



UNIVERSITY OF ILLINOIS SYSTEM

Reported to the Board of Trustees
July 16, 2026

UNIVERSITY OF ILLINOIS ENDOWMENT FARMS

ANNUAL REPORT

2025

JANUARY THROUGH DECEMBER 2025



UNIVERSITY OF ILLINOIS SYSTEM

Office of the Vice President, Chief Financial Officer and Comptroller
349 Henry Administration Building, 506 South Wright Street • Urbana, Illinois 61801

May 21, 2026

Board of Trustees
University of Illinois

The 2025 University of Illinois System Endowment Farms report is attached herein. The report contains background information on the endowment farm portfolio, featuring a map and an overview of crop-growing conditions, prices, and land values. Individual summary reports for each farm are included in this report, detailing acreage, year of endowment, estimated value, income and rate of return. All financial information is prepared on an accrual basis in accordance with generally accepted accounting principles.

The endowment farms consist of farmland and related assets gifted by donors to support the University of Illinois System. Each property is managed in accordance with the donor's intent, goals, and objectives. Income generated from these farms supports a range of initiatives, including research, student fellowships, scholarships, and a student loan fund. Additional programs supported by the endowment farm revenues include 4-H activities and operation of Allerton Park, House, and Retreat Center. In 2025, the level of support for these programs provided by the endowment farms totaled \$3.02 million. During the year, the Agricultural Property Services office also hosted an operator-outreach event in Arthur, IL; highlights from the event are included in this report.

The University of Illinois System's highest priority in managing endowed agricultural land is responsible stewardship in accordance with the donors' intent. This is achieved by pursuing strong net income performance while continuously enhancing the long-term productivity and value of each farm through careful management of soil conservation, drainage, and fertility. Beyond financial returns, the endowment farms also provide broader benefits, including fostering positive relationships with local communities and Illinois farm operators, while advancing the System's mission of education, outreach, and research. The university remains committed to the ongoing evaluation and continuous improvement of all aspects of endowment farm management in support of these priorities.

