



UNIVERSITY OF ILLINOIS SYSTEM

Reported to the Board of Trustees
July 23, 2020

UNIVERSITY OF ILLINOIS

ENDOWMENT FARM

ANNUAL REPORT

2019

| JANUARY THROUGH DECEMBER 2019



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

July 2, 2020

Board of Trustees
University of Illinois

The 2019 University of Illinois Endowment Farms report is attached for your information. The report contains background information on the farms, including a map and an overview of crop growing conditions, prices and land values. Specific summary reports for each farm follow the background information. Summary information that is provided on each farm includes acreage, year of endowment, value estimate, income and return. These reports are prepared on an accrual basis in accordance with generally accepted accounting principles.

The University of Illinois Endowment Farms are gifts of farmlands and buildings provided by donors to support the University of Illinois. Each endowed farm is managed in accordance with the donor's goals, objectives and interests. Earnings generated by the endowment farms support University research and student fellowships, scholarships and loans. In addition, other activities supported by the endowment farms include the promotion of 4-H activities and the operation of the University's Allerton Park, House and Retreat Center. In 2019, the total level of support for these programs provided by the University's Endowment Farms totaled \$2,275,184.52.

The University's management of endowed farmland began in 1923, with the receipt of the Carter-Pennell farm. Management was assigned to the College of Agriculture, Department of Agricultural Economics. Currently, management is in The Office of Treasury Operations and conducted by Agricultural Property Services.

The University's top priority governing the management of endowed agricultural land is the achievement of donors' goals and objectives through good stewardship. Good stewardship is accomplished by focusing on achieving optimal net income while pursuing improvement of the farm through management of soil conservation, drainage and fertility. Endowment farms are also managed to achieve other benefits of the gifts, such as gaining positive local public relations, building relationships with Illinois farm operators and furthering the education, outreach and research mission of the University. We continually examine ways in which to optimize all elements encompassed within these priorities.

Sincerely,

Dr. Avijit Ghosh
Vice President, Chief Financial Officer and Comptroller

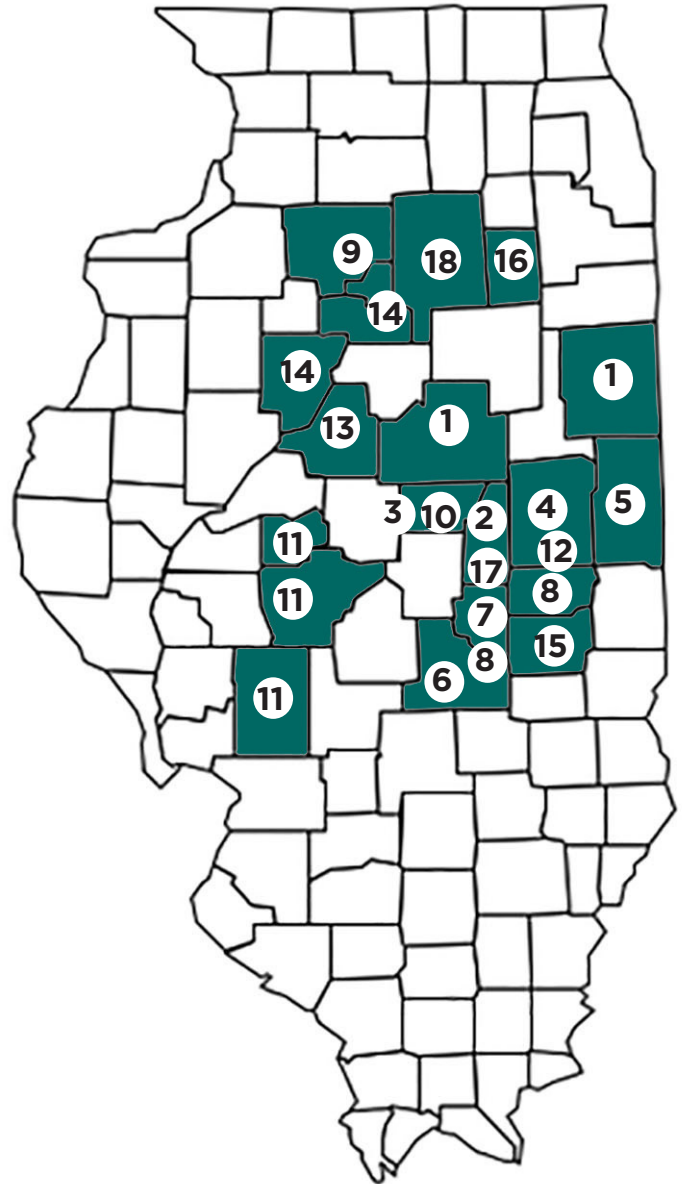
Cc: President Killeen
Secretary Williams

