

FALL 2019

# Wiregrass

*a magazine for people who value land* LAND & LIVING

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into the woods?

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FOR THE LOVE OF BEES

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# Wiregrass

LAND & LIVING

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the **Heart and Soul**  
**of a Hunter**

By Julie Strauss Bettinger



# I believe hunters owe it to themselves to try to understand what it is that urges them out. To fail to examine the source of the hunting instinct is to fail to experience it fully.

— Charles Fergus  
The Upland Equation

It was a Sunday afternoon this past March, on youth turkey hunting weekend. Jay Joiner and two of his sons were somewhere in the woods of Cotton, Georgia. They'd set out a strutter decoy and hen, then camouflaged themselves about ten yards back. Seven-year-old Hudson and five-year-old Jackson were in their father's lap. Joiner had been using his slate call to purr and cluck and then made a yelp with his mouth call. They heard a gobble and he whispered, "Boys, here they come."

Minutes later four jakes came running in. Hudson, who was holding a smaller size, single shot .410, aimed and pulled on the child-size trigger. Two turkeys fell.

The exhilaration was still in Joiner's voice in the telling of the story, which had a postscript. As he celebrated his son's accomplishment, Joiner could hear a big tom gobbling behind him. "I went back and got him a couple of weeks later," he said. Then added with a laugh, "By myself, for the record."

Even those who have never held a shotgun or rifle will likely appreciate Joiner's story. But few will stop to consider that moments like Hudson's two-turkeys-with-one-shot can be years in the making.

There's the land investment or lease; time and money spent on careful cultivation of the habitat; purchasing or borrowing the right gear including clothing and firearms; safety education; hunting licenses, and more time identifying strut paths days or weeks before the hunt.

And that doesn't even take into consideration the personal sacrifice on the day of the adventure. That's the question we sought to answer: What compels an otherwise sane individual to wake up long before dawn, drive to a remote location and sit still for hours

on end—often in silence and frequently in freezing temperatures or rain—for an opportunity to bring home a turkey, deer or duck? And to do this week after week, year after year, frequently missing holiday get togethers, football games, and family celebrations.

"I think it's the unknown," Joiner volunteered. "You get up and go get in the deer stand and see what shows up." When you call a turkey, you're wondering, "Is that turkey going to have an 8-inch beard or 12-inch beard? Will it be a 3- or 4-year-old bird or is he a jake?"

For Brant Harrell, a Relationship Manager here at Farm Credit, it's a lot about the camaraderie. "Some of the best memories I've had are from times spent at a deer camp, in an old tent, freezing to death with my buddies," he said. Some of the deepest laughter he's enjoyed was on a hunting weekend, too. "And if you think you've had a good conversation with someone, have a second conversation on a tailgate of a truck after a quail shoot."

It's also quality family time for many. Harrell's oldest daughter, 14-year-old Payton, joined him and his father on a dove shoot recently. "It was three generations in the field together," he said. And it's an experience he'll never forget.



OPPOSITE PAGE: Jay Joiner with sons, Hudson and Jackson.

RIGHT: Monty Lewis, Roger Crawford and Deacon.



## START 'EM YOUNG

For many in Southwest Georgia, discovery of the hunting life started in childhood. C. Martin “Marty” Wood, III has been a hunter for 70 of his 76 years. “From the time I was a little boy, I read everything I could about hunting, fishing and trapping,” he said. One of his favorite characters was Natty Bumppo, the fictional hero of the American wilderness in James Fenimore Cooper’s *Leatherstocking Tales*. “I developed a love for the wild places.”

“The wild and free gives me personal time to sit amongst nature and just think.

— C. MARTIN “MARTY” WOOD, III

Wood has hunted all over the world, but said there’s plenty of wildlife on the tracts he hunts on the southwest Georgia/Florida border. “I’m lucky to have a wife that loves it, too. I could have never done what I do without an understanding and supportive wife.”

Like many committed hunters, Wood and his wife, Daphne, are helping to preserve North American landscapes through conservation, education and management. Much of their support has been through Tall Timbers, Ducks Unlimited and the Boone & Crocket Club.

And they continue to apply what they’ve learned from these and other organizations. While it was once rare to see turkey or deer tracks, careful habitat management has restored them. “We have lots of turkey and lots of wild quail now,” Wood said. They’ve also seen cougars, bears and coyote in the fields, plus plenty of waterfowl on their duck ponds.

## REVERENCE FOR THE SPORT

Jay Joiner was born on a farm in Cotton, Georgia (Mitchell County) and said his father gave him an appreciation for hunting at a young age. “I used to be so excited to be with my dad. I remember the smell of freshly plowed peanuts and watching nature evolve as it wakes up in the morning.” There’s a certain holiness about it, he said. “You can’t separate that from Jesus Christ, in my opinion.”

The hunting life is a way to build character, integrity and stewardship, Joiner said. “It takes hard work, it takes getting up early, staying late, battling the heat in turkey season. Battling gnats and wearing snake boots when it’s 82 degrees in the afternoon.” All of that prepares a person for what life throws at them. “Things don’t come easily in life,” he said. “If it’s worth a lot, you have to work hard for it.” That’s something he wants to pass along to his sons through hunting.

L. “Monty” Lewis Jr. said his grandfathers taught him how to hunt and fish. They had lived through the Depression and supplemented what the family was eating through hunting. They impressed that responsibility on their grandson. “So growing up, I didn’t pull the trigger unless I was going to eat that squirrel or rabbit, or whatever I was after,” Lewis said.

Lewis lives on a Grady County farm that’s been in his family since the 1860s and hunts frequently in the region. He’s hunted duck, quail, dove, deer, turkey “and the occasional wayward hogs.” If you include fishing and trapping predators, he’s engaged in some form of hunting 12 months a year. He’s also enjoyed African game hunting and continues to challenge himself. In fact, gator hunting is a new passion.

Preservation of the hunting lifestyle is also a priority for Lewis. He’s spent more than 40 years serving in some capacity on behalf of conservation and has observed that sharing an appreciation for the shooting sports has a tendency to break down walls and forge fast friendships.

“Even people who are mega busy and mega successful, when it comes to talking about personal passions, they take time for that,” he said. “It might mean giving away their hard-earned personal funds, but they always find time.”

## SOLITUDE AND SANITY IN THE WILD

Even as hunters talk about how much their sport means to them, at times it just defies description. “Feelings I have enjoyed over the years sitting in duck blind in the cold, when the first ducks break the horizon,” Harrell said. “Or watching a dove flutter into a peanut field. Or even witnessing a deer just appear out of nowhere.” How do you put those feelings into words?

Some will be surprised to hear that what drives a person to hunt isn’t always about the harvest. Harrell said he enjoys the solitude of hunting alone and observing the surroundings. “It’s just you and whatever’s in the woods.” It’s like answering a call within, and it changes you. “If I’ve sat in a deer stand for an hour, when I come home I think I’m a better husband, a better daddy, a better co-worker to other employees. You realize there’s something there that’s bigger than you.”

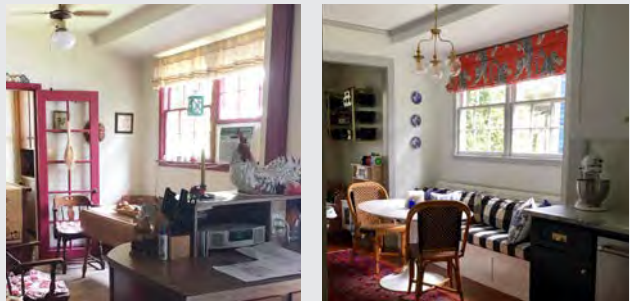
Marty Wood has enjoyed similar experiences. “The wild and free gives me personal time to sit amongst nature and just think.” He’s not just sitting watch over a food plot to shoot a buck. In that quiet time observing nature—from rabbits to bobcats—he’s able to disengage his attention from work. It’s rejuvenating, often in a tangible way. One of the pivotal financing solutions for Flowers Industries, where Wood was Chief Financial Officer for 22 years, was conceived in a deer stand, he said.

“I used to be so excited to be with my dad... watching nature evolve as it wakes up in the morning.

— JAY JOINER

In many ways, hunting is an antidote to whatever ails you. Said Harrell, “My wife, bless her heart, she knows me well enough that now I can tell her, ‘It’s just on me. I got to go to the woods.’” It can be therapeutic and life altering, he added. “I think the best qualities you can imagine in a person can be honed a little bit by spending some time outdoors hunting.”





TOP: Courtney and Austin Williams with their daughter, Reynolds, and son Woodson. MIDDLE: The Williams family enjoys their newly renovated front porch. BOTTOM: Breakfast nook before and after the renovation.

When Austin and Courtney Williams visited Thomasville for their weekly dates, they fell in love with the quaint little town, and decided they wanted to make it their forever home. Dating long distance, Courtney in Tallahassee and Austin in Atlanta, Thomasville was the perfect place to meet for dinner on the weekends.

Eventually, they found a historical home they thought they could renovate, and being first-time homebuyers, the Williams had lots of questions on how to begin the process. They quickly discovered that buying a home can be overwhelming, unless you have a mortgage expert like Amanda Gates helping you along the way.

"Amanda knew elements of the home buying process that were totally unrelated to the mortgage, everything from insurance to inspections," Austin said. "So we felt like we had an expert on our side—a partner in the home buying process."

Courtney agreed with her husband. "We would recommend Amanda Gates to anyone going through the home buying process. She was a stress reliever and a problem solver throughout the whole process." 🧑

>> VIDEO OF FULL INTERVIEW:  
[homeloans.swgafarmcredit.com/easy](http://homeloans.swgafarmcredit.com/easy)

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# Honeybee Husbandry: A BACKYARD BEEKEEPER'S STORY

By Julie Strauss Bettinger

When you first look at the frame that Holly Harrison is holding out in front of her, it appears to be covered in a layer of coffee beans. As you move closer, she points her gloved finger into the brown mass and you can make out the honeybees—thousands of them—busily carrying out their assignments.

Harrison turns the frame on its side and the mass of bodies seem to drip off the edge. “Oh, look at them holding onto each other,” she says. “It’s like they’re saying, ‘Hold on, I’ve got you!’”

The marvel in Harrison’s voice is a bit unsettling, considering the blonde-haired, bare armed forty-eight-year-old is surrounded by an army of stinging insects.

## Beyond the sting

Harrison, a middle school teacher in Thomasville, is a member of a growing number of backyard beekeepers. She and her husband, Tom Harrison, first learned of the idea from a family friend, Sherri Hicks Kraeft, during their once a year covered dish family reunions.

“It’s definitely been a learning curve for both of us,” Tom says. “But Holly jumped right in.”

A CPA and partner with Lanigan & Associates in Thomasville, and a member of the Board of Directors at Southwest Georgia Farm Credit, Tom Harrison tends to approach things a little more cautiously. “I’m more of a realist, I grew up on a farm,” he says. Because honeybees are raised and managed by beekeepers to make honey or pollinate crops, it’s an agricultural animal in the same way that pigs and cattle are, he reasons. “I know what animal husbandry looks like,” he says. And it’s not an easy job.

Still, he appreciated his wife’s enthusiasm and supports her, even when it’s physically painful. Like the time he was helping in the hives and didn’t wear the right gloves. He was stung so many times, both hands swelled up. His wife dispensed Benadryl and took pictures, turning it into a teaching moment.

Holly’s initial immersion in the world of honeybees included joining trade associations and trolling numerous discussion groups on Facebook. She also attended educational sessions offered through the University of Florida’s Honeybee Research and Extension Lab in Gainesville, Florida. Her Apalachee Beekeepers Association mentor Bob Livingston set Harrison up with her first hives. And she’s found other support through nearby beekeeping service providers, such as the Full Moon Apiary in Monticello, Florida (part of the Full Moon Bakery).

—continued—









Harrison harvests about 150 to 200 pounds (approximately 15 gallons) of honey from her six hives annually. She also uses the wax to make candles. So far, Harrison hasn't sold anything, preferring to give her bee products as gifts instead.

"My goal was never to harvest honey," she says. "It was to pollinate—to help the environment." Honeybees play a vital role in the ecosystem, pollinating flowering plants, she says. The environment needs pollinators and by keeping bees, she feels she's doing her part.

## Oh, goodness

Six tropical-colored boxes are lined up in a shade of oaks next to Harrison's home—lime green, tangerine, cornflower, aquamarine—and all are numbered. Harrison is wearing a wide brimmed hat with netting draped over her face, called a bee veil. She's also donned pink, elbow length gloves, but otherwise has no protection over her t-shirt and blue jeans.

Harrison looks down and sees a bee on her upper arm. "They're hanging out with me," she says, smiling. When another pauses a little too long on her elbow, she doesn't flinch, but looks at it intently, then volunteers that she's being stung.

"I hate it when they do that because I know they're going to die," she says, a tinge of sadness in her voice. The stinger penetrates and remains in the bee's target and when it flies away, part of its insides remain also, killing it.

Harrison says she still feels a sting, but it's not painful and doesn't itch afterwards. She used to get a welt at the site, but doesn't any longer. And she's grateful for the stinger's medicinal effects, including triggering healing for many health conditions (apitherapy).

As the bee departs, Harrison points to her arm and notes that the stinger is pulsing, still delivering venom. "You know, I did have a little tennis elbow, and she stung me right where I want it."

## Simmer down

Getting started as a beekeeper took some trial and error and some lessons were more painful than others. One day her teenage sons were watching as Harrison worked with the bees. Something got the insects riled and that's when she realized



she hadn't cinched up her bee suit and some of the bees were trapped inside.

"I was running through the pasture, dropping and rolling, trying to get the bees to stop stinging me," she says. The boys were laughing and one of her son's videotaped the whole ordeal using Harrison's cell phone. "They seemed to like watching Mom get stung," she says.

At one point, Harrison had 16 hives. She sold all but six of them, a number that is much more manageable. Harrison now spends three to four hours at a time about twice a week maintaining the hives. She prefers mornings, but during the school year it's more likely in the evening after a full day of teaching.