Sincerely,

Paul N. Ellinger
Vice President, Chief Financial Officer and Comptroller

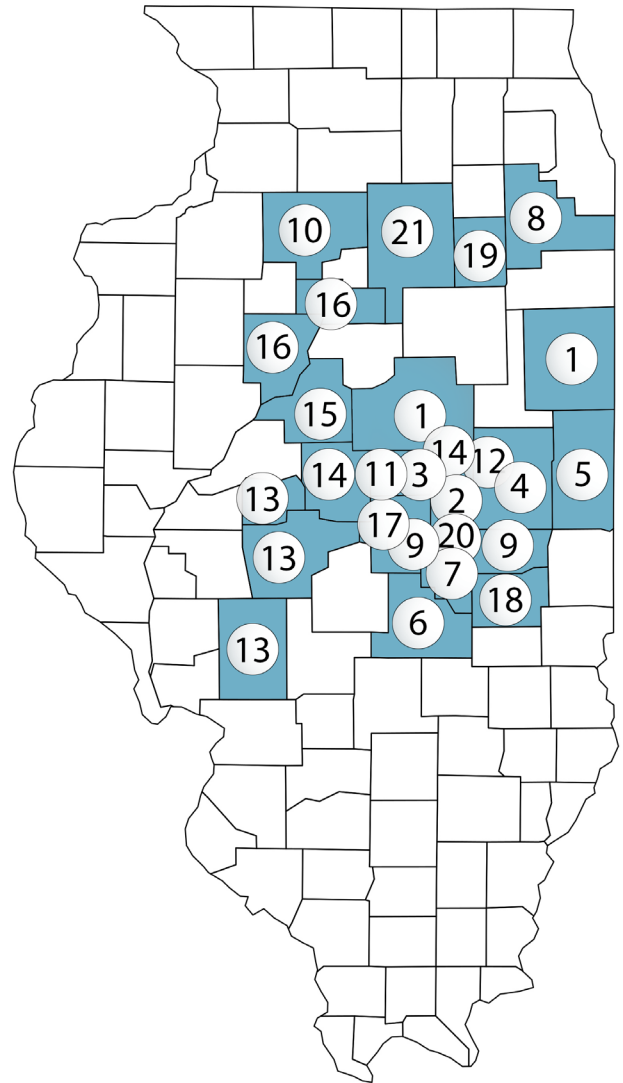
Cc: President Killeen
Secretary Stein

CONTENTS

LOCATION AND LISTING OF ENDOWMENT FARMS	4, 5
2025 FARM OPERATOR LUNCHEON	6
COMMODITY PRICES	7
2025 FARMLAND VALUES IN ILLINOIS	8
2025 ENDOWMENT FARMS SUMMARY	9
INDIVIDUAL FARM REPORTS	
ADDINGTON FARMS	10
ALLERTON FARMS	11
CAMPBELL FARM	12
CARMAN FARM	13
CARTER-PENNELL FARM	14
CURL FARMS	15
DEHART FARM	16
GROHNE FARM	17
HACKETT FARM	18
HERBOLSHEIMER FARMS	19
HUBBELL FARM	20
HUNTER RESEARCH FARM	21
HUNTER SCHOLARSHIP FARMS	22
MOORE FARMS	23
O'CONNELL-PHILLIPS FARM	24
SPILLMAN FARMS	25
SYFORD FARM	26
VOIGT-FREEMAN FARM	27
WAFFLE FARM	28
WARREN FARM	29
WEBER FARMS	30

LOCATION OF ENDOWMENT FARMS

1. **Addington Farms**
Iroquois and McLean Counties
2. **Allerton Farms**
Piatt County
3. **Campbell Farm**
DeWitt County
4. **Carman Farm**
Champaign County
5. **Carter-Pennell Farm**
Vermillion County
6. **Curl Farm**
Shelby County
7. **DeHart Farm**
Moultrie County
8. **Grohne Farm**
Will County
9. **Hackett Farm**
Douglas and Moultrie Counties
10. **Herbolsheimer Farms**
Bureau County
11. **Hubbell Farm**
DeWitt County
12. **Hunter Agricultural Scholarship Farm**
Champaign County
13. **Hunter Agricultural Research Farm**
Macoupin, Menard, and Sangamon Counties
14. **Moore Farms**
DeWitt and Logan Counties
15. **O'Connell-Phillips Farm**
Tazewell County
16. **Spillman Farms**
Marshall and Peoria Counties
17. **Syford Farm**
Macon County
18. **Voigt-Freeman Farm**
Coles County
19. **Waffle Farm**
Grundy County
20. **Warren Farm**
Piatt County
21. **Weber Farms**
LaSalle County



Name of Endowment	Donor(s)	Total Acres	Year of Gift	Purpose of Gift (How Income is Used)
Addington	Francoise A. Addington	1,909	1991	Agricultural Research Grants
Allerton	Robert H. Allerton	3,632	1946	Maintenance of Conference Center and Allerton Park
Campbell	Grace V. Campbell	86	1976	Scholarships for Illinois Farm Men and Women
Carman	Cecelia B. Carman	72	1993	Scholarships - College of ACES - Dept. of Natural Resources and Environmental Sciences
Carter-Pennell	Joseph Carter & Jane Pennell-Carter	346	1929	Student Loan Fund
Curl	Grace Curl	40 110	1999 2011	Agricultural Research and/or Scholarships
DeHart	Carl A. DeHart	120	1975	Scholarships to Students
Grohne	David F. Grohne	259	2019	College of ACES - Dept. of Natural Resources and Environmental Sciences
Hackett	Jessie E. Hackett	414	1950	Graduate Scholarships & Fellowships
Herbolsheimer	Bertrand V. Herbolsheimer	168	2013	Improvement of Agriculture
Hubbell	Alta E. Teter	190	1972	General Educational Purposes
Hunter	Ralph O. & Mabel F. Hunter	1,251	1975	Scholarships - College of Agricultural, Consumer & Environmental Sciences
Hunter #6	Ralph O. & Mabel F. Hunter	280	1975	Agricultural Research
Moore	Shirley Moore	338	2021	General Educational Purposes
O'Connell/Phillips	Frances P. O'Connell and John D. Phillips	188	2017	College of Liberal Arts, College of Agricultural, Consumer & Environmental Sciences
Spillman	Robert E. Spillman	477	2003	Agricultural Education and Scholarships
Syford	Constance M. Syford	164	2024	Funds for Students Studying Humanities
Voigt-Freeman	Nellie Voigt-Freeman	218	1996	Agricultural Research
Waffle	Dorothy Foersterling Waffle	120	1994	Student Scholarships - College of Agricultural, Consumer & Environmental Sciences
Warren	Elizabeth H. Warren	48 80	1995 1996	Promotion of 4-H Activities and for Youth of Illinois
Weber	Laura M. Weber	796	1955	Benefit or use of College of Agricultural, Consumer & Environmental Sciences

2025 FARM OPERATOR LUNCHEON

In July 2025, Agricultural Property Services (APS) hosted its second annual farm operator networking event. The event was designed to recognize and thank the university's farm operators for their strong stewardship, while also providing practical information and resources to support decision-making on their operations.

The luncheon featured a range of educational topics and engagement opportunities. Operators received information on enrolling in Precision Conservation Management (PCM) and the potential benefits of incorporating its practices into their operations. In addition, attendees participated in a grain safety session that included extensive resources and a grain bin explosion demonstration, emphasizing safe handling practices during grain transport and storage. The event provided opportunities for engagement between farm operators, university administrators, and APS staff.