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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**
Vermilion County
6. **Curl Farm**
Shelby County
7. **DeHart Farm**
Moultrie County
8. **Hackett Farm**
Douglas and Moultrie Counties
9. **Herbolsheimer Farms**
Bureau County
10. **Hubbell Farm**
DeWitt County
11. **Hunter Agricultural Scholarship Farms**
Macoupin, Menard and Sangamon Counties
12. **Hunter Agricultural Experiment Farm**
Champaign County
13. **O'Connell-Phillips Farm**
Tazewell County
14. **Spillman Farms**
Marshall and Peoria Counties
15. **Voigt-Freeman Farm**
Coles County
16. **Waffle Farm**
Grundy County
17. **Warren Farm**
Piatt County
18. **Weber Farms**
LaSalle County



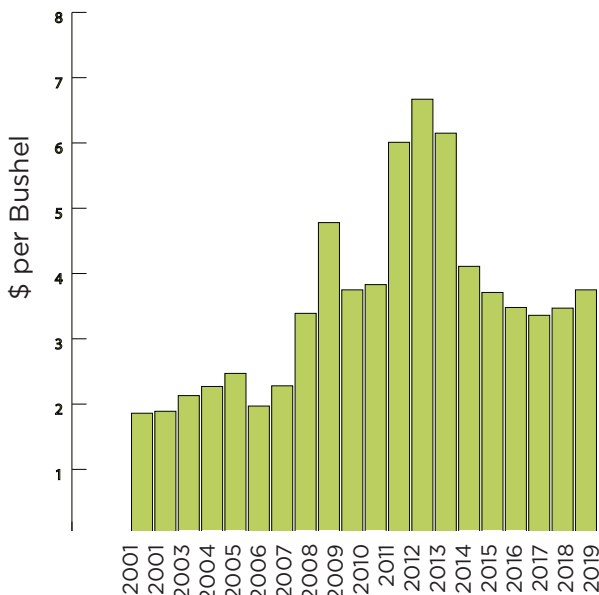
Name of Endowment	Donor(s)	Total Acres	Year of Gift	Purpose of Gifts (How Income is Used)
Addington	Francoise A. Addington	1,909	1991	Agricultural Research Grants
Allerton	Robert H. Allerton	3,632	1946	Maintenance of Conference Center & Allerton Park
Campbell	Grace V. Campbell	86	1976	Scholarships for Illinois farm men & women
Carman	Cecelia B. Carman	72	1993	Scholarships - College of Agricultural, Consumer & 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
Hackett	Jessie E. Hackett	414	1950	Graduate scholarships & fellowships
Herbolsheimer	Bertrand V. Herbolsheimer	168	2013	Improvement of Agriculture
Hubbell	Alta E. Teter	160	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
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
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	1955 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

