Certified Values for Assessment Year 2027 ($ per acre)						
Average Management PI	Gross Income	Non-Land Production Costs	4 Net Land Return	Agricultural Economic Value	Equalized Assessed Value	* 2027 Certifed Value
82	$653.27	$522.24	$131.02	$2,259.01	$753.00	$498.15
83	$658.97	$524.44	$134.54	$2,319.59	$773.20	$499.76
84	$664.68	$526.63	$138.05	$2,380.16	$793.39	$501.37
85	$670.39	$528.82	$141.56	$2,440.74	$813.58	$503.04
86	$676.10	$531.02	$145.08	$2,501.32	$833.77	$504.72
87	$681.80	$533.21	$148.59	$2,561.90	$853.97	$506.33
88	$687.51	$535.41	$152.10	$2,622.48	$874.16	$507.83
89	$693.22	$537.60	$155.62	$2,683.06	$894.35	$514.03
90	$698.92	$539.79	$159.13	$2,743.63	$914.54	$520.43
91	$704.63	$541.99	$162.64	$2,804.21	$934.74	$526.84
92	$710.34	$544.18	$166.16	$2,864.79	$954.93	$533.24
93	$716.05	$546.37	$169.67	$2,925.37	$975.12	$539.64
94	$721.75	$548.57	$173.18	$2,985.95	$995.32	$546.06
95	$727.46	$550.76	$176.70	$3,046.52	$1,015.51	$552.46
96	$733.17	$552.96	$180.21	$3,107.10	$1,035.70	$558.86
97	$738.88	$555.15	$183.73	$3,167.68	$1,055.89	$565.26
98	$744.58	$557.34	$187.24	$3,228.26	$1,076.09	$571.65
99	$750.29	$559.54	$190.75	$3,288.84	$1,096.28	$578.76
100	$756.00	$561.73	$194.27	$3,349.42	$1,116.47	$588.44
101	$761.70	$563.93	$197.78	$3,409.99	$1,136.66	$598.68
102	$767.41	$566.12	$201.29	$3,470.57	$1,156.86	$609.21
103	$773.12	$568.31	$204.81	$3,531.15	$1,177.05	$619.84
104	$778.83	$570.51	$208.32	$3,591.73	$1,197.24	$629.56
105	$784.53	$572.70	$211.83	$3,652.31	$1,217.44	$637.84
106	$790.24	$574.89	$215.35	$3,712.88	$1,237.63	$646.23
107	$795.95	$577.09	$218.86	$3,773.46	$1,257.82	$654.55
108	$801.66	$579.28	$222.37	$3,834.04	$1,278.01	$662.04
109	$807.36	$581.48	$225.89	$3,894.62	$1,298.21	$669.39
110	$813.07	$583.67	$229.40	$3,955.20	$1,318.40	$676.82
111	$818.78	$585.86	$232.91	$4,015.78	$1,338.59	$686.21
112	$824.49	$588.06	$236.43	$4,076.35	$1,358.78	$696.69
113	$830.19	$590.25	$239.94	$4,136.93	$1,378.98	$707.35
114	$835.90	$592.44	$243.46	$4,197.51	$1,399.17	$718.20
115	$841.61	$594.64	$246.97	$4,258.09	$1,419.36	$729.20
116	$847.31	$596.83	$250.48	$4,318.67	$1,439.56	$740.42
117	$853.02	$599.03	$254.00	$4,379.24	$1,459.75	$751.79
118	$858.73	$601.22	$257.51	$4,439.82	$1,479.94	$763.30
119	$864.44	$603.41	$261.02	$4,500.40	$1,500.13	$775.03
120	$870.14	$605.61	$264.54	$4,560.98	$1,520.33	$793.14
121	$875.85	$607.80	$268.05	$4,621.56	$1,540.52	$839.89
122	$881.56	$609.99	$271.56	$4,682.14	$1,560.71	$884.17
123	$887.27	$612.19	$275.08	$4,742.71	$1,580.90	$899.34
124	$892.97	$614.38	$278.59	$4,803.29	$1,601.10	$921.18
125	$898.68	$616.58	$282.10	$4,863.87	$1,621.29	$968.58
126	$904.39	$618.77	$285.62	$4,924.45	$1,641.48	$1,017.29
127	$910.10	$620.96	$289.13	$4,985.03	$1,661.68	$1,067.32
128	$915.80	$623.16	$292.65	$5,045.60	$1,681.87	$1,088.39
129	$921.51	$625.35	$296.16	$5,106.18	$1,702.03	$1,108.50
130	$927.22	$627.55	$299.67	$5,166.76	$1,722.25	$1,128.83
The 5-year capitalization rate is 5.80 percent.						

10% Increase of 2026 certified value at PI 111 is $62.38

* 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.