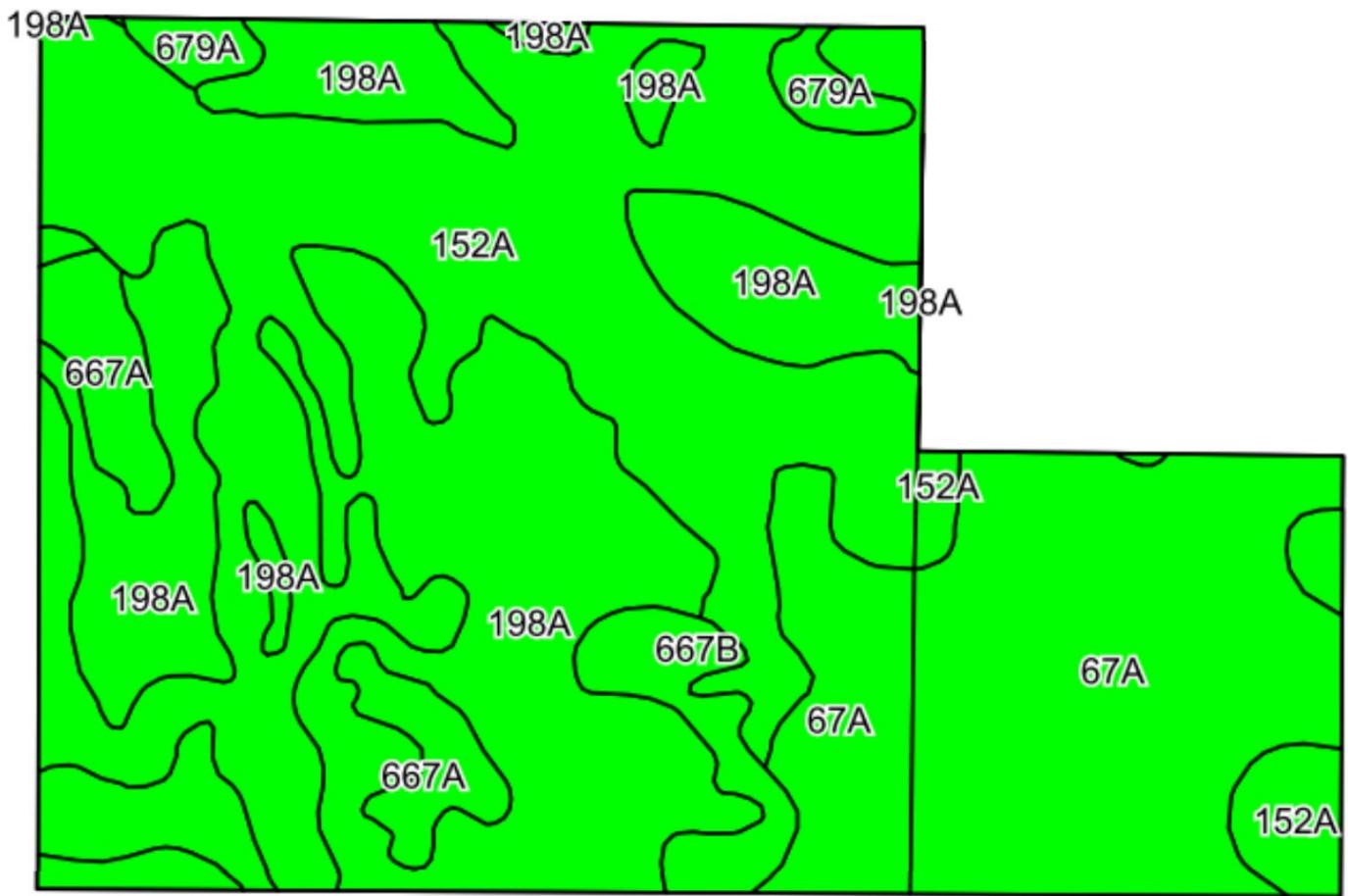
### SOILS DESCRIPTIONS & PRODUCTIVITY DATA\*

SOIL #	SOIL NAME	APPROX. ACRES	PRODUCTIVITY INDEX (PI)
152A	Drummer silty clay loam	68.37	144
198A	Elburn silt loam	61.65	143
67A	Harpster silty clay loam	34.04	133
67A	Harpster silty clay loam	9.76	133
152A	Drummer silty clay loam	5.16	144
667B	Kaneville silt loam	5.13	127
667A	Kaneville silt loam	5.07	128
679A	Blackberry silt loam	3.18	142
198A	Elburn silt loam	0.07	143
WEIGHTED AVERAGE:			140.3

\*Figures taken from the University of Illinois Bulletin 811, Optimum Crop Productivity Ratings for Illinois Soils.