The event was held at Yoder's Kitchen in Arthur, Illinois, and was met with very positive feedback. APS looks forward to continuing this initiative and hosting similar events in the future.



Luncheon attendees and their guests watching presenters.



Dr. Salah Issa, University of Illinois professor and researcher, demonstrating a grain bin explosion.

COMMODITY PRICES

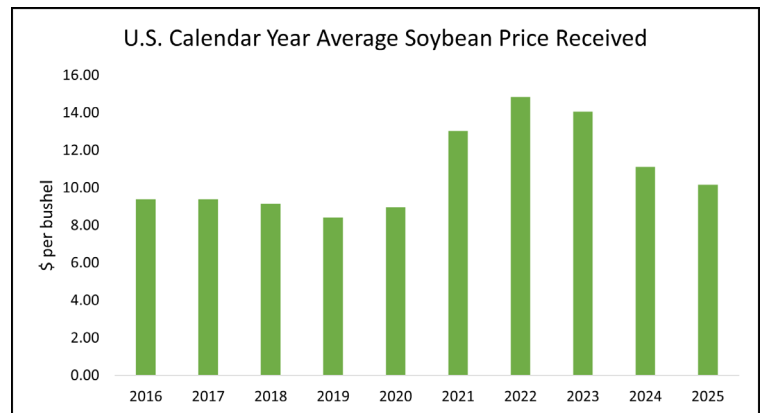
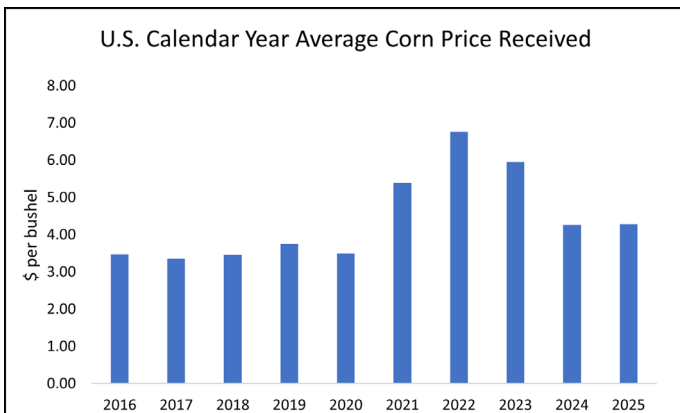
Corn and Soybeans

During the 2025 crop year, corn prices averaged \$4.29 per bushel. The average prices in 2023 and 2024 were \$5.95 and \$4.27 per bushel, respectively.

During the 2025 crop year, soybean prices averaged \$10.17 per bushel. The average prices in 2023 and 2024 were \$14.07 and \$11.11 per bushel, respectively.

Commodity prices directly impact revenue on four of the university's farm units with crop share agreements. Marketing of crops grown on the four farms is through local grain elevators, a local ethanol plant, and seed production contracts. The revenue on thirty-three university farms with cash rent agreements is directly impacted by commodity prices and indirectly impacted through land valuations.

