

THE MWA LAND REVIEW

Highlighting Illinois Farmland Sales

March 2025 Edition

(800)607-6888 murraywiseassociates.com . info@mwallc.com

Sales from January 2025 - March 2025

Click the outline of the state below to see specific tract location



Cass County, IL

- \$19,000 per acre: Hagener Township - 158.055 acres - 138 PI - \$138/PI
- \$14,700 per acre: Sangamon Valley Township - 97.5 acres - 136 PI - \$109/PI



Champaign County, IL

- \$15,500 per acre: Critenden Township - 640 acres - 136 PI - \$114/PI
- \$10,900 per acre: Critenden Township - 160 acres - 132 PI - \$83/PI



Christian County, IL

- \$16,000 per acre: Ricks Township - 80 acres - 132 PI - \$115/PI



Coles County, IL

- \$15,500 per acre: Humboldt Township - 80 acres - 140 PI - \$111/PI
- \$15,300 per acre: Humboldt Township - 79 acres - 142 PI - \$108/PI
- \$13,800 per acre: Humboldt Township - 78.98 acres - 138 PI - \$100/PI



De Witt County, IL

- \$17,000 per acre: Creek Township - 40 acres - 141 PI - \$121/PI
- \$13,050 per acre: Turnbridge Township - 130 acres - 135 PI - \$97/PI



Douglas County, IL

- \$21,000 per acre: Sargent Township - 36 acres - 144 PI - \$146/PI
- \$18,900 per acre: Sargent Township - 130 acres - 143 PI - \$132/PI

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Edgar County, IL #1

- \$17,000 per acre: Kansas Township - 229.11 acres - 139 PI - \$122/PI
- \$16,000 per acre: Shiloh Township - 161.93 acres - 144 PI - \$111/PI
- \$13,400 per acre: Kansas Township - 103.89 acres - 134 PI - \$100/PI



Edgar County, IL #2

- \$12,000 per acre: Kansas Township - 103.9 acres - 128 PI - \$94/PI
- \$11,600 per acre: Kansas Township - 103.89 acres - 125 PI - \$93/PI



Ford County, IL

- \$14,000 per acre: Mona Township - 80 acres - 126 PI - \$111/PI



Fulton County, IL

- \$8,300 per acre: Putman Township - 20.75 acres - 130 PI - \$64/PI



Hancock County, IL

- \$14,500 per acre: Pontoosuc Township - 46.89 acres - 142 PI - \$102/PI
- \$11,500 per acre: Pontoosuc Township - 67.02 acres - 135 PI - \$85/PI
- \$9,000 per acre: Pontoosuc Township - 45.4 acres - 133 PI - \$68/PI



Henry County, IL

- \$11,050 per acre: Loraine Township - 32 acres - 79 PI - \$140/PI

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Iroquois County, IL

- \$17,000 per acre: Ashkum Township - 80 acres - 131 PI - \$130/PI
- \$11,187 per acre: Martinton Township - 160 acres - 102 PI - \$110/PI




Kankakee County, IL

- \$12,000 per acre: Sumner Township - 248.39 acres - 125 PI - \$96/PI



LaSalle County, IL

- \$14,500 per acre: Wallace Township - 84.94 acres - 141 PI - \$103/PI
- \$7,000 per acre: Rutland Township - 70.04 acres - 115 PI - \$61/PI
- \$5,868 per acre: Utica Township - 79.66 acres - 120 PI - \$49/PI 



Livingston County, IL #1

- \$13,800 per acre: Amity Township - 41.78 acres - 130 PI - \$106/PI
- \$13,400 per acre: Sullivan Township - 135.59 acres - 127 PI - \$106/PI
- \$13,200 per acre: Sullivan Township - 120 acres - 126 PI - \$105/PI



Livingston County, IL #2

- \$12,600 per acre: Sullivan Township - 95.71 acres - 125 PI - \$101/PI
- \$10,300 per acre: Charlotte Township - 77.22 acres - 115 PI - \$90/PI
- \$9,750 per acre: Sullivan Township - 156.24 acres - 117 PI - \$83/PI



Livingston County, IL #3

- \$14,000 per acre: Waldo Township - 52.35 acres - 128 PI - \$109/PI

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Macon County, IL

- \$16,900 per acre: Mount Zion Township - 104.24 acres - 140 PI - \$121/PI



McDonough County, IL #1

- \$15,800 per acre: Lamoine Township - 76.19 acres - 136 PI - \$116/PI
- \$15,700 per acre: Blandinsville Township - 52.21 acres - 144 PI - \$118/PI
- \$10,200 per acre: Bethel Township - 33.15 acres - 117 PI - \$87/PI




McDonough County, IL #2

- \$8,450 per acre: Lamoine Township - 157.36 acres - 116 PI - \$73/PI
- \$6,250 per acre: Blandinsville Township - 123.23 acres - 117 PI - \$53/PI



McLean County, IL

- \$14,100 per acre: Arrowsmith Township - 101.25 acres - 128 PI - \$110/PI 
- \$11,800 per acre: Arrowsmith Township - 160 acres - 123 PI - \$96/PI



Morgan County, IL #1

- \$18,500 per acre: Jacksonville No 23 Township - 50 acres - 142 PI - \$130/PI
- \$16,900 per acre: Pisgah Township - 199.98 acres - 138 PI - \$122/PI
- \$12,100 per acre: Alexander Township - 118 acres - 131 PI - \$92/PI



Morgan County, IL #2

- \$8,850 per acre: Pisgah Township - 120 acres - 111 PI - \$80/PI

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Sangamon County, IL

- \$12,950 per acre: Huntsville Township - 80 acres - 127 PI - \$102/PI



Schuyler County, IL

- \$7,200 per acre: Huntsville Township - 157.06 acres - 116 PI - \$62/PI



Shelby County, IL

- \$18,500 per acre: Okaw Township - 41.58 acres - 144 PI - \$128/PI
- \$16,400 per acre: Pickaway Township - 80 acres - 144 PI - \$114/PI
- \$15,400 per acre: Pickaway Township - 80 acres - 80 PI - \$193/PI



Tazewell County, IL

- \$8,328 per acre: Spring Lake Township - 234.74 acres - 118 PI - \$71/PI



Vermillion County, IL

- \$16,000 per acre: Carrol Township - 120 acres - 138 PI - \$116/PI
- \$14,000 per acre: Vance Township - 67.95 acres - 143 PI - \$98/PI
- \$7,700 per acre: Vance Township - 96.55 acres - 120 PI - \$64/PI



Warren County, IL

- \$12,000 per acre: Roseville Township - 81.83 acres - 136 PI - \$88/PI
- \$7,100 per acre: Roseville Township - 81.63 acres - 108 PI - \$66/PI

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Woodford County, IL #1

- \$13,500 per acre: Spring Bay Township - 29 acres - 134 PI - \$101/PI
- \$12,200 per acre: Spring Bay Township - 35.56 acres - 96 PI - \$127/PI
- \$11,900 per acre: Spring Bay Township - 93.71 acres - 133 PI - \$89/PI



Woodford County, IL #2

- \$10,900 per acre: Spring Bay Township - 53.76 acres - 104 PI - \$105/PI

Soil Class/Price Averages

Class A *133-147 PI - 2,982.75.74 total acres - \$15,401.79 - \$111/PI

Class B *117-132 PI - 2,638.51 total acres - \$11,354.04 - \$91/PI

Class C *Below 117 PI - 790.05 total acres - \$10,098.64 - \$105/PI