

N 1600th St Flat Rock, IL 62427

****NOT FOR PUBLIC DISTRIBUTION: MEMBERS ONLY****

Lots and Land
MLS#: 6216640

Active
DOM: 30

LP: \$100
OP: \$100



Lake YN: No
Apx Acres: 84.50
Lot SqFt: 3,680,820
Apx Lot Dim:
REO: None, Auction

Permit Ready:
Legal Access: Yes
PUD YN: No
Govt Prgrm: No
Leased YN: No

Tax Information & Legal

County: Crawford
Taxes/Yr: \$1,341/2020
Legal: N/2 NE SEC 32-6-11 MARTHA KNOBLETT FARMS

Tax ID: [09-0-32-000-009-000](#)
Tax Exmptn:

Schools

District: Robinson Dist. 2

Property Information and Features

Zoning: AGR
CFD Avail: No
Rd Front: 1,357
Tillable Ac: 76.19
Crnt Use Agr:
Util in Place: N/A

Water: None
Pasture Acres: 0.00
Wooded Ac: 7.69
Govt Act:

Sewer: None
Covenant: No
Scrub Ac: 0.00
Pond Ac:

Outbuilding: No
Outbldg SF:
SqFt Source: Public Rec

Util Avail: N/A

Remarks and Showing Instructions

Public: This 84.5 acre parcel of mostly tillable acreage will sell at auction on Saturday, January 22nd, 10:00 A.M., as Tract 7. Auction to be held at 6451 E. 1050th Ave., Robinson, IL. Tract 7: 84.5 Acres Parcel: 09-0-32-000-009-000 Legal Description: N/2 NE SEC 32-6-11 MARTHA KNOBLETT FARMS FSA Info: Corn base acres 58, PLC yield 100; Soybean base acres 51, PLC yield 37 Soils: 214B Hosmer silt loam, 2-5% slopes; 164A Stoy silt loam, 0-2% slopes; 119C2 Elco silt loam, 5- 10% slopes, eroded; 3333A Wakeland silt loam, 0-2% slopes, frequently flooded; 31A Pierron silt loam, 0-2% slopes; 119D Elco silt loam, 10-18% slopes

Directions: Head south on IL Rt. 1 from the junction of IL 33 and IL Rt. 1. Turn east onto E. 600th Ave. Turn back south onto N. 1600th St. Parcel will be on the west side of the road.

Show Instructions/Lockbox: Please call office to schedule appointment to view property.

Listing Information

List Office: [United Country Burke Auction & Realty \(1990\)](#)
Office Phone: 618-592-4200
List Agent: [Bill Burke \(359500545\)](#)
Phone: 618-553-4613
List Type: Excl Rt To Sell
Possession: At Close

Minimum CC: 0%
Variable: No
Owner Name: Joan Collier Estate
2nd Owner:
Agt Owned: No

List Date: 11/10/2021
Expire Date: 01/22/2022

Information herein deemed reliable but not guaranteed; buyer should verify school districts and all information. [Matrix.CIBRMLS.com](#)
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