**“This is where I come to do my thinking. Out here, working with them, talking to them. It's a way for me to connect spiritually. Being with the bees is my quiet time. They bring me a lot of joy.”**

— Holly Harrison

## Bee have

Harrison is checking each hive and documenting her findings in a "Happy Thoughts" journal. She first lights what looks like a light-colored cigar, which is actually sage. Smoke curls from the end. "I'm smoking this hive behind me because I need for them to be calm while I work," she says. Smoke disorients the bees, she explains. It doesn't hurt them, as long as it's a nice, cool smoke.

After she's assured they're behaving, she turns and says, "Let me see what number three's all about."

Harrison lifts the top off of the hive and reaches for a spray bottle in her caddy. She spritzes the bees with a mix of sugar water with a little lemongrass, which she says her bees love. "They think it's so delicious and it keeps them busy grooming each other." It's a way of thanking the bees and gives her time to work.

After the bees are lightly coated, she peers in. "This is a pretty gentle hive, I like that." She then pokes around the brood box



below with her hive tool. "Sorry girls!" she says, as she gently parts the crowds. Harrison locates the queen, then pokes around some more looking for eggs. "She's laying up a storm," she says. Satisfied, she puts the hive back together and records the findings in her journal.

## A heart for the honeybee

Harrison is passionate about helping people understand the important role bees play in the environment. Because she and her family live in an area surrounded by agriculture properties, she knows pesticides are a given, but advocates use of those that don't harm honeybees. Any chance she gets, she tries to educate. Her favorite audience is her classroom. She loves to 'wow' her students by bringing bees in a sealed portable observation hive.

The bees inspired the name of her family's homestead—Circle Dance Farm— which is also home to miniature ponies, free roaming chickens and one very loud guinea.

She explains, "The bees are helping me (by providing wax and honey), I'm helping them and they're helping the environment. It's a beautiful dance." 🐝



## Consider the Humble Honeybee

*When people meet Holly Harrison and learn that she's a beekeeper, they usually ask, "How many times have you been stung?" That's her cue. "I know I can amaze them by talking about honeybees and giving them some great factoids." Here are some of her favorites:*

- Beekeepers can go inside a hive with thousands of stinging insects without getting stung or aggravating the bees.
- Honeybees must gather nectar from two million flowers to make one pound (a small jar) of honey.
- When a bee finds a good source of nectar it flies back to the hive and wiggles its abdomen to communicate the coordinates to its nest mates. It's an interpretive move called a "waggle dance" and tells them how far and which direction to fly for the food source.
- The average bee will make only 1/12th of a teaspoon of honey in its lifetime (about six weeks).
- Bees are responsible for pollinating some of our most nutrient-dense crops. Even crops that are "self-pollinating" can still benefit from honeybees. For example, pollination can increase the seed set per boll in cotton.
- A beehive is a highly organized community of 20,000 to 60,000 mostly female honeybees and one queen. The worker bees—all sisters—build the cells (honeycomb), make all the "bee bread" (honey and pollen combined) for feeding worker bees and larvae, make honey, and take care of their mother, among other tasks. The queen is very delicate and they keep her well fed, protected, plus keep the cells clean and ready for her eggs. "They are the handmaids," Harrison said.
- The queen's sole function is to lay eggs; about one to two thousand every day.
- Male bees, called "drones," are produced by the queen through non fertilized eggs. They have no stinger and do no work. They have only one purpose: mating with the queen to produce more worker bees and future queens.
- The honeybee is the only insect that produces food eaten by humans and animals.
- Athletes use honey to give them a natural energy boost. It's known to offset allergies and has many other medicinal uses. It's the only food that contains "pinocembrin," an antioxidant associated with improved brain functioning.
- This sticky, sweet gold substance hasn't changed in 150 million years. Honey's ability to attract and retain moisture has made it popular in beauty products. It was part of Cleopatra's daily beauty ritual.

# Into the Wild Blue Yonder



Bruce Andrews is a second generation crop duster—make that, aerial applicator—who flies over farm fields and forests here in southwest Georgia and throughout North America. He calls himself “old school” in that he taught himself a lot about his business. From rebuilding airplanes, to fixing computers mid-flight, Bruce Andrews and his flying service are an essential component of agriculture here in southwest Georgia... and beyond.

“I’ve learned a lot on my own for sure,” Andrews said. “But we go through rigorous training to start with. And you learn as you go. You’re the only one sitting in the airplane.”


Officially called Bruce’s Flying Service, the company has been in business since 1984. Complete with plane, airstrips, hangar and loading pad, Andrews’ father started the company in 1969, and Andrews took it over a decade later. Of course, in the timespan since, technology has completely changed the way aerial application is done—from GPS parallel tracking systems with flow controls, custom built instrument panels and more.

And when he’s not flying, Andrews oversees the maintenance division of his company, where they repair,

refurbish, and paint ag aircraft, mostly Thrush models. In fact, he and his team buy used or damaged airplanes, disassemble and refurbish parts for resale purposes, and in some instances, completely rebuild the planes and return them to service. And with a new airplane, Andrews’ crew can install new aircraft accessories for pilots who want everything from an upgraded radio package to air conditioners and specialized spray equipment.

Around these parts, Andrews works in about six counties, spraying cotton, corn, peanuts, pecan trees, soybeans, wheat and grapes. From there, he hops from airport to airport, all across the U.S., handling Gypsy Moths in the northeast, and Ohio and Nebraska for corn fungicide applications. Weather pending, there are days when Andrews gets to spend some down time in a rural mid-western town, enjoying the sites and local specialties.

He knows he’s in a tough business—dangerous, and all. But he wouldn’t trade his role in agriculture for anything.

“I’ve been fortunate over the years,” Andrews said. “Like I said, you’re the only one in the cockpit. You’ve got to be able to handle just about anything.” 





# You should know.

## Don't call it crop dusting

Today's pilots generally prefer the term aerial application or ag application. The pilots are called ag pilots, or aerial applicators.

## Planes weren't the first aerial applicators

Believe it or not, the first aerial application was done by a hot air balloon.

## Ag pilots undergo a lot of training

There's nothing cavalier about these pilots! They are trained in all aspects of aerial application, safe pesticide use, and entomology.

## These aircrafts aren't only used for fighting pests

In areas with wildfires, these aircraft also serve double duty as water bombers.

## Training is the key

In addition to a private pilot's license, you'll need a commercial rating, and a tail-wheel airplane endorsement, as well as ag aviation training just to get started in the field.







## Pecans make scrumptious holiday gifts...especially covered in dark chocolate!

The gift shop smells like a perfect fall day. Located just west of downtown Thomasville and surrounded by pecan trees, Collins Pecans Gift Shop beckons. And it's not just the Southern Pecan Pancake mix, or the beautiful bottles of freshly made syrup, or the chocolate covered nuts that make you want to grab a handful. It's the family tradition you can feel the minute you walk in the door. There's no escaping quality when your name is your brand—which means everything to Joey and Rita Collins.

Joey Collins is the latest in a long line of Georgia pecan farmers who have grown the rich, and distinctive nut in the Thomasville area for generations now. And Rita, his wife of 20 years, keeps the operation running. When the Gift Shop officially opens the second week of October, she manages it, along with the orders from their online store at collinspecan.com. And when she's not helping a customer choose from the endless varieties of beautifully designed gift baskets, she helps area growers as they deliver their nuts to their shop for distribution here in the U.S. and overseas to foreign markets, like China and Australia.

And in her spare time, she owns and manages a bridal boutique in downtown Thomasville. Rita is the definition of an entrepreneur—a woman who sees opportunity and runs right to it.

"I know what I love when I see it and I like to create those kinds of experiences for people who want our products," Rita said. Collins Pecan's corporate gift boxes are a great example of that—a beautiful black box, with an elegant label, filled with everything from fresh pecans to raspberry pepper preserves and dark chocolate pecans.

Oh...and by the way...is it pee-can or puh-cahn? Rita says it's both. And with chocolate on them, pecans are delicious any way you pronounce it! 🌰

- » VISIT THE STORE: 981 Cairo Road, Thomasville
- » ONLINE: [collinspecan.com](http://collinspecan.com)
- » HOURS: Monday-Friday 8 a.m. to 5 p.m.  
Saturday 8 a.m. to noon

*RITA'S ACCOMPLISHMENTS don't end with farmer, business owner, and entrepreneur. She's an accomplished hunter, who has hunted all over the world. In fact, Rita achieved the Turkey World Grand Slam—tagging all 6 subspecies of turkeys in the U.S. and Mexico.*





# ASSOCIATION NEWS



## The 2019 Farm Credit Fly-In Was a Success

More than 740 Directors, Members and Staff of the Farm Credit System attended the Farm Credit Fly-In, an opportunity to meet with legislators and educate legislative staff about the work Farm Credit does nationwide to serve farmers, farm businesses, and rural communities. Our team met with Congressman Sanford D. Bishop, Jr., Senators Perdue and Isakson, talking about disaster relief for farmers in southwest Georgia. Then, joined by Renee Moss and her daughter, Charlie of Farmer's Daughter Vineyards and Tasting Room, we served fabulous local wine and visited our nation's treasures.



Young farmers from throughout the region spent the day with ag business educator Van McCall at a seminar for ag producers focused on risk management. Southwest Georgia Farm Credit partnered with The Corporation for Community and Economic Development United, Inc., to offer tips on financial management, crop insurance, marketing contracts, farm financial benchmarking and more.

# MARKET TRENDS

LAND SALES - APRIL 2019 - AUGUST 2019  
For Sales Greater than 50 Acres

COUNTY	ACRES	SALES PRICE	\$/ACRE	COUNTY	ACRES	SALES PRICE	\$/ACRE	
Baker	175.00	\$ 725,000	\$ 4,143	Mitchell	355.30	\$ 280,000	\$ 788	
	933.00	\$ 1,565,000	\$ 1,677		250.00	\$ 1,375,000	\$ 5,500	
Calhoun	250.00	\$ 850,000	\$ 3,400		125.00	\$ 211,000	\$ 1,688	
	247.00	\$ 800,000	\$ 3,239		153.53	\$ 279,000	\$ 1,817	
	64.97	\$ 147,000	\$ 2,263		922.96	\$ 4,600,000	\$ 4,984	
	91.83	\$ 276,000	\$ 3,006		73.41	\$ 100,000	\$ 1,362	
Chattahoochee	255.00	\$ 365,000	\$ 1,431		80.25	\$ 364,000	\$ 4,536	
	100.00	\$ 145,000	\$ 1,450		155.00	\$ 415,000	\$ 2,677	
Clay	107.00	\$ 150,000	\$ 1,402		69.60	\$ 138,000	\$ 1,983	
	131.00	\$ 247,000	\$ 1,885		250.00	\$ 448,000	\$ 1,792	
	154.00	\$ 265,000	\$ 1,721		223.40	\$ 1,190,000	\$ 5,327	
	138.66	\$ 288,000	\$ 2,077		103.25	\$ 284,000	\$ 2,751	
Decatur	100.00	\$ 197,000	\$ 1,970		57.68	\$ 268,000	\$ 4,646	
	557.00	\$ 3,500,000	\$ 6,284		96.00	\$ 718,000	\$ 7,479	
	50.00	\$ 119,000	\$ 2,380		144.00	\$ 455,000	\$ 3,160	
	1,250.00	\$ 4,142,000	\$ 3,314		98.59	\$ 150,000	\$ 1,521	
	258.00	\$ 1,030,000	\$ 3,992		136.80	\$ 547,000	\$ 3,999	
	215.00	\$ 862,000	\$ 4,009	Quitman	150.81	\$ 181,000	\$ 1,200	
	81.00	\$ 161,000	\$ 1,988		138.77	\$ 272,000	\$ 1,960	
	63.68	\$ 335,000	\$ 5,261		97.97	\$ 165,000	\$ 1,684	
	Dougherty	461.00	\$ 1,310,000	\$ 2,842	Randolph	65.00	\$ 110,000	\$ 1,692
		202.00	\$ 806,000	\$ 3,990		248.00	\$ 497,000	\$ 2,004
110.00		\$ 139,000	\$ 1,264	62.53		\$ 136,000	\$ 2,175	
103.90		\$ 311,000	\$ 2,993	115.65	\$ 173,000	\$ 1,496		
Early	64.20	\$ 298,000	\$ 4,642	78.06	\$ 210,000	\$ 2,690		
	62.19	\$ 378,000	\$ 6,078	104.00	\$ 171,000	\$ 1,644		
Grady	215.00	\$ 329,000	\$ 1,530	Schley	57.59	\$ 90,000	\$ 1,563	
	178.09	\$ 315,000	\$ 1,769		54.97	\$ 100,000	\$ 1,819	
	139.00	\$ 305,000	\$ 2,194		54.97	\$ 100,000	\$ 1,819	
	75.70	\$ 109,000	\$ 1,440		404.00	\$ 871,000	\$ 2,156	
	53.14	\$ 138,000	\$ 2,597		1,582.00	\$ 1,850,000	\$ 1,169	
	360.00	\$ 1,061,000	\$ 2,947	Seminole	191.00	\$ 323,000	\$ 1,691	
	89.00	\$ 161,000	\$ 1,809		188.23	\$ 846,000	\$ 4,495	
	146.00	\$ 254,000	\$ 1,740	Stewart	716.32	\$ 1,000,000	\$ 1,396	
	139.60	\$ 359,000	\$ 2,572		132.50	\$ 151,000	\$ 1,140	
	327.00	\$ 604,000	\$ 1,847		422.21	\$ 667,000	\$ 1,580	
	Lee	89.33	\$ 156,000	\$ 1,746	Sumter	65.77	\$ 136,000	\$ 2,068
69.71		\$ 167,000	\$ 2,396	343.00		\$ 577,000	\$ 1,682	
134.93		\$ 269,000	\$ 1,994	142.80		\$ 499,000	\$ 3,494	
75.13		\$ 145,000	\$ 1,930	240.00		\$ 400,000	\$ 1,667	
320.00		\$ 1,369,000	\$ 4,278	397.00		\$ 1,000,000	\$ 2,519	
110.00		\$ 262,000	\$ 2,382	139.00		\$ 265,000	\$ 1,906	
125.00		\$ 275,000	\$ 2,200	895.94		\$ 1,550,000	\$ 1,730	
56.07		\$ 126,000	\$ 2,247	74.64		\$ 187,000	\$ 2,505	
223.00		\$ 390,000	\$ 1,749	70.85		\$ 435,000	\$ 6,140	
133.00		\$ 426,000	\$ 3,203	60.00		\$ 255,000	\$ 4,250	
141.40		\$ 578,000	\$ 4,088	63.00		\$ 255,000	\$ 4,048	
128.00		\$ 449,000	\$ 3,508	96.00		\$ 399,000	\$ 4,156	
202.00		\$ 800,000	\$ 3,960	1,659.66		\$ 7,020,000	\$ 4,230	
Marion	1,380.00	\$ 5,514,000	\$ 3,996	94.51	\$ 140,000	\$ 1,481		
	345.80	\$ 1,500,000	\$ 4,338	78.45	\$ 100,000	\$ 1,275		
	184.00	\$ 650,000	\$ 3,533	541.92	\$ 1,850,000	\$ 3,414		
	65.23	\$ 255,000	\$ 3,909	Terrell	118.43	\$ 260,000	\$ 2,195	
	76.32	\$ 415,000	\$ 5,438		632.90	\$ 900,000	\$ 1,422	
	446.86	\$ 2,025,000	\$ 4,532		68.12	\$ 136,000	\$ 1,997	
1,034.20	\$ 3,250,000	\$ 3,143	572.46		\$ 640,000	\$ 1,118		
200.00	\$ 250,000	\$ 1,250	120.00		\$ 480,000	\$ 4,000		
202.50	\$ 408,000	\$ 2,015	1,012.39		\$ 1,463,000	\$ 1,445		
Miller	842.00	\$ 800,000	\$ 950	77.00	\$ 200,000	\$ 2,597		
	116.00	\$ 137,000	\$ 1,181	Thomas	118.00	\$ 200,000	\$ 1,695	
	100.00	\$ 177,000	\$ 1,770		66.57	\$ 316,000	\$ 4,747	
	556.55	\$ 695,000	\$ 1,249		55.61	\$ 174,000	\$ 3,129	
	223.38	\$ 1,478,000	\$ 6,617		1,320.00	\$10,525,000	\$ 7,973	
	244.00	\$ 399,000	\$ 1,635		53.42	\$ 225,000	\$ 4,212	
	80.27	\$ 130,000	\$ 1,620		61.50	\$ 194,000	\$ 3,154	
516.70	\$ 850,000	\$ 1,645	50.00		\$ 480,000	\$ 9,600		
Webster	117.00	\$ 445,000	\$ 3,803	68.29	\$ 400,000	\$ 5,857		
	237.00	\$ 1,048,000	\$ 4,422	132.05	\$ 385,000	\$ 2,916		
				1,290.00	\$ 1,692,000	\$ 1,312		

