208.55 +/- ACRES QUALITY FARMLAND

Buyer's Choice AUCTION

LIVE, ONLINE, & PHONE BIDDING
TUESDAY, DECEMBER 15, 2026
BIDDING OPENS 10AM CENTRAL

Green Mill Village Hotel & Suites
917 Green Mill Rd Arcola IL 61910

208.55 +/- ACRES
FOUR (4) TRACTS
COLES COUNTY



The LandReport 2026 AMERICA'S TOP AUCTION HOUSES

GESWEIN FARM & LAND

auctions.gfarmland.com

AUCTIONEER: JOHNNY KLEMME | IL License # 441002505

SELLERS: Larry D. Ruble



EQUAL HOUSING OPPORTUNITY

NAA

Photos, aerial images, and map drawings are for illustration purposes only and not surveyed boundary lines unless specified.

AUCTION INFORMATION

LIVE AUCTION - ONLINE & PHONE BIDDING AVAILABLE

208.55 +/- Acres | Coles County, Illinois
Listing #MR2615208AU

BIDDING CLOSES

Tuesday, December 15th @ 10:00am CST

auctions.gfarmland.com

AGENCY & AUCTIONEER

Geswein Farm & Land Realty, LLC (and representatives) and Auctioneer John R Klemme are Agents of the seller. AUCTIONEER: JOHNNY KLEMME IN #AU12000053 IL License # 441002505 and Brock Garrelts IN # AU11200084 IL # 441002509.SELLER: Larry D. Ruble.

LIVE/IN-PERSON BIDDING

Registration will open at 9am Central on the day of the auction. If you plan to bid in person, please plan to arrive by 9:45am Central to register. Bidders may complete the form on the preceding page and bring to auction for a faster check-in. Please bring your state issued identification (driver's license). Live bidders will not be assigned bidder numbers until the day of the event.
Live Bidder registration will close at 9:55am Central on the day of the auction.

ONLINE BIDDING

To bid on these properties, you must be registered as an online bidder 24 hours prior to auction start time. To register, visit auctions.gfarmland.com and follow on-screen prompts/buttons. Auction staff will contact you to verify information, receive driver's license number, and approve registration.
You will not be able to bid within an auction prior to speaking with auction staff.
If you register outside of business hours (8am-5pm EST - Monday through Friday) you will receive a call at the next availability within business hours. Contact Auction Staff at (765) 426-6666 with questions.
Staff members available 8a-5p EST Monday - Friday.

PHONE BIDDING

Bidders will be required to fill out the Phone Bidder Registration Form (on following page) or register at auctions.gfarmland.com. Phone bidder registrations sent by mail must be received by Friday, December 11, 2026. Phone bidder registrations sent by email or fax must be received 24 hours prior to auction start time. Auction staff will call to confirm receipt of registration. Questions or assistance needed? Call 765-426-6666

VIEWING AUCTION (NOT BIDDING)

To view only on sale day, navigate to the auctions.gfarmland.com (as above). Click on the "Enter Auction" button. The auction is LIVE when the button is green.

BIDDER TUTORIAL

Click this link to view/download a tutorial document on how to register/view/bid auction:
https://auctioneersoftware.s3.amazonaws.com/gflr/2025/2/K1iF_OKblaFO7djeUlvCdH7g.pdf

FOR MORE INFORMATION...

Please review the Term & Conditions of this information packet. Questions related to the property, need help registering, or have questions related to the auction process? Call the Auction staff at (765) 426-6666.
Staff members available 8a-5p EST Monday - Friday.

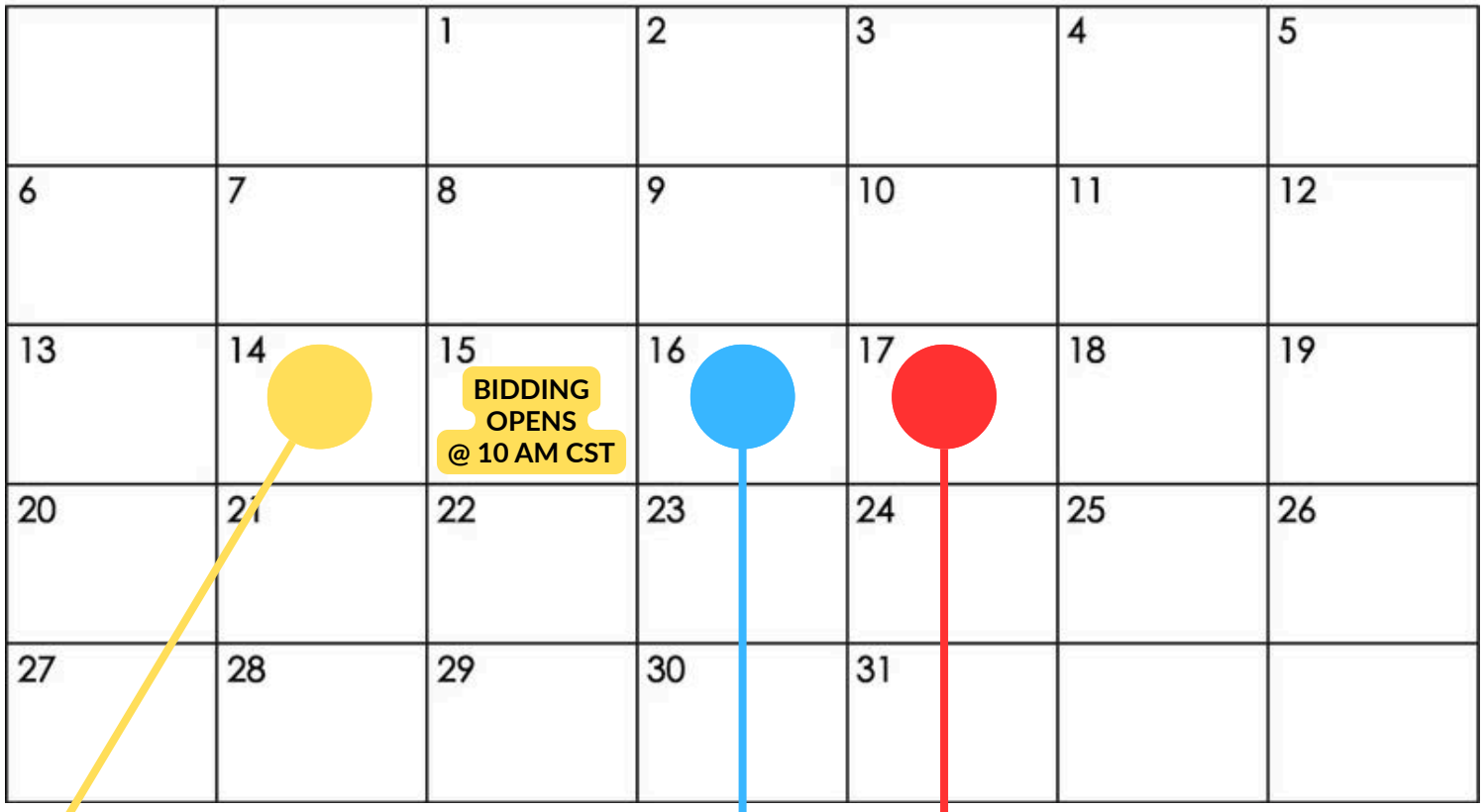
DATES TO REMEMBER

208.55 +/- Acres | Coles County, Illinois

Listing #MR2615208AU

auctions.gfarmland.com

December 2026



- Online & Phone bidder registrations must be received (via mail, fax, or online) by **5pm EST Monday, December 14, 2026. You are not approved until you have spoken with an auction staff member. We will contact you after receipt of registration.**
  - Phone bidders: complete & return form on page 4 of this packet.
  - Online bidders: register at auctions.gfarmland.com.
- Buyers must execute and return Purchase Agreement with no modifications by **5pm EST on Wednesday, December 16, 2026.**
- Wire Transfer of earnest money due by **5pm CST Thursday, December 17, 2026.**

AGENCY & AUCTIONEER

- Geswein Farm & Land Realty, LLC (and representatives) and Auctioneer John R Klemme are Agents of the seller. Auctioneer: John R. Klemme - License IL # 441002505
- Seller: Larry D. Ruble

BIDDER REGISTRATION FORM

COLES COUNTY, ILLINOIS | LISTING #MR2615208AU

REAL ESTATE AUCTION

Upon completing this form in its entirety, you may submit via:

mail:
Geswein Farm & Land Realty
Attn: Auctions
1100 N 9th St.
Lafayette, IN 47904

email: auctions@gfarmland.com

fax: 765-497-2438

BIDDING OPENS

Tuesday, December 15th @ 10:00am CST

ONLINE:

auctions.gfarmland.com

Johnny Klemme, Auctioneer

License IL # 441002505

Seller: Larry D. Ruble

The successful Bidder(s) must be prepared to complete a wire transfer or cashier's check for not less than 10% of the purchase price at the conclusion of the auction to serve as Earnest Money. Funds (wire transfer or cashiers check) must be made payable to Allied Capital Title. Deposit of Earnest Money to the Allied Capital Title must be completed by **December 17, 2026**. Earnest Money Wire Instructions will be provided to the successful Bidder(s) post conclusion of the auction. Buyers may be required to sign Escrow Agreement with Allied Capital Title prior to sending funds. Bidders wishing to make a confidential phone or email bid may do so by contacting Matt Rhodes at (217) 251-7067 by 5:00pm CST **December 14, 2026.** The property is being offered in four (4) tracts to the highest bidder(s) by the Buyer's Choice method. Seller reserves the right to accept or reject any and/or all bids.

QUESTIONS: Call 765-426-6666 or Email auctions@gfarmland.com

FIRST NAME **LAST NAME**

STREET ADDRESS **CITY/STATE/ZIP**

PRIMARY PHONE **OTHER PHONE**

EMAIL ADDRESS

DRIVER LICENSE # (or other state issued ID) **ISSUING STATE**

FINANCIAL INSTITUTION (bank or credit union) **ADDRESS**

I WOULD LIKE TO BID BY: (PLEASE CIRCLE ONE) **PHONE** **ONLINE** **LIVE/IN-PERSON**

By signing below, bidder acknowledges receipt and understanding of terms listed within the Terms & Conditions page for this auction.

SIGNATURE **DATE**

EQUAL HOUSING OPPORTUNITY

NAA

ATTORNEY DISCLOSURE

COLES COUNTY, ILLINOIS | LISTING #MR2615208AU

REAL ESTATE AUCTION

Upon completing this form in its entirety, you may submit via:

mail:
Geswein Farm & Land Realty
Attn: Auctions
1100 N 9th St.
Lafayette, IN 47904

email: auctions@gfarmland.com

fax: 765-497-2438

BIDDING OPENS

Tuesday, December 15th @ 10:00am CST

ONLINE:

auctions.gfarmland.com

Johnny Klemme, Auctioneer

License IL # 441002505

Seller: Larry D. Ruble

LEGAL REPRESENTATION: Any Bidder who intends to involve legal counsel in the review, execution, or closing of a real estate transaction resulting from the auction must disclose such representation to Geswein Farm & Land Realty at the time of bidder registration. The Bidder must provide the attorney's name, firm, telephone number, and email address at that time. The involvement of legal counsel shall not alter, extend, or otherwise modify any deadlines, terms, conditions, or contractual obligations established under the auction Terms and Conditions or Purchase Agreement. Regardless of legal representation, the successful Bidder shall remain fully bound by all established deadlines and obligations, including, but not limited to, contract execution, earnest money deposit, and closing requirements.

QUESTIONS: Call 765-426-6666 or Email auctions@gfarmland.com

ATTORNEY FIRST NAME **ATTORNEY LAST NAME**

FIRM NAME **FIRM ADDRESS**

ATTORNEY PHONE **ATTORNEY FAX**

ATTORNEY EMAIL

ATTORNEY LICENSE #

By signing below, bidder acknowledges receipt and understanding of terms listed within the Terms & Conditions page for this auction; additionally bidder gives authorization for Geswein Farm & Land Realty to notify Attorney disclosed above of Bidder's intent to bid and will be copied to any communication if Bidder is successful.

BIDDER NAME PRINTED

BIDDER SIGNATURE **DATE**

EQUAL HOUSING OPPORTUNITY

NAA

AUCTION TERMS & CONDITIONS

208.55 +/- Acres | Coles County, Illinois | Listing # MR2615208AU

BIDDER RESPONSIBILITY: It is the Bidder/Buyers responsibility to read and review all terms & conditions prior to bidding on any property. By bidding on the property, the Bidder/Buyer agrees that these terms will supersede all prior discussions, negotiations, and agreements, whether oral or written. The bidder/buyer agrees his/her actions shall be binding and obligatory upon the undersigned, their separate heirs, administrators, executors, assigns, and successors in the interest of the undersigned. Bidder may not assign the rights afforded the Bidder to any other party without the Seller's consent. Successful bidder(s) agree to immediately execute a purchase agreement following the conclusion of the auction per the following terms and conditions. By bidding on the property, bidder/buyer agrees to all terms and conditions set forth and will enter into a contractual real estate purchase agreement to purchase the property under the following terms and conditions.