COMMODITY PRICES

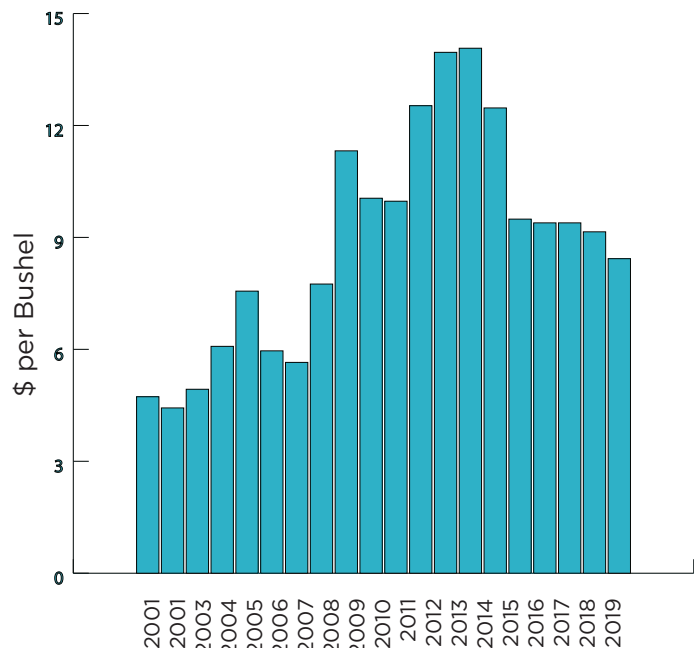
Corn and Soybeans

- During the 2019 crop year, corn prices averaged \$3.75 per bushel. The average prices in 2018 and 2017 were \$3.47 and \$3.36, respectively.
- During the 2019 crop year, soybean prices averaged \$ 8.43 per bushel. The average prices in 2018 and 2017 were \$9.15 and \$9.39, per bushel respectively.
- Commodity prices directly impact revenue on five of the University's farm units with crop share agreements. Marketing of crops grown on the five farms is through local grain elevators or seed production contracts. The revenue on twenty-eight University farms with cash rent agreements is indirectly impacted through land valuations.
- The following data, retrieved from University of Illinois Farm Doc website <https://farmdoc.illinois.edu/decision-tools/us-average-farm-price-received-database>, illustrate the recent history of corn and soybean prices:

U.S. Calendar Year Average Corn Price Received



U.S. Calendar Year Average Soybeans Price Received



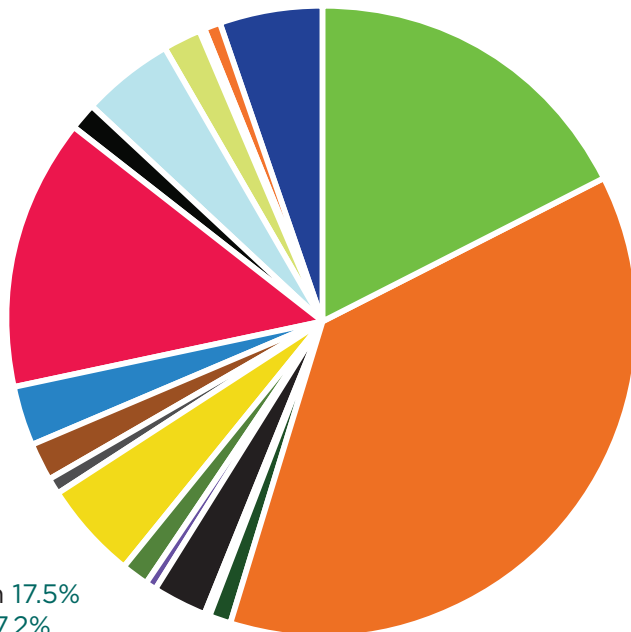
ENDOWMENT FARMS BY THE NUMBERS:

The University of Illinois System has 33 endowment farm units in its care. Ag Property Services Staff manage the farms and serve as fiduciary for the endowed farms' beneficiaries. Management includes focusing on optimal net income and improving farm properties while pursuing environmental stewardship, positive local community relations, and supporting the educational and research missions of the system's three universities.

Monitoring soil fertility and conservation practices optimize returns while ensuring long-term productivity. As fiduciaries for these farms, we encourage profitability while limiting risk as much as possible. By utilizing a flexible cash rent lease, the University stays current with agricultural market prices.

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. Our presence in each farming community builds positive public relations and furthers the University's mission and vision for research, public service, and economic development.