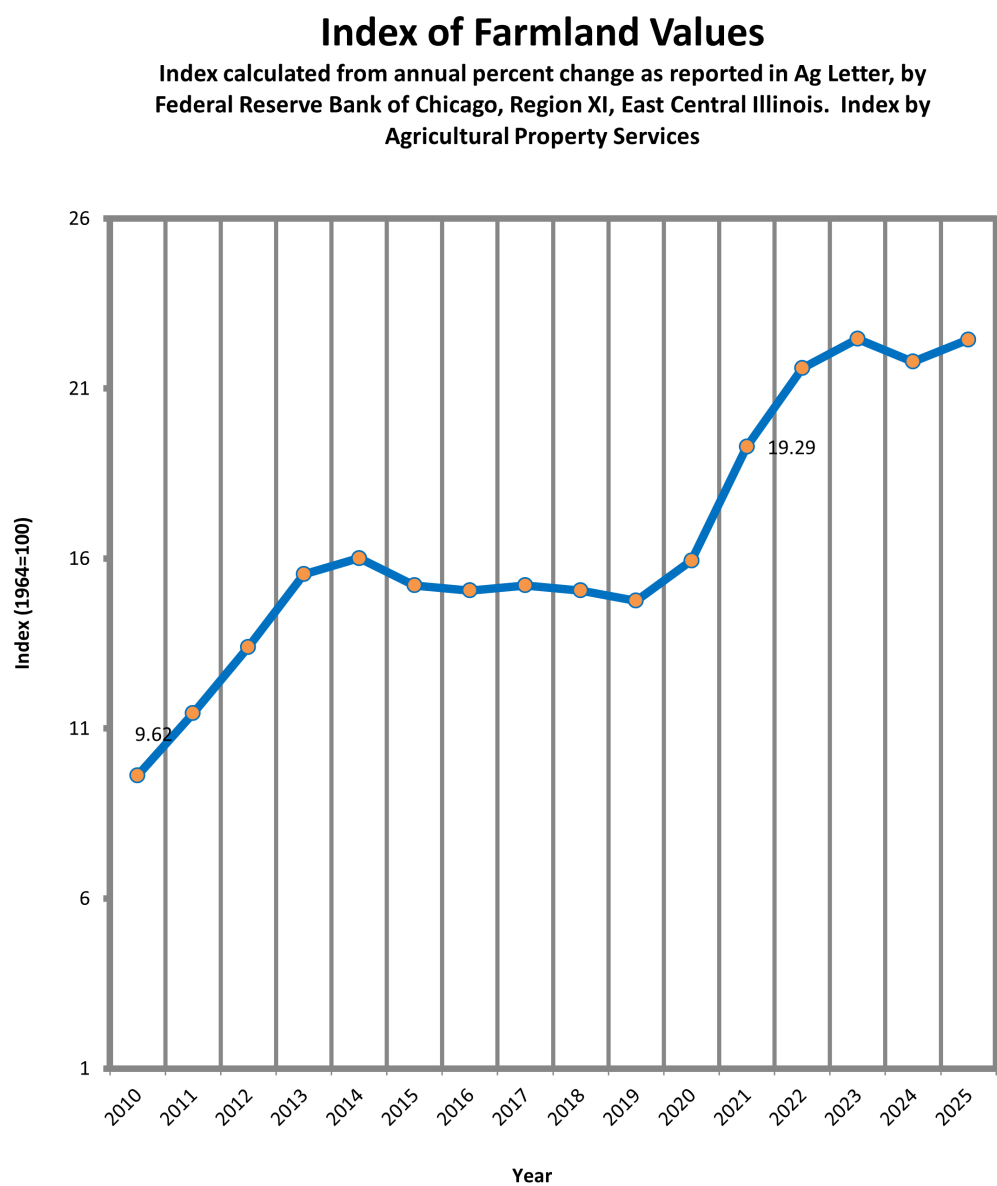
According to Reuters, one of the main impacts on the grain markets in 2025 was due to record production and oversupply, causing downward pressure on the markets. Other factors contributing to lower prices in 2025 than in the previous two years included: changes in global trade dynamics like declining demand for soybean exports; uncertainty in policy impacting the use of corn and soybeans in biofuels; a strong US dollar, making exports less competitive; USDA yield revisions during the growing season, causing short-term volatility in the markets; and more.



Source: [Farmdoc - US Average Farm Price Received Database](#)

2025 FARMLAND VALUES IN ILLINOIS

During calendar year 2025, the value of high-quality agricultural land in the state of Illinois increased 3%. With fewer bankers responding than normal, only 7% of the bankers polled anticipate agricultural land values to increase during the first quarter of 2026, while 20% anticipate values to go down. A historical index of farmland values using the Illinois Society of Professional Farm Managers and Rural Appraisers and Federal Reserve figures is shown below.



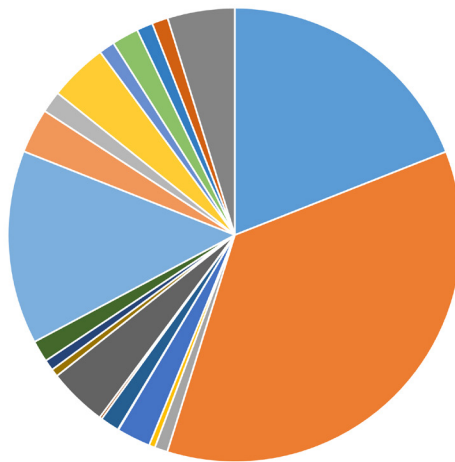
2025 ENDOWMENT FARMS SUMMARY

The University of Illinois System has 37 endowment farm units in its care. Ag Property Services staff manage the farms and serve as fiduciary for the endowed farms' beneficiaries. Management seeks to optimize net income while improving farm properties. This is done by ensuring long-term productivity through environmental stewardship, focusing on positive local community relations, and supporting the educational and research missions of the system's three universities. By utilizing a flexible cash rent lease, the university stays current with agricultural market prices and can minimize risk on the farms.

Earnings from endowment farms support university research, student fellowships, scholarships, and student loans. These returns also support 4-H activities and operation of the Allerton Park and Retreat Center.

The figures on this page illustrate the overall impact of the endowment farms. The following pages highlight the financial performance and historical profile of each individual property.