UPON CONCLUSION OF THE AUCTION: The Winning Bidder(s) will enter into a Real Estate Contract immediately following conclusion of auction. If the Winning Bidder(s) are not physically present (bidding by phone or online),the Winning Bidder(s) will be sent (electronically via email, DocuSign) a Real Estate Contract. Winning bidder(s) may print the Real Estate Contract and is/are required to fully and correctly complete and properly sign without any modifications. Bidder(s) are required to return the completed, signed contract to Geswein Farm & Land Realty, LLC by email or delivered in person by 5:00 PM CST, December 16, 2026. Along with the completed, signed contract, the Winning Bidder(s) will be required to send the specified non-refundable 10% earnest money deposit as stated in the real estate terms within the Real Estate Contract. This non-refundable earnest money deposit will be held in escrow until closing and that amount will then be credited to the Buyer as part of the purchase price of the property. Wire transfer instructions and escrow agreement forms will be provided to the Buyer along with the contract after the auction. Purchaser shall be responsible for all wire transfer fees. Successful bidders not executing and returning the completed contract by 5:00 PM CST, December 16, 2026 and earnest money by December 17, 2026 will be considered in default. Such default by the Successful Bidder will result in that Bidder's liability to both the Seller and Geswein Farm & Land Realty, LLC. Seller shall have the right to (a) declare this contractual agreement cancelled and recover full damage for its breach, (b) to elect to affirm this contractual agreement and enforce its specific performance or (c) Seller can resell the property either publicly or privately with Geswein Farm & Land Realty, LLC and in such an event, the Buyer shall be liable for payment of any deficiency realized from the second sale plus all costs, including, but not limited to the holding costs of the property, the expenses of both sales, legal and incidental damages of both the Seller and Geswein Farm & Land Realty, LLC In addition, Geswein Farm & Land Realty, LLC also reserves the right to recover any damages separately from the breach of the Buyer. Both the Successful Bidder and Seller shall indemnify Geswein Farm & Land Realty, LLC for and hold harmless Geswein Farm & Land Realty, LLC from any costs, losses, liabilities, or expenses, including attorney fees resulting from Geswein Farm & Land Realty, LLC being named as a party to any legal action resulting from either Bidders or Sellers failure to fulfill any obligations and undertakings as set forth in this contractual agreement.

NO CONTINGENCIES: This Real Estate contract is not contingent on or subject to Buyer's financing, appraisal, survey or inspections of any kind or any other contingencies as agreed to by bidders at registration prior to bidding.

BUYER'S CHOICE METHOD: Tracts will sell on a per acre basis, and will be offered through the marketing method of "Buyer's Choice", whereas the high bidder can purchase (in any order) any or all tracts for their high bid. "Buyer's Choice" auctioning will continue until all tracts have been elected.

OFFERING PROCEDURE: The property will be offered in four (4) individual tracts and combinations. The Auctioneer will conduct bidding in a manner that results in the highest total sale price, subject to Seller confirmation. The successful Bidder(s) must be prepared to complete a wire transfer for not less than 10% of the purchase price at the conclusion of the auction to serve as Earnest Money. Funds (wire transfers) must be made payable to Allied Capital Title. Wire transfer of Earnest Money to Allied Capital Title must be completed by 5 pm Central December 17, 2026. Earnest Money Wire Instructions will be provided to the successful Bidder(s) post conclusion of the auction. Buyers may be required to sign Escrow Agreement with Allied Capital Title prior to sending funds. Proof of wire confirmation shall be provided to Geswein Farm & Land Realty, LLC by 5:00pm Central December 17, 2026. Seller reserves the right to accept or reject any and/or all bids. The properties are being offered by Buyer's Choice Auction Method offered in Four (4) Total Tracts. Bidders wishing to make a confidential phone or email bid may do so by contacting Matt Rhodes at 217-251-7067 by 5pm Central December 14, 2026. Confidential Bidders will are still required to complete registration and are bound by the same deadlines as all other bidders.

NEW DATA, CORRECTIONS AND CHANGES: Please review all announcements prior to scheduled auction time to inspect any changes, corrections, or additions to the property information.

DOWN PAYMENT: A down payment for not less than ten (10%) percent of the bid will be required upon acceptance of the high bid(s) on December 15, 2026. This down payment shall serve as Earnest Money and the balance of the contract purchase price is due in cash at closing. See section above: 'OFFERING PROCEDURE' for more details on Earnest Money. YOUR BIDDING IS NOT CONDITIONAL UPON FINANCING OR APPRAISAL, be certain that you have arranged financing, if needed, and are capable of paying for the property in cash at closing. If Buyer fails to timely deposit earnest money as required, Seller may declare Buyer in default, terminate the purchase agreement, and resell the property. Buyer shall be liable for Seller's actual damages resulting from the default, including auction-related costs and any deficiency, as allowed by the purchase agreement and applicable law.

ACCEPTANCE OF BID PRICES: The successful high bidder(s) will enter into a purchase agreement immediately following the close of bidding for presentation to the seller. Final bid prices are subject to approval or rejection by seller.

CONFLICTS: In the event of any conflict between this document and the sales contract, the sales contract will prevail.

POSSESSION & CLOSING: Successful bidders are purchasing with no financing contingencies and must be prepared for cash settlement of their purchase on or before Wednesday, January 27, 2027. Closing to take place at the Allied Capital Title in Tuscola, Illinois. Final settlement will require wire transfer. Possession shall take place at closing. Open lease for 2027.

TITLE: Seller shall furnish the buyer at seller's expense an owner's policy of title insurance in the amount of the purchase price and agrees to provide and execute a proper deed conveying merchantable title to the real estate to the buyer.

REAL ESTATE TAXES AND ASSESSMENTS: 2025 real estate taxes and assessments due and payable in 2026 shall be the responsibility of the Seller. 2026 real estate taxes and assessments due and payable in 2027 shall be the responsibility of the Seller and the buyer will receive credit at closing. Taxes will be prorated where new parcels are created at the discretion of the County. The 2027 real estate taxes and assessments due and payable in 2028 shall be the responsibility of the buyer(s).

LEGAL REPRESENTATION: Any Bidder who intends to involve legal counsel in the review, execution, or closing of a real estate transaction resulting from the auction must disclose such representation to Geswein Farm & Land Realty at the time of bidder registration. The Bidder must provide the attorney's name, firm, telephone number, and email address at that time. The involvement of legal counsel shall not alter, extend, or otherwise modify any deadlines, terms, conditions, or contractual obligations established under the auction Terms and Conditions or Purchase Agreement. Regardless of legal representation, the successful Bidder shall remain fully bound by all established deadlines and obligations, including, but not limited to, contract execution, earnest money deposit, and closing requirements.

ACREAGES: All acreages are approximate where not specificed and have been estimated based upon current legal descriptions, FSA records, and aerial mapping software.

AERIAL IMAGES: Photos, aerial images, and map drawings are for illustration purposes only and not surveyed boundary lines unless specified.

MINERAL RIGHTS: Sale shall include 100% of the mineral rights owned by the seller, if any.

USDA / CRP: Buyer will be required to assume CRP contracts in effect. Farm may be subject to reconstitution with FSA.

EASEMENTS: Sale of property is subject to any and all recorded or apparent easements.

SURVEY: A new survey is available providing acreage and legal descriptions for the individual tracts. Surveyed acreage per the survey: Tract 1 - 27.61 Ac, Tract 2 - 99.09 Ac, Tract 3 - 42.01 Ac, Tract 4 - 39.84 Ac. The adjusted bid amount shall be calculated by multiplying the accepted bid price per acre by the final surveyed acreage for the applicable tract(s). All advertised acreages, tillable acreages, tract sizes, and aerial tract boundary lines are approximate and are based on available records, including legal descriptions, FSA records, aerial mapping, GIS data, and/or other sources deemed reliable. Final acreage and boundaries shall be subject to survey.

CONDITIONS OF THE AUCTION: The Auctioneer's decision is final in the event of a dispute over any Auction matter. The Auctioneer reserves the right to accept bids in any increments he feels are in the best interest of his clients and reserve the right to waive any previously printed or announced requirements. All Auction day announcements by the Auctioneer supersede any printed material or any other Auction statements made previously. The Auctioneer reserves the right to bid on behalf of any buyer. All Auction Sales Contracts will be presented to the seller for approval. The Auctioneer reserves the right to withdraw any property from the Auction, without penalty. Auctioneer may elect to cancel the Auction without penalty if Auctioneer believes that the outcome will not be in the Seller's best interest. If Seller is not present, the Auctioneer may elect to start or cancel the Auction without penalty. The Auctioneer shall be held harmless by buyer and seller should the property fail to go to a successful settlement for any reason. The seller, Auctioneer, and its agents shall not be held liable for any errors or omissions regarding Auction property. Buyer assumes responsibility to check with the appropriate authority/authorities regarding the property's zoning and current or future intended use as well as any restrictions or covenants affecting the property. Bidder(s) have the right and should examine the applicable county master plan and any municipal land use plans and maps for the area in which the property is located prior to bidding. The Seller, Auctioneer, and agents assume no responsibility for the information contained in said plan(s) and assumes no liability for failure by buyer to review the plans. The contract will not be contingent upon bidder(s) review of such plans. Auctioneer complies with all federal, state, and local laws regarding the buying and selling of property.

TECHNICAL ISSUES DISCLAIMER: In the event there are technical difficulties related to the server, software, internet or any other online auction-related technologies, Geswein Farm & Land Realty, LLC reserves the right to extend bidding, continue the bidding, or close the bidding. Neither the company providing the software, nor Geswein Farm & Land Realty, LLC, shall be held responsible for a missed bid or the failure of the software to function properly for any reason.

CONDUCT OF THE AUCTION: Bid increments will be at the sole discretion of the auctioneer. Geswein Farm & Land Realty, LLC and the Seller reserves the right to reject any and all bids for any reason and also reserves the right to cancel this auction or remove any item or lot from this auction prior to the close of bidding. All decisions of Geswein Farm & Land Realty, LLC are final.

RELEASE OF LIABILITY: Attendees agree to observe and obey all rules, warnings, and oral instructions or directions given by Geswein Farm & Land Realty, LLC and/or auction house. Attendees hereby release, waive, and forever discharge any and all liability, claims, and demands of whatever kind or nature against Geswein Farm & Land Realty, LLC and its affiliated partners and sponsors, including in each case, without limitation, their directors, officers, employees, volunteers, and agents (the "released parties") either in law or in equity, to the fullest extent permissible by law, including but not limited to damages or losses caused by the negligence, fault, or conduct of any kind on the part of the released parties, including but not limited to death, bodily injury, illness, economic loss, or out of pocket expenses, or loss or damage to property, which attendees, heirs, assignees, next of kin and/or legally appointed or designated representatives, may have or which may hereinafter accrue on my behalf, which arise or may hereafter arise from my attendance and/or participation.

PROPERTY INSPECTION: Every potential Bidder is responsible for conducting, at their own risk, their own independent inspections, due diligence, investigations, and inquiries concerning the property. Inspections may be scheduled with auction personnel. Further, Seller, Seller's Agent, and Auctioneer disclaim any and all responsibility for Bidders safety during any physical inspection of the property. No party shall be deemed an invitee of the property by virtue of the offering of the property for sale. The property is being sold on an "AS IS, WHERE IS" basis, and no warranty or representation, either express or implied, concerning the property is made by the seller or the auction company, auctioneer or real estate agency. Each potential bidder is responsible for conducting his or her own independent inspections, investigations, inquiries, and due diligence concerning the property. The information contained in the brochure is believed to be accurate but is subject to verification by all parties relying on it. No liability for its accuracy, errors or omissions is assumed by the seller, the auction company, auctioneer, or real estate agency. All sketches and dimensions in this brochure are approximate. All acreages are approximate and have been estimated based on legal descriptions or aerial photographs. Conduct at the auction and increments of bidding are at the direction and discretion of the auction company and/or auctioneer. The seller & sellers agent reserve the right to preclude any person from bidding if there are any questions as to the person's credentials, fitness, etc. All decisions of the auction company or seller agent are final. Bidder expressly warrants the purchase is being made in AS IS CONDITION and solely based upon Bidder's examination of the Property and without any expressed or implied warranties of the Auction Company or Seller. The property is sold, and the Bidder agrees to accept the Property in its present condition, AS IS, with all faults, in all respects, subject to utility easements, zoning ordinances, and any other restrictions of record. No warranties as to physical condition, environmental condition, habitability, suitability to a particular purpose, tenancies, or compliance with any laws, codes, or ordinances, including those relating to water supplies and septic systems ("Deficiencies") are made by the Seller unless stated otherwise. Any and all cost and responsibility for curing Deficiencies, if any, is the Bidder's, and the correction and cure of any Deficiencies shall not be a condition of this sale or affect the Bidder's obligations under this Contract.