- ▶ **BY THE NUMBERS**
- 17 **COUNTIES WITH**
ENDOWMENT FARMS
- 18 **ENDOWMENT FARMS**
- 33 **FARM UNITS**
- \$100.4M JUNE 30, 2019 VALUE**
- \$3,604,472 ORIGINAL VALUE**
- 5.1% 2019 RETURN**
- \$2,521,296 NET INCOME CY 2019**
- \$2.3M 2019 DISTRIBUTION**



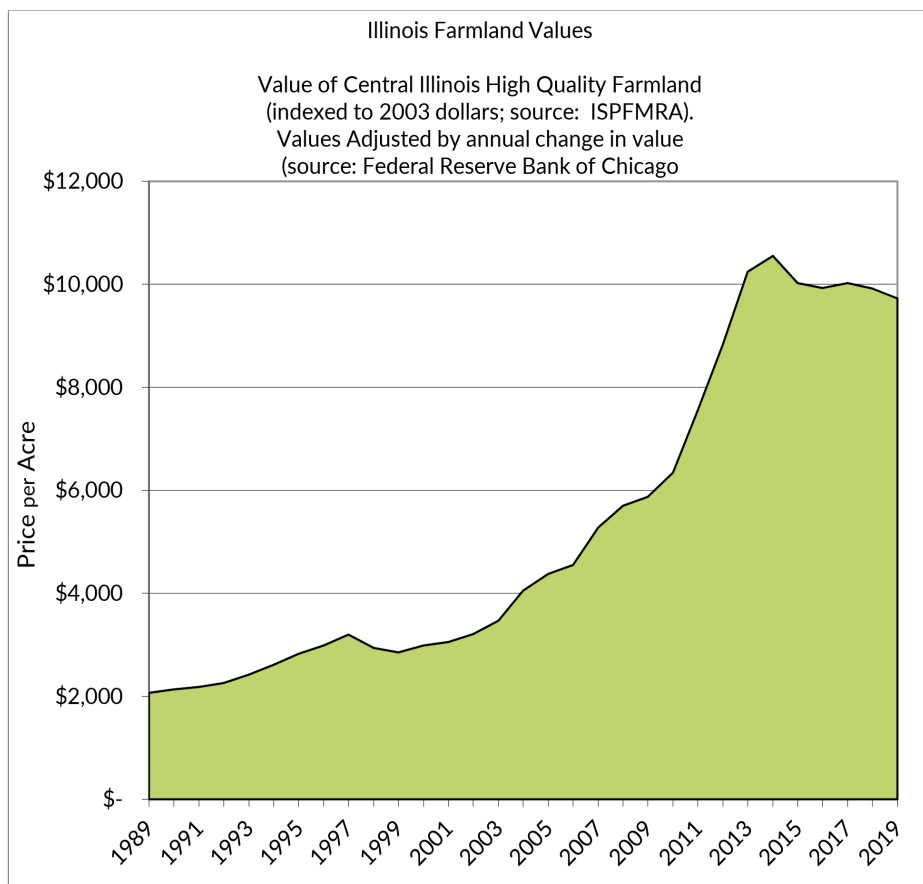
Addington 17.5%	Herbolsheimer 0.9%	Spillman 4.6%
Allerton 37.2%	Hubbell 1.9%	Voigt-Freeman 2.1%
Campbell 1.1%	Hunter Research 3.1%	Waffle 0.4%
Carman 0.5%	Hunter Scholarship 13.9%	Warren 0.7%
Carter-Pennell 2.6%	O'Connell-Phillips 1.3%	Weber 5.2%
Curl 0.8%		
DeHart 1.4%		
Hackett 5.0%		

Farm Distributions:

■ Addington	\$398,626
■ Allerton	\$847,366
■ Campbell	\$24,399
■ Carman	\$10,257
■ Carter-Pennell	\$59,283
■ Curl	\$18,010
■ DeHart	\$31,189
■ Hackett	\$112,880
■ Herbolsheimer	\$19,567
■ Hubbell	\$42,318
■ Hunter	
■ Research	\$71,550
■ Scholarship	\$315,438
■ O'Connell-	
■ Phillips	\$29,517
■ Spillman	\$105,625
■ Voigt-Freeman	\$46,722
■ Waffle	\$8,294
■ Warren	\$16,080
■ Weber	\$118,064

2019 FARMLAND VALUES IN ILLINOIS

During calendar year 2019, the value of high quality agricultural land in the State of Illinois decreased by 1 percent while Central Illinois agricultural land decreased by approximately 2 percent according to the Federal Reserve Bank of Chicago's survey of agricultural bankers in the Seventh District. 82% of the bankers polled anticipate agricultural land values to be stable during the first quarter of 2020. A historical index of farmland values using the Illinois Society of Professional Farm Managers and Rural Appraisers and Federal Reserve figures is shown below.