Information for MARKET TRENDS is compiled from publicly available online data. This data shows all transactions recorded by county, for the time and period April 1, 2019 through August 31, 2019, for sales of 50 acres or greater that were available through a public records search. Commercially-zoned land/properties, as well as transactions deemed not to be arms-length, are not included in this summary.



ATKINSON CO - GA

**236 +/- acres**

**\$4,000,000**



PEARSON, GA / ATKINSON CO.

This is a highly productive blueberry orchard. Drip irrigation on the entire orchard, freeze protection irrigation on highbush orchard. It has a modern packing shed and office, 16-inch well, two 12-inch wells and two 4-inch wells. Don't miss this great income producing opportunity!

**BARFIELD AUCTIONS INC**  
barfieldauctions.com

VINCE BARFIELD  
229-679-2223 / vince@barfieldauctions.com

BAKER CO - GA

**212 +/- acres**

**\$571,340**



ELMODEL HIGHWAY  
ELMODEL, GA / BAKER CO.

Mature pine and hardwood, fire maintained gem in the heart of quail country. First time available since 1968. South neighbor is Elmodel WMA, an archery only. WMA also offering dove hunts, bird dog training, and miles and miles of Ichawaynochaway and Chickasawhatthee frontage.

**MATRE FORESTRY CONSULTING, INC.**  
matreforestry.com

MICHAEL MATRE  
229-639-4973 / mike@matreforestry.com

BLECKLEY CO - GA

**484 +/- acres**

**\$1,750 per acre**



JOHN BENSON ROAD  
COCHRAN, GA / BLECKLEY CO.

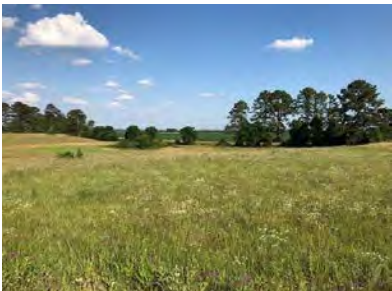
Road frontage on 3 paved roads. Great area for hunting deer, turkey and duck. Property also offers productive cropland, woodland, cypress swamp, pond, and 10-year natural regeneration.

**COLDWELL BANKER ROBBINS & FREE REALTY**  
robbinsfree.com

JOE MEADOWS  
478-218-2600 / joemeadowsjr@robbinsfree.com

**66 +/- acres**

**\$248,475**



RED DOG FARM ROAD  
COCHRAN, GA / BLECKLEY CO.

Pasture land with paved and dirt road frontage down one side. Great location for one or more homes, recreation, or farming. Located on the north side of Bleckley makes it a short drive to Warner Robins, Macon, or Cochran.

**COLDWELL BANKER ROBBINS & FREE REALTY**  
robbinsfree.com

JOE MEADOWS  
478-218-2600 / joemeadowsjr@robbinsfree.com

BLECKLEY CO - GA

**343 +/- acres**

**\$2,450 per acre**



CENTENNERY ROAD  
COCHRAN, GA / BLECKLEY CO.

Property would make an excellent investment or recreation tract. Approximately 215 acres mature thinned planted pine, 100 acres 4-year-old planted pine, and 28 acres hardwood bottoms. A creek on the property which has paved and dirt road frontage.

**COLDWELL BANKER ROBBINS & FREE REALTY**  
robbinsfree.com

JOE MEADOWS  
478-218-2600 / joemeadowsjr@robbinsfree.com

BROOKS CO - GA

**420 +/- acres**

**\$1,500,000**



BADEN ROAD  
QUITMAN, GA / BROOKS CO.  
4 BR / 2 BA / 3,500 SQ FT

Believed to be one of the earliest homes in Brooks County, the fully restored plantation house is the centerpiece of this beautiful south Georgia farm.

**SOUTHERN LAND REALTY**  
SouthernLandRealty.com

ROB LANGFORD  
850-385-3000 / Rob@SouthernLandRealty.com

**82 +/- acres**

**\$169,900**



DIXIE ROAD  
DIXIE, GA / BROOKS CO.

This is a great hunting tract. Deer, turkey and more. Located on Gay Mill Creek, which positively impacts the wildlife habitat. Some of the Mill works are still in place. Good paved road across front at Dixie Road, and nice potential building sites.

**FIRST THOMASVILLE REALTY**  
thomasvillegarealestate.com

BOBBY BROWN  
229-226-6515 / brown@ftrealty.com

**1,686 +/- acres**

**\$9,600,000**



5287 HAMLIN ROAD  
QUITMAN, GA / BROOKS CO.  
5 BR / 7,836 SQ FT

Aptly named after the Indian words for "land" and "beautiful," Terra Chula is an exquisite hunting plantation with classic bobwhite quail habitat alongside deer, turkey, dove and more. A newly constructed residence and lodge are both beautiful, with exceptional attention to detail.

**THE WRIGHT GROUP**  
wrightbroker.com

BEN MCCOLLUM  
229-226-2564 / ben@wrightbroker.com



BROOKS CO - GA

7 +/- acres

\$30,000



GROOVERVILLE ROAD  
QUITMAN, GA / BROOKS CO.

Whether you want to have your very own private hunting location to take your camper or if you want to build, having power and a septic tank already onsite broadens your possibilities. If you hunt deer, turkey, or both, this property is perfect for you, with over 7 acres.

KEYSOUTH REAL ESTATE GROUP, INC  
keysouth.com

ANGIE VINSON  
229-226-3911 / angie@31792.com

75 +/- acres

\$279,000



HOWARD ROAD  
BARWICK, GA / BROOKS CO.

Very unique acreage just outside Barwick, GA. Geologically interesting where "Devil's Hopper" awaits the spelunker. Great hunting. Plenty of space for building a secluded hide-a-way.

ROSE CITY REALTY, INC.  
rosecityrealty.com

AMY PARKER  
229-225-9225 / ahpkr@hotmail.com

40 +/- acres

\$499,000



9626 HODGES ROAD  
PAVO, GA / BROOKS CO.  
4 BR / 2.5 BA / 3,179 SQ FT

Traditional plantation style home nestled on 40 quiet acres offers plenty of space for a growing family. Main level has 3 BR / 2.5 BA, den with built-ins and wet bar, sunroom, large eat-in kitchen, formal dining room and oversized bonus room. Enjoy peaceful, wooded views.

KEYSOUTH REAL ESTATE GROUP, INC  
keysouth.com

THE CLOSERS  
229-226-3911 / info@theclosersteam.com

234 +/- acres

\$649,900



MOULTRIE HIGHWAY  
QUITMAN, GA / BROOKS CO.

Looking for one of those special places that only comes along once in a lifetime? Look no further! This property has it all. Abundant with huge whitetail deer, turkey, wild hogs, waterfowl, and small game. All along the famous Opilaco Creek and 20 minutes from I-75.

WHITETAIL PROPERTIES REAL ESTATE  
whitetailproperties.com

DALE BURLEY  
770-598-1768 / dale.burley@whitetailproperties.com

CALHOUN CO - GA

955 +/- acres

\$3,200,000



BLUFFTON HWY  
BLAKELY, GA / CALHOUN CO.

Income producing farm in Calhoun and Clay counties. Farm has a strong history of yields along with good soils. Improvements include 12 pivots, 2 wells. Please call today for showing.

BENNETT REAL ESTATE COMPANY  
brealthomasville.com

MATT BENNETT  
229-233-5043 / matt@brealthomasville.com

CLAY CO - GA

276 +/- acres

\$469,200



HWY 39 NORTH  
FORT GAINES, GA / CLAY CO.

Prime soils and prime hunting should place this property on every long term investor's list of must see properties. 147 acres of prime statewide important soils that could produce crops or be easily converted to high yield pine plantation. 5 ponds, one mile from the boat landing and golf course.

3 RIVERS REALTY  
3riversrealty.com

MILLS BROCK  
229-416-6136 / mills@3riversrealty.com

1,618 +/- acres

\$3,195,550



MILL POND ROAD  
FORT GAINES, GA / CLAY CO.

The farm offers a diverse combination of income producing agricultural farmland, extensively managed merchantable pine plantations, habitat diversity and recreational opportunities.

AMERICAN FOREST MANAGEMENT, INC  
americanforestmangement.com

NATHAN GREER, BROKER  
478-232-9241 / Nathan.Greer@afmforest.com

89 +/- acres

\$168,500



MILL POND ROAD  
COLEMAN, GA / CLAY CO.

This tract contains an ideal mix of open farmland and woodlands. Farm rental income potential with a good size, wooden barn, which could also serve as a hunt camp. Utilities are available and the hunting is excellent.

SOUTH GEORGIA LAND AND TIMBER  
landandtimber.net

JULIAN MORGAN  
229-768-3232 / julian@landandtimber.net



COLQUITT CO - GA

1,459 +/- acres

\$4,655,000



905 JR. SUBER ROAD  
NORMAN PARK, GA / COLQUITT CO.  
3 BR / 2 BA

Peacock Plantation boasts a classic quail woods aesthetic, with established mature stands of longleaf pine and native grasses. Warrior Creek flows for over 2.5 miles and provides superior whitetail genetics, while established hardwoods create an excellent wildlife habitat.

THE WRIGHT GROUP  
wrightbroker.com

BEN MCCOLLUM  
229-226-2564 / ben@wrightbroker.com

11 +/- acres

\$49,900



VETERANS PARKWAY SOUTH  
MOULTRIE, GA / COLQUITT CO.

An undeveloped tract along the Okapilco Creek in Moultrie with recreational activities possible.

ALDERMAN CLASSIC REALTY, LLC  
aldermanclassicrealty.com

TED L. GLOVER  
229-854-5422 / tglover562@gmail.com

DECATUR CO - GA

8 +/- acres

\$599,000



3103 THOMASVILLE ROAD  
BAINBRIDGE, GA / DECATUR CO.

This farm was certified organic and specialized in cucumbers, vegetable sales and retail farmer's market. Includes 2 (60x90) automated hydroponic computerized greenhouses(2014) along with irrigated 3-acre field and Tyson Steel building with walk-in cooler. This farm is first-rate and ready to grow!

ERA SIMPSON REALTY  
marlaames.com

MARLA AMES  
229-243-9200 / marlasames@gmail.com

69 +/- acres

\$175,000



2048 PELHAM ROAD  
CLIMAX, GA / DECATUR CO.

Secluded recreational property. Perfect for hunting, ATV riding, and fishing.

PREMIER GROUP REALTY  
premiergrouprealty.com

SONNY DARLEY  
229-221-3136 / sonnyd@premiergrouprealty.com

9 +/- acres

\$245,000



595 BRINSON COLQUITT ROAD  
BRINSON, GA / DECATUR CO.  
4 BR / 2 BA / 2,078 SQ FT

Here you will find your own peaceful paradise, fenced acreage for your horses, space to build a barn or workshop, plenty of yard for entertaining or play for kids big or small! Located just north of the home is a location for additional home/mobile home for expanding family members or income!

ERA SIMPSON REALTY  
marlaames.com

MARLA AMES  
229-243-9200 / marlasames@gmail.com

50 +/- acres

\$115,000



VADA ROAD  
BAINBRIDGE, GA / DECATUR CO.

This is a nice rectangular piece of land that offers a multitude of land usage. Whether you are wanting a personal hunting retreat, horse farm, cow pasture or farmland, this could be it and priced just right. Would also make a beautiful homesite with a great location!