AGENCY & AUCTIONEER: AGENCY & AUCTIONEER: Auctioneer John R. Klemme (License # IL 441.002505), Brock Garrelts (License # IL 441.002509) and Geswein Farm & Land Realty LLC are exclusive agents of the seller.

SELLER: Larry D. Ruble

LEGAL: (Abbrev.) Parts of Sections 4, 5 and 8, all in T13N, R8E of the 3rd PM, Humboldt Township, Coles County, Illinois. See survey for tract details. Tract 1 - 27.61 Ac, Tract 2 - 99.09 Ac, Tract 3 - 42.01 Ac, Tract 4 - 39.84 Ac per the survey.

Geswein Farm & Land Realty LLC
1100 N 9th St.
Lafayette, IN 47904
765-426-6666 office
765-497-2438 fax

Geswein Farm & Land Realty LLC
602 E Southline Rd, PO Box 115
Tuscola, IL 61953
(217) 275-8778 office
765-497-2438 fax

EQUAL HOUSING OPPORTUNITY

DISCLAIMER AND ABSENCE OF WARRANTIES: All information in this brochure and all related materials are subject to the terms and conditions outlined in the purchase agreement. ANNOUNCEMENTS MADE BY THE REAL ESTATE AGENCY OR AUCTIONEER DURING THE TIME OF SALE WILL TAKE PRECEDENCE OVER ANY PREVIOUSLY PRINTED MATERIAL OR ANY ORAL STATMENT MADE.



FARM AUCTION

208.55 +/- AC

Humboldt, Illinois

Humboldt Township / Coles County

- Offered in Four (4) Tracts
- Buyer's Choice Method
- 195.23 FSA Crop Acres
- Soil Productivity Index: 132.2 Whole Farm
- High Quality Tillable Farmland
- Tract Size 27-99 +/- Ac.

LIVE, ONLINE, & PHONE BIDDING
TUESDAY, DECEMBER 15, 2026
BIDDING OPENS 10AM CENTRAL
Green Mill Village Hotel & Suites
917 Green Mill Rd Arcola IL 61910

DEC
15

ONLINE
auctions.gfarmland.com
PHONE BIDDING AVAILABLE
Call 765-426-6666 for details



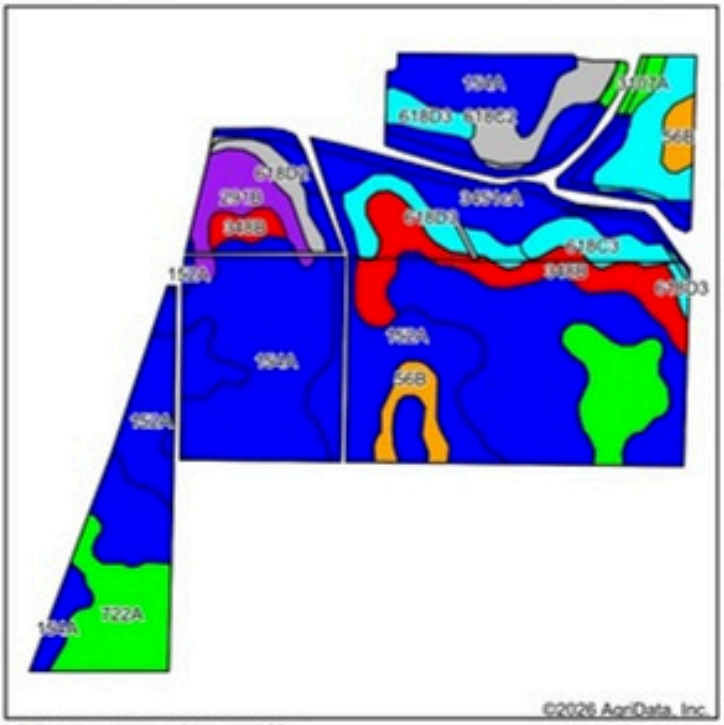
AUCTION REPRESENTATIVE
Matt Rhodes
(217) 251-7067
matt.rhodes@gfarmland.com

Johnny Klemme, Auctioneer
License IL # 441002505
Sellers: Larry D. Ruble

Photos, aerial images, and map drawings are for illustration purposes only and not surveyed boundary lines unless specified.

Whole Farm

Soils Map





State: **Illinois**
County: **Coles**
Location: **4-13N-8E**
Township: **Humboldt**
Acres: **195.21**

GESWEIN FARM & LAND

Maps Provided By surety

Soils data provided by USDA and NRCS.

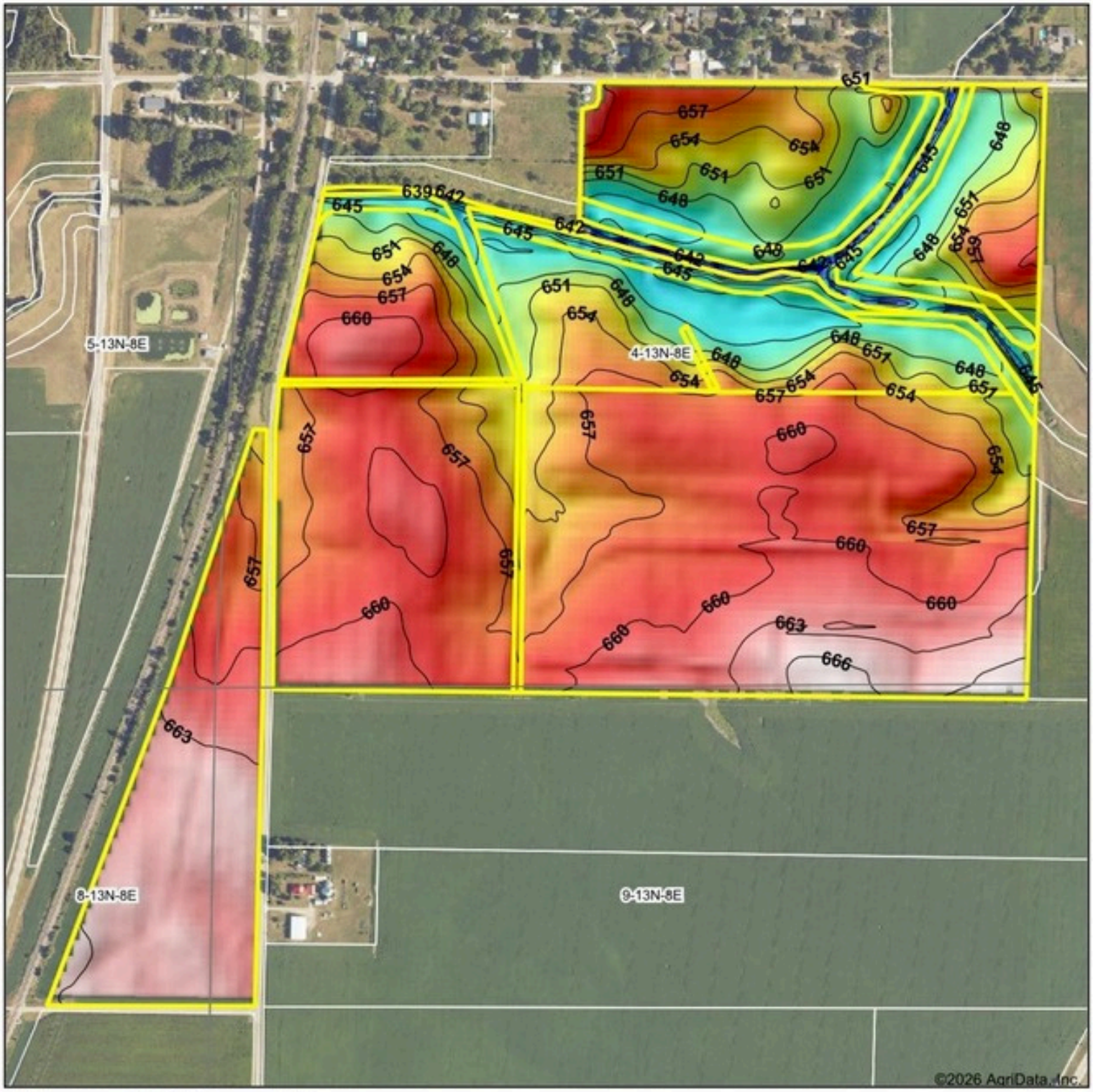
Area Symbol: IL029, Soil Area Version: 25

Code	Soil Description	Acres	Percent of field	Il. State Productivity Index Legend	*Corn Bu/A	*Soybeans Bu/A	*Crop productivity index for optimum management	*n NCCPI Overall	*n NCCPI Corn	*n NCCPI Soybeans
154A	Flanagan silt loam, 0 to 2 percent slopes	73.71	37.8%		194	63	144	90	90	76
**152A	Drummer silty clay loam, 0 to 2 percent slopes	26.80	13.7%		**195	**63	**144	82	81	74
**3451cA	Lawson silt loam, cool mesic, 0 to 2 percent slopes, frequently flooded	21.59	11.1%		**190	**61	**140	85	85	81
**722A	Drummer-Milford silty clay loams, 0 to 2 percent slopes	19.12	9.8%		**186	**61	**138	78	77	71
**618D3	Senachwine clay loam, 10 to 18 percent slopes, severely eroded	14.58	7.5%		**112	**36	**82	47	47	41
**348B	Wingate silt loam, 2 to 5 percent slopes	14.22	7.3%		**162	**51	**119	85	85	75
**291B	Xenia silt loam, Bloomington Ridged Plain, 2 to 5 percent slopes	6.12	3.1%		**159	**49	**116	86	86	70
**618C2	Senachwine silt loam, 5 to 10 percent slopes, eroded	5.36	2.7%		**136	**44	**100	61	61	55
**568	Dana silt loam, 2 to 5 percent slopes	5.30	2.7%		**178	**55	**130	90	90	79
**618C3	Senachwine clay loam, 5 to 10 percent slopes, severely eroded	3.96	2.0%		**122	**39	**89	59	59	47
**618D2	Senachwine silt loam, 10 to 18 percent slopes, eroded	2.64	1.4%		**127	**41	**93	58	58	51
**3107A	Sawmill silty clay loam, 0 to 2 percent slopes, frequently flooded	1.81	0.9%		**189	**60	**139	63	63	44
				Weighted Average	178.9	57.7	132.2	*n 81.4	*n 81.1	*n 71.2

Table: Optimum Crop Productivity Ratings for Illinois Soil EFOTG are sourced from Bulletin 811 calculated Map Unit Base Yield Indices, and adjusted (Adj) for slope, erosion, and surface texture. Publication Date: 02-08-2023
Crop yields and productivity (B811 EFOTG) are maintained at the following USDA web site: 2023 Illinois Soil Productivity and Yield Indices: https://efotg.sc.egov.usda.gov/#/state/IL/documents/section=2&folder=52809
* The flood/pond factor has been removed for B811 indexes and yields.
** Base indexes from Bulletin 811 adjusted for slope, erosion, and surface texture according to the Il. Soils EFOTG
*n: The aggregation method is "Weighted Average using all components"

Topography Hillshade

Whole Farm



Low Elevation High

GESWEIN FARM & LAND

Maps Provided By surety CUSTOMIZED ONLINE MAPPING

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

Source:	USGS 10 meter dem
Interval(ft):	3
Min:	636.7
Max:	668.1
Range:	31.4
Average:	656.3
Standard Deviation:	6.46 ft

0ft 660ft 1320ft

4-13N-8E
Coles County
Illinois

Boundary Center: 39° 35' 44.07, -88° 19' 3.4

Wetlands Map





State: **Illinois**
Location: **4-13N-8E**
County: **Coles**
Township: **Humboldt**
Date: **10/19/2026**