# THE MC EVERS FARM

## SOILS MAP



# THE MC EVERS FARM

## APPENDIX

### THE FOLLOWING PAGES CONTAIN THESE DOCUMENTS:

1. FSA AERIAL MAPS
2. FSA-156EZ
3. TOPOGRAPHY MAP

For more information, please visit [MGW.us.com](http://MGW.us.com)

or contact:

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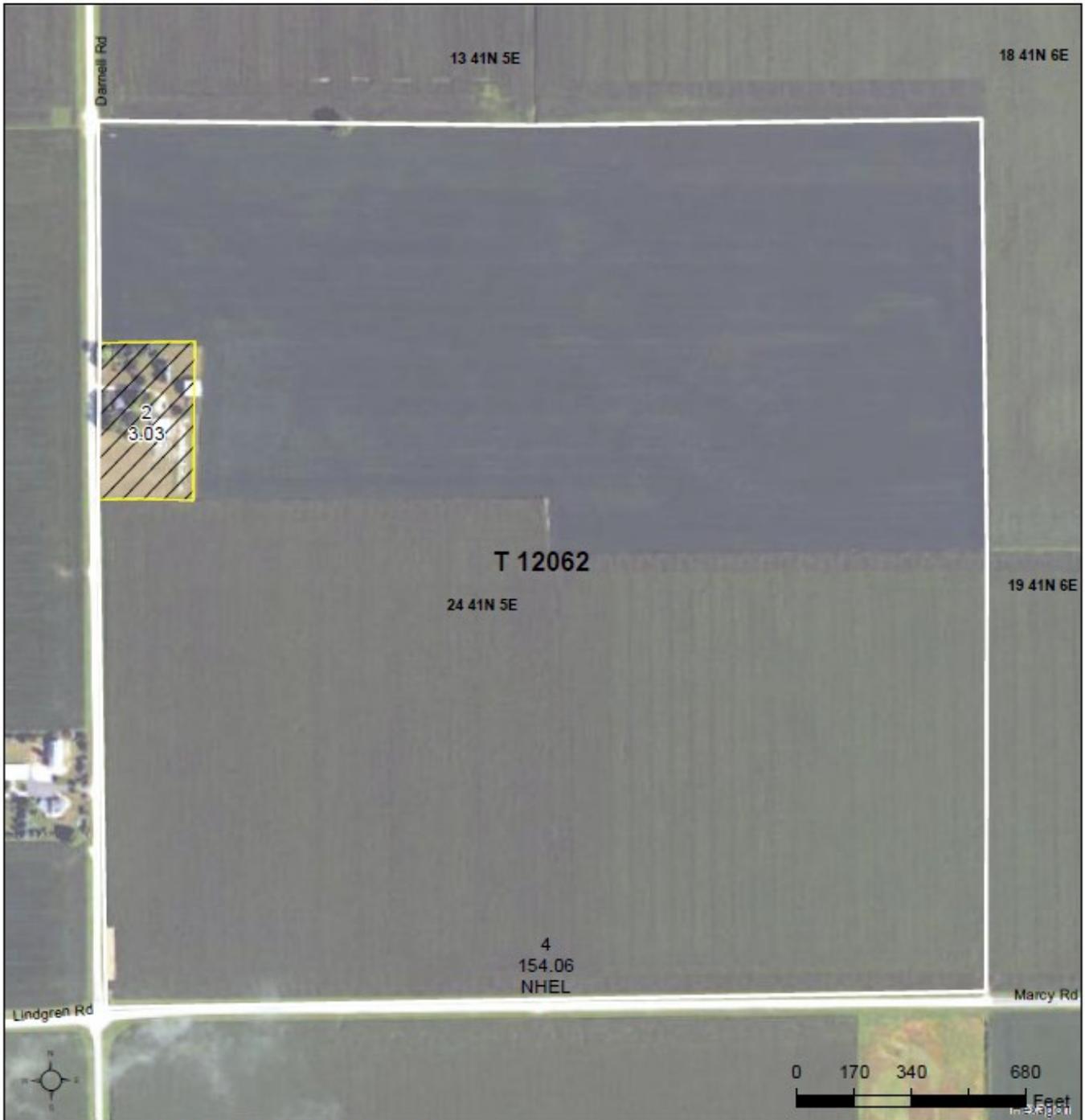


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United States  
Department of  
Agriculture

## DeKalb County, Illinois



**Legend**

- Tract Boundary
- Non-Cropland
- Cropland
- CRP

**Wetland Determination Identifiers**

- Restricted Use
- Limited Restrictions
- Exempt from Conservation
- Compliance Provisions