Addington 19%
 Allerton 36%
 Campbell 1%
 Carman 0%
 Carter-Pennell 2%
 Curl 0%
 DeHart 1%
 Grohne 0%
 Hackett 4%
 Herbolsheimer 1%
 Hubbell 1%
 Hunter Research 2%
 Hunter Scholarship 14%
 Moore 3%
 O'Connell-Phillips 2%
 Spillman 4%
 Syford 1%
 Voigt-Freeman 2%
 Waffle 1%
 Warren 1%
 Weber 5%



► BY THE NUMBERS

22 COUNTIES WITH
ENDOWMENT FARMS

21 ENDOWMENT FARMS

37 FARM UNITS

\$167.5M JUNE 30, 2025 VALUE

\$21.9M ORIGINAL VALUE

-3.3% 2025 RETURN

\$3.0M NET INCOME CY 2025

\$3.02M 2025 DISTRIBUTION

Farm Distributions:

Addington	\$575,959
Allerton	\$1,083,740
Campbell	\$27,829
Carman	\$13,061
Carter-Pennell	\$73,165
Curl	\$1,307
DeHart	\$40,894
Grohne	\$5,540
Hackett	\$126,741
Herbolsheimer	\$16,733
Hubbell	\$23,271
Hunter Research	\$46,653
Hunter Scholarship	\$417,626
Moore	\$96,520
O'Connell-Phillips	\$46,801
Spillman	\$125,897
Syford	\$33,834
Voigt-Freeman	\$57,704
Waffle	\$34,828
Warren	\$34,627
Weber	\$145,020

ADDINGTON FARMS

The Board of Trustees of the University of Illinois gratefully accepted a gift of farmland from the estate of Francois Williams Addington in 1991.

The farmland spans two Illinois counties—Iroquois and McLean—and is farmed by four independent farming operations. One of the McLean County properties supports a diversified operation that includes research plots, seed corn production, and commercial crop production. In addition, two wind turbines were installed on this property and have been in operation since 2022.

The remaining three farms are primarily dedicated to row crop production. Net income generated from all four farms is distributed annually to the College of ACES to support agricultural research initiatives.

► BY THE NUMBERS

1,909.0 TOTAL ACRES

1,815.1 ACRES IN PRODUCTION

133.8 SOIL PRODUCTIVITY INDEX

\$91,971 PAID LIEU OF REAL ESTATE TAX

\$3,604,472 ORIGINAL VALUE

\$26,127,949 VALUE JUNE 30, 2025

\$570,875 NET INCOME CY 2025

-1.1% TOTAL RETURN

\$575,959 NET INCOME DISTRIBUTION



ALLERTON FARMS

In 1946, Robert Allerton generously donated farmland, woodlands, and his Piatt County estate to the Board of Trustees of the University of Illinois.

The farmland, located in Piatt County, is farmed by three independent agricultural operations. These farms are primarily dedicated to row crop production. Net income generated from the properties benefits operations of the park.



► BY THE NUMBERS

3,632.0 TOTAL ACRES

3,379.5 ACRES IN PRODUCTION

139.6 SOIL PRODUCTIVITY INDEX

\$181,541 PAID LIEU OF REAL ESTATE TAX

\$609,621 ORIGINAL VALUE

\$56,633,000 VALUE JUNE 30, 2025

\$1,101,222 NET INCOME CY 2025

-6.2% TOTAL RETURN

\$1,083,740 NET INCOME DISTRIBUTION



CAMPBELL FARM

Grace V. Campbell endowed her farmland to the University of Illinois in 1976 to support scholarships for Illinois farm men and women.

Located in DeWitt County, the Campbell Farm is primarily devoted to row crop production and also features a natural wetland. In 2022, a pollinator habitat was established to support conservation efforts and enhance biodiversity on the property.



► BY THE NUMBERS

86.0 TOTAL ACRES

85.2 ACRES IN PRODUCTION

137.5 SOIL PRODUCTIVITY INDEX

\$3,358 PAID LIEU OF REAL ESTATE TAX

\$220,000 ORIGINAL VALUE

\$1,321,967 VALUE JUNE 30, 2025

\$24,027 NET INCOME CY 2025

-6.5% TOTAL RETURN

\$27,829 NET INCOME DISTRIBUTION

CARMAN FARM

Cecelia B. Carman donated farmland in Champaign County, Illinois, to the Board of Trustees of the University of Illinois in 1993.

Net income generated from the property is distributed annually to the College of ACES in support of scholarships.



► BY THE NUMBERS

72.0 TOTAL ACRES

71.2 ACRES IN PRODUCTION

126.5 SOIL PRODUCTIVITY INDEX

\$2,022 PAID LIEU OF REAL ESTATE TAX

\$126,900 ORIGINAL VALUE

\$937,793 VALUE JUNE 30, 2025

\$15,502 NET INCOME CY 2025

-6.7% TOTAL RETURN

\$13,061 NET INCOME DISTRIBUTION



CARTER-PENNELL FARM

The first farmland endowment gift to the University of Illinois was established in 1929 through a trust created by Joseph and Jane Pennell-Carter.