GESWEIN FARM & LAND

Maps Provided By surety CUSTOMIZED ONLINE MAPPING

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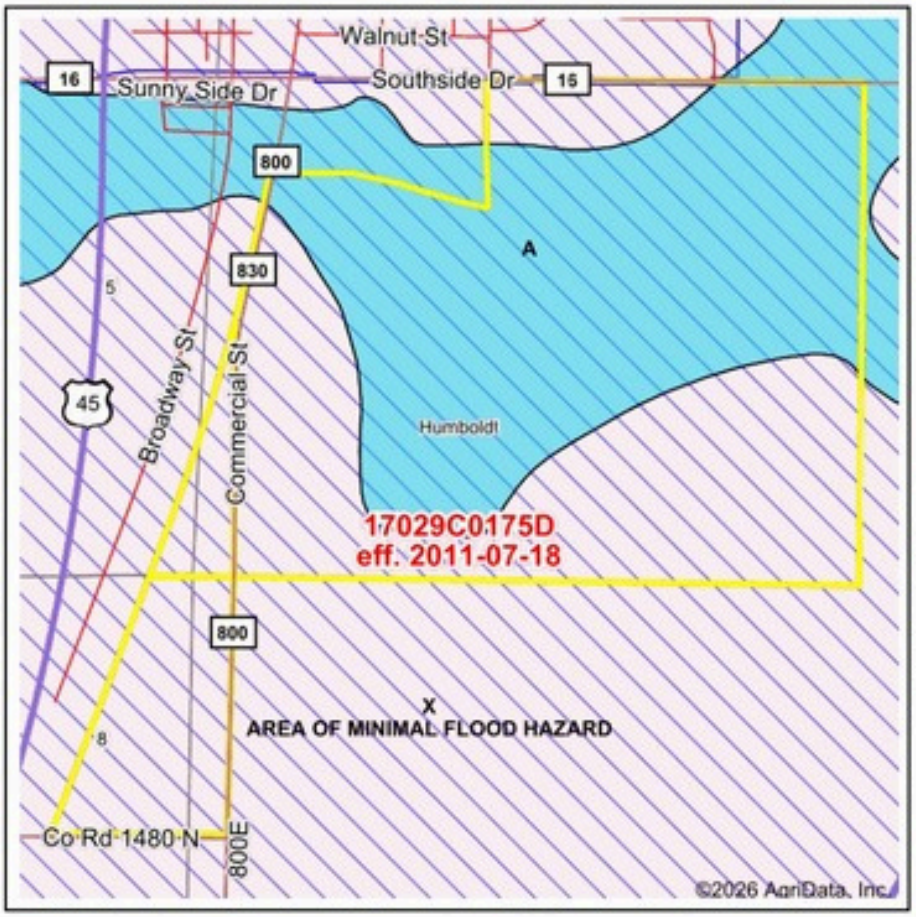
N W E S

0ft 1008ft 2016ft

	Classification Code	Type	Acres
	R2UBHx	Riverine	2.44
	R4SBC	Riverine	0.89
		Total Acres	3.33

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

FEMA Report





Map Center: 39° 35' 44.11, -88° 19' 3.6

State:	IL	Acres:	207.94
County:	Coles	Date:	10/19/2026
Location:	4-13N-8E		
Township:	Humboldt		

GESWEIN FARM & LAND

Maps Provided By surety CUSTOMIZED ONLINE MAPPING

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Name	Number	County	NFIP Participation	Acres	Percent
COLES COUNTY	170986	Coles	Regular	207.53	99.8%
VILLAGE OF HUMBOLDT	171089	Coles	None	0.41	0.2%
			Total	207.94	100%

Map Change	Date	Case No.	Acres	Percent
No			0	0%

Zone	SubType	Description	Acres	Percent
X	AREA OF MINIMAL FLOOD HAZARD	Outside 500-year Floodplain	106.41	51.2%
A		100-year Floodplain	101.53	48.8%
		Total	207.94	100%

Panel	Effective Date	Acres	Percent
17029C0175D	7/18/2011	207.94	100%
	Total	207.94	100%

Flood related information provided by FEMA

PLAT OF SURVEY

SITUATED IN THE SOUTH HALF (S.1/2) OF SECTION FOUR (4), THE SOUTHEAST QUARTER (SE.1/4) OF SECTION FIVE (5) AND THE NORTHEAST QUARTER (NE.1/4) OF SECTION EIGHT (8), ALL IN TOWNSHIP THIRTEEN (13) NORTH, RANGE EIGHT (8) EAST OF THE THIRD (3RD) PRINCIPAL MERIDIAN, COLES COUNTY, ILLINOIS.

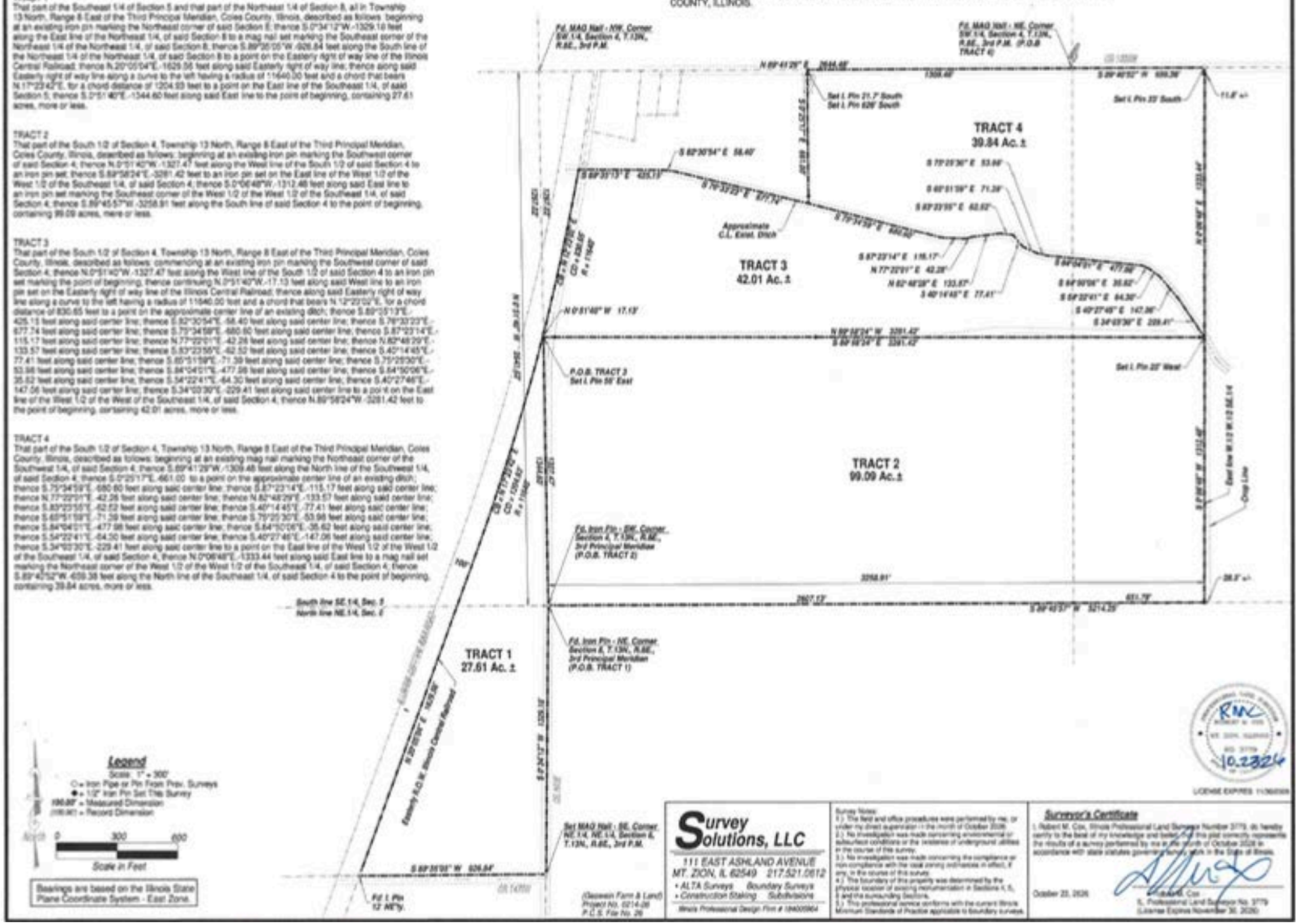
LEGAL DESCRIPTIONS

TRACT 1
That part of the Southeast 1/4 of Section 5 and that part of the Northeast 1/4 of Section 8, all in Township 13 North, Range 8 East of the Third Principal Meridian, Coles County, Illinois, described as follows: beginning at an existing iron pin marking the Northeast corner of said Section 8; thence S.0°34'12"W.-1329.18 feet along the East line of the Northeast 1/4, of said Section 8 to a mag nail set marking the Southeast corner of the Northeast 1/4 of the Northeast 1/4, of said Section 8; thence S.89°35'05"W.-926.84 feet along the South line of the Northeast 1/4 of the Northeast 1/4, of said Section 8 to a point on the Easterly right of way line of the Illinois Central Railroad; thence N.20°05'04"E.-1629.56 feet along said Easterly right of way line; thence along said Easterly right of way line along a curve to the left having a radius of 11640.00 feet and a chord that bears N.17°23'42"E. for a chord distance of 1204.93 feet to a point on the East line of the Southeast 1/4, of said Section 5; thence S.2°51'40"E.-1344.60 feet along said East line to the point of beginning, containing 27.61 acres, more or less.

TRACT 2
That part of the South 1/2 of Section 4, Township 13 North, Range 8 East of the Third Principal Meridian, Coles County, Illinois, described as follows: beginning at an existing iron pin marking the Southwest corner of said Section 4; thence N.0°51'40"W.-1327.47 feet along the West line of the South 1/2 of said Section 4 to an iron pin set; thence S.89°58'24"E.-3281.42 feet to an iron pin set on the East line of the West 1/2 of the West 1/2 of the Southeast 1/4, of said Section 4; thence S.0°06'48"W.-1312.48 feet along said East line to an iron pin set marking the Southeast corner of the West 1/2 of the West 1/2 of the Southeast 1/4, of said Section 4; thence S.89°45'57"W.-3258.91 feet along the South line of said Section 4 to the point of beginning, containing 99.09 acres, more or less.

TRACT 3
That part of the South 1/2 of Section 4, Township 13 North, Range 8 East of the Third Principal Meridian, Coles County, Illinois, described as follows: commencing at an existing iron pin marking the Southwest corner of said Section 4; thence N.0°51'40"W.-1327.47 feet along the West line of the South 1/2 of said Section 4 to an iron pin set marking the point of beginning, thence continuing N.0°51'40"W.-17.13 feet along said West line to an iron pin set on the Easterly right of way line of the Illinois Central Railroad; thence along said Easterly right of way line along a curve to the left having a radius of 11640.00 feet and a chord that bears N.12°22'02"E. for a chord distance of 830.65 feet to a point on the approximate center line of an existing ditch; thence S.89°05'13"E.-425.13 feet along said center line; thence S.82°30'54"E.-58.40 feet along said center line; thence S.76°33'23"E.-677.74 feet along said center line; thence S.73°34'59"E.-680.60 feet along said center line; thence S.87°23'14"E.-115.17 feet along said center line; thence N.77°22'01"E.-42.28 feet along said center line; thence N.82°48'29"E.-133.57 feet along said center line; thence S.83°23'55"E.-62.52 feet along said center line; thence S.40°14'45"E.-77.41 feet along said center line; thence S.65°51'59"E.-71.39 feet along said center line; thence S.75°25'30"E.-53.98 feet along said center line; thence S.84°04'01"E.-477.98 feet along said center line; thence S.64°50'06"E.-35.62 feet along said center line; thence S.54°22'41"E.-64.30 feet along said center line; thence S.40°27'46"E.-147.06 feet along said center line; thence S.34°02'30"E.-229.41 feet along said center line to a point on the East line of the West 1/2 of the West of the Southeast 1/4, of said Section 4; thence N.89°58'24"W.-3281.42 feet to the point of beginning, containing 42.01 acres, more or less.

TRACT 4
That part of the South 1/2 of Section 4, Township 13 North, Range 8 East of the Third Principal Meridian, Coles County, Illinois, described as follows: beginning at an existing mag nail marking the Northeast corner of the Southeast 1/4, of said Section 4; thence S.89°41'29"W.-1309.48 feet along the North line of the Southeast 1/4, of said Section 4; thence S.0°25'17"E.-661.00 to a point on the approximate center line of an existing ditch; thence S.75°34'59"E.-680.60 feet along said center line; thence S.87°23'14"E.-115.17 feet along said center line; thence N.77°22'01"E.-42.28 feet along said center line; thence N.82°48'29"E.-133.57 feet along said center line; thence S.83°23'55"E.-62.52 feet along said center line; thence S.40°14'45"E.-77.41 feet along said center line; thence S.65°51'59"E.-71.39 feet along said center line; thence S.75°25'30"E.-53.98 feet along said center line; thence S.84°04'01"E.-477.98 feet along said center line; thence S.64°50'06"E.-35.62 feet along said center line; thence S.54°22'41"E.-64.30 feet along said center line; thence S.40°27'46"E.-147.06 feet along said center line; thence S.34°02'30"E.-229.41 feet along said center line to a point on the East line of the West 1/2 of the Southeast 1/4, of said Section 4; thence N.0°06'48"E.-1333.44 feet along said East line to a mag nail set marking the Northeast corner of the West 1/2 of the West 1/2 of the Southeast 1/4, of said Section 4; thence S.89°45'52"W.-609.38 feet along the North line of the Southeast 1/4, of said Section 4 to the point of beginning, containing 39.84 acres, more or less.