EXPLANATION FOR 2019 ASSET VALUES

In 2008, 2014 and again in 2019, the University of Illinois Endowment Farms were appraised by an independent agency in order to ensure compliance with Governmental Accounting Standards Board (GASB) rules. Statement No. 52 of GASB “requires endowments to report land and other real estate investments at fair value”. Initial appraisals of the University Endowment Farms were prepared with an effective date of July 1, 2008. Full appraisals of all endowment farms were again done on July 1, 2014 and most recently with an effective date of June 30, 2019.

In the years between full appraisals (2009-2013, and 2015-2018), the same independent agency provides an estimate of market value which is derived by an annual updating of prior appraised values. The June 30, 2019 market value for each specific farm is shown in the Summary Reports of Individual Endowment Farms.

As with most real estate assets, financial performance is estimated with appraisal-based returns. Professional appraisal methods are used for beginning and ending values of the farms. On occasion, annual appraisal-based returns may actually reflect multi-year changes or idiosyncratic, local land market conditions. Appraisal-based financial returns are often described as having some inertia relative to actual market changes.

ENDOWMENT FARM SPOTLIGHT

On May 14, 2019, a celebration and rededication occurred at the Warren Endowment Farm. Participating in the event included College of ACES Dean Kimberlee Kidwell, Illinois Extension Associate Dean and Director, Shelly Nichols-Richardson and other representatives of the College of ACES. Also in attendance were staff members of the University of Illinois Foundation, Illinois 4-H Club members, the current farm operator (an extended family member of the Warrens) and Ag Property Services staff. The event honored the generous gift of Mr. and Mrs. Milton W. Warren and the Elizabeth H. Warren Family.

The Warrens bequeathed 120 acres of Piatt County, Illinois farmland as two gifts, one in 1955 and the remainder 80 acres in 1996. The gift documents direct any generated income to support the Boys and Girls of Illinois through the Illinois 4-H Program.

Use of farm income aided in introducing 4-H to new youth audiences and recently supported SPIN (special interest) 4-H Club grants and innovation grants.



NEW ENDOWMENT FARM IN 2019

In late 2019, the University received a Will County, Illinois farm through the generosity of David F. Grohne. Management of the farm will be in keeping with the terms of the donor's gift document. The farm contains quality soils that have been well-managed. The farm contains both tillable and woodland acres and is approximately 259 acres. Beginning in 2020, distributions generated from farm income will be distributed to the College of Agricultural, Consumer, and Environmental Sciences to support faculty and staff in Natural Resources and Environmental Science.



ADDINGTON FARMS

The Board of Trustees of the University of Illinois gratefully accepted the gift of farmland from the Estate of Francois Williams Addington in 1991. The farmland is located in two Illinois counties: Iroquois and McLean. One farm includes research plots, seed corn production, and commercial production. The other three farms are primarily in row crop production. Four farm operators independently operate the farmland as four individual farms. The net income distribution is made annually to the College of ACES for agricultural research grants.

► BY THE NUMBERS

1,909.0 TOTAL ACRES

1,815.1 ACRES IN PRODUCTION

133.8 SOIL PRODUCTIVITY INDEX

\$63,618 PAID IN LIEU OF REAL ESTATE TAX

\$3,604,472 ORIGINAL VALUE

\$16,355,000 VALUE JUNE 30, 2019

\$486,434 NET INCOME CY 2019

6.3% TOTAL RETURN

\$398,626 NET INCOME DISTRIBUTION



ALLERTON FARMS

In 1946, Robert Allerton generously donated farmland, woods and his Piatt County Estate to the Board of Trustees of the University of Illinois. The farmland is located in Piatt County. Three farm operators independently operate the farmland as four individual farms. The four farms are primarily in row crop production. Annual net income disbursement is to the Endowment Pool.



► BY THE NUMBERS

3,632.0 TOTAL ACRES

3,379.5 ACRES IN PRODUCTION

139.6 SOIL PRODUCTIVITY INDEX

\$141,989 PAID IN LIEU OF REAL ESTATE TAX

\$609,621 ORIGINAL VALUE

\$36,067,000 VALUE JUNE 30, 2019

\$954,293 NET INCOME CY 2019

9.5% TOTAL RETURN

\$847,366 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. The Campbell Farm is located in DeWitt County, Illinois. The farm is in row crop production with a natural wetland located on the farm.