The property, located in Vermilion County, Illinois, is primarily devoted to row crop production. Net income generated from the farm is distributed annually in support of the university’s student loan fund.



► BY THE NUMBERS

346.0	TOTAL ACRES
319.3	ACRES IN PRODUCTION
113.6	SOIL PRODUCTIVITY INDEX
\$10,413	PAID LIEU OF REAL ESTATE TAX
\$50,974	ORIGINAL VALUE
\$3,204,146	VALUE JUNE 30, 2025
\$73,315	NET INCOME CY 2025
8.5%	TOTAL RETURN
\$73,165	NET INCOME DISTRIBUTION



CURL FARMS

The Board of Trustees of the University of Illinois accepted a gift of 40 acres of farmland from Grace V. Curl in 1999. In 2011, an additional 110 acres were conveyed to the university following the conclusion of Mrs. Curl's life estate.

The farmland, located in Shelby County, Illinois, is farmed by two independent agricultural operations. Both farms use traditional row crop production. Net income generated from the properties is distributed annually to the College of ACES in support of research and scholarships.

► BY THE NUMBERS

150.0 TOTAL ACRES

133.1 ACRES IN PRODUCTION

123.8 SOIL PRODUCTIVITY INDEX

\$3,770 PAID LIEU OF REAL ESTATE TAX

\$799,230 ORIGINAL VALUE

\$2,029,871 VALUE JUNE 30, 2025

\$13,496 NET INCOME CY 2025

-5.2% TOTAL RETURN

\$1,307 NET INCOME DISTRIBUTION



DEHART FARM

Carle A. DeHart donated farmland in Moultrie County, Illinois, to the Board of Trustees of the University of Illinois in 1975.

The property is operated as a row crop farm. Net income generated from the farm is distributed annually to the College of ACES in support of scholarships.



► BY THE NUMBERS

120.0	TOTAL ACRES
116.2	ACRES IN PRODUCTION
138.0	SOIL PRODUCTIVITY INDEX
\$4,965	PAID LIEU OF REAL ESTATE TAX
\$234,000	ORIGINAL VALUE
\$1,927,869	VALUE JUNE 30, 2025
\$41,002	NET INCOME CY 2025
-6.2%	TOTAL RETURN
\$40,894	NET INCOME DISTRIBUTION



GROHNE FARM

In late 2019, the University of Illinois received a farm in Will County, Illinois, through the generosity of David F. Grohne.

The property includes both tillable land and woodlands. Net income generated from the farm is distributed annually to the College of Agricultural, Consumer, and Environmental Sciences to support faculty and staff in Natural Resources and Environmental Sciences.



► BY THE NUMBERS

149.0 TOTAL ACRES

93.0 ACRES IN PRODUCTION

149.0 SOIL PRODUCTIVITY INDEX

\$4,053 PAID LIEU OF REAL ESTATE TAX

\$1,477,000 ORIGINAL VALUE

\$2,400,000 VALUE JUNE 30, 2025

\$6,240 NET INCOME CY 2025

0.3% TOTAL RETURN

\$5,540 NET INCOME DISTRIBUTION



HACKETT FARM

In 1950, Jessie E. Hackett donated farmland in Douglas and Moultrie Counties, Illinois, to the Board of Trustees of the University of Illinois.

The property is leased and farmed by a single operator and is devoted to row crop production. Net income generated from the farm is distributed annually to support graduate fellowships and scholarships.



► BY THE NUMBERS

414.0 TOTAL ACRES

362.6 ACRES IN PRODUCTION

135.0 SOIL PRODUCTIVITY INDEX

\$16,463 PAID LIEU OF REAL ESTATE TAX

\$158,785 ORIGINAL VALUE

\$6,053,275 VALUE JUNE 30, 2025

\$126,982 NET INCOME CY 2025

-6.3% TOTAL RETURN

\$126,741 NET INCOME DISTRIBUTION



HERBOLSHEIMER FARMS

In 2013, Bertrand V. Herbolsheimer gifted farmland in Bureau County, Illinois, to the Board of Trustees of the University of Illinois.

The property is farmed by three independent operators as three separate farms, all primarily devoted to row crop production. Net income generated from the farms is distributed annually to the College of ACES to support agricultural research and advancement.