Survey Solutions, LLC
111 EAST ASHLAND AVENUE
MT. ZION, IL 62549 217.521.0812
• ALTA Surveys Boundary Surveys
• Construction Staking Subdivisions
Illinois Professional Design Firm # 184005964

Survey Notes:
1.) This field and office procedures were performed by me, or under my direct supervision in the month of October 2026.
2.) No investigation was made concerning environmental or subsurface conditions or the existence of underground utilities in the course of this survey.
3.) No investigation was made concerning the compliance or non-compliance with the local zoning ordinances in effect, if any, in the course of this survey.
4.) The boundary of this property was determined by the physical location of existing monumentation in Sections 4, 5, 8 and the surrounding Sections.
5.) This professional service conforms with the current Illinois Minimum Standards of Practice applicable to boundary surveys.

Surveyor's Certificate

I, Robert M. Cox, Illinois Professional Land Surveyor Number 3779, do hereby certify to the best of my knowledge and belief, that this plat correctly represents the results of a survey performed by me in the month of October 2026 in accordance with state statutes governing land survey work in the State of Illinois.

October 23, 2026

Robert M. Cox
IL. Professional Land Surveyor No. 3779
License Expires November 30, 2026)

(Gasswein Farm & Land)
Project No. 0214-26
P.C.S. File No. 26

TRACT 1





27.61 +/- ACRES

Humboldt Township / Coles County

- High Qualty Class A Farmland
- Lease-free for the 2027 Crop Year
- Surveyed Acreage
- 27.09 FSA Cropland Acres - NHEL
- Soil PI - 141.6
- Pt. of Sections 5 & 8, Humboldt Twsp.
- CR 1480 N & 800 E (Commercial St.)
- Lat/Long: 39.5918, -88.323

FARM & LAND
Real Estate & Auctions



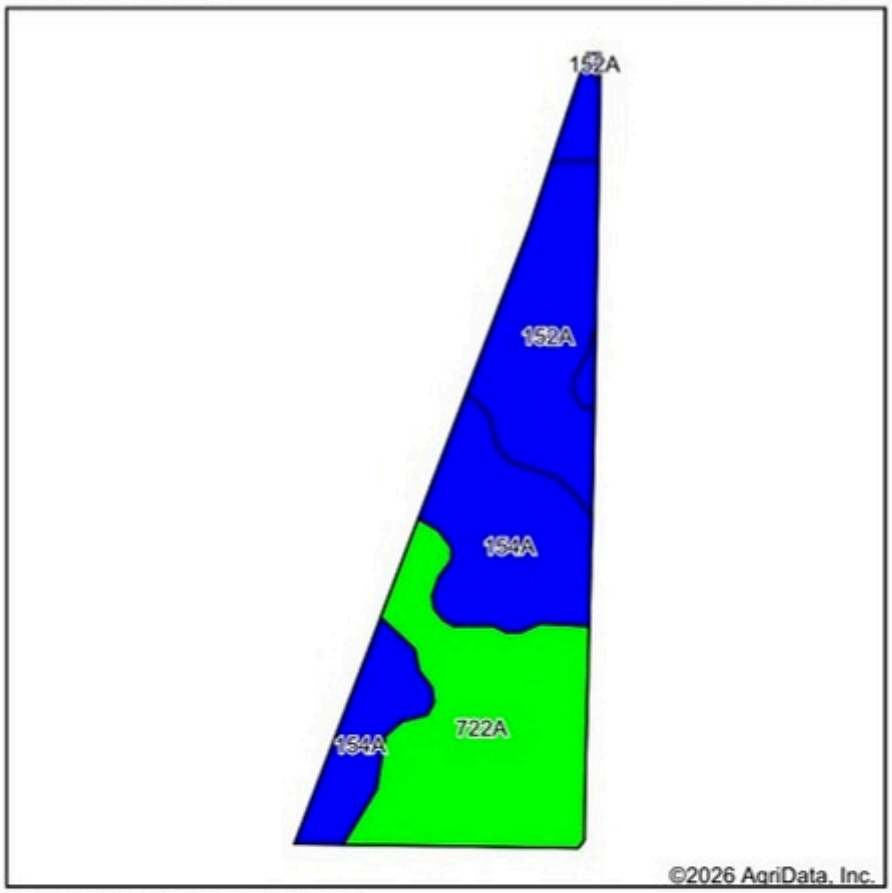
Auction Representative:
Matt Rhodes
(217) 251-7067
matt.rhodes@gfarmland.com

Photos, arial images, and map drawings are for illustration purposes only and not surveyed boundary lines unless specified.

Johnny Klemme, Auctioneer
License IL # 441002505
Seller: Larry D. Ruble

TRACT 1

Soils Map





State: **Illinois**
County: **Coles**
Location: **8-13N-8E**
Township: **Humboldt**
Acres: **26.87**

GESWEIN FARM & LAND

Maps Provided by surety CUSTOMIZED ONLINE MAPPING
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Soils data provided by USDA and NRCS.

Area Symbol: IL029, Soil Area Version: 25										
Code	Soil Description	Acres	Percent of field	Il. State Productivity Index Legend	*Corn Bu/A	*Soybeans Bu/A	*Crop productivity index for optimum management	*n NCCPI Overall	*n NCCPI Corn	*n NCCPI Soybeans
**722A	Drummer-Milford silty clay loams, 0 to 2 percent slopes	10.68	39.8%		**186	**61	**138	78	77	71
154A	Flanagan silt loam, 0 to 2 percent slopes	9.82	36.5%		194	63	144	90	90	76
**152A	Drummer silty clay loam, 0 to 2 percent slopes	6.37	23.7%		**195	**63	**144	82	81	74
				Weighted Average	**191.1**	**62.2**	**141.6**	***n 83.3**	***n 82.7**	***n 73.5**

Table: Optimum Crop Productivity Ratings for Illinois Soil EFOTG are sourced from Bulletin 811 calculated Map Unit Base Yield Indices, and adjusted (Adj) for slope, erosion, and surface texture. Publication Date: 02-08-2023
Crop yields and productivity (B811 EFOTG) are maintained at the following USDA web site: 2023 Illinois Soil Productivity and Yield Indices: https://efotg.sc.egov.usda.gov/#/state/IL/documents/section=2&folder=52809
* The flood/pond factor has been removed for B811 indexes and yields.
** Base indexes from Bulletin 811 adjusted for slope, erosion, and surface texture according to the Il. Soils EFOTG
*n: The aggregation method is "Weighted Average using all components"

Soils data provided by USDA and NRCS. Soils data provided by University of Illinois at Champaign-Urbana.



99.09 +/- ACRES

Humboldt Township / Coles County

- High Quality Class A Farmland
- Lease-free for the 2027 Crop Year
- Surveyed Acreage
- 95.46 FSA Cropland Acres - NHEL
- Soil PI - 140.3
- CR 800 E / Commercial St. along W boundary
- Pt. of Section 4, Humboldt Twsp.
- Lat/Long: 39.5959, -88.3166

FARM & LAND
Real Estate & Auctions



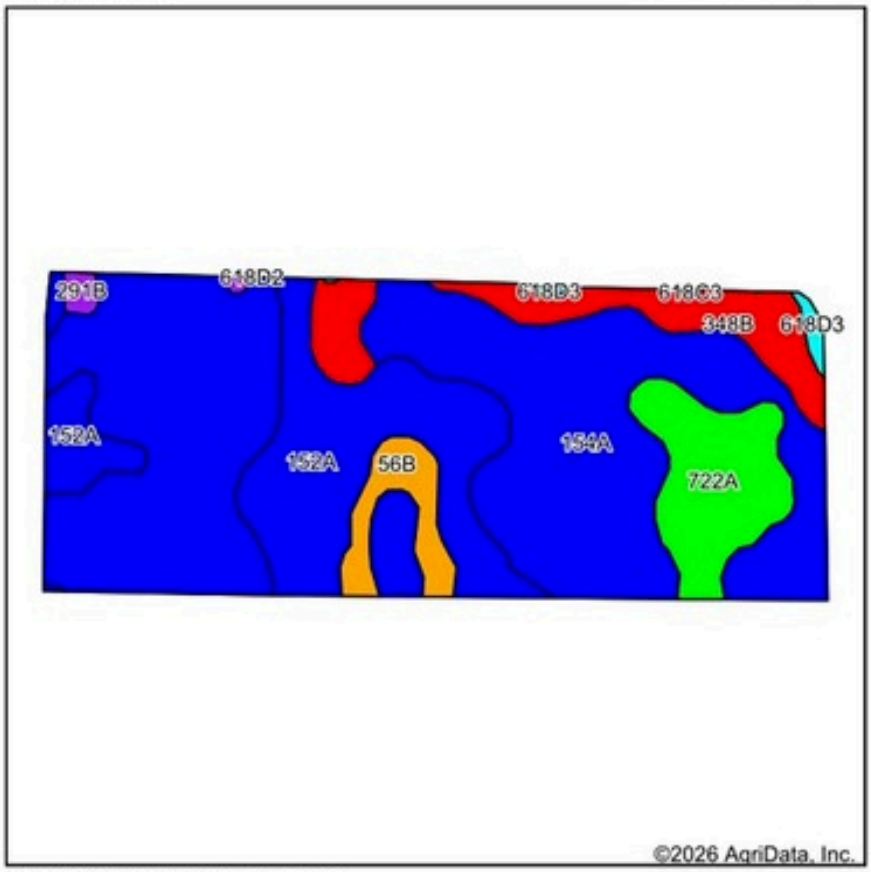
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Johnny Klemme, Auctioneer
License IL # 441002505
Seller: Larry D. Ruble

Tract 2

Soils Map



Soils data provided by USDA and NRCS.



State: **Illinois**
County: **Coles**
Location: **4-13N-8E**
Township: **Humboldt**
Acres: **97.66**

GESWEIN FARM & LAND

Maps Provided By surety CUSTOMIZED ONLINE MAPPING © AgriData, Inc. 2025 www.AgriDataInc.com

Area Symbol: IL029, Soil Area Version: 25

Code	Soil Description	Acres	Percent of field	Il. State Productivity Index Legend	*Corn Bu/A	*Soybeans Bu/A	*Crop productivity index for optimum management	*n NCCPI Overall	*n NCCPI Corn	*n NCCPI Soybeans
154A	Flanagan silt loam, 0 to 2 percent slopes	55.93	57.3%		194	63	144	90	90	76
**152A	Drummer silty clay loam, 0 to 2 percent slopes	19.99	20.5%		**195	**63	**144	82	81	74
**722A	Drummer-Milford silty clay loams, 0 to 2 percent slopes	8.63	8.8%		**186	**61	**138	78	77	71
**348B	Wingate silt loam, 2 to 5 percent slopes	8.31	8.5%		**162	**51	**119	85	85	75
**56B	Dana silt loam, 2 to 5 percent slopes	3.54	3.6%		**178	**55	**130	90	90	79
**291B	Xenia silt loam, Bloomington Ridged Plain, 2 to 5 percent slopes	0.67	0.7%		**159	**49	**116	86	86	70
**618D3	Senachwine clay loam, 10 to 18 percent slopes, severely eroded	0.59	0.6%		**112	**36	**82	47	47	41
				Weighted Average	**189.5**	**61.3**	**140.3**	***n 86.6**	***n 86.3**	***n 74.9**

Table: Optimum Crop Productivity Ratings for Illinois Soil EFOTG are sourced from Bulletin 811 calculated Map Unit Base Yield Indices, and adjusted (Adj) for slope, erosion, and surface texture. Publication Date: 02-08-2023
Crop yields and productivity (B811 EFOTG) are maintained at the following USDA web site: 2023 Illinois Soil Productivity and Yield Indices: https://efotg.sc.egov.usda.gov/#/state/IL/documents/section=2&folder=52809
* The flood/pond factor has been removed for B811 indexes and yields.
** Base indexes from Bulletin 811 adjusted for slope, erosion, and surface texture according to the Il. Soils EFOTG
*n: The aggregation method is "Weighted Average using all components"

Soils data provided by USDA and NRCS. Soils data provided by University of Illinois at Champaign-Urbana.