ERA SIMPSON REALTY  
marlaames.com

MARLA AMES  
229-243-9200 / marlasames@gmail.com

110 +/- acres

\$449,500



BETTSTOWN ROAD  
FACEVILLE, GA / DECATUR CO.

This is the perfect weekend retreat for the family to escape and enjoy the outdoors. Cabin home and a modern metal barn. Year round flowing creek. Excellent hunting tract.

CHARLES ROZIER AND ASSOCIATES REALTY  
rozierrealty.com

PERRY CLEMENTS, III  
229-246-4509 / pclements@rozierandassociates.com

310 +/- acres

\$434,000



465 PALMER ROAD  
BAINBRIDGE, GA / DECATUR CO.

This property is well suited for recreation with hunting and fishing or raising livestock. Also great for horse back riding and off road vehicles.

PREMIER GROUP REALTY

SONNY DARLEY  
229-221-3136 / sonnyd@premiergrouprealty.com

**612 +/- acres**

**\$1,468,800**



HWY 97 SOUTH  
BAINBRIDGE, GA / DECATUR CO.

Ideal property for those looking for a tract that will provide hunting, fishing and entertainment year round, for years to come. Heart of the tract is a 13 acre-pond and 1.5 miles of frontage on Mosquito Creek. Wide range of habitat types from natural upland hardwood, pine ridges, and planted pine.

**3 RIVERS REALTY**  
3riversrealty.com

MILLS BROCK  
229-416-6136 / mills@3riversrealty.com

**11 +/- acres**

**\$269,900**



5931 OLD 179 NORTH  
WHIGHAM, GA / DECATUR CO.  
4 BR / 2 BA

Beautiful flooring, granite counter-tops, large family room complete with fireplace. Nice screen porch perfect for sipping coffee and sunsets. Contact Teresa.

**COLDWELL BANKER BROCK REALTY**  
cbbrockrealty.com

TERESA HEARD  
229-246-5127 / theheard@cbbrockrealty.com

**33 +/- acres**

**\$749,900**



2947 LAKE DOUGLAS ROAD  
BAINBRIDGE, GA / DECATUR CO.  
5 BR / 5,865 SQ FT

Beautiful brick home on 33 acres with a pond, cook house, and boat dock that has a screened area with half bath, plus another cook house with garage and half bath. Covered porch and storage near the pool. Paved drives, alarm system, 3 hot water heaters, 3 H/AC units, 2 laundry rooms.

**PREMIER GROUP REALTY**  
premiergrouprealty.com

BUNNY BROCK  
229-246-9837 / bunnyb@premiergrouprealty.com

**61 +/- acres**

**\$185,900**



WHITAKER ROAD  
BAINBRIDGE, GA / DECATUR CO.

This tract located behind the Lake Douglas Pines Subdivision would be a perfect homesite, hunting retreat or development for homes. For more details or to schedule a tour, contact Gina McKenzie.

**COLDWELL BANKER BROCK REALTY**  
cbbrockrealty.com

GINA MCKENZIE  
229-246-5127 / gmckenzie@cbbrockrealty.com

**52 +/- acres**

**\$550,000**



1880 BOOSTER CLUB ROAD  
BAINBRIDGE, GA / DECATUR CO.  
4 BR / 3 BA / 3,360 SQ FT

Beautiful brick home with gorgeous hardwood floors in every room except baths and kitchen area which are tile. Sits back in the woods for privacy. Includes 50x40 storage barn, 30x30 canopy next to the barn, and a 30x30 fiberglass greenhouse. Entire property is fenced.

**PREMIER GROUP REALTY**  
premiergrouprealty.com

KEN HORN  
229-246-9837 / kenh@premiergrouprealty.com

**109 +/- acres**

**\$650,000**



1176 GA HWY 241  
ATTAPULGUS, GA / DECATUR CO.  
2 BR / 2 BA / 1,680 SQ FT

Located near the Georgia-Florida line, approx. 25 minutes northwest of Tallahassee, Florida. This property is an awesome all-around gentleman's farm, consisting of beautiful majestic live oaks, mature pines, rolling topography, great wildlife, and a 4-acre, spring-fed pond.

**JON KOHLER AND ASSOCIATES**  
jonkohler.com

WALTER HATCHETT  
850-508-4564 / Walter@jonkohler.com

**170 +/- acres**

**\$475,720**



4540 FACEVILLE HWY  
BAINBRIDGE, GA / DECATUR CO.  
3 BR / 2 BA / 1,248 SQ FT

155.73 acres of wooded land and 14.17 acres of open land, perfect for food plots. You will have the perfect location to hang your hat after a full day of hunting deer and turkey as this listing includes a nice 2008 Fleetwood mobile home. Also features a private well, and wired garage.

**PREMIER GROUP REALTY**  
premiergrouprealty.com

RUTH MARTIN  
229-246-9837 / ruthm@premiergrouprealty.com

Explore more of the area's best  
property listings online:

SEARCH BY TYPE & SIZE & COUNTY

[SWGAFarmCredit.com](http://SWGAFarmCredit.com)



## 29 +/- acres

### \$316,000



BAINBRIDGE, GA / DECATUR CO.

3 BR / 2 BA / 2,108 SQ FT

You will love the unobstructed views from the 620 sq ft front porch or enjoy your morning coffee on the huge back porch. The home is a showcase of design and craftsmanship, with cathedral ceilings, fireplace, huge closets, large laundry room with sink.

**COLDWELL BANKER BROCK REALTY**  
cbbrockrealty.com

TYLER INLOW  
229-726-9680 / tinlow@cbbrockrealty.com

## 32 +/- acres

### \$439,000



202 SYKES MILL ROAD  
CLIMAX, GA / DECATUR CO.

4 BR / 2.5 BA / 2,500 SQ FT

Enjoy wildlife from the gazebo or porch! Colonial style home with new roof. Two natural springs and a man made pond with entertainment barn for family or community events. Private well and many hard woods. Call for private showing.

**KELLER WILLIAMS TOWN & COUNTRY**  
kellerwilliamstowncountry.com

CARLA STEPHENS  
850-201-4663 / carlastephens64@gmail.com

## 29 +/- acres

### Inquire for price



HORSESHOE BEND ROAD  
BAINBRIDGE, GA / DECATUR CO.

Located south of Bainbridge, this tract has lots of pines and some hardwood. Loaded with deer and turkey. Hunting, fishing, trail riding and a short drive to Bainbridge Country Club. Just over a mile to a public boat ramp. Beautiful combination of woods, cleared areas, trails and more.

**KETCHAM REALTY GROUP**  
ketchamrealty.com

TOM HENDERSON  
850-681-0600 / tom@ketchamrealty.com

## 6 +/- acres

### \$315,000



270 STRICKLAND ROAD  
ATTAPULGUS, GA / DECATUR CO.

3 BR / 2 BA / 2,176 SQ FT

Waterfront home is located 7 miles north of the Florida line. From the entrance you will see the stunning views of Crystal Lake. Beautiful hardwood floors are in the foyer and main living area. Featuring a split floor plan and sun porch. The master includes his and hers walk-in closets.

**PREMIER GROUP REALTY**  
premiergrouprealty.com

MARCIE MILLER  
229-246-9837 / marciem@premiergrouprealty.com

## 98 +/- acres

### \$306,404



HWY 27 SOUTH  
BAINBRIDGE, GA / DECATUR CO.

1100 feet of frontage on four-lane state highway. The property is only 1.5 miles from the city limits and is in the path of progress as development moves south. Priced at recreational land prices, with pine plantation, pond site and great hunting. Don't let a good deal pass by.

**3 RIVERS REALTY**  
3riversrealty.com

MILLS BROCK  
229-416-6136 / mills@3riversrealty.com

## 5 +/- acres

### \$67,000



LOT #8 TURPENTINE DRIVE  
CLIMAX, GA / DECATUR CO.

This lot features 5.11 acres with a beautiful stand of mature timber. This lot is on the cul-de-sac and is perfect for your dream home.

**PREMIER GROUP REALTY**  
premiergrouprealty.com

ROLLINS MILLER  
229-246-9837 / rollinsm@premiergrouprealty.com

## 182 +/- acres

### \$546,900



LAKE DOUGLAS ROAD  
BAINBRIDGE, GA / DECATUR CO.

This is a great tract of land that is priced to sell! This tract, located on Whittaker Road, would be a perfect homesite, hunting retreat, development for homes or cleared for farmland. For more details or to schedule a tour, contact Gina today!

**COLDWELL BANKER BROCK REALTY**  
cbbrockrealty.com

GINA MCKENZIE  
229-246-5127 / gmckenzie@cbbrockrealty.com

## 47 +/- acres

### \$216,900



326 BARBER SHOP ROAD  
CLIMAX, GA / DECATUR CO.

3 BR / 2 BA / 1,450 SQ FT

Containing scattered mature pines. This property is great for residential or recreational. Would be great for dream home or perfect place for a weekend retreat. Property includes a 2002 mobile home. Septic and well on site.

**COLDWELL BANKER BROCK REALTY**  
cbbrockrealty.com

TYLER INLOW  
226-246-5127 / tinlow@cbbrockrealty.com

EXPLORE RESOURCES • SEARCH LISTINGS • GET PRE-APPROVED

**SWGAFarmCredit.com**



DECATUR CO - GA

36 +/- acres

\$329,000



2100 FACEVILLE ATTAPULGUS ROAD  
BAINBRIDGE, GA / DECATUR CO.  
3 BR / 2 BA

Picturesque wooded 35 acres of planted pines. This home is very energy efficient, constructed with ICF block wall and features solar panels. Formal living room, dining room, family room with free standing wood-burning stove, breakfast area, sunroom, double garage, storage building and so much more.

PREMIER GROUP REALTY  
premiergrouprealty.com

GAIL LONG  
229-246-9837 / gail@premiergrouprealty.com

110 +/- acres

\$695,000



WAUTAUGA ROAD  
ATTAPULGUS, GA / DECATUR CO.  
2,400 SQ FT

The Bryant Tract consists of 110+/- acres with a home and out-buildings. The tract features gently rolling topography with planted pines, hardwoods, a pond, and the well-defined Attapulcus Creek. The surrounding forestland ownerships contribute to a great habitat landscape for the abundant deer.

SOUTHERN FORESTRY REALTY  
southernforestryrealty.com

TED KNIGHT  
850-997-7238 / carol@southernforestryrealty.com

14 +/- acres

\$399,900



199 RIVERVIEW ROAD  
BAINBRIDGE, GA / DECATUR CO.  
5 BR / 3 BA / 3,502 SQ FT

You are greeted with hardwood floors and wide molding, a large formal dining room, convenient to the huge kitchen. Tons of cabinets and granite counter tops. There is a sunny breakfast area where you can look out over tons of nature. Spacious family room, large master bedroom, and so much more.

PREMIER GROUP REALTY  
premiergrouprealty.com

MARICE MILLER  
229-246-9837 / marciem@premiergrouprealty.com

189 +/- acres

\$538,650



JACKSONTOWN ROAD  
BAINBRIDGE, GA / DECATUR CO.

Centrally located between Bainbridge and Tallahassee, this farm has untwined planted pines, Willacoochee Creek running through it and magnificent hardwoods.

SOUTHERN LAND REALTY  
SouthernLandRealty.com

ROB LANGFORD  
850-385-3000 / Rob@SouthernLandRealty.com

44 +/- acres

\$107,800



COOTER BOUIE ROAD  
BAINBRIDGE, GA / DECATUR CO.

This field is ready to be put to work. Cross hatch it for quail hunting, plow and plant it for dove hunting, or plant it in crops or pines. It's ready.

SOUTHERN LAND REALTY  
SouthernLandRealty.com

ROB LANGFORD  
850-385-3000 / Rob@SouthernLandRealty.com

435 +/- acres

\$1,283,250



HWY 302  
BAINBRIDGE, GA / DECATUR CO.  
2 BR / 1 BA

This farm was established in 1947 and has evolved into a superior timber and recreational property with planted pines of various ages, creek and hardwoods. Plus a foldable duck pond.

SOUTHERN LAND REALTY  
SouthernLandRealty.com

ROB LANGFORD  
850-385-3000 / Rob@SouthernLandRealty.com

32 +/- acres

\$118,300



HARRISON ROAD  
CLIMAX, GA / DECATUR CO.

Tifton loamy sand lays the foundation for an amazing production property. Utilizing both Class 1 and 2E soils open doors for both farming and timber investments for years to come. The property is currently covered mostly in volunteer pines with a hardwood bottom in the center of the southern border.

WHITETAIL PROPERTIES REAL ESTATE, LLC  
whitetailproperties.com

DANIEL FOWLER  
217-285-9000 / daniel.fowler@whitetailproperties.com

DOOLY CO - GA

51 +/- acres

\$132,000



MOREE LAMB ROAD  
VIENNA, GA / DOOLY CO.

12 acres is open land and 38.79 acres is timberland. There is a small pond on the property along with deer, turkey and hogs. Tract cannot be subdivided.

COLDWELL BANKER ROBBINS & FREE REALTY  
robbinsfree.com

SCOTT FREE  
478-218-2600 / scottfree@robbinsfree.com



DOUGHERTY CO - GA

7 +/- acres

\$274,500



1022 TALLAHASSEE ROAD  
ALBANY, GA / DOUGHERTY CO.  
3 BR / 2.5 BA / 2,526 SQ FT

Peace and quiet and close to town! This all brick home features 3 BR plus bonus or 4th BR and 2,526 square feet on 6.93 acres in northwest Albany!

HUGHEY & NEUMAN, INC.  
albanyhousehunting.com

CALLIE WALKER  
229-344-5261 / callie.hughey@gmail.com

359 +/- acres

\$1,950,000



OAK HAVEN DRIVE  
ALBANY, GA / DOUGHERTY CO.

Includes 3 wells, 2 barns, pond, and tenant home. Three-phase power. Nice grove with good varieties and room to expand. There has been additional ground cleared for future planting or new trees. There is approximately 210 +/- acres in production.