► BY THE NUMBERS

168.2 TOTAL ACRES

127.2 ACRES IN PRODUCTION

130.8 SOIL PRODUCTIVITY INDEX

\$6,643 PAID LIEU OF REAL ESTATE TAX

\$1,232,500 ORIGINAL VALUE

\$1,637,872 VALUE JUNE 30, 2025

\$16,933 NET INCOME CY 2025

3.2% TOTAL RETURN

\$16,733 NET INCOME DISTRIBUTION



HUBBELL FARM

In 1972, Alta E. Teter gifted farmland in DeWitt County, Illinois, to the Board of Trustees of the University of Illinois.

The property, primarily devoted to row crop production, previously included a farmstead with a dwelling and outbuildings. Net income generated from the farm is distributed annually to support general education purposes.

► BY THE NUMBERS

160.0 TOTAL ACRES

157.2 ACRES IN PRODUCTION

125.6 SOIL PRODUCTIVITY INDEX

\$7,049 PAID LIEU OF REAL ESTATE TAX

\$129,600 ORIGINAL VALUE

\$2,576,842 VALUE JUNE 30, 2025

\$44,843 NET INCOME CY 2025

-8.9% TOTAL RETURN

\$23,271 NET INCOME DISTRIBUTION



HUNTER RESEARCH FARM

In 1975, the Board of Trustees of the University of Illinois received farmland in Champaign County, Illinois, from Ralph O. and Mabel F. Hunter.

The property is operated as a row crop farm. Net income generated from the farm is distributed annually to the College of ACES in support of research. The property also includes a farmstead with grain bins and additional outbuildings.



► BY THE NUMBERS

280.0 TOTAL ACRES

243.9 ACRES IN PRODUCTION

142.3 SOIL PRODUCTIVITY INDEX

\$8,384 PAID LIEU OF REAL ESTATE TAX

\$655,746 ORIGINAL VALUE

\$4,241,311 VALUE JUNE 30, 2025

\$41,825 NET INCOME CY 2025

-7.3% TOTAL RETURN

\$46,653 NET INCOME DISTRIBUTION



HUNTER SCHOLARSHIP FARMS

In 1975, the Board of Trustees of the University of Illinois received farmland in Menard and Sangamon Counties, Illinois, from Ralph O. and Mabel F. Hunter.

The property is farmed by three independent operators across four separate farms. Three of the farms are in row crop production, while one supports a combination of research, seed production, and row crops. Net income generated from the properties is distributed annually to the College of ACES in support of scholarships.

Two of the farms include farmsteads with dwellings, grain bins, and additional outbuildings.

► BY THE NUMBERS

1,251.1	TOTAL ACRES
1,215.5	ACRES IN PRODUCTION
138.5	SOIL PRODUCTIVITY INDEX
\$66,648	PAID LIEU OF REAL ESTATE TAX
\$2,352,519	ORIGINAL VALUE
\$20,546,461	VALUE JUNE 30, 2025
\$405,097	NET INCOME CY 2025
-1.7%	TOTAL RETURN
\$417,626	NET INCOME DISTRIBUTION



MOORE FARMS

The Board of Trustees of the University of Illinois gratefully accepted a gift of farmland from the Estate of Shirley Moore in 2021.

The property spans DeWitt and Logan Counties, Illinois, and is farmed by two independent operators as two separate farms. Both farms are in row crop production. Net income generated from the properties is distributed annually in support of general education purposes.



► BY THE NUMBERS

342.0 TOTAL ACRES

334.3 ACRES IN PRODUCTION

136 SOIL PRODUCTIVITY INDEX

\$15,707 PAID LIEU OF REAL ESTATE TAX

\$3,238,484 ORIGINAL VALUE

\$5,317,364 VALUE JUNE 30, 2025

\$94,666 NET INCOME CY 2025

-7.8% TOTAL RETURN

\$96,520 NET INCOME DISTRIBUTION



O'CONNELL-PHILLIPS FARM

The Board of Trustees of the University of Illinois received a gift of farmland in Tazewell County, Illinois, from siblings Frances P. O'Connell and John D. Phillips in 2017.

The property is operated as a row crop farm. Net income generated from the farm is distributed annually, with proceeds allocated equally between the College of Liberal Arts and Sciences and the College of ACES.



► BY THE NUMBERS

188.4	TOTAL ACRES
182.2	ACRES IN PRODUCTION
137.0	SOIL PRODUCTIVITY INDEX
\$8,357	PAID LIEU OF REAL ESTATE TAX
\$2,086,000	ORIGINAL VALUE
\$3,428,333	VALUE JUNE 30, 2025
\$42,056	NET INCOME CY 2025
-4.4%	TOTAL RETURN
\$46,801	NET INCOME DISTRIBUTION



SPILLMAN FARMS

In 2003, Robert E. Spillman generously donated farmland in Marshall and Peoria Counties, Illinois, to the Board of Trustees of the University of Illinois.