42.01 +/- ACRES

Humboldt Township / Coles County

- Tillable Farmland
- Lease-free for the 2027 Crop Year
- Surveyed Acreage
- 37.54 FSA Cropland Acres - HEL & NHEL
- 3.59 CRP Ac, $300/ac exp. 9/30/37
- Soil PI - 118.1
- Road Frontage on CR 800 E / Commercial St.
- Pt. of Section 4, Humboldt Twsp.
- Lat/Long: 39.5984, -88.3182

FARM & LAND
Real Estate & Auctions



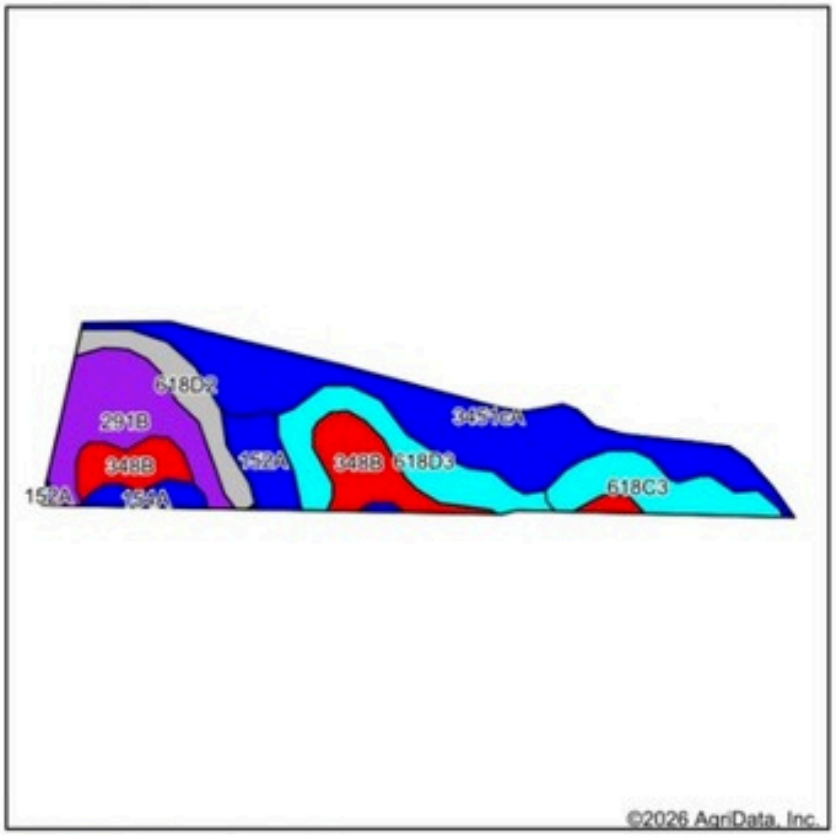
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License IL # 441002505
Seller: Larry D. Ruble

Tract 3

Soils Map





State: **Illinois**
County: **Coles**
Location: **4-13N-8E**
Township: **Humboldt**
Acres: **37.53**

GESWEIN FARM & LAND

Maps Provided By surety CUSTOMIZED ONLINE MAPPING
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Soils data provided by USDA and NRCS.

Area Symbol: IL029, Soil Area Version: 25

Code	Soil Description	Acres	Percent of field	Il. State Productivity Index Legend	*Corn Bu/A	*Soybeans Bu/A	*Crop productivity index for optimum management	*n NCCPI Overall	*n NCCPI Corn	*n NCCPI Soybeans
**3451cA	Lawson silt loam, cool mesic, 0 to 2 percent slopes, frequently flooded	12.18	32.4%		**190	**61	**140	85	85	81
**291B	Xenia silt loam, Bloomington Ridged Plain, 2 to 5 percent slopes	5.58	14.9%		**159	**49	**116	86	86	70
**348B	Wingate silt loam, 2 to 5 percent slopes	5.44	14.5%		**162	**51	**119	85	85	75
**618D3	Senachwine clay loam, 10 to 18 percent slopes, severely eroded	4.78	12.7%		**112	**36	**82	47	47	41
**618C3	Senachwine clay loam, 5 to 10 percent slopes, severely eroded	3.56	9.5%		**122	**39	**89	59	59	47
**618D2	Senachwine silt loam, 10 to 18 percent slopes, eroded	2.69	7.2%		**127	**41	**93	58	58	51
**152A	Drummer silty clay loam, 0 to 2 percent slopes	2.10	5.6%		**195	**63	**144	82	81	74
154A	Flanagan silt loam, 0 to 2 percent slopes	1.20	3.2%		194	63	144	90	90	76
				Weighted Average	**160.8**	**51.2**	**118.1**	***n 75.9**	***n 75.8**	***n 67.5**

Table: Optimum Crop Productivity Ratings for Illinois Soil EFOTG are sourced from Bulletin 811 calculated Map Unit Base Yield Indices, and adjusted (Adj) for slope, erosion, and surface texture. Publication Date: 02-08-2023
Crop yields and productivity (B811 EFOTG) are maintained at the following USDA web site: 2023 Illinois Soil Productivity and Yield Indices: https://efotg.sc.egov.usda.gov/#/state/IL/documents/section=2&folder=52809
* The flood/pond factor has been removed for B811 indexes and yields.
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*n: The aggregation method is "Weighted Average using all components"



39.84 +/- ACRES

Humboldt Township / Coles County

- Tillable Farmland or Potential Homesites
- Lease-free for the 2027 Crop Year
- Surveyed Acreage
- 35.14 FSA Cropland Acres - HEL
- 6.0 CRP Ac, $300/ac exp. 9/30/37
- 10.46 Ac of expiring CRP 9/30/26 (E of ditch)
- Soil PI - 119.5
- Improved w/ 3 grain bins
- Road Frontage on Southside Dr.
- Pt. of Section 4, Humboldt Twsp.
- Lat/Long: 39.6003, -88.3137

FARM & LAND
Real Estate & Auctions



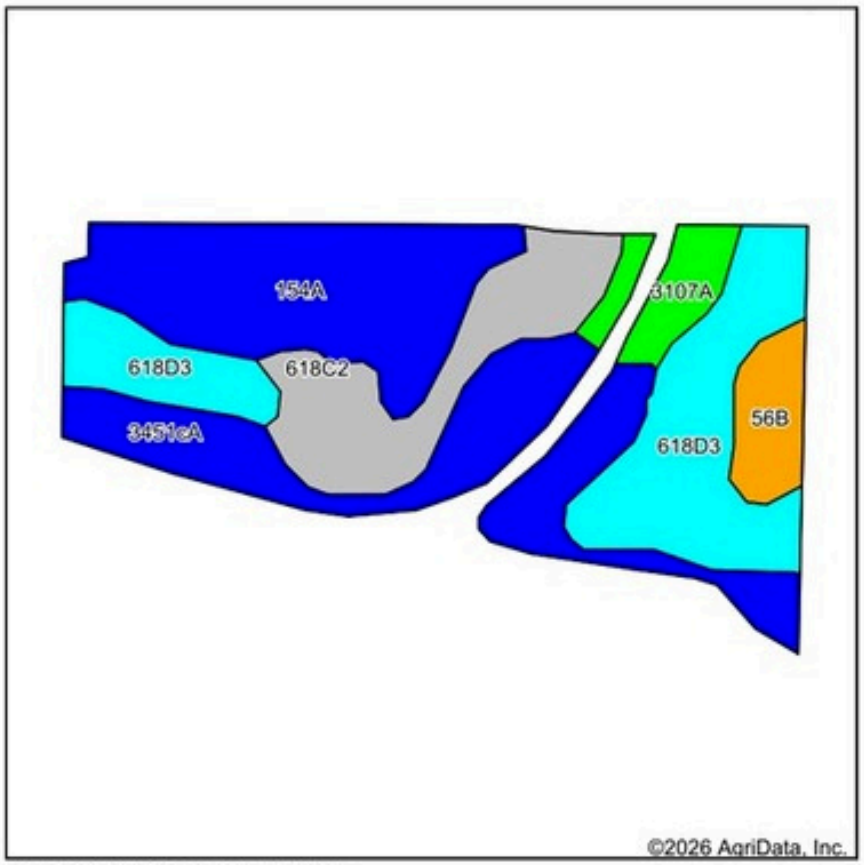
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License IL # 441002505
Seller: Larry D. Ruble

Tract 4

Soils Map



Soils data provided by USDA and NRCS.



State: **Illinois**
County: **Coles**
Location: **4-13N-8E**
Township: **Humboldt**
Acres: **35.14**

GESWEIN FARM & LAND

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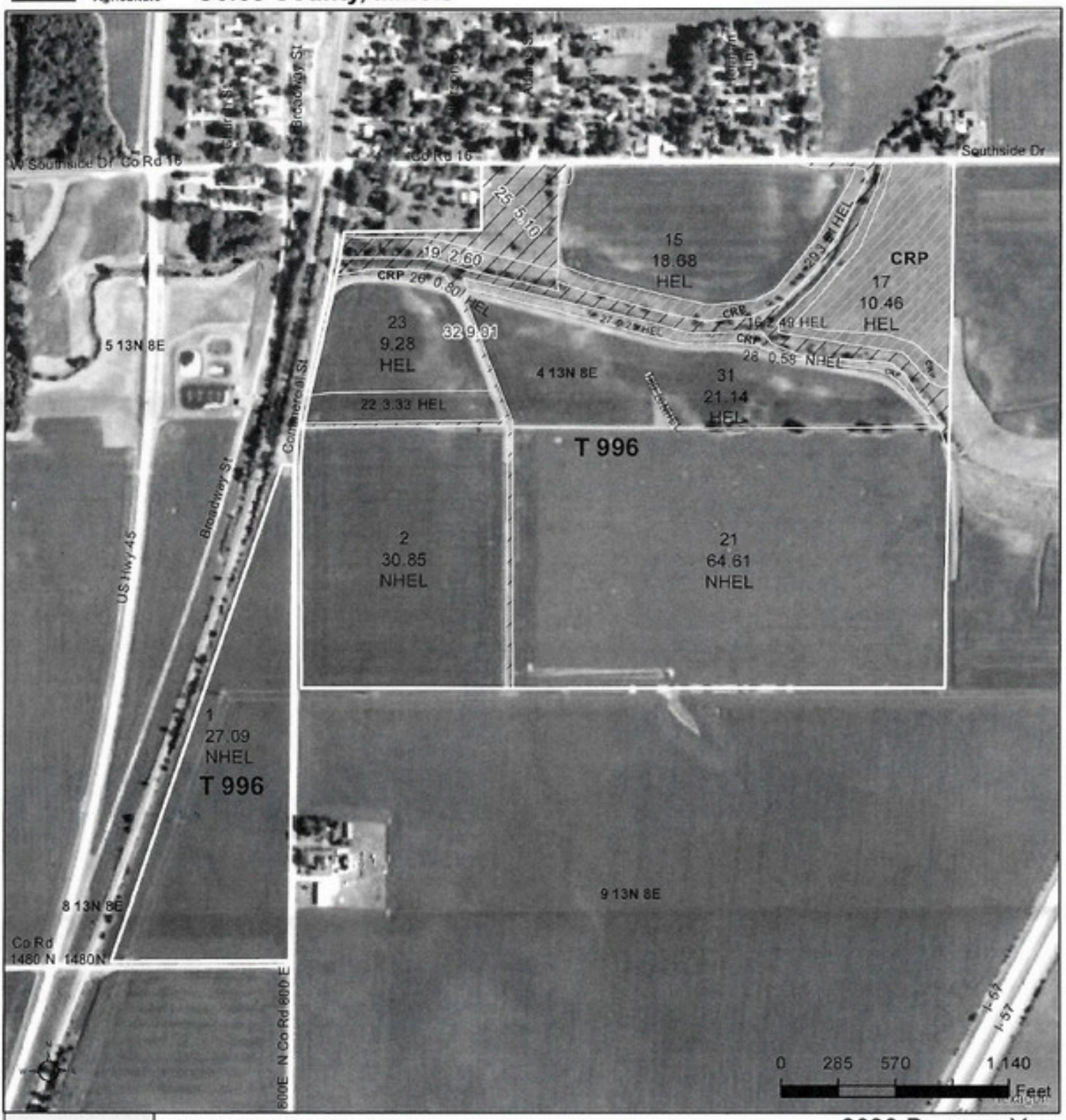
Area Symbol: IL029, Soil Area Version: 25										
Code	Soil Description	Acres	Percent of field	Il. State Productivity Index Legend	*Corn Bu/A	*Soybeans Bu/A	*Crop productivity index for optimum management	*n NCCPI Overall	*n NCCPI Corn	*n NCCPI Soybeans
**618D3	Senachwine clay loam, 10 to 18 percent slopes, severely eroded	8.92	25.4%		**112	**36	**82	47	47	41
154A	Flanagan silt loam, 0 to 2 percent slopes	8.59	24.4%		194	63	144	90	90	76
**3451cA	Lawson silt loam, cool mesic, 0 to 2 percent slopes, frequently flooded	8.55	24.3%		**190	**61	**140	85	85	81
**618C2	Senachwine silt loam, 5 to 10 percent slopes, eroded	5.40	15.4%		**136	**44	**100	61	61	55
**3107A	Sawmill silty clay loam, 0 to 2 percent slopes, frequently flooded	1.90	5.4%		**189	**60	**139	63	63	44
**56B	Dana silt loam, 2 to 5 percent slopes	1.78	5.1%		**178	**55	**130	90	90	79
				Weighted Average	**162.2**	**52.2**	**119.5**	***n 72**	***n 72**	***n 63.5**

Table: Optimum Crop Productivity Ratings for Illinois Soil EFOTG are sourced from Bulletin 811 calculated Map Unit Base Yield Indices, and adjusted (Adj) for slope, erosion, and surface texture. Publication Date: 02-08-2023
Crop yields and productivity (B811 EFOTG) are maintained at the following USDA web site: 2023 Illinois Soil Productivity and Yield Indices: https://efotg.sc.egov.usda.gov/#/state/IL/documents/section=2&folder=52809
* The flood/pond factor has been removed for B811 indexes and yields.
** Base indexes from Bulletin 811 adjusted for slope, erosion, and surface texture according to the Il. Soils EFOTG
*n: The aggregation method is "Weighted Average using all components"

Soils data provided by USDA and NRCS. Soils data provided by University of Illinois at Champaign-Urbana.