**2026 Program Year**  
Map Created January 09, 2026  
**Farm 4583**  
**Tract 12062**

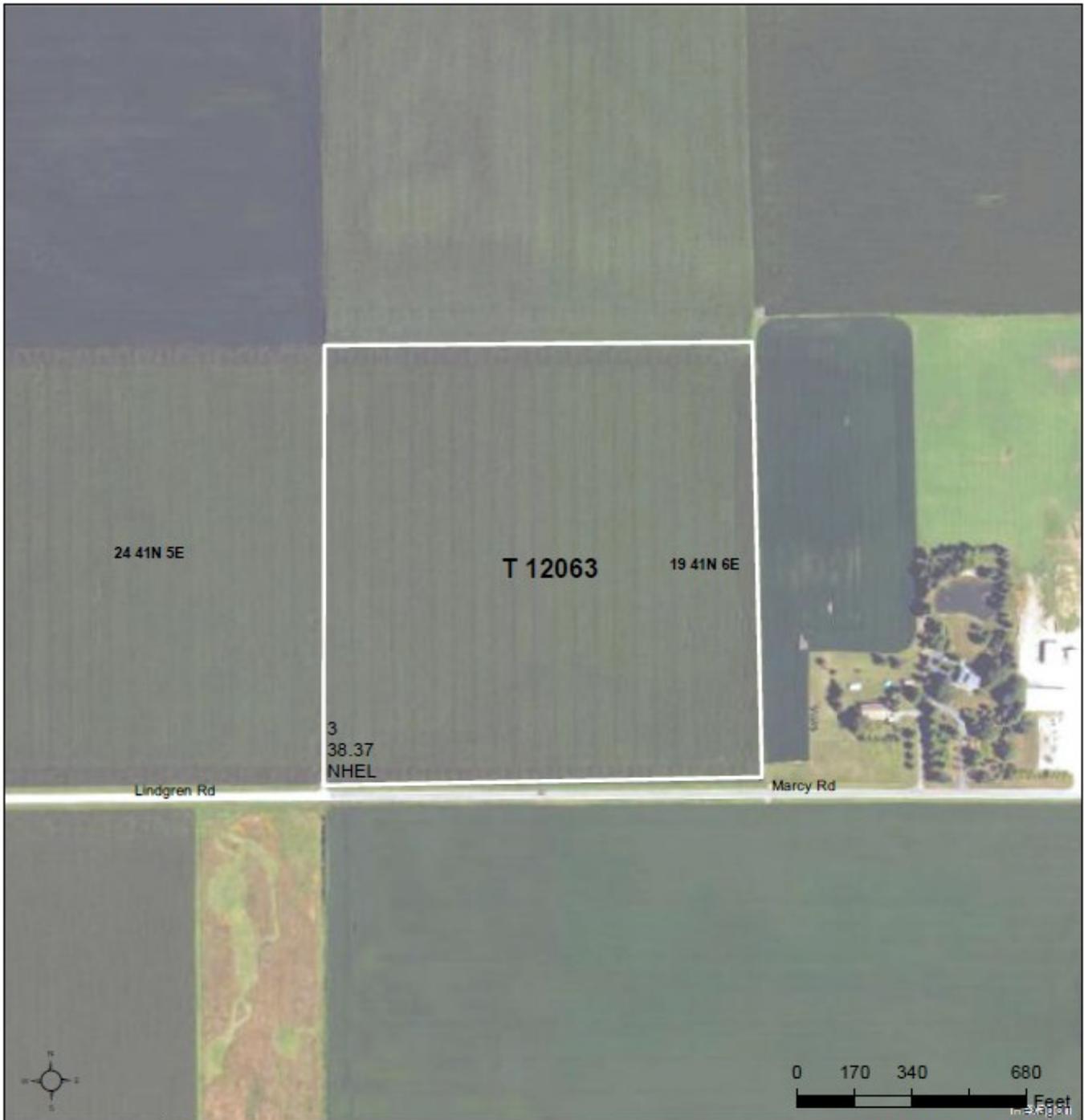
**Tract Cropland Total: 154.06 acres**

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United States  
Department of  
Agriculture

## DeKalb County, Illinois



**Legend**

- Tract Boundary
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**Wetland Determination Identifiers**

- Restricted Use
- Limited Restrictions
- Exempt from Conservation Compliance Provisions

**2026 Program Year**  
Map Created January 09, 2026  
**Farm 4583**  
**Tract 12063**

**Tract Cropland Total: 38.37 acres**

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ILLINOIS  
DEKALB  
Form: FSA-156EZ



United States Department of Agriculture  
Farm Service Agency

FARM : 4583

Prepared : 1/22/26 7:26 AM CST

Crop Year : 2026

See Page 3 for non-discriminatory Statements.

