

VIRTUAL ONLINE



Menard County, Illinois LAND AUCTION

Friday, June 24, 2022 at 1:00 PM

197.07 TAXABLE ACRES±
SELLING IN 1 TRACT



The farm is located approx. 1 mile south of Petersburg, IL, or 20 miles northwest of Springfield, IL. The farm is further described as being located in Section 24, Petersburg Township, Menard County, IL.

FARMERS AND INVESTORS BE SURE TO CHECK OUT THIS INVESTMENT QUALITY CENTRAL ILLINOIS CLASS A FARM. THE FARM REPRESENTS "CLASS A" FARMLAND. THE PROPERTY ALSO CONTAINS SOME WOODED ACRES WHICH OFFER OUTDOOR RECREATION AND HUNTING OPPORTUNITIES.

**Daniel and Kallie Edge
Andrew and Abigail Cochran**

Closing Agent: Menard County Abstract
210 E Douglas St, Petersburg, IL 62675 | (217) 632-2351

Auction Manager: Rodney Borrowman (630) 247-0667
& John Borrowman (217) 430-0645

VIRTUAL ONLINE



Jefferson County, Iowa LAND AUCTION

Monday, June 27, 2022 at 10:00 AM

153 ACRES± (SUBJECT TO SURVEY)
SELLING IN 2 TRACTS



**OPEN HOUSE:
Monday, June 13th
4:00 - 5:30 PM**

Located in Section 7, Locust Grove Township, Jefferson County, IA (4 miles north of Batavia, IA or 15 miles west of Fairfield, IA)

TRACT 1 OFFERS PRODUCTIVE MAHASKA, OTTLEY AND CLARINDA SOILS AND HAS A CSR2 OF 71.9 ON THE ENTIRE TRACT. TRACT 2 IS IMPROVED WITH A 1½ STORY 3 BEDROOM COUNTRY HOME, A 3 YEAR OLD 24' X 24' GARAGE, A NICE 54' X 90' STORAGE BUILDING AND OTHER USABLE STRUCTURES. THIS IS AN AUCTION THAT YOU WILL NOT WANT TO MISS!

**Virginia M. Davidson Estate
JEANETTA & MARC MAYNARD - CO-EXECUTORS**

Representing Attorney: Vanessa M.Y. Willman
Foss, Kuiken, Cochran, Helling & Willman, P.C.
100 E Burlington Ave., First National Bank Bldg., Fairfield, IA 52556

Auction Manager: Jim Huff (319) 931-9292
& Jeff Hoyer (319) 759-4320

VIRTUAL ONLINE



Major Van Buren County, Iowa LAND AUCTION

Thursday, June 30, 2022 at 10:00 AM

1,450 ACRES± (SUBJECT TO SURVEY)
SELLING IN 13 TRACTS



**OPEN HOUSE ON
TRACTS 10 & 13:
Thursday, June 16th
4:00 - 5:30 PM**

The Pokerhill, LLLP land is located in Section 31 of Harrisburg Township, Section 1 of Washington Township, Sections 6, 7 & 20 of Bonaparte Township and Sections 28 & 29 of Farmington Township, Van Buren County, Iowa.

THESE FARMS OFFER EVERYTHING...PRODUCTIVE TILLABLE FARMLAND, INCOME PRODUCING CRP, HIGHLY IMPROVED PASTURELAND AND ATTRACTIVE HUNTING & RECREATIONAL TRACTS. THERE ARE ALSO 2 COUNTRY HOMES WITH LIVESTOCK HANDLING FACILITIES & OTHER OUTBUILDINGS.

**ALSO SELLING:
TRACTORS, COLLECTOR TRACTORS, FARM EQUIPMENT,
CATTLE EQUIPMENT, TOOLS & MORE.
DETAILED LISTING & PHOTOS AVAILABLE ONLINE!
TIMED ONLINE AUCTION | THURSDAY, JUNE 30TH AT 12:00 PM**

**Pokerhill, LLLP
THE CHARLES WARNER ESTATE | CHARLA WARNER**

Attorney: Timothy J. Werner
Anderson, Roberts, Porth, Wallace & Stewart LLP
P.O. Box 1339, Burlington, IA 52601-1339 | Phone (319) 754-7585

Auction Managers: Jim Huff (319) 931-9292
& Jeff Hoyer (319) 759-4320



CONSIDERING AN AUCTION?

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