► BY THE NUMBERS

86.0 TOTAL ACRES

85.2 ACRES IN PRODUCTION

137.5 SOIL PRODUCTIVITY INDEX

\$2,550 PAID in LIEU OF REAL ESTATE TAX

\$220,000 ORIGINAL VALUE

\$792,000 VALUE JUNE 30, 2019

\$27,203 NET INCOME CY 2019

8.5% TOTAL RETURN

\$24,399 NET INCOME DISTRIBUTION

CARMAN FARM

Cecelia B. Carman donated farmland located in Champaign County, Illinois to the Board of Trustees of the University of Illinois in 1993. The College of ACES receives annual distribution from net income for scholarships.



► BY THE NUMBERS

72.0 TOTAL ACRES

71.2 ACRES IN PRODUCTION

126.5 SOIL PRODUCTIVITY INDEX

\$1,845 PAID IN LIEU OF REAL ESTATE TAX

\$126,900 ORIGINAL VALUE

\$598,825 VALUE JUNE 30, 2019

\$11,150 NET INCOME CY 2019

-31.9%* TOTAL RETURN

\$10,257 NET INCOME DISTRIBUTION

*In 2019 the farm was appraised. The appraiser determined the farm no longer had value for urban sprawl. The previous year's appraisal benchmark valued the farm 33.1% higher than the current value.

CARTER-PENNELL FARM

The first endowment of farmland to the University of Illinois was in 1929. The gift was the result of a Trust created by Joseph and Jane Pennell-Carter. The farmland is located in Vermilion County, Illinois. The farm is in row crop production. Annual net income disbursement supports the Student Loan Fund.



► BY THE NUMBERS

346.0 TOTAL ACRES

319.3 ACRES IN PRODUCTION

113.6 SOIL PRODUCTIVITY INDEX

\$4,973 PAID IN LIEU OF REAL ESTATE TAX

\$50,974 ORIGINAL VALUE

\$2,020,000 VALUE JUNE 30, 2019

\$61,807 NET INCOME CY 2019

33.9% TOTAL RETURN

\$59,283 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 came to the University after the closing of Mrs. Curl’s Life Estate. Two farm operators independently operate the Shelby County, Illinois farmland as two farms. Both farms are in row crop production. The net income distribution is made annually to the College of ACES for research and scholarships.



► BY THE NUMBERS

150.0 TOTAL ACRES

133.1 ACRES IN PRODUCTION

123.8 SOIL PRODUCTIVITY INDEX

\$2,617 PAID IN LIEU OF REAL ESTATE TAX

\$799,230 ORIGINAL VALUE

\$1,125,000 VALUE JUNE 30, 2019

\$14,615 NET INCOME CY 2019

-1.0% TOTAL RETURN

\$18,010 NET INCOME DISTRIBUTION

DEHART FARM

Carl A. DeHart donated farmland located in Moultrie County, Illinois to The Board of Trustees of the University of Illinois in 1975. The farmland is operated as a row crop farm. Annual distribution of net income is received by the College of ACES for scholarships.



► BY THE NUMBERS

120.0 TOTAL ACRES

116.2 ACRES IN PRODUCTION

138.0 SOIL PRODUCTIVITY INDEX

\$4,202 PAID IN LIEU OF REAL ESTATE TAX

\$234,000 ORIGINAL VALUE

\$1,188,000 VALUE JUNE 30, 2019

\$33,610 NET INCOME CY 2019

4.1% TOTAL RETURN

\$31,189 NET INCOME DISTRIBUTION

HACKETT FARM

Jessie E. Hackett donated Illinois farmland located in Douglas and Moultrie Counties to The Board of Trustees of the University of Illinois in 1950. One farm operator leases the farmland. The farm is in row crop production. Annual net income distribution supports graduate fellowships and scholarships.