**Abbreviated 156 Farm Record**

Operator Name :  
CRP Contract Number(s) : None  
Recon ID : None  
Transferred From : None  
ARCPLC G//F Eligibility : Eligible

**Farm Land Data**

Farmland	Cropland	DCP Cropland	WBP	EWP	WRP	GRP	Sugarcane	Farm Status	Number Of Tracts
195.46	192.43	192.43	0.00	0.00	0.00	0.00	0.0	Active	2
State Conservation	Other Conservation	Effective DCP Cropland	Double Cropped		CRP	MPL	DCP Ag.Rel. Activity	SOD	
0.00	0.00	192.43	0.00		0.00	0.00	0.00	0.00	

**Crop Election Choice**

ARC Individual	ARC County	Price Loss Coverage
None	CORN, SOYBN	None

**DCP Crop Data**

Crop Name	Base Acres	CCC-505 CRP Reduction Acres	PLC Yield	HIP
Corn	110.84	0.00	161	
Soybeans	76.26	0.00	49	0
<b>TOTAL</b>	<b>187.10</b>	<b>0.00</b>		

**NOTES**

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**Tract Number : 12062**

Description : SEC 24 SYCAMORE  
FSA Physical Location : ILLINOIS/DEKALB  
ANSI Physical Location : ILLINOIS/DEKALB  
BIA Unit Range Number :  
CRP Contract Number(s) : None  
HEL Status : NHEL: No agricultural commodity planted on undetermined fields  
Wetland Status : Wetland determinations not complete  
WL Violations : None  
Owners :  
Other Producers : None  
Recon ID : 17-037-2019-55

**Tract Land Data**

Farm Land	Cropland	DCP Cropland	WBP	EWP	WRP	GRP	Sugarcane
157.09	154.06	154.06	0.00	0.00	0.00	0.00	0.0

ILLINOIS  
 DEKALB  
 Form: FSA-156EZ



United States Department of Agriculture  
 Farm Service Agency

Abbreviated 156 Farm Record

FARM : 4583  
 Prepared : 1/22/26 7:26 AM CST  
 Crop Year : 2026

Tract 12062 Continued ...

State Conservation	Other Conservation	Effective DCP Cropland	Double Cropped	CRP	MPL	DCP Ag. Rel Activity	SOD
0.00	0.00	154.06	0.00	0.00	0.00	0.00	0.00

DCP Crop Data

Crop Name	Base Acres	CCC-505 CRP Reduction Acres	PLC Yield
Corn	88.67	0.00	161
Soybeans	61.01	0.00	49
<b>TOTAL</b>	<b>149.68</b>	<b>0.00</b>	

NOTES

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Tract Number : 12063

Description : SEC 19 BURLINGTON-KANE  
 FSA Physical Location : ILLINOIS/KANE  
 ANSI Physical Location : ILLINOIS/KANE  
 BIA Unit Range Number :  
 CRP Contract Number(s) : None  
 HEL Status : NHEL: No agricultural commodity planted on undetermined fields  
 Wetland Status : Wetland determinations not complete  
 WL Violations : None  
 Owners :  
 Other Producers : None  
 Recon ID : 17-037-2019-55

Tract Land Data

Farm Land	Cropland	DCP Cropland	WBP	EWP	WRP	GRP	Sugarcane
38.37	38.37	38.37	0.00	0.00	0.00	0.00	0.0
State Conservation	Other Conservation	Effective DCP Cropland	Double Cropped	CRP	MPL	DCP Ag. Rel Activity	SOD
0.00	0.00	38.37	0.00	0.00	0.00	0.00	0.00

DCP Crop Data

Crop Name	Base Acres	CCC-505 CRP Reduction Acres	PLC Yield
Corn	22.17	0.00	161
Soybeans	15.25	0.00	49
<b>TOTAL</b>	<b>37.42</b>	<b>0.00</b>	

NOTES

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# TOPOGRAPHY MAP

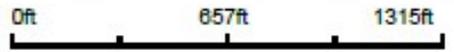


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Field borders provided by Farm Service Agency as of 5/21/2008.

Source: USGS 10 meter dem  
Interval(ft): 3.0  
Min: 885.9  
Max: 895.1  
Range: 9.2  
Average: 890.1  
Standard Deviation: 2.17 ft



24-41N-5E  
DeKalb County  
Illinois

Boundary Center: 42.021484, -88.604119



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