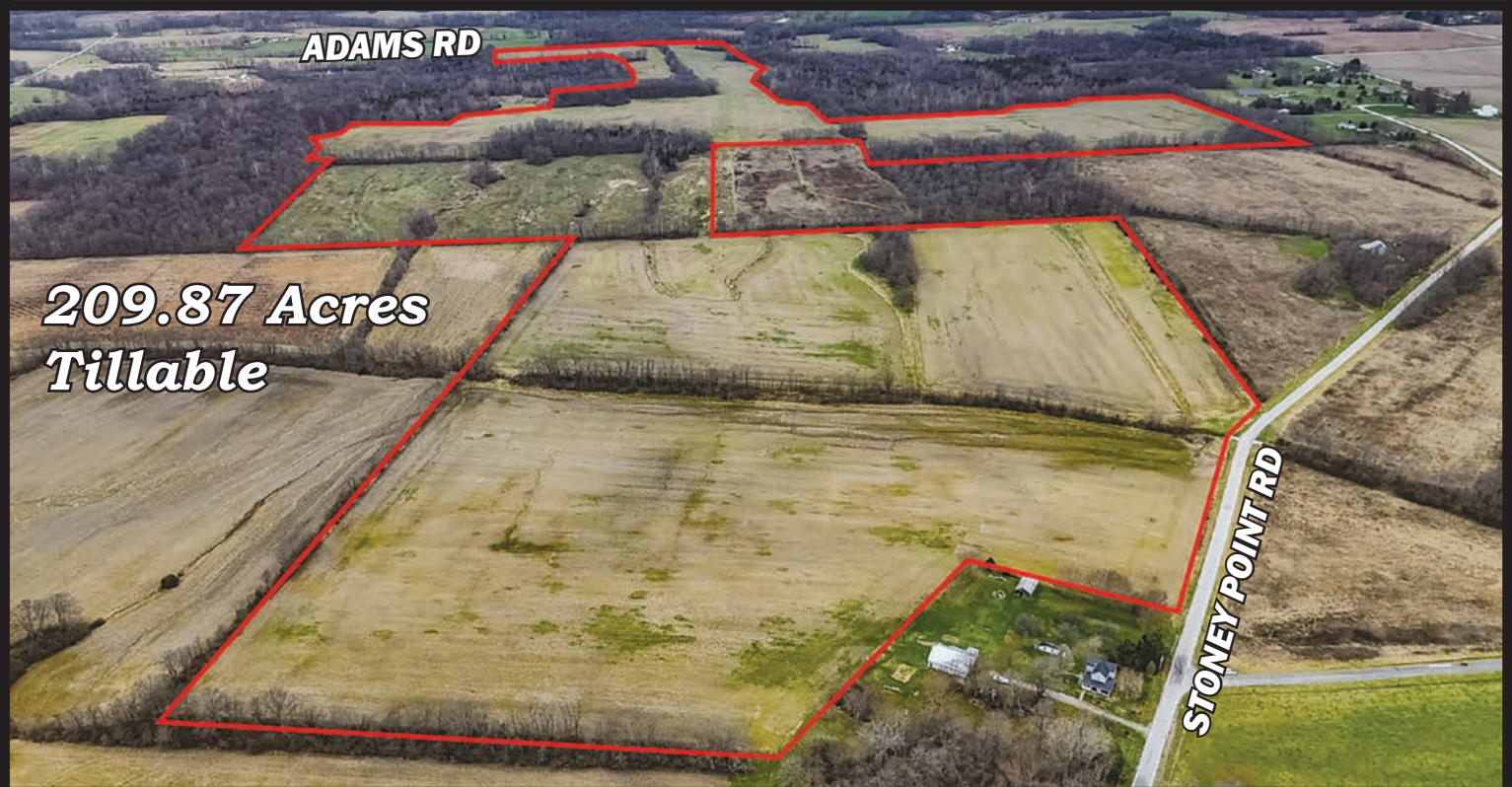


For Sale



243 Acres

Highland County

Quality farmland situated along
Stoney Point Road & Adams Road



WILSON

NATIONAL

A REAL ESTATE & AUCTION GROUP

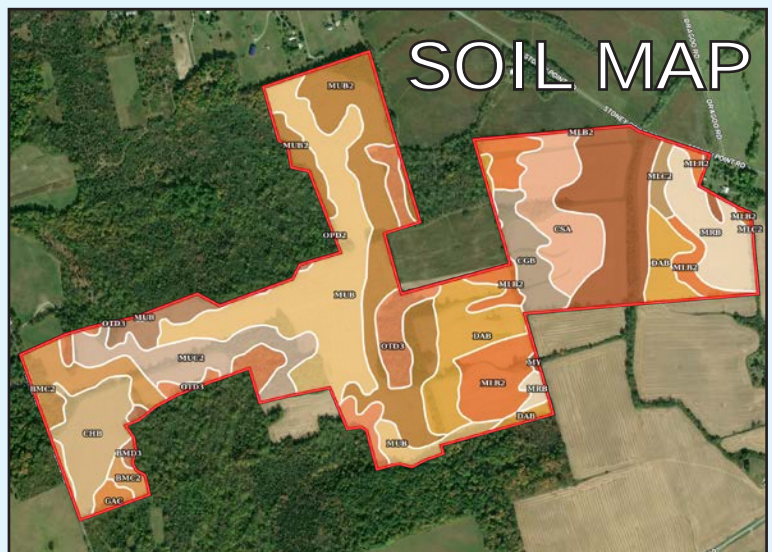


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243 ACRES OF PRIME FARMLAND FOR SALE ON ADAMS & STONEY POINT ROADS, HIGHLAND COUNTY

The Adams Road farm presents 243.07 acres, more or less, of quality farmland situated along Stoney Point Road and Adams Road in Highland County, OH. Located just minutes from downtown Hillsboro, this property offers the perfect balance of productive agriculture and convenient access. Approximately 209.87 tillable acres feature a diverse mix of quality soils including Dana silt loam, Milton silt loam, Miamian-Russell silt loams, and Crosby-Fincastle silt loams - a strong foundation for dependable crop production year after year. The property boasts approximately 1500 feet of road frontage on Adams Road and 750 feet on Stoney Point Road, delivering excellent access from two directions. The size, soil quality, and road frontage makes this a compelling opportunity for farm operators, investors, and recreational buyers. Whether expanding a current operation or beginning a new venture, the Adams Road farm is a standout offering in Ohio