BENNETT REAL ESTATE COMPANY  
brealthomasville.com

MATT BENNETT  
229-233-5043 / matt@brealthomasville.com

8 +/- acres

\$475,000



5112 OLD DAWSON ROAD  
ALBANY, GA / DOUGHERTY CO.  
4 BR / 4.5 BA / 4,220 SQ FT

Feast your eyes on this stunning home designed by renowned architect, Frank McCall! Located in northwest Dougherty County, this home sits high on 8.331 acres of stunning landscape with a picturesque vista of mature pines.

HUGHEY & NEUMAN, INC.  
hugheyandneuman.com

CALLIE WALKER  
229-436-0212 / callie.hughey@gmail.com

115 +/- acres

\$675,000



TARVA ROAD  
ALBANY, GA / DOUGHERTY CO.  
5 BR / 3,800 SQ FT

This is the south portion of Twin Eagles Plantation, a southwest Georgia quail plantation with an Architectural Digest quality home. It is located right in the middle of the Albany Plantation Belt in an exclusive Tarva Road location.

JON KOHLER AND ASSOCIATES  
jonkohler.com

JON KOHLER  
850-508-2999 / jon@jonkohler.com

6 +/- acres

\$375,000



6110 OLD DAWSON ROAD  
ALBANY, GA / DOUGHERTY CO.  
4 BR / 2.5 BA / 3,183 SQ FT

Have you been looking for a home, close to town with acreage and a pool? Well, then look no further. This home features a main house with bonus room plus a 576 sq ft unfinished pool house!

HUGHEY & NEUMAN, INC.  
hugheyandneuman.com

CALLIE WALKER  
229-436-0212 / callie.hughey@gmail.com

122 +/- acres

\$475,000



815 JAMES CROSS AVENUE  
ALBANY, GA / DOUGHERTY CO.  
1 BR / 1 BA / 875 SQ FT

Flint River lovers, check it out. Beautiful upland and river bottom timber with excellent road network, house, and private paved boat ramp. One of the last remaining private tracts available. Most other parcels are government owned, river corridor green space. Located above Nonami Plantation.

MATRE FORESTRY CONSULTING, INC.  
matreforestry.com

MICHAEL MATRE  
229-639-4973 / mike@matreforestry.com

10 +/- acres

\$269,900



709 MORGAN  
ALBANY, GA / DOUGHERTY CO.  
3 BR / 2 BA / 2,700 SQ FT

House includes granite counter tops, built-in microwave, smooth-top stove, recessed lighting, custom wood cabinets, crown molding, plantation blinds and beautiful fireplace in family room. There is a barn set up with 4 stalls for horses. The rest of the property is in pine and hardwoods.

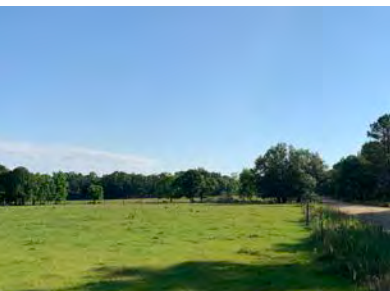
COLDWELL BANKER WALDEN AND KIRKLAND, INC.  
waldenandkirkland.com

WOODY WATSON  
229-436-8811 / woody@waldenandkirkland.com

EARLY CO - GA

113 +/- acres

\$2,395 per acre



3061 BIG PINE ROAD  
BLAKELY, GA / EARLY CO.

This beautiful property has approximately 83 +/- acres of open pasture land with the balance in wooded land with good merchantable timber. Good fencing, long county road frontage and old house on property. Great for horse or cattle farm in good location just south of Blakely.

ALLIED LAND & TIMBER COMPANY, INC.  
alliedlandga.com

THOMAS TAYLOR  
229-759-1023 / thomas@alliedlandga.com

**103 +/- acres**

**\$389,000**



1893 LOWER RIVER ROAD  
COLUMBIA, GA / EARLY CO.  
3 BR / 2 BA / 1,400 SQ FT

Mobile home and pole barn, deep pond for irrigation or irrigate directly from the Chattahoochee River. Borders army corps land to north, that does not allow recreation. Large deer and turkeys.

**INGRAM LAND AND REALTY LLC**  
ingramland.com

**MATT CARDEN**  
334-585-9001 / mcarden21@gmail.com

**35 +/- acres**

**\$489,000**



BELLE CHASSE  
BLAKELY, GA / EARLY CO.  
4 BR / 3 BA / 4,300 SQ FT

Secluded acreage surrounded by thousands of acres of woodlands and farm land. Lake stocked with bass, catfish, bluegill and sunfish. Deer, quail and turkey hunting. Under QDM for 20 years. Lake house includes full kitchen and covered picnic area. Over 100 additional acres available.

**TAYLOR REALTY ASSOCIATES**

**TERRY TAYLOR**  
229-758-8432 / terry@ttaylor.com

**500 +/- acres**

**\$990,000**



NICKLESVILLE ROAD  
ARLINGTON, GA / EARLY CO.  
6 BR / 2 BA / 2,000 SQ FT

Timber covered recreational property features 500 acres of excellent deer and turkey habitat. As a turnkey operation, this property consists of cypress bottoms, hardwoods, newly planted pine, and merchantable pine. Adjoining 271 +/- acres can be included in sale.

**CBC SAUNDERS REAL ESTATE**  
SREland.com

**BRYANT PEACE**  
229-792-8559 / bryant@SREland.com

**18 +/- acres**

**\$185,000**



COUNTRY ESTATE  
BLAKELY, GA / EARLY CO.  
3 BR / 2.5 BA / 1,900 SQ FT

Built by and for the current owners, this home has all the conveniences. The floor plan is very open and the living, dining and bedrooms are surprisingly large. Great hunting area and close to fishing at Lake Seminole and Lake Walter F. George / Eufaula. Secluded and very quiet.

**TAYLOR REALTY ASSOCIATES**

**TERRY TAYLOR**  
229-758-8432 / terry@ttaylor.com

**121 +/- Acres**

**\$302,500**



PROSPECT ROAD  
BLAKELY, GA / EARLY CO.

Planted pines and natural timber. This tract has 45 acres of 10-year-old loblolly pine trees, 27 acres of 10-year-old CRP longleaf pine trees, and the balance of the acreage is in 26-year-old loblolly pine trees and mature hardwood mix. Timber cruise available.

**AGRI LAND REALTY**  
aglandsales.com

**BRAD WALLER**  
229-221-3339 / bradwaller@windstream.net

**41 +/- acres**

**\$59,900**



HIGHTOWER AVENUE  
DAMASCUS, GA / EARLY CO.

There is an abundance of deer, a low lying area with a small wet weather pond great for ducks. This is especially beautiful for homesite with all the amenities of country living. Contact Teresa or Tyler for more info.

**COLDWELL BANKER BROCK REALTY**  
cbbrockrealty.com

**TERESA HEARD**  
229-246-5127 / thheard@cbbrockrealty.com

**1,810 +/- acres**

**\$4,253,500**



GRIMSLEY MILL ROAD  
BLAKELY, GA / EARLY CO.

Whitetail haven! Spring fed creeks. See video tour at aglandsales.com. Timber cruise available.

**AGRI LAND REALTY**  
aglandsales.com

**BRAD WALLER**  
229-221-3339 / bradwaller@windstream.net

**83 +/- acres**

**\$325,000**



345 CANNON ROAD  
BLAKELY, GA / EARLY CO.  
3 BR / 2 BA / 1,800 SQ FT

Very attractive property, road frontage on two sides, large oaks, 26 acres of merchantable planted pines and a few hardwoods for income and hunting. The balance of the property was planted in coastal bermuda last year. Two story home built in 2008. Open metal 40 x 50 barn.

**GEORGIA INLAND REALTY, INC.**  
GeorgiaInlandRealty.com

**RALPH MARK CREWS**  
863-634-3257 / Mark@GeorgiaInlandRealty.com



**98 +/- acres**

**\$375,000**



722 NEW HOPE ROAD  
BLAKELY, GA / EARLY CO.  
3 BR / 2 BA / 1,914 SQ FT

Beautiful acres with paved frontage on two sides. Nice 2-story home. Fenced for cattle, large pond, pasture with scattered hardwoods, woods for hunting.

**GEORGIA INLAND REALTY, INC.**  
GeorgialnlandRealty.com

**RALPH MARK CREWS**  
863-634-3257 / Mark@GeorgialnlandRealty.com

**788 +/- acres**

**\$1,516,900**



HIGHWAY 62  
BLAKELY, GA / EARLY CO.

This diverse property has cultivated acres, planted pines and hardwoods that provide recreational and farming opportunities unlike most properties on the market today.

**SOUTHERN LAND REALTY**  
SouthernLandRealty.com

**ROB LANGFORD**  
850-385-3000 / Rob@SouthernLandRealty.com

**8 +/- acres**

**\$299,000**



7532 US HIGHWAY 27  
BLAKELY, GA / EARLY CO.  
3 BR / 3 BA / 3,343 SQ FT

Well maintained 2 BR, 2 BA home with large dining room and office. Mother-in-law suite adds additional kitchen, bedroom and bath. Large rooms, wood floors in all living areas, ceramic tile in baths, carpet in bedrooms. 2-car carport, back porch, workshop behind home. Home is back off from road.

**GEORGIA INLAND REALTY, INC.**  
GeorgialnlandRealty.com

**RALPH MARK CREWS**  
863-634-3257 / Mark@GeorgialnlandRealty.com

**640 +/- acres**

**\$1,270,500**



3468 TROPHY SIMMONS ROAD  
BLAKELY, GA / EARLY CO.

Unique, well maintained, no cleanup! Good road system. Deer and turkey on property. Metal 24x36 enclosed pole barn, alarm system, well and electric. All stands and feeder stay. Planted pines range from 30 to 2 yr. old. 12+ acres of food plots. Creeks and waterfall, elevation varies 100 feet.

**GEORGIA INLAND REALTY, INC.**  
GeorgialnlandRealty.com

**RALPH MARK CREWS**  
863-634-3257 / Mark@GeorgialnlandRealty.com

**GRADY CO - GA**

**127 +/- acres**

**\$446,565**



HWY 112  
CAIRO, GA / GRADY CO.

Outstanding hunting tract that includes 15-acre stocked pond full of bass. Great for duck hunting, deer and turkey. Multiple food plots already planted for this year's deer season. Camp house with full bath, power and a screened room for outside meals.

**CENTURY 21 TOWN & COUNTRY REALTY**  
albanyc21@aol.com

**JEFFERY TUCKER**  
229-436-8091 / craig.tuckerrealtor@gmail.com

**89 +/- acres**

**\$465,000**



831 DICKEY FERRY ROAD  
CAIRO, GA / GRADY CO.  
2 BR / 1 BA / 1,073 SQ FT

Pristine setting for this waterfront cabin on the Ochlocknee River in Southwest Georgia. Hunting, trail riding or walking, or fishing from the riverbank not far from your front door. A large front deck for grilling and chilling after a fun day in the woods.

**CAIRO REALTY COMPANY**  
cairorealty.com

**KERRY COLEMAN**  
229-377-4253 / kerry\_coleman@ymail.com

**72 +/- acres**

**\$279,000**



SHERMAN ROAD  
CAIRO, GA / GRADY CO.

Located in the middle of Tallahassee and Thomasville, this property has 2 ponds, Sofkee Creek frontage and 10-12 year-old planted slash pines. One pond is over 2 acres, stocked with bass and blue gills. There is a rustic 1-room cabin and great wildlife habitat - deer, turkeys and more!

**FIRST THOMASVILLE REALTY**  
thomasvillegarealestate.com

**JASON COPPS**  
229-226-6515 / jcopp@ftrealty.com

Explore more of the area's best property listings online:

SEARCH BY **TYPE & SIZE & COUNTY**

**SWGAFarmCredit.com**

**21 +/- acres**

**\$498,500**



1556 MIDWAY ROAD  
CAIRO, GA / GRADY CO.  
3 BR / 2 BA / 1,937 SQ FT

Located 25 minutes from Tallahassee and 20 minutes from Thomasville, this is a great country getaway and ideal for horses! The oak canopied driveway is the perfect welcome, and the house has been recently remodeled. Pasture is fenced with an updated 4-stall barn.

**FIRST THOMASVILLE REALTY**  
thomasvillegarealestate.com

**JASON BRINSON**  
229-226-6515 / jason@frealty.com

**60 +/- acres**

**\$459,000**



ATTAPULGUS-WHIGHAM ROAD  
WHIGHAM, GA / GRADY CO.  
1 BR / 1 BA / 800 SQ FT

Fox Hollow is a quiet, country getaway that has it all! Mature pines provide classic quail habitat and two spring fed lakes are fully stocked with trophy fish. A meticulously kept cabin overlooks the lake, and a magnolia-lined entry provides excellent curb appeal. Great property for dog training.

**THE WRIGHT GROUP**  
wrightbroker.com

**BEN MCCOLLUM**  
229-226-2564 / ben@wrightbroker.com

**11 +/- acres**

**\$210,000**



2104 LOWER HAWTHORNE TRAIL  
CAIRO, GA / GRADY CO.  
3 BR / 2 BA / 1,564 SQ FT

This is it! Bring your horses, bring your kids! Settle in and enjoy your home on the range. Lovely ranch styled home, 6-stalled horse barn with tack room and wash rack, riding arena, pastures and more!

**ERA SIMPSON REALTY**  
marlaames.com

**MARLA AMES**  
229-243-9200 / marlasames@gmail.com

**10 +/- acres**

**\$749,000**



HWY 112  
CAIRO, GA / GRADY CO.  
3 BR / 3.5 BA / 5,422 SQ FT

Tired Creek is a gorgeous home that exemplifies quality country living. Meticulously designed and sits on 10 acres with beautiful landscaping. Interior of the home has countless details and upgrades, including a chef's kitchen and large master suite. There is a pond and pond house, too.

**THE WRIGHT GROUP**  
wrightbroker.com

**SONJA CLARK**  
229-226-2564 / sonja@wrightbroker.com

**185 +/- acres**

**\$750,000**



STATE PARK ROAD  
CAIRO, GA / GRADY CO.

