

Certified Values for Assessment Year 2023 (\$ per acre)

Average Management PI	Gross Income	Non-Land Production Costs	4 Net Land Return	Agricultural Economic Value	Equalized Assessed Value	* 2023 Certified Value
82	\$482.98	\$364.48	\$118.50	\$2,564.87	\$854.96	\$280.63
83	\$487.39	\$366.15	\$121.24	\$2,624.16	\$874.72	\$282.24
84	\$491.81	\$367.83	\$123.98	\$2,683.44	\$894.48	\$283.85
85	\$496.22	\$369.51	\$126.71	\$2,742.73	\$914.24	\$285.52
86	\$500.63	\$371.18	\$129.45	\$2,802.01	\$934.00	\$287.20
87	\$505.05	\$372.86	\$132.19	\$2,861.30	\$953.77	\$288.81
88	\$509.46	\$374.53	\$134.93	\$2,920.58	\$973.53	\$290.31
89	\$513.88	\$376.21	\$137.67	\$2,979.87	\$993.29	\$296.51
90	\$518.29	\$377.89	\$140.41	\$3,039.16	\$1,013.05	\$302.91
91	\$522.71	\$379.56	\$143.15	\$3,098.44	\$1,032.81	\$309.32
92	\$527.12	\$381.24	\$145.89	\$3,157.73	\$1,052.58	\$315.72
93	\$531.54	\$382.91	\$148.63	\$3,217.01	\$1,072.34	\$322.12
94	\$535.95	\$384.59	\$151.36	\$3,276.30	\$1,092.10	\$328.54
95	\$540.37	\$386.26	\$154.10	\$3,335.58	\$1,111.86	\$334.94
96	\$544.78	\$387.94	\$156.84	\$3,394.87	\$1,131.62	\$341.34
97	\$549.20	\$389.62	\$159.58	\$3,454.15	\$1,151.38	\$347.74
98	\$553.61	\$391.29	\$162.32	\$3,513.44	\$1,171.15	\$354.13
99	\$558.03	\$392.97	\$165.06	\$3,572.72	\$1,190.91	\$361.24
100	\$562.44	\$394.64	\$167.80	\$3,632.01	\$1,210.67	\$370.92
101	\$566.86	\$396.32	\$170.54	\$3,691.29	\$1,230.43	\$381.16
102	\$571.27	\$398.00	\$173.28	\$3,750.58	\$1,250.19	\$391.69
103	\$575.69	\$399.67	\$176.02	\$3,809.86	\$1,269.95	\$402.32
104	\$580.10	\$401.35	\$178.75	\$3,869.15	\$1,289.72	\$412.04
105	\$584.52	\$403.02	\$181.49	\$3,928.43	\$1,309.48	\$420.32
106	\$588.93	\$404.70	\$184.23	\$3,987.72	\$1,329.24	\$428.71
107	\$593.35	\$406.38	\$186.97	\$4,047.00	\$1,349.00	\$437.03
108	\$597.76	\$408.05	\$189.71	\$4,106.29	\$1,368.76	\$444.52
109	\$602.18	\$409.73	\$192.45	\$4,165.57	\$1,388.52	\$451.87
110	\$606.59	\$411.40	\$195.19	\$4,224.86	\$1,408.29	\$459.30
111	\$611.01	\$413.08	\$197.93	\$4,284.14	\$1,428.05	\$468.69
112	\$615.42	\$414.76	\$200.67	\$4,343.43	\$1,447.81	\$479.17
113	\$619.84	\$416.43	\$203.41	\$4,402.71	\$1,467.57	\$489.83
114	\$624.25	\$418.11	\$206.14	\$4,462.00	\$1,487.33	\$500.68
115	\$628.67	\$419.78	\$208.88	\$4,521.28	\$1,507.09	\$511.68
116	\$633.08	\$421.46	\$211.62	\$4,580.57	\$1,526.86	\$522.90
117	\$637.50	\$423.13	\$214.36	\$4,639.85	\$1,546.62	\$534.27
118	\$641.91	\$424.81	\$217.10	\$4,699.14	\$1,566.38	\$545.78
119	\$646.33	\$426.49	\$219.84	\$4,758.42	\$1,586.14	\$557.51
120	\$650.74	\$428.16	\$222.58	\$4,817.71	\$1,605.90	\$575.62
121	\$655.16	\$429.84	\$225.32	\$4,876.99	\$1,625.66	\$622.37
122	\$659.57	\$431.51	\$228.06	\$4,936.28	\$1,645.43	\$666.65
123	\$663.99	\$433.19	\$230.80	\$4,995.56	\$1,665.19	\$681.82
124	\$668.40	\$434.87	\$233.53	\$5,054.85	\$1,684.95	\$703.66
125	\$672.82	\$436.54	\$236.27	\$5,114.14	\$1,704.71	\$751.06
126	\$677.23	\$438.22	\$239.01	\$5,173.42	\$1,724.47	\$799.77
127	\$681.65	\$439.89	\$241.75	\$5,232.71	\$1,744.24	\$849.80
128	\$686.06	\$441.57	\$244.49	\$5,291.99	\$1,764.00	\$870.87
129	\$690.47	\$443.25	\$247.23	\$5,351.28	\$1,783.76	\$890.98
130	\$694.89	\$444.92	\$249.97	\$5,410.56	\$1,803.52	\$911.31

The 5-year capitalization rate is 4.62 percent.

10% Increase of 2022 certified value at PI 111 is \$42.61

* These values reflect the Statutory changes to 35 ILCS 200/10-115e under Public Act 98-0109.

*Farmland values are as certified by the Farmland Assessment Technical Advisory Board. Any differences in calculations are due to rounding at different stages of calculations.