Boundary 242.8 ac

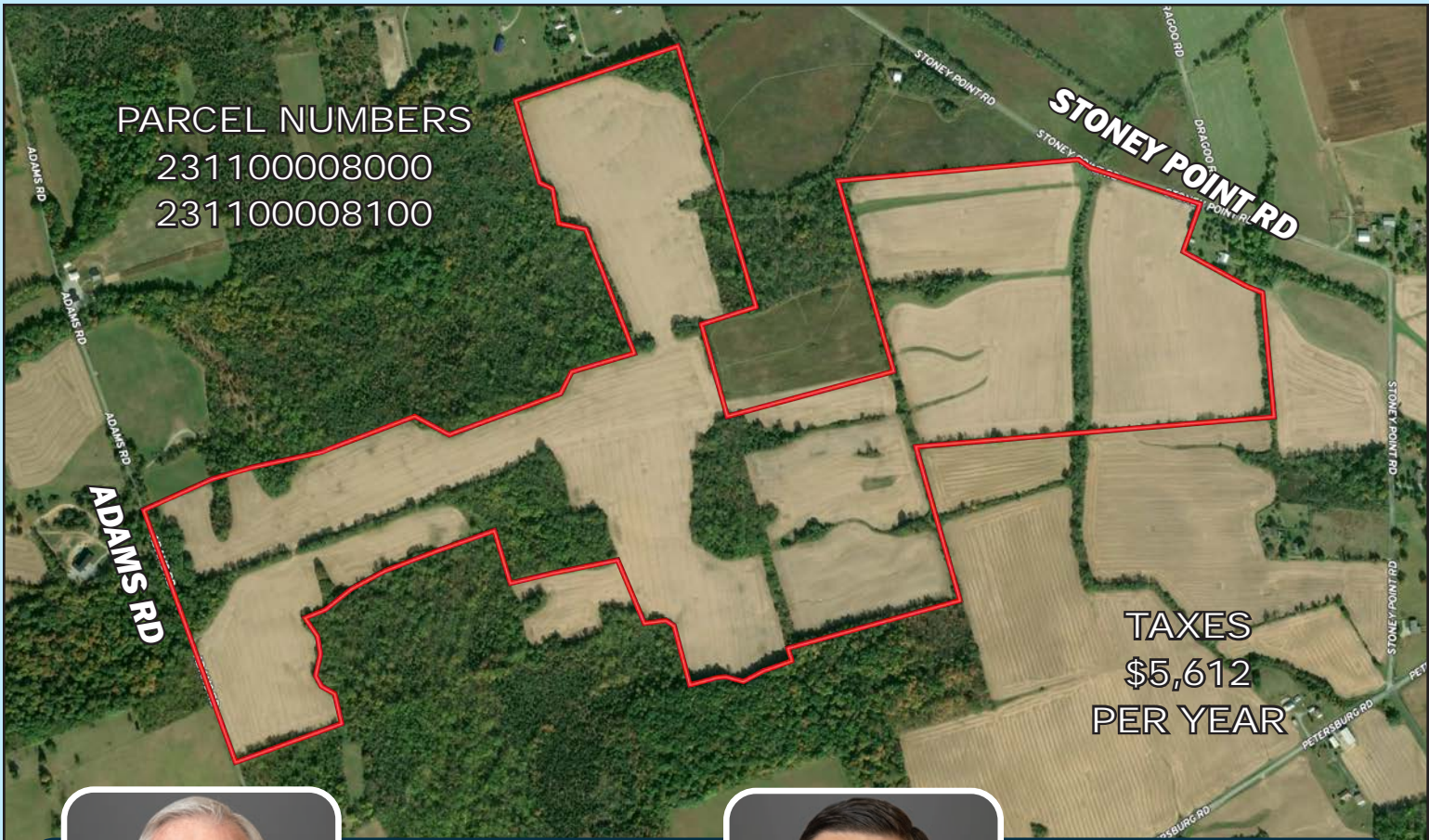
SOIL CODE	SOIL DESCRIPTION	ACRES	%	CPI	NCCPI	CAP
MuB	Milton silt loam, 2 to 6 percent slopes	41.1	16.93	0	62	2e
MuB2	Milton silt loam, 2 to 6 percent slopes, moderately eroded	34.42	14.18	0	65	2e
My	Montgomery silty clay loam	23.54	9.69	0	52	3w
DaB	Dana silt loam, 2 to 6 percent slopes	21.38	8.81	0	89	2e
MIB2	Miamian silt loam, 2 to 6 percent slopes, eroded	21.34	8.79	0	61	2e
OtD3	Opequon clay, 6 to 18 percent slopes, severely eroded	15.91	6.55	0	36	4e
CsA	Crosby-Fincastle silt loams, 0 to 2 percent slopes	15	6.18	0	77	2w
MuC2	Milton silt loam, 6 to 12 percent slopes, moderately eroded	14.87	6.12	0	63	3e
MrB	Miamian-Russell silt loams, 2 to 6 percent slopes	12.96	5.34	0	79	2e
ChB	Cincinnati silt loam, 2 to 6 percent slopes	12.59	5.19	0	66	2e
BmC2	Boston-Bratton complex, 6 to 12 percent slopes, moderately eroded	11.75	4.84	0	51	3e
CgB	Celina-Xenia silt loams, 2 to 6 percent slopes	8.02	3.3	0	78	2e
OpD2	Opequon silt loam, 6 to 18 percent slopes, moderately eroded	4.87	2.01	0	40	4e
MIC2	Miamian silt loam, 6 to 12 percent slopes, eroded	2.32	0.96	0	55	3e
GaC	Gasconade silty clay loam, 6 to 12 percent slopes	1.65	0.68	0	43	7e
BmD3	Boston-Bratton complex, 12 to 18 percent slopes, severely eroded	1.08	0.44	0	49	6e
TOTALS		242.8 (*)	100%	-	63.44	2.44

(*) Total acres may differ in the second decimal compared to the sum of each acreage soil. This is due to a round error because we only show the acres of each soil with two decimal.



FSA MAPS





PARCEL NUMBERS

231100008000

231100008100

STONEY POINT RD

ADAMS RD

TAXES
\$5,612
PER YEAR



Mark Wilson
937-402-1961



Brandon Wilson
937-763-1993