► BY THE NUMBERS

414.0 TOTAL ACRES

362.6 ACRES IN PRODUCTION

135.0 SOIL PRODUCTIVITY INDEX

\$13,196 PAID IN LIEU OF REAL ESTATE TAX

\$158,785 ORIGINAL VALUE

\$3,705,301 VALUE JUNE 30, 2019

\$112,038 NET INCOME CY 2019

12.5% TOTAL RETURN

\$112,880 NET INCOME DISTRIBUTION

HERBOLSHEIMER FARMS

Bertrand V. Herbolsheimer gave a gift of Bureau County, Illinois farmland to The Board of Trustees of the University of Illinois in 2013. Three farm operators operate this gift as three individual farms. The farms are in row crop production. Annual net income distribution is to the College of ACES supporting improvement of agriculture through research.



► BY THE NUMBERS

168.0 TOTAL ACRES

127.2 ACRES IN PRODUCTION

130.8 SOIL PRODUCTIVITY INDEX

\$4,882 PAID IN LIEU OF REAL ESTATE TAX

\$1,232,500 ORIGINAL VALUE

\$1,229,900 VALUE JUNE 30, 2019

\$16,617 NET INCOME CY 2019

-7.6% TOTAL RETURN

\$19,567 NET INCOME DISTRIBUTION

HUBBELL FARM

In 1972, a gift of farmland located in DeWitt County, Illinois was given from Alta E. Teter to the Board of Trustees of the University of Illinois. The farm is in row crop production and includes a farmstead with a dwelling and out buildings. Annual net income distribution is for general education purposes.



► BY THE NUMBERS

160.0 TOTAL ACRES

157.2 ACRES IN PRODUCTION

125.6 SOIL PRODUCTIVITY INDEX

\$6,962 PAID IN LIEU OF REAL ESTATE TAX

\$129,600 ORIGINAL VALUE

\$1,584,000 VALUE JUNE 30, 2019

\$45,688 NET INCOME CY 2019

-2.7% TOTAL RETURN

\$42,318 NET INCOME DISTRIBUTION

HUNTER RESEARCH FARM

In 1975, the Board of Trustees of the University of Illinois received Champaign County farmland from Ralph O. and Mabel F. Hunter. The farm is in row crop production. Annual net income distribution is to the College of ACES, supporting research. Included with the farm is a farmstead with grainbins and outbuildings. 2019, through demolition, saw the removal of the uninhabitable dwelling and impractical sheds.



► BY THE NUMBERS

280.0 TOTAL ACRES

243.9 ACRES IN PRODUCTION

142.3 SOIL PRODUCTIVITY INDEX

\$9,496 PAID IN LIEU OF REAL ESTATE TAX

\$655,746 ORIGINAL VALUE

\$2,800,000 VALUE JUNE 30, 2019

\$57,010 NET INCOME CY 2019

8.8% TOTAL RETURN

\$71,550 NET INCOME DISTRIBUTION



HUNTER SCHOLARSHIP FARMS

In 1975, the Board of Trustees of the University of Illinois received Menard and Sangamon County, Illinois farmland from Ralph O. and Mabel F. Hunter. Three farms are in row crop production while one is in research, seed corn and row crop production. There are three farm operators farming the gift as four individual farms. The net income distribution is to the College of ACES, supporting scholarships. Included with two of the farms are farmsteads with dwellings, grain bins and out buildings.



► BY THE NUMBERS

1,251.0 TOTAL ACRES

1,215.5 ACRES IN PRODUCTION

138.5 SOIL PRODUCTIVITY INDEX

\$51,384 PAID IN LIEU OF REAL ESTATE TAX

\$2,352,519 ORIGINAL VALUE

\$14,286,000 VALUE JUNE 30, 2019

\$345,671 NET INCOME CY 2019

5.1% TOTAL RETURN

\$315,438 NET INCOME DISTRIBUTION

O'CONNELL-PHILLIPS FARM

The Board of Trustees of the University of Illinois received a gift of farmland located in Tazewell County, Illinois from siblings, Frances P. O'Connell and John D. Phillips, in 2017. The farm is in row crop production. Annual net income distribution is allocated equally between the College of Liberal Arts and the College of ACES.