Beautiful rolling land! This property is perfectly set up for quail, turkey and deer with approximately 97 acres of planted pines in CRP program. The 3+/- acre pond needs some work but has a lot of potential. The dirt road is scheduled for paving within the next 2 years.

**REALTY MART, INC.**

**CHARLES RENAUD**  
229-377-8007 / charles@realtymartga.com

**263 +/- acres**

**\$650,500**



SINGLETARY ROAD  
CAIRO, GA / GRADY CO.

This former timber tract has been converted into a row crop operation with over 1 mile of CSX rail frontage and an active transfer switch. The property features natural pine regeneration, hardwoods, and a creek bottom full of deer.

**CBC SAUNDERS REAL ESTATE**  
SREland.com

**BRYANT PEACE**  
229-792-8559 / bryant@SREland.com

**28 +/- acres**

**\$250,000**



1114 PINE PARK ROAD  
CAIRO, GA / GRADY CO.

This property has already been surveyed. Property has a 30 x 112 building for storage and equipment. If you are looking to start a subdivision or just for acreage, this is your property.

**REALTY MART, INC.**

**DIANE BOWEN**  
229-378-0104 / joanne@realtymartga.com

**35 +/- acres**

**Inquire for price**



H.P. COOK ROAD  
CALVARY, GA / GRADY CO.  
3 BR / 2 BA / 2,250 SQ FT

Acreage features mixed hardwoods and pasture. Home has soaring 20 ft. heart pine ceilings, floors and wainscoting. Split-log staircase leads to a loft above the kitchen. 1,500 ft. of porches. Includes a restored historical 150 year-old Georgia Dog Trot cabin. Spacious barn with two-bay lean-to.

**KETCHAM REALTY GROUP**  
ketchamrealty.com

**TOM HENDERSON**  
850-681-0600 / tom@ketchamrealty.com



## 56 +/- acres

**\$166,000**



SPENCE ROAD  
OCHLOCKNEE, GA / GRADY CO.

All but about 10 acres of this tract is field. This would be a great tract to continue farming or turn it into a recreational tract or homesite. New survey has just been completed. Contact Russ Taylor.

**KEYSOUTH REAL ESTATE GROUP, INC**  
keysouth.com

**RUSS TAYLOR**  
229-226-3911 / russtaylor@rose.net

## 73 +/- acres

**\$196,000**



WHEELER ROAD  
CAIRO, GA / GRADY CO.

Great hunting. Good pond site edging up between two elevated areas on Wheeler Road. Good looking dirt road. Ag area with a spotting of residential properties up and down both roads. About 7.5 miles from Cairo. Super value if you ever wanted to parcel off a few acres for a homesite in a few years.

**CROCKER REALTY, INC.**  
landcroc.com

**DANIELE CROCKER**  
229-228-0552 / landcrocdan@gmail.com

## 20 +/- acres

**\$399,900**



1589 OLD THOMASVILLE ROAD  
CAIRO, GA / GRADY CO.  
3 BR / 2.5 BA / 2,838 SQ FT

Beautifully restored Craftsman style home with 11' rocking chair front porch with swing. Gas fireplace in main floor master suite. Kitchen is renovated with black granite countertops, commercial stove and beautiful cabinetry. Contact Teri Gainey for more information.

**KEYSOUTH REAL ESTATE GROUP, INC**  
keysouth.com

**TERI GAINEY**  
229-226-3911 / terigainey@bellsouth.net

## 55 +/- acres

**\$300,000**



RIDGE ROAD  
CAIRO, GA / GRADY CO.  
2 BR / 1 BA / 1,296 SQ FT

Beautiful old wood floors with reclaimed wood from some of Pelham's more notable buildings. Bricks and old doors from old theaters to 100+ year old church. Stories! The home has a large open living area with wood burning insert in fireplace. Quartz counter tops. Charming, warm, cozy, unique.

**CROCKER REALTY, INC.**  
landcroc.com

**DANIELE CROCKER**  
229-228-0552 / landcrocdan@gmail.com

## 40 +/- acres

**\$149,000**



PINE LEVEL ROAD  
CAIRO, GA / GRADY CO.

The is one of the best looking long-leaf and wiregrass mid-size tracts that I've ever seen! Young planted long-leaf in front and back. Blackwater pond in the middle of the property. Good wood duck pond. Soil map looks good, lots of homesites, impressive deer scrapes on property. Good farm land.

**CROCKER REALTY, INC.**  
landcroc.com

**DANIELE CROCKER**  
229-228-0552 / landcrocdan@gmail.com

## 17 +/- acres

**\$55,000**



PINE PARK ROAD  
CAIRO, GA / GRADY CO.

Beautiful area to build your new home. Paved road frontage. Hardwoods and 10 year-old planted pines. MLS # LR6749A

**THE REAL ESTATE SHOP**  
realestateshopcairoga.com

**BOBBY MILLER**  
229-377-7777 / realestateshop@windstream.net

## 7 +/- acres

**\$57,900**



BARNETT  
CAIRO, GA / GRADY CO.

Good, level grassed area by the road. Wonderland stand of big woods to explore. Cypress, huge pines, towering oaks! Lake privileges. Lots of wild grapes this year! Good balance of cleared, grassed high ground with about 40' elevation change down to the hardwood bottom. Great homesite.

**CROCKER REALTY, INC.**  
landcroc.com

**DANIELE CROCKER**  
229-228-0552 / landcrocdan@gmail.com

## 21 +/- acres

**\$219,500**



140 GORDON LANE  
WHIGHAM, GA / GRADY CO.  
3 BR / 3 BA / 1,700 SQ FT

Beautiful acreage with pasture, pond, fruit trees, pecan trees and planted pines. Home has been recently renovated. Pine floors and carpet. Master bath has large sit-down shower. Kitchen has new cabinets and tile counter tops. Large deck and covered patio. Outbuildings. MLS# RS6598A.

**THE REAL ESTATE SHOP**  
realestateshopcairoga.com

**DAWN RACKLEY**  
229-377-7777 / dawn\_rackley@windstream.net

EXPLORE RESOURCES • SEARCH LISTINGS • GET PRE-APPROVED  
**SWGAFarmCredit.com**



GRADY CO - GA

138 +/- acres

\$378,428



STANFILL ROAD  
CAIRO, GA / GRADY CO.

137.61 acres located one mile off US Hwy 84. 62 acres of cropland rented this year, ideal to put in pasture for horses or cows or plant pine trees as well as pecan trees. Property has a 2-acre pond, deep well and septic system.

THE REAL ESTATE SHOP  
realestateshopcairoga.com

BOBBY MILLER  
229-377-7777 / realestateshop@windstream.net

200 +/- acres

\$995,000



773 MAGNOLIA ROAD  
WHIGHAM, GA / GRADY CO.

The Bishop Farm is located approximately 5 miles south of Whigham, Georgia, and would make a nice home place. Features of the tract include 103 +/- acres of irrigated land, 45 +/- acres in Tift Bermuda grass, 22 +/- acres of non-irrigated pecan groves, 10 +/- acres of woodlands, 16 +/- acres of ponds.

SOUTHERN FORESTRY REALTY  
southernforestryrealty.com

TED KNIGHT  
850-997-7238 / carol@southernforestryrealty.com

24 +/- acres

\$89,500



1387 JOYNER ROAD  
CAIRO, GA / GRADY CO.

Beautiful secluded property; great for hunting or possible homesite. Deer and turkey a plenty! Located just outside the city limits of Cairo and convenient to Thomasville, Georgia.

THE REAL ESTATE SHOP  
realestateshopcairoga.com

DAWN RACKLEY SMITH  
229-377-7777 / realestateshop@windstream.net

50 +/- acres

\$425,000



1810 BOLD SPRINGS ROAD  
OCHLOCKNEE, GA / GRADY CO.  
4 BR / 3 BA / 3,045 SQ FT

Stocked lake with private fishing dock. Home has a wrap around porch and open concept kitchen, dining and living room. Property includes another cottage, horse barn, and separate two-car garage.

FIRST THOMASVILLE REALTY, LTD.  
Thomasvillegarealestate

BOBBY D. BROWN  
229-226-6515 / brown@ftr Realty.com

125 +/- acres

\$437,500



ATTAPULGUS-WHIGHAM ROAD  
WHIGHAM, GA / GRADY CO.

Clayton Ranch is a combination of improved pasture, hunting and recreational land. Horse stables, ponds, hay barn, out buildings, a well and great riding trails. 65 +/- acres with excellent fencing and cross-fencing. This is a perfect equestrian tract, a horse lover's dream.

SOUTHERN FORESTRY REALTY  
southernforestryrealty.com

TED KNIGHT  
850-997-7238 / carol@southernforestryrealty.com

64 +/- acres

\$203,840



5471 HADLEY FERRY ROAD  
CAIRO, GA / GRADY CO.

3 BR / 1.5 BA / 924 SQ FT

This 63.7 acre track is great for hunting, has lots of river frontage. Currently has a 14x66 single wide mobile home with a deep well and septic system. There are plenty of deer and turkey for the avid hunter. The mobile home is currently rented at \$500 a month. Tenant will need 90-day moving time.

THE REAL ESTATE SHOP  
realestateshopcairoga.com

BOBBY MILLER  
229-377-7777 / realestateshop@windstream.net

HOUSTON CO - GA

600 +/- acres

\$1,835 per acre



HIGHWAY 247  
PERRY, GA / HOUSTON CO.

Outstanding timber investment with terrific deer, turkey, hog, duck hunting. Major creek watershed complements 20 year old pines thinned once and a balance of older hardwood regeneration, much with clean understory, showing explosive growth on this fertile site. Food plots and power line, etc.

SOUTHEASTERN HUNTING SERVICES, INC.  
afieldandfarm.com

CRAIG BROWN  
229-432-1010 / cbrown@afieldandfarm.com

679 +/- acres

\$2,376,850



OCMULGEE RIVER  
KATHLEEN, GA / HOUSTON CO.

2.5 miles fronting Ocmulgee River in the heart of 20,000 acre Oaky Woods. All weather roads, ATV horse trails with riverbank recreational area and maintained campsite. 15 food plots ready to plant. Perfect for hunting and fishing. Zoned for agricultural, timber, or single family - \$3,500 per acre.

COLDWELL BANKER ROBBINS & FREE REALTY  
robbinsfree.com

SCOTT FREE  
478-218-2600 / scottfree@robbinsfree.com

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**SWGAFarmCredit.com**



**101 +/- acres**

**\$1,364,040**



HWY 41 N / DUNBAR ROAD  
CENTERVILLE, GA / HOUSTON CO.

Development tract at the corner of Hwy 41 and Dunbar Road. Access from 2 paved roads and almost 100% usable property. City sewer and water available. \$13,500 per acre.

**COLDWELL BANKER ROBBINS & FREE REALTY**  
robbinsfree.com

**JOE MEADOWS**  
478-218-2600 / joemeadowsjr@robbinsfree.com

**23 +/- acres**

**\$345,000**



310 STONEGATE TRAIL  
PERRY, GA / HOUSTON CO.

Excellent development tract in Phase 2 of Stonebridge Subdivision.

**COLDWELL BANKER ROBBINS & FREE REALTY**  
robbinsfree.com

**JULIANA HORSTING**  
478-218-2600 / julianahorsting@hotmail.com

**LEE CO - GA**

**51 +/- acres**

**\$774,900**



2413 TARVA  
ALBANY, GA / LEE CO.  
5 BR / 7 BA / 5,968 SQ FT

Lot features a white front fence, a tree lined entrance drive, 12-acre stocked pond, gunite pool, dog kennel and workshop. Large quality built home with wood and tile floors throughout. Master retreat has fireplace, beautiful heart pine floors and lots of windows.

**RE/MAX OF ALBANY**  
remaxofalbany.com/

**LINDA TURPIN**  
229-434-1600 / lindaturpinremax@gmail.com

**LOWNDES CO - GA**

**182 +/- acres**

**\$711,000**



VALDOSTA, GA / LOWNDES CO.

This is a great income producing property. It has 100+/- acres of drip irrigated land and the rest is in mature natural hardwood and pine mix timber. 10-inch irrigation well and John Deere diesel motor. This farm is a great investment opportunity with prime location near Valdosta.

**BARFIELD AUCTIONS INC**  
barfieldauctions.com

**VINCE BARFIELD**  
229-679-2223 / vince@barfieldauctions.com

**665 +/- acres**

**\$2,295,000**



6625 OLYMPIA TRAIL  
CLYATVILLE, GA / LOWNDES CO.  
3 BR / 2 BA / 2,000 SQ FT

Over 1.3 miles of Withlacoochee River frontage, multiple clear aquifer springs and \$1,030 per acre in merchantable timber make this a best in class recreational property. Property is a sanctuary for nature and has been preserved by its current owner for natural beauty, recreation and enjoyment.

**LIVE WATER PROPERTIES**  
livewaterproperties.com

**HUNTER BRANT**  
307-734-6100 / hunter@livewaterproperties.com

**MARION CO - GA**

**180 +/- acres**

**\$1,550 per acre**



BUENA VISTA, GA / MARION CO.

This is a beautiful tract with planted longleaf pines and newly sprigged hayfield. Great hunting tract with creek frontage and hardwood bottom and pine mix timber. Beautiful country homesites that would make a great weekend retreat.

**BARFIELD AUCTIONS INC**  
barfieldauctions.com

**VINCE BARFIELD**  
229-679-2223 / vince@barfieldauctions.com

**107 +/- acres**

**\$265,815**



MOUNT ZION ROAD  
BUENA VISTA, GA / MARION CO.

Approximately half of property is being used for agricultural purposes including farming and hay fields; other half is in hardwood. Ideal tract to build your home on. Marion has an excellent school system and this property is located in a wonderful community with public water.

**FRONTIER LAND CO**

**AL ROBERTSON**  
229-321-0733 / allenjrobertson@hotmail.com

**41 +/- acres**

**\$375,000**



10 JOHNSON CEMETERY ROAD  
MAUK, GA / MARION CO.  
2 BR / 2 BA / 1,600 SQ FT

Successful, growing business produces approximately 7,000 liters per year. Federal and state licensed. Wholesalers service stores and restaurants. Website sales to 30 states. Onsite tasting facility. Beautiful log home. Owners worked for USDA and spent 10 years improving the property.