The property is operated as two individual row crop farms and is farmed by two farm operations. Net income generated from the property is distributed annually to the College of ACES in support of agricultural education and scholarships.

► BY THE NUMBERS

477.0 TOTAL ACRES

412.0 ACRES IN PRODUCTION

129.6 SOIL PRODUCTIVITY INDEX

\$21,054 PAID LIEU OF REAL ESTATE TAX

\$1,528,830 ORIGINAL VALUE

\$6,664,609 VALUE JUNE 30, 2025

\$121,243 NET INCOME CY 2025

3.5% TOTAL RETURN

\$125,897 NET INCOME DISTRIBUTION



SYFORD FARM

In fall 2024, the Board of Trustees of the University of Illinois gratefully accepted ownership of farmland from the Life Estate of Constance M. Syford.

The property, located in Macon County, is operated as a row crop farm and is under contract with various research groups, including the Illinois Corn Growers Association. The farm is leased to a single operator under a cash rent agreement. Net income generated from the property is distributed annually to support students studying the humanities.



► BY THE NUMBERS

164.0	TOTAL ACRES
161.5	ACRES IN PRODUCTION
141.1	SOIL PRODUCTIVITY INDEX
\$9,390	PAID LIEU OF REAL ESTATE TAX
\$2,880,000	ORIGINAL VALUE
\$2,643,934	VALUE JUNE 30, 2025
\$47,134	NET INCOME CY 2025
-6.6%	TOTAL RETURN
\$33,834	NET INCOME DISTRIBUTION



VOIGT-FREEMAN FARM

In 1996, Nellie Voigt-Freeman donated farmland in Coles County, Illinois, to the Board of Trustees of the University of Illinois.

The property is operated as a row crop farm. Net income generated from the farm is distributed annually to the College of ACES in support of agricultural research.



► BY THE NUMBERS

218.0 TOTAL ACRES

216.6 ACRES IN PRODUCTION

137.2 SOIL PRODUCTIVITY INDEX

\$14,755 PAID LIEU OF REAL ESTATE TAX

\$661,850 ORIGINAL VALUE

\$3,612,192 VALUE JUNE 30, 2025

\$59,364 NET INCOME CY 2025

-9.1% TOTAL RETURN

\$57,704 NET INCOME DISTRIBUTION



WAFFLE FARM

In 1994, the Board of Trustees of the University of Illinois received a gift of farmland in Grundy County, Illinois, from Dorothy Foersterling Waffle. The property is operated as a row crop farm. Net income generated from the farm is distributed annually to the College of ACES in support of student scholarships.

► BY THE NUMBERS

120.3	TOTAL ACRES
118.8	ACRES IN PRODUCTION
126.2	SOIL PRODUCTIVITY INDEX
\$4,507	PAID LIEU OF REAL ESTATE TAX
\$258,000	ORIGINAL VALUE
\$1,788,235	VALUE JUNE 30, 2025
\$33,151	NET INCOME CY 2025
-0.2%	TOTAL RETURN
\$34,828	NET INCOME DISTRIBUTION



WARREN FARM

In 1955, Elizabeth H. Warren donated 40 acres of farmland in Piatt County, Illinois, to the Board of Trustees of the University of Illinois. In 1996, an additional 80 acres were conveyed to the University from her estate.

The property is operated as a row crop farm. Net income generated from the farm is distributed annually to the College of ACES in support of 4-H programs and youth development initiatives across Illinois.



► BY THE NUMBERS

120.0 TOTAL ACRES

119.0 ACRES IN PRODUCTION

140.6 SOIL PRODUCTIVITY INDEX

\$7,701 PAID LIEU OF REAL ESTATE TAX

\$269,000 ORIGINAL VALUE

\$1,982,951 VALUE JUNE 30, 2025

\$28,266 NET INCOME CY 2025

-6.9% TOTAL RETURN

\$34,627 NET INCOME DISTRIBUTION



WEBER FARMS

In 1955, Laura M. Weber donated farmland in LaSalle County, Illinois, to the Board of Trustees of the University of Illinois.

The property is operated as a row crop farm and is farmed by two independent operations as two separate farms. One of the farms includes grain bins and additional outbuildings. Net income generated from the property is distributed annually to the College of ACES.



► BY THE NUMBERS

120.3	TOTAL ACRES
118.8	ACRES IN PRODUCTION
126.2	SOIL PRODUCTIVITY INDEX
\$4,507	PAID LIEU OF REAL ESTATE TAX
\$258,000	ORIGINAL VALUE
\$1,788,235	VALUE JUNE 30, 2025
\$33,151	NET INCOME CY 2025
-0.2%	TOTAL RETURN
\$34,828	NET INCOME DISTRIBUTION





UNIVERSITY OF ILLINOIS SYSTEM

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