USDA United States Department of Agriculture

Coles 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 November 27, 2025

Farm **622**

Tract **996**

Tract Cropland Total: 195.23 acres

IL029_T996

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ILLINOIS
COLES

Form: FSA-156EZ

See Page 2 for non-discriminatory Statements.

USDA United States Department of Agriculture
Farm Service Agency

Abbreviated 156 Farm Record

FARM : 622

Crop Year : 2026

Operator Name :
CRP Contract Number(s) : 11343A,11737
Recon ID : None
Transferred From : None
ARCPLC G/I/F Eligibility : Eligible

Farm Land Data

Farmland	Cropland	DCP Cropland	WBP	EWP	WRP	GRP	Sugarcane	Farm Status	Number Of Tracts
211.94	195.23	195.23	0.00	0.00	0.00	0.00	0.0	Active	1

State Conservation	Other Conservation	Effective DCP Cropland	Double Cropped	CRP	MPL	DCP Ag.Rel. Activity	SOD
0.00	0.00	175.18	0.00	20.05	0.00	0.00	0.00

Crop Election Choice

ARC Individual	ARC County	Price Loss Coverage
None	None	None
ARC Individual - Default	**ARC County - Default**	**Price Loss Coverage - Default**
None	SOYBN	CORN

DCP Crop Data

Crop Name	Base Acres	CCC-505 CRP Reduction Acres	PLC Yield	HIP
Corn	88.06	0.00	143	
Soybeans	86.45	0.00	47	0
TOTAL	**174.51**	**0.00**		

NOTES

Tract Number : 996

Description : S4 T13N R8E,S5 T13N R8E, S8 T13N R8E
FSA Physical Location : ILLINOIS/COLES
ANSI Physical Location : ILLINOIS/COLES
BIA Unit Range Number :
CRP Contract Number(s) : 11343A,11737
HEL Status : HEL field on tract.Conservation system being actively applied
Wetland Status : Tract contains a wetland or farmed wetland
WL Violations : None
Owners : LARRY RUBLE
Other Producers : None
Recon ID : None

Abbreviated 156 Farm Record

Tract Land Data

Tract 996 Continued ...

Farm Land	Cropland	DCP Cropland	WBP	EWP	WRP	GRP	Sugarcane
211.94	195.23	195.23	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	175.18	0.00	20.05	0.00	0.00	0.00

DCP Crop Data

Crop Name	Base Acres	CCC-505 CRP Reduction Acres	PLC Yield
Corn	88.06	0.00	143
Soybeans	86.45	0.00	47
TOTAL	**174.51**	**0.00**	

NOTES

In 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 USDA programs are prohibited from discriminating based on race, color, national origin, religion, sex, disability, age, marital status, family/parental 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). 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 Sign Language, etc.) should contact the State or Local Agency that administers the program or contact USDA through the Telecommunications Relay Service at 711 (voice and TTY). Additionally, program information 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 How to File a Program Discrimination Complaint 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.

CRP-1 (01-23-26) U.S. DEPARTMENT OF AGRICULTURE
Commodity Credit Corporation

CONSERVATION RESERVE PROGRAM CONTRACT

1. ST. & CO. CODE & ADMIN. LOCATION	2. SIGN-UP NUMBER
17 029	57
3. CONTRACT NUMBER	4. ACRES FOR ENROLLMENT
11737	9.59

5A. COUNTY FSA OFFICE ADDRESS *(Include Zip Code)*
COLES COUNTY FARM SERVICE AGENCY
6021 DEVELOPMENT DR
CHARLESTON, IL61920-0000

5B. COUNTY FSA OFFICE PHONE NUMBER *(Include Area Code)*: (217)208-4001

6. TRACT NUMBER	7. CONTRACT PERIOD FROM: (MM-DD-YYYY)	TO: (MM-DD-YYYY)
996	10-01-2022	09-30-2037

8. SIGNUP TYPE: Continuous

INSTRUCTIONS: RETURN THIS COMPLETED FORM TO YOUR COUNTY FSA OFFICE.

***THIS CONTRACT** is entered into between the Commodity Credit Corporation (referred to as "CCC") and the undersigned owners, operators, or tenants (referred to as "the Participant".) The Participant agrees to place the designated acreage into the Conservation Reserve Program ("CRP") or other use set by CCC for the stipulated contract period from the date the Contract is executed by the CCC. The Participant also agrees to implement on such designated acreage the Conservation Plan developed for such acreage and approved by the CCC and the Participant. Additionally, the Participant and CCC agree to comply with the terms and conditions contained in this Contract, including the Appendix to this Contract, entitled Appendix to CRP-1, Conservation Reserve Program Contract (referred to as "Appendix"). By signing below, the Participant acknowledges receipt of a copy of the Appendix/Appendices for the applicable contract period. The terms and conditions of this contract are contained in this Form CRP-1 and in the CRP-1 Appendix and any addendum thereto. BY SIGNING THIS CONTRACT PARTICIPANTS ACKNOWLEDGE RECEIPT OF THE FOLLOWING FORMS: CRP-1; CRP-1 Appendix and any addendum thereto; and, CRP-2, CRP-2C, CRP-2G, or CRP-2C30, as applicable.*

9A. Rental Rate Per Acre	$ 300.00
9B. Annual Contract Payment	$ 2,877.00
9C. First Year Payment	$

(Item 9C is applicable only when the first year payment is prorated.)

10. Identification of CRP Land *(See Page 2 for additional space)*

A. Tract No.	B. Field No.	C. Practice No.	D. Acres	E. Total Estimated Cost-Share
TRACT 4 996	0016	CP21	2.49	$ 349.00
TRACT 3 996	0026	CP21	0.80	$ 112.00
TRACT 3 996	0027	CP21	2.21	$ 309.00

11. PARTICIPANTS *(If more than three individuals are signing, see Page 3.)*

A(1) PARTICIPANT'S NAME AND ADDRESS *(Include Zip Code)*	(2) SHARE	(3) SIGNATURE (By)	(4) TITLE/RELATIONSHIP OF THE INDIVIDUAL SIGNING IN THE REPRESENTATIVE CAPACITY	(5) DATE *(MM-DD-YYYY)*
LARRY RUBLE	100.00 %			
B(1) PARTICIPANT'S NAME AND ADDRESS *(Include Zip Code)*	(2) SHARE %	(3) SIGNATURE (By)	(4) TITLE/RELATIONSHIP OF THE INDIVIDUAL SIGNING IN THE REPRESENTATIVE CAPACITY	(5) DATE *(MM-DD-YYYY)*
C(1) PARTICIPANT'S NAME AND ADDRESS *(Include Zip Code)*	(2) SHARE %	(3) SIGNATURE (By)	(4) TITLE/RELATIONSHIP OF THE INDIVIDUAL SIGNING IN THE REPRESENTATIVE CAPACITY	(5) DATE *(MM-DD-YYYY)*

12. CCC USE ONLY	A. SIGNATURE OF CCC REPRESENTATIVE	B. DATE *(MM-DD-YYYY)*

NOTE: ***Privacy Act Statement:*** *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 the Commodity Credit Corporation Charter Act (15 U.S.C. 714 et seq.), the Food Security Act of 1985 (16 U.S.C. 3801 et seq.), the Agricultural Act of 2014 (16 U.S.C. 3831 et seq), the Agricultural Improvement Act of 2018 (Pub. L. 115-334), the Further Continuing Appropriations and Other Extensions Act, 2024 (Pub. L. 118-22), the American Relief Act, 2025 (Pub. L. 118-158), Continuing Appropriations, Agriculture, Legislative Branch, Military Construction and Veterans Affairs, and Extensions Act, 2026 (Pub. L. 119-37), and the Conservation Reserve Program 7 CFR Part 1410. The information will be used to determine eligibility to participate in and receive benefits under the Conservation Reserve Program. The information collected on this 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 applicable Routine Uses identified 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.*

Paperwork Reduction Act (PRA) Statement: *The information collection is exempted from PRA as specified in 16 U.S.C. 3846(b)(1).*

Non-Discrimination Statement: *In 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 USDA programs are prohibited from discriminating based on race, color, national origin, religion, sex, disability, age, marital status, family/parental 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). Remedies and complaint filing deadlines vary by program or incident.*

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CONTINUATION OF ITEM 10 – Identification of CRP Land

A. Tract No.	B. Field No.	C. Practice No.	D. Acres	E. Total Estimated C/S
996 TRACT 3	0028	CP21	0.58	$ 81.00
996 TRACT 4	0029	CP21	3.51	$ 491.00

CRP-1 (01-23-26) U.S. DEPARTMENT OF AGRICULTURE
Commodity Credit Corporation

CONSERVATION RESERVE PROGRAM CONTRACT

1. ST. & CO. CODE & ADMIN. LOCATION	2. SIGN-UP NUMBER
17 029	48
3. CONTRACT NUMBER	4. ACRES FOR ENROLLMENT
11343A	10.46

5A. COUNTY FSA OFFICE ADDRESS (Include Zip Code)	6. TRACT NUMBER	7. CONTRACT PERIOD	
		FROM: (MM-DD-YYYY)	TO: (MM-DD-YYYY)
COLES COUNTY FARM SERVICE AGENCY 6021 DEVELOPMENT DR CHARLESTON, IL61920-0000	996	10-01-2016	09-30-2026
	8. SIGNUP TYPE: Continuous		
5B. COUNTY FSA OFFICE PHONE NUMBER (Include Area Code): (217) 208-4001			

INSTRUCTIONS: RETURN THIS COMPLETED FORM TO YOUR COUNTY FSA OFFICE.

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9A. Rental Rate Per Acre	$ 232.32
9B. Annual Contract Payment	$ 2,430.00
9C. First Year Payment	$
(Item 9C is applicable only when the first year payment is prorated.)	

10. Identification of CRP Land *(See Page 2 for additional space)*

A. Tract No.	B. Field No.	C. Practice No.	D. Acres	E. Total Estimated Cost-Share
996	17	CP42	10.46	$ 4,393.00
TRACT 4 EXPIRING CRP				

11. PARTICIPANTS *(If more than three individuals are signing, see Page 3.)*

A(1) PARTICIPANT'S NAME AND ADDRESS (Include Zip Code)	(2) SHARE	(3) SIGNATURE (By)	(4) TITLE/RELATIONSHIP OF THE INDIVIDUAL SIGNING IN THE REPRESENTATIVE CAPACITY	(5) DATE (MM-DD-YYYY)
LARRY RUBLE	100.00 %			
B(1) PARTICIPANT'S NAME AND ADDRESS (Include Zip Code)	(2) SHARE %	(3) SIGNATURE (By)	(4) TITLE/RELATIONSHIP OF THE INDIVIDUAL SIGNING IN THE REPRESENTATIVE CAPACITY	(5) DATE (MM-DD-YYYY)
C(1) PARTICIPANT'S NAME AND ADDRESS (Include Zip Code)	(2) SHARE %	(3) SIGNATURE (By)	(4) TITLE/RELATIONSHIP OF THE INDIVIDUAL SIGNING IN THE REPRESENTATIVE CAPACITY	(5) DATE (MM-DD-YYYY)