**COLDWELL BANKER**  
kpdd.com

**HOWARD JEFFERSON**  
706-256-1000 / howard.jefferson@coldwellbanker.com

MARION CO - GA

15 +/- acres

\$22,000



SANDY CIRCLE  
MAUK, GA / MARION CO.

This property in Oakridge Acres has power and water.

COLDWELL BANKER  
kpdd.com

HOWARD JEFFERSON  
706-256-1000 / howard.jefferson@coldwellbanker.com

116 +/- acres

\$1,550 per acre



JOHNSON CEMETERY ROAD  
BUENA VISTA, GA / MARION CO.

Don't miss this opportunity to buy a great timber investment tract with hunting / recreational opportunities as well. This tract consists of thinned 1992 pine plantation along with beautiful hardwood along a nice creek. Good location in north Marion County, easy drive to Columbus.

ALLIED LAND & TIMBER COMPANY, INC.  
alliedlandga.com

THOMAS TAYLOR  
229-759-1023 / thomas@alliedlandga.com

100 +/- acres

\$1,895 per acre



MUD RIDGE ROAD  
BUENA VISTA, GA / MARION CO.

Hunting and recreational tract located only minutes from Columbus. The tract offers tremendous deer and turkey hunting along with scenic views of the beautiful rolling terrain and timber. The tract has food plots, interior roads, 2004 PP, hardwood, and great location for a camp site.

ALLIED LAND & TIMBER COMPANY, INC.  
alliedlandga.com

THOMAS TAYLOR  
229-759-1023 / thomas@alliedlandga.com

MCINTOSH CO - GA

155 +/- acres

\$1,950,000



EAGLE ISLAND  
SEA ISLAND, GA / MCINTOSH CO.

3 BR / 2 BA / 3,343 SQ FT

Eagle Island is a 10-acre private island with 145-acres of marshlands offered turnkey, ready to move in! Includes a second home, Sapelo Island 1/2-acre lot giving access to 6 miles of private beaches, 1/4-acre Escape Island that would be considered glamping, a pontoon boat and two kayaks.

JON KOHLER AND ASSOCIATES  
jonkohler.com

JON KOHLER  
850-508-2999 / jon@jonkohler.com

MERIWETHER CO - GA

3,742 +/- acres

\$14,500,000



MERIWETHER  
ATLANTA, GA / MERIWETHER CO.

Nestled in Central Georgia's Pine Mountain Range, Millarden, arguably the finest recreational mountain property in the Southeast. This breathtaking property has a thriving wildlife, diverse habitat, ponds, springs, rolling pastures, and boasts over 600 ft of elevation change!

JON KOHLER AND ASSOCIATES  
jonkohler.com

JON KOHLER  
850-508-2999 / jon@jonkohler.com

MILLER CO - GA

83 +/- acres

\$375,000



220 BUD JUSTICE ROAD  
BLAKELY, GA / MILLER CO.

3 BR / 2 BA / 1,386 SQ FT

Very close to Blakely, Donalsonville, or Mayhaw, this property is a turn-key cattle farm. Flat with plenty of water, it has been fenced for responsible grazing. The home was built in 2014, and is in terrific condition. This is a must see!

INGRAM LAND AND REALTY LLC  
ingramland.com

MATT CARDEN  
334-585-9001 / mcarden21@gmail.com

100 +/- acres

\$675,000



375 ADAMS-POWELL ROAD  
COLQUITT, GA / MILLER CO.

3 BR / 2 BA / 2,700 SQ FT

Secluded location with home that resembles a large old-fashioned farm house. Four-inch well and 1,500-gallon septic tank. Over 70 acres of 8-year-old longleaf pines with the balance in pasture, home and outbuildings. Hunt deer and other game on your own property. Home and 20 acres for \$429,000.

TAYLOR REALTY ASSOCIATES

TERRY TAYLOR  
229-758-8432 / terry@ttaylor.com

24 +/- acres

\$66,960



GRIGGS LUCILLE ROAD  
COLQUITT, GA / MILLER CO.

Country setting perfect for that country dream house with room to hunt! Nice mix of mature thinned planted pines and mature hardwood/pine mix. Susian Ford Creek originates on the property. Additional acreage available.

MATRE FORESTRY CONSULTING, INC.  
matreforestry.com

MICHAEL MATRE  
229-639-4973 / mike@matreforestry.com



## 5 +/- acres

**\$239,900**



66 PEACE VALLEY  
COLQUITT, GA / MILLER CO.  
5 BR / 3 BA / 2,604 SQ FT

Beautiful country home is perfect for the family that wants to take a step back. The home is located on over 5 acres of land surrounded by woods and a creek. Spacious bedrooms and baths. Master is large enough to have your own private retreat with sitting area.

**PREMIER GROUP REALTY**  
premiergrouprealty.com

MARCIE MILLER  
229-246-9837 / marciem@premiergrouprealty.com

## 86 +/- acres

**\$625,000**



574 ROCK ROAD  
COLQUITT, GA / MILLER CO.  
3 BR / 3 BA / 2,438 SQ FT

Unique property with very nice 3 BR, 3 BA home over looking 3-acre spring fed pond. Wooded tract with hardwood and merchantable planted pines, 3 large food plots. 40' x 40' metal barn with concrete floor, wired with two separate RV hookups. 40 KW back-up Cummins diesel generator.

**TAYLOR REALTY ASSOCIATES**  
taylorrealtyassociates.com

GERRY GRIMSLEY  
229-758-8889 / gerrygrimsley@bellsouth.net

## MITCHELL CO - GA

## 168 +/- acres

**\$384,000**



BLACKBERRY ROAD  
BACONTON, GA / MITCHELL CO.

Don't miss this prime hunting land that has turkey, deer, and birds. Raccoon Creek runs through it. Two fields for agriculture or animals; i.e., hogs, chickens, horses. Tall pines can be harvested. Longleaf, approx. 15 yrs. old. Well and septic. Old farm structure. Mobile home allowed. Subdivide.

**GREENWAY BUILDERS & REALTY, LLC**

WINONA GREENWAY  
229-347-0968 / winonagreenway@att.net

## 60 +/- acres

**\$155,200**



WADE ROAD  
PELHAM, GA / MITCHELL CO.

This property consists of two tracts, both having mature woodlands and some cultivated land. One parcel has a homesite with power and connection to a well. Gently rolling land.

**HALSTEAD FORESTRY & REALTY, INC.**  
halstead-realty.com

RONALD B. HALSTEAD  
229-336-7681 / ronhalstead@camillaga.net

## 6 +/- acres

**\$155,000**



638 HARMONY ROAD SE  
PELHAM, GA / MITCHELL CO.  
3 BR / 2 BA / 2,312 SQ FT

This house is perfect for anyone who wants the seclusion of living in the country with the convenience of being close to town. This charming house has been completely remodeled. Also includes outdoor equipment shed, a storage building and a two-stall horse barn.

**BENNETT REAL ESTATE COMPANY**  
brealthomasville.com

MATT BENNETT  
229-233-5043 / matt@brealthomasville.com

## 67 +/- acres

**\$210,000**



KIERCE ROAD  
PELHAM, GA / MITCHELL CO.

Vacant rural land located in Pelham, GA. This property, surrounded by beautiful farmland, would be an excellent homesite or great for recreational use. Centrally located to Albany, Tifton, Bainbridge and Thomasville. Wooded property with mature pine timber. 5-acre pond, paved road.

**NAI TALCOR COMMERCIAL**  
naitalcor.com

BRIAN PROCTOR  
850-599-5963 / brian@talcor.com

## 170 +/- acres

**\$850,000**



LAKE PLEASANT CHURCH ROAD  
CAMILLA, GA / MITCHELL CO.

Income producing farm. Tract has 90+ acres under irrigation with 2 pivots and 12" electric well. 48 acres of timber ready to be thinned.

**BENNETT REAL ESTATE COMPANY**  
brealthomasville.com

MATT BENNETT  
229-233-5043 / matt@brealthomasville.com

## 15 +/- acres

**\$599,000**



1637 STATE HWY 97  
CAMILLA, GA / MITCHELL CO.  
5 BR / 3.5 BA / 6,326 SQ FT

The Country Escape is a quiet retreat on 15 acres, surrounded by a pecan orchard. Highlights include a large open concept floor plan with pine hardwood floors, wonderful kitchen, screened porch, pool with 720 sq. ft pool house and much more!

**THE WRIGHT GROUP**  
wrightbroker.com

BEN MCCOLLUM  
229-226-2564 / ben@wrightbroker.com

MITCHELL CO - GA

13 +/- acres

\$65,000



GEORGIA HWY 262  
PELHAM, GA / MITCHELL CO.

This tract of land would make a great homesite. The property has a well and electricity. It is priced to sell and won't last long. Contact Gina McKenzie today!

COLDWELL BANKER BROCK REALTY  
cbbrockrealty.com

GINA MCKENZIE  
229-246-5127 / gmckenzie@cbbrockrealty.com

9 +/- acres

\$249,900



1774 JOHN COLLINS ROAD  
PELHAM, GA / MITCHELL CO.

4 BR / 3.5 BA / 3,278 SQ FT

The main floor has been updated to include hardwood flooring, solid surface counter tops and tile in the kitchen. New windows installed upstairs and down. Two new HVAC systems. Remodeled master bath with large tiled shower. Two wood burning fireplaces, home office, separate den. Stucco exterior.

ROSE CITY REALTY, INC.  
rosecityrealty.com

SUSAN BURFORD  
229-225-9225 / susanburford@rosecityrealty.com

13 +/- acres

\$75,000



CHASON ROAD  
PELHAM, GA / MITCHELL CO.

Build that home you have been dreaming of forever! Well look no more! This tract has rolling hills, a stocked pond and community water available. The property can be divided into two smaller tracts of land and additional land may be available if needed. Contact Gina McKenzie.

COLDWELL BANKER BROCK REALTY  
cbbrockrealty.com

GINA MCKENZIE  
229-246-5127 / gmckenzie@cbbrockrealty.com

20 +/- acres

\$245,000



1120 BARTON LANE  
MEIGS, GA / MITCHELL CO.

4 BR / 2 BA / 3,115 SQ FT

Country home with guest home on 19.98 acres. The 3,100 sq ft main home has a large kitchen with beautiful oak cabinets and an oversized island. Guest home is a 28x68 Homes of Merit. Equipment shelter. Metal barn. Back line of property runs to the creek.

ROSE CITY REALTY, INC.  
rosecityrealty.com

SUSAN BURFORD  
229-225-9225 / susanburford@rosecityrealty.com

RANDOLPH CO - GA

445 +/- acres

\$1,109,776



SUPERTREE ROAD  
SHELLMAN, GA / RANDOLPH CO.

3 BR / 2 BA / 1,300 SQ FT

The Wheely Lake tract is located just minutes to downtown Shellman, GA. Wheely Lake has a mixture of merchantable and pre-merchantable pine plantation, bottomland, small home and 40+/- acre lake with dock house and another 5+/- acre pond. The tract has a good interior road system.

AMERICAN FOREST MANAGEMENT  
americanforestmanagement.com

DAVID WILLIAMSON  
850-545-8635 / david.williamson@afmforest.com

324 +/- acres

\$1,565,000



FIVE FORKS ROAD  
SHELLMAN, GA / RANDOLPH CO.

5 BR / 3.5 BA / 3,277 SQ FT

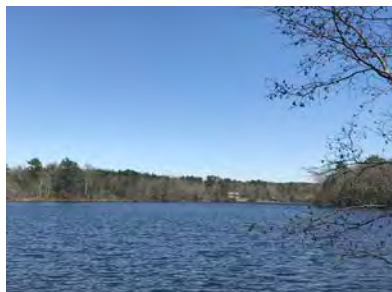
Located in area known for legendary quail hunting, huge trophy class whitetail bucks along with abundant turkey, ducks and fishing. This turn-key property has large lodge with a beautiful setting overlooking Wall Lake. Includes many amenities and equipment package. Established food plots and roads.

ALLIED LAND & TIMBER COMPANY, INC.  
alliedlandga.com

THOMAS TAYLOR  
229-759-1023 / thomas@alliedlandga.com

1,469 +/- acres

\$4,398,786



HIGHWAY 41  
SHELLMAN, GA / RANDOLPH CO.

3 BR / 2 BA / 1,200 SQ FT

The Shooting Preserve is located just minutes to downtown Shellman, GA, with a mixture of merchantable, pre-merchantable pine plantation and bottomland. Small home and 40-acre lake with a dock house. Good interior road system allows you to get around easily.

AMERICAN FOREST MANAGEMENT  
americanforestmanagement.com

DAVID WILLIAMSON  
850-526-5110 / david.williamson@afmforest.com

127 +/- acres

\$880,000



156 VILULAH CHURCH ROAD  
COLEMAN, GA / RANDOLPH CO.

3 BR / 3.5 BA / 4,948 SQ FT

Pristine south Georgia real estate. The beautiful house is truly a one-of-a-kind. Located overlooking a 3-acre pond which is fully stocked with large mouth bass and brim. Property is loaded with deer, turkey and quail.

BARFIELD AUCTIONS INC  
barfieldauctions.com

VINCE BARFIELD  
229-679-2223 / vince@barfieldauctions.com



**1,329 +/- acres**

**\$2,659,520**



110 HOUSEBARN ROAD  
CUTHBERT, GA / RANDOLPH CO.

This property Includes income producing, irrigated cropland, dry farm land and planted pines. Remaining acreage in mature hardwood bottoms with lots of game! Perfect for hunters and farmers alike!

**HUGHEY & NEUMAN, INC.**  
hugheyandneuman.com

**CALLIE WALKER**  
229-436-0212 / callie.hughey@gmail.com

**663 +/- acres**

**\$1,750,000**



407 ORR ROAD  
COLEMAN, GA / RANDOLPH CO.  
4 BR / 1 BA / 1,200 SQ FT

Unbelievable beauty with rolling hills on this property managed for quail. Supports turkey, deer, gopher tortoise. Any name it here! Virgin timber, food plots, 2 streams, lodging facility, 8 dog kennels with septic, 4" well, 4 gated entrances, much more to see. Contact Julian Morgan.