► BY THE NUMBERS

188.0 TOTAL ACRES

182.2 ACRES IN PRODUCTION

137.0 SOIL PRODUCTIVITY INDEX

\$2,086,000 ORIGINAL VALUE

\$2,200,000 VALUE JUNE 30, 2019

\$21,497 NET INCOME CY 2019

-3.4% TOTAL RETURN

\$29,517 NET INCOME DISTRIBUTION



SPILLMAN FARMS

In 2003 Robert E. Spillman generously donated his Marshall and Peoria County farmland to the Board of Trustees of the University of Illinois. The farm is in row crop production. There are two farm operators operating the farm as two individual farms. Annual net income distribution is to the College of ACES for agricultural education and scholarships.



► BY THE NUMBERS

477.0 TOTAL ACRES

412.0 ACRES IN PRODUCTION

129.6 SOIL PRODUCTIVITY INDEX

\$14,835 PAID IN LIEU OF REAL ESTATE TAX

\$1,528,830 ORIGINAL VALUE

\$4,375,000 VALUE JUNE 30, 2019

\$102,668 NET INCOME CY 2019

1.8% TOTAL RETURN

\$105,625 NET INCOME DISTRIBUTION

VOIGT-FREEMAN FARM

A gift of Coles County, Illinois farmland from Nellie Voigt-Freeman came to the Board of Trustees of the University of Illinois in 1996. The farm is in row crop production. Annual net income distribution is to the College of ACES for agricultural research.



► BY THE NUMBERS

218.0 TOTAL ACRES

216.6 ACRES IN PRODUCTION

137.2 SOIL PRODUCTIVITY
INDEX

\$8,312 PAID IN LIEU OF REAL
ESTATE TAX

\$661,850 ORIGINAL VALUE

\$2,249,932 VALUE JUNE 30, 2019

\$53,034 NET INCOME CY 2019

-3.2% TOTAL RETURN

\$46,722 NET INCOME
DISTRIBUTION

WAFFLE FARM

In 1994, the Board of Trustees of the University of Illinois received a gift of Grundy County, Illinois farmland from Dorothy Foersterling Waffle. The farm is in row crop production. Annual net income distribution is to the College of ACES for student scholarships.



► BY THE NUMBERS

120.0 TOTAL ACRES

118.8 ACRES IN PRODUCTION

126.2 SOIL PRODUCTIVITY INDEX

\$3,001 PAID IN LIEU OF REAL ESTATE TAX

\$258,000 ORIGINAL VALUE

\$1,092,000 VALUE JUNE 30, 2019

\$28,768 NET INCOME CY 2019

5.8% TOTAL RETURN

\$8,294 NET INCOME DISTRIBUTION

WARREN FARM

In 1955, Elizabeth H. Warren gave a 40 acre gift of farmland located in Piatt County, Illinois to the Board of Trustees of the University of Illinois. In 1996 an additional 80 acre gift from Mrs. Warren's estate came to the University. The farm is in row crop production. Annual net income distribution is to the College of ACES to support 4-H activities and the youth of Illinois.



► BY THE NUMBERS

120.0 TOTAL ACRES

119.0 ACRES IN PRODUCTION

140.6 SOIL PRODUCTIVITY INDEX

\$5,712 PAID IN LIEU OF REAL ESTATE TAX

\$269,000 ORIGINAL VALUE

\$1,272,000 VALUE JUNE 30, 2019

\$14,322 NET INCOME CY 2019

-.10% TOTAL RETURN

\$16,080 NET INCOME DISTRIBUTION



WEBER FARMS

Laura M. Weber gave LaSalle County, Illinois farmland to the Board of Trustees of the University of Illinois in 1955. The farm is in row crop production. There are two farm operators operating the farm as two individual farms. One of the farms has two farmsteads including dwellings, bins and out buildings. Annual net income distribution is to the College of ACES.



► BY THE NUMBERS

796.0 TOTAL ACRES

774.1 ACRES IN PRODUCTION

139.8 SOIL PRODUCTIVITY INDEX

\$48,592 PAID LIEU OF REAL ESTATE TAX

\$271,200 ORIGINAL VALUE

\$7,492,000 VALUE JUNE 30, 2019

\$134,879 NET INCOME CY 2019

-8.9% TOTAL RETURN

\$118,064 NET INCOME DISTRIBUTION



UNIVERSITY OF ILLINOIS SYSTEM

TREASURY OPERATIONS

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