12. CCC USE ONLY	A. SIGNATURE OF CCC REPRESENTATIVE	B. DATE (MM-DD-YYYY)

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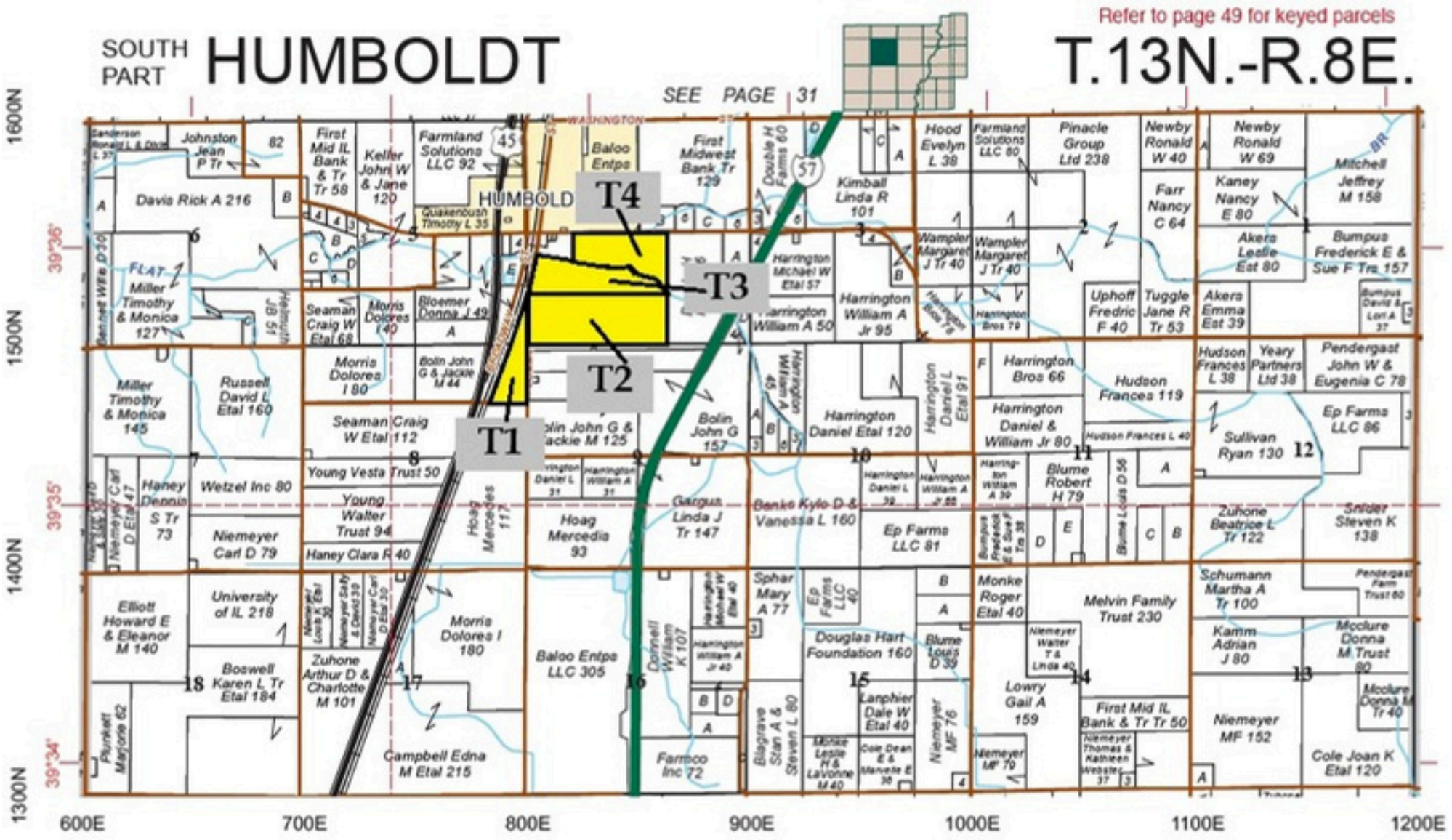
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SOUTH PART HUMBOLDT
T.13N.-R.8E.
Refer to page 49 for keyed parcels
SEE PAGE 31
T1
T2
T3
T4
HUMBOLD
1600N
1500N
1400N
1300N
600E
700E
800E
900E
1000E
1100E
1200E
39°36'
39°35'
39°34'
Davis Rick A 216
Johnston Jean P Tr
First Mid IL Bank & Tr Tr 58
Kelfer John W & Jane 120
Farmland Solutions LLC 92
Baloo Entps
First Midwest Bank Tr 129
Double H Farms 60
Kimball Linda R 101
Hood Evelyn L 38
Farmland Solutions LLC 80
Pinacle Group Ltd 238
Newby Ronald W 40
Newby Ronald W 69
Mitchell Jeffrey M 158
Kaney Nancy E 80
Farr Nancy C 64
Akers Leslie Est 80
Bumpus Frederick E & Sue F Trs 157
Akers Emma Est 39
Uphoff Fredric F 40
Tuggle Jane R Tr 53
Harrington Michael W Etal 57
Harrington William A 50
Harrington William A Jr 95
Wampler Margaret J Tr 40
Miller Timothy & Monica 127
Seaman Craig W Etal 68
Morris Dolores 140
Bloemer Donna J 49
Morris Dolores I 80
Bolin John G & Jackie M 44
Miller Timothy & Monica 145
Russell David L Etal 160
Seaman Craig W Etal 112
Bolin John G & Jackie M 125
Bolin John G 157
Harrington Daniel Etal 120
Harrington Daniel L Etal 91
Harrington Bros 66
Hudson Frances 119
Harrington Daniel & William Jr 80
Hudson Frances L 38
Yeary Partners Ltd 38
Pendergast John W & Eugenia C 78
Ep Farms LLC 86
Sullivan Ryan 130
Young Vesta Trust 50
Young Walter Trust 94
Haney Clara R 40
Haney Dennis S Tr 73
Wetzel Inc 80
Niemeyer Carl D 79
Hoag Mercedes 93
Hoag Mercedes 117
Gargus Linda J Tr 147
Banke Kyle D & Vanessa L 160
Ep Farms LLC 81
Blume Robert H 79
Zuhone Beatrice L Tr 122
Snitzler Steven K 138
Elliott Howard E & Eleanor M 140
University of IL 218
Boswell Karen L Tr Etal 184
Zuhone Arthur D & Charlotte M 101
Morris Dolores I 180
Baloo Entps LLC 305
Donnell William K 107
Sphar Mary A 77
Ep Farms LLC 40
Douglas Hart Foundation 160
Lanphier Dale W Etal 40
Blagrave Stan A & Steven L 80
Farmco Inc 72
Campbell Edna M Etal 215
Monke Roger Etal 40
Melvin Family Trust 230
Lowry Gail A 159
First Mid IL Bank & Tr Tr 50
Niemeyer MF 70
Niemeyer MF 76
Niemeyer MF 152
Schumann Martha A Tr 100
Kamm Adrian J 80
Mcclure Donna M Trust 80
Cole Joan K Etal 120
Plunkett Marjorie 62

PLSS Legal Description



Map Center: 39° 35' 44.11, -88° 19' 3.6

0ft 1105ft 2210ft



Acres: **207.94**
Date: **10/19/2026**
Township: **Humboldt**
County: **Coles**
State: **Illinois**

GESWEIN FARM & LAND

Maps Provided By surety CUSTOMIZED ONLINE MAPPING
© AgriData, Inc. 2025 www.AgriDataInc.com

PLSS Source: **Various State Sources**

PLSS Note: **No Government Lots. Quarters created by equally splitting the sections**

Short Legal:

PT NWSW; PT NESW; PT NWSE; S2SW; PT SWSE 4-13N-8E AND PT SESE 5-13N-8E AND PT NENE 8-13N-8E AND PT NWNW; PT NWNE 9-13N-8E

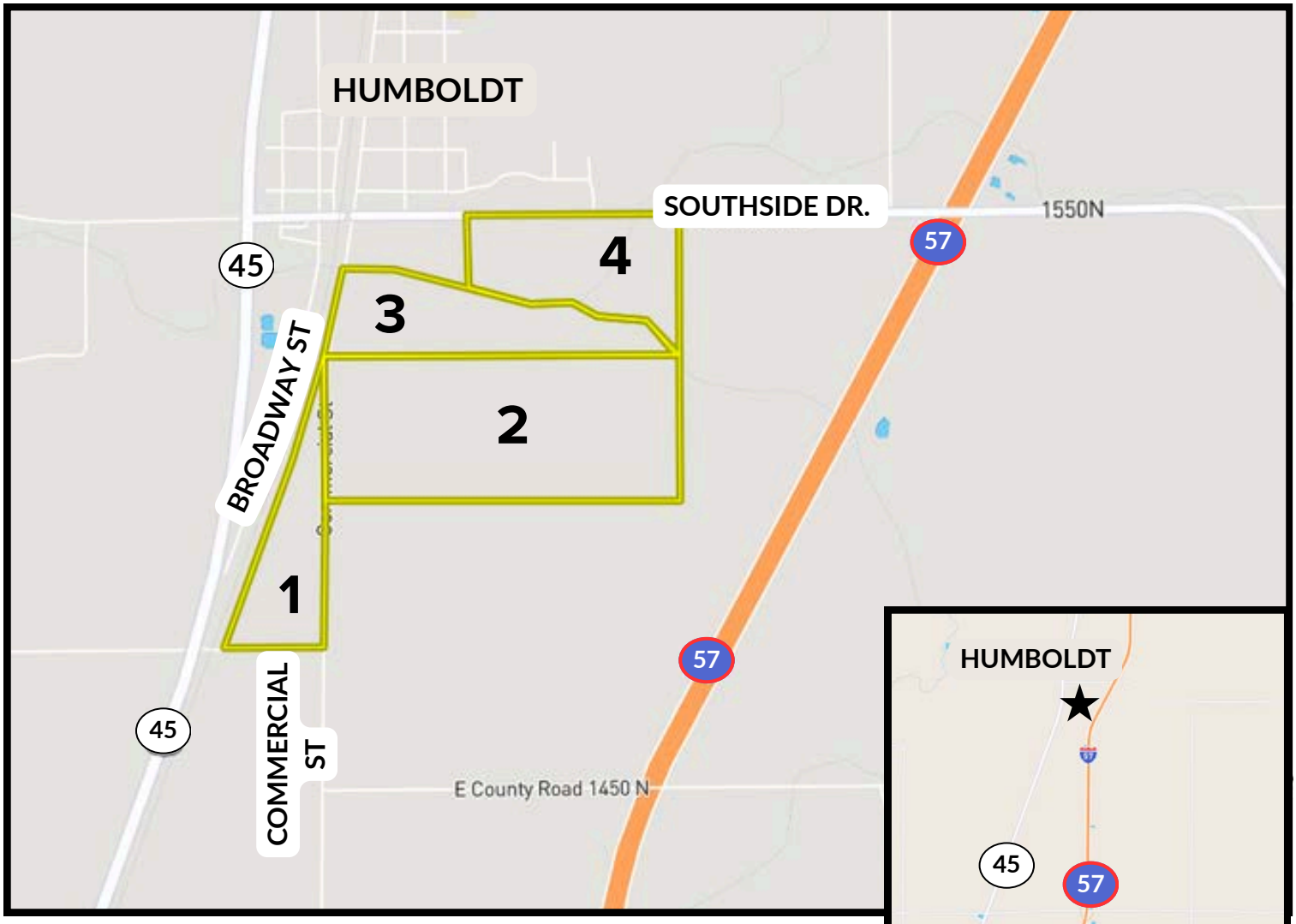
Long Legal:

PART OF THE NW1/4 SW1/4; PART OF THE NE1/4 SW1/4; PART OF THE NW1/4 SE1/4; S1/2 SW1/4; PART OF THE SW1/4 SE1/4 OF SECTION 4, TOWNSHIP 13 NORTH, 8 EAST, COLES COUNTY, ILLINOIS AND PART OF THE SE1/4 SE1/4 OF SECTION 5, TOWNSHIP 13 NORTH, 8 EAST, COLES COUNTY, ILLINOIS AND PART OF THE NE1/4 NE1/4 OF SECTION 8, TOWNSHIP 13 NORTH, 8 EAST, COLES COUNTY, ILLINOIS AND PART OF THE NW1/4 NW1/4; PART OF THE NW1/4 NE1/4 OF SECTION 9, TOWNSHIP 13 NORTH, 8 EAST, COLES COUNTY, ILLINOIS

PARCEL ID	2025 PAY 2026 TAXES	LEGAL DESCRIPTION
04-0-00118-000	$11,099.14	PT OF SEC 4 BK 375 PG 076
04-0-00172-000	$357.56	PT OF SEC 5 BK 367 PG 580
04-0-00271-000	$1,107.14	PT OF SEC 8 BK 367 PG 580

FINAL ACREAGE AND LEGAL DESCRIPTION SUBJECT TO SURVEY. TAX INFORMATION ABOVE INCLUDES ACREAGE & IMPROVEMENTS EXCLUDED FROM THE SALE. SEE SURVEY FOR DETAILS.

DIRECTIONS



From Mattoon: Head north on US-45. In approximately 7.4 miles, after passing the Farmers Grain Co of Dorans, turn right (east) onto CR 1480 N. Then, turn left (north) onto CR 800 E. Tract 1 will be on your left (west side). Continue north to see Tracts 2 and 3. Turn right (east) onto Southside Drive. Tract 4 will be on your right (south) side in approximately .3 miles.

Watch for signs!

GESWEIN FARM & LAND

SCAN THE QR CODE FOR DIRECTIONS FROM YOUR LOCATION