**SOUTH GEORGIA LAND AND TIMBER**  
landandtimber.net

**JULIAN MORGAN**  
229-768-3232 / julian@landandtimber.net

**SEMINOLE CO - GA**

**242 +/- acres**

**\$6,300 per acre**



DONALSONVILLE, GA / SEMINOLE CO.

This is a highly productive irrigated farmland. It has a 12-inch well (1200 gpm) and a new, all-electric 8-tower valley irrigation system. This farm has strong crop bases. It is in a great location, so do not miss this great investment opportunity!

**BARFIELD AUCTIONS INC**  
barfieldauctions.com

**VINCE BARFIELD**  
229-679-2223 / vince@barfieldauctions.com

**6 +/- acres**

**\$27,000**



BOOSTER CLUB ROAD  
BAINBRIDGE, GA / SEMINOLE CO.

**PREMIER GROUP REALTY**  
premiergrouprealty.com

**LARRY LENNARD**  
229-246-9837 / larryl@premiergrouprealty.com

**135 +/- acres**

**\$405,000**



HARVEL POND ROAD  
DONALSONVILLE, GA / SEMINOLE CO.

128 acres in 10-13-year-old planted slash pine ready to be thinned within the next 2-3 years. Property has a 7-acre spring-fed pond and joins the Lake Seminole State Park (600 acres). Located minutes from multiple boat landings that provide access to Lake Seminole.

**3 RIVERS REALTY**  
3riversrealty.com

**MILLS BROCK**  
229-416-6136 / mills@3riversrealty.com

**11 +/- acres**

**\$115,000**



2519 BUDDY ADAMS PARKWAY  
DONALSONVILLE, GA / SEMINOLE CO.  
3 BR / 3 BA / 2,432 SQ FT

Features a doublewide with metal roof, wrap-around porches. Living room, den, and office off of master. Warehouse/shop with 3-phase electric power and drive-thru capability with huge roll-up doors on the ends. 27' shed roof runs the entire 60' of one side of the warehouse/shop.

**PREMIER GROUP REALTY**  
premiergrouprealty.com

**KEN HORN**  
229-246-9837 / kenh@premiergrouprealty.com

**12 +/- acres**

**\$39,500**



SPRING CREEK ROAD  
DONALSONVILLE, GA / SEMINOLE CO.

Restricted residential lot located in Seminole County, GA along Highway 253. Beautiful pine trees provide country living in a rural setting. Great neighborhood. Located only a stone's throw from Spring Creek and Lake Seminole. Plenty of boat landings in the area.

**CHARLES ROZIER AND ASSOCIATES REALTY**  
rozierrealty.com

**PERRY CLEMENTS, III**  
229-246-4509 / pclements@rozierandassociates.com

**STEWART CO - GA**

**442 +/- acres**

**\$1,084,800**



2687 VALLEY ROAD  
LUMPKIN, GA / STEWART CO.  
3 BR / 1 BA / 2,000 SQ FT

Great hunting/farm tract containing 442 acres of rolling woodlands and 66 acres of agriculture land. Two homes with pole barn. Great road system throughout. Contact Ronnie for more info.

**CENTURY 21 AMERICUS REALTY, INC.**  
Century21.com

**RONNIE GREER**  
229-924-2903 / mrgreer@bellsouth.net

STEWART CO - GA

60 +/- acres

\$650,000



7791 VALLEY ROAD  
RICHLAND, GA / STEWART CO.  
3 BR / 2.5 BA / 3,517 SQ FT

This property is known as The Raju Airport, (O5GA) with a 2,200' runway, 3 hangars, caretaker's house and much more. 59.68 acres of beautiful magnolias, crepe myrtle, oaks and pines, tennis court, irrigation system, etc. There are several other buildings on the property including a rental house.

FRONTIER LAND CO

AL ROBERTSON  
229-321-0733 / allenjrobertson@hotmail.com

339 +/- acres

\$998,885



US HIGHWAY 27  
LUMPKIN, GA / STEWART CO.

Bennett Hill is a must see from its rolling topography, mature hardwoods and pine plantation to the 29-acre lake. All of this packed into a 339.18-acre tract that is located approximately 40 minutes from Eufaula, AL or 35 minutes from Columbus, GA.

AMERICAN FOREST MANAGEMENT  
americanforestmanagement.com

DAVID WILLIAMSON  
850-526-5110 / david.williamson@afmforest.com

53 +/- acres

\$160,000



US HWY 27 AND STATE 27  
LUMPKIN, GA / STEWART CO.

Lays well and is currently in timber. Fronts both U.S. 27 and State 27 and would work well for a motel and/or other commercial interests. Would also work well for continued timber growth, a pretty tract to build on or for recreation.

FRONTIER LAND CO

AL ROBERTSON  
229-321-0733 / allenjrobertson@hotmail.com

188 +/- acres

\$399,950



1276 LINE ROAD  
LUMPKIN, GA / STEWART CO.  
3 BR / 2 BA / 1,200 SQ FT

Beautiful farm and timberland with small creek, buildings and 24x50 mobile home (3/2) in clean area of SW Stewart Co. Double frontage on Line Road 146. 65 acres of open fields currently in hay production. Rest of property covered in oak, hickory, gum and pine trees. Hardwoods 35 yrs+ in age.

FRONTIER LAND CO

AL ROBERTSON  
229-321-0733 / allenjrobertson@hotmail.com

SUMTER CO - GA

568 +/- acres

\$2,000 per acre



HIGHWAY 280 WEST  
PLAINS, GA / SUMTER CO.

300 acres in pasture and hay fields. 150 acres in row crops. Rest of land is planted pines and cut over timber. Wolf Creek runs through property with 2.5-acre pond and artisan pond. Property is in Conservation Easement.

OWNER

ELIZABETH ANDREWS  
229-220-0916

5 +/- acres

\$329,900



491 HWY 49 N  
AMERICUS, GA / SUMTER CO.  
4 BR / 3.5 BA / 3,162 SQ FT

Distinctively appealing brick home offering 9' ceilings, hardwood flooring, crown molding and granite counter tops. Spacious deck, double carport and two storage buildings. Located just minutes from town on 5 acres. Additional 52 acres with pond can be purchased.

CENTURY 21 AMERICUS REALTY INC  
americusareamls.com

KELLEY KINSLOW  
229-938-3643 / kelleykinslow@yahoo.com

45 +/- acres

\$150,000



PLAINS, GA / SUMTER CO.

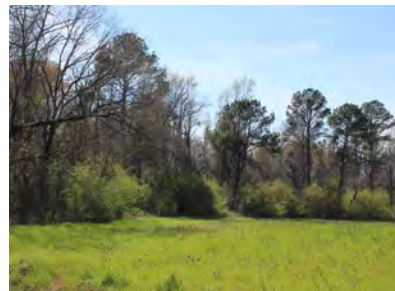
Fenced and cross-fenced pasture land. Contains 4" deep-well and electricity on property. 5 miles from historic Plains. Beautiful homesites and pond site. Perfect for hunting with naturally occurring fruit and pecan trees. Property joins large hunting preserve and home to a wide variety of wildlife.

OWNER

RICKY WHITTLE  
gwhittle2562@gmail.com

73 +/- acres

\$147,360



HIGHWAY 280 EAST  
LESLIE, GA / SUMTER CO.

There is a small creek running through this property. It was used for growing crops in the open areas at one time. It has lots of game in the area.

AFG TRI STATE REALTY, INC  
afgtristaterealty.com

TINA DONALDSON  
386-623-1232 / tina@afgtristaterealty.com



**101 +/- acres**

**\$223,300**



BRADY ROAD  
LESLIE, GA / SUMTER CO.

This family farm has a little of it all... open row crop land, pecan trees, woods, great homesites, and some of the best hunting around. Don't miss out on this great opportunity to own your own hunting tract or a place to build your dream home and raise your family.

**JOHNSTON REALTY GROUP, INC.**  
JohnstonRealtyGroup.com

CHARLIE K. JOHNSTON  
229-928-8293 / johnstonrealtygroup@gmail.com

**117 +/- acres**

**\$216,000**



SMALLPIECE ROAD  
PLAINS, GA / SUMTER CO.

Approximately 56 acres of 15-year-old planted pines with remainder being 12-year-old natural growth hardwood and pine. Flowing creek across middle of the tract would make a great location for a pond.

**RUTLAND REALTY, LLC**  
rutlandrealty.com

JB RUTLAND  
229-347-2828 / jbrutland@yahoo.com

**7 +/- acres**

**\$48,000**



SOUTH GEORGIA TECH PARKWAY  
AMERICUS, GA / SUMTER CO.

This site is ready for you to build that dream home on. Conveniently located just minutes from Americus, yet all the privacy and country living you desire! Beautiful stream runs through the back of the property. The kids will have a blast on hot, summer days.

**JOHNSTON REALTY GROUP, INC.**  
JohnstonRealtyGroup.com

CHARLIE K. JOHNSTON  
229-928-8293 / johnstonrealtygroup@gmail.com

**7 +/- acres**

**\$27,500**



FLOYD ROAD  
AMERICUS, GA / SUMTER CO.

Near New Era community. Planted in pine trees that are about five years old. Perfect homesite or hunting camp. Call today for plat.

**JOHNSTON REALTY GROUP, INC.**  
JohnstonRealtyGroup.com

CHARLIE K. JOHNSTON  
229-928-8293 / johnstonrealtygroup@gmail.com

**TALBOT CO - GA**

**638 +/- acres**

**\$1,550,000**



BOOT KELLY ROAD  
TALBOTTON, GA / TALBOT CO.

Sporting retreat and timber investment; mature timber ready for harvest-69 tons/acre; new 2019 timber inventory. Improvements and utilities on-site; three stocked bass ponds totaling 9 acres; nearly 30 acres of food plots; under QDMA mgmt. program; blue-ribbon whitetail, turkey and wood duck.

**LANDVEST, INC.**  
landvest.com

ALAN MACKEY  
229-942-2526 / amackey@landvest.com

**TAYLOR CO - GA**

**69 +/- acres**

**\$619,900**



CROSSROADS SCHOOL ROAD  
BUTLER, GA / TAYLOR CO.

5 BR / 5.5 BA / 3,950 SQ FT

Perfectly situated on the property, this house was designed so the owners could spend the majority of their time on the main level. Hunt plentiful whitetail deer only a short walking distance from the house. Agent owned.

MICHELLE WESTBROOK  
478-214-3595 / michelle.westbrook1@gmail.com

**173 +/- acres**

**\$1,975 per acre**



HWY 90  
MAUK, GA / TAYLOR CO.

This beautiful hay farm is just a few miles south of Butler and east of Columbus. Features gently rolling hay fields mixed with nice hardwood ridges and offers good paved road frontage on Hwy. 90 and Hayes Road. Would also make a beautiful homesite.

**ALLIED LAND & TIMBER COMPANY, INC.**  
alliedlandga.com

THOMAS TAYLOR  
229-759-1023 / thomas@alliedlandga.com

**TERRELL CO - GA**

**235 +/- acres**

**\$649,000**



2735 BEAR BIN ROAD  
DAWSON, GA / TERRELL CO.

2 BR / 2 BA / 1,150 SQ FT

Hunter's retreat with cabin and barn. Abundant wildlife hasn't been hunted in 12+ years. 105 acres planted pines, 70 acres pasture/food plots and 60 acres hardwoods. Underground utilities and 2 deep wells. Bordered by Wolf Creek.

**OWNER**

MILTON JORDAN  
229-881-0839 / milton.jordan@aaphc.org

EXPLORE RESOURCES • SEARCH LISTINGS • GET PRE-APPROVED  
**SWGAFarmCredit.com**

**160 +/- acres**

**\$376,900**



JONES MILL ROAD  
DAWSON, GA / TERRELL CO.

This tract of land is set up for quail as well as deer, turkey and hogs. South-west side of property is bordered by Chenubee Creek which offers duck hunting. Originally part of a plantation set up for quail hunting.

**CENTURY 21 TOWN & COUNTRY REALTY**  
albanyc21@aol.com

JEFFERY TUCKER  
229-436-8091 / craig.tuckerrealtor@gmail.com

**200 +/- acres**

**\$4,150 per acre**



GANDER ROAD  
ALBANY, GA / TERRELL CO.

Beautiful turn-key hunting/recreational tract. Timber and woods groomed with plantation look and feel. Property is completely fenced. Established food plots. Deer, turkey and quail.

**GOODYEAR AND GOODYEAR**  
Goodyearandgoodyear.com

REGGIE HARTIN  
229-888-2418 / rhartin@bellsouth.net

**320 +/- acres**

**\$1,900,000**



3271 SASSER HEROD ROAD  
DAWSON, GA / TERRELL CO.  
5 BR / 4,800 SQ FT

Mature trees, 4-stall horse barn, 4 large pastures, riding rink, greenhouse, caretaker's home, shop, shelter, "Man Cave", 2,400 sq ft storage building, beautiful event barn, and 2 ponds. Borders the Kinchafoonee, East Line, and Brantley Creeks.

**MARTIN AND MARTIN REAL ESTATE SALES**

WILLIAM MARTIN  
229-881-1624 / wjmartin3@yahoo.com

**11 +/- acres**

**\$49,900**



HWY 32  
DAWSON, GA / TERRELL CO.

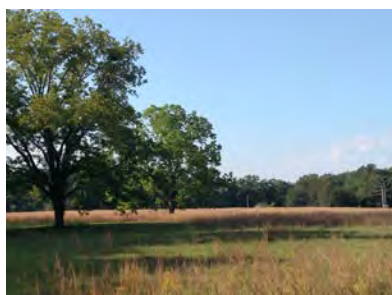
Located just east of Dawson, this tract has 675 ft. of frontage on Hwy 32 and approximately 735 ft. on the Chickasawhatchee Creek.

**CENTURY 21 TOWN & COUNTRY REALTY**  
albanyc21.com

BILL BUTLER  
229-435-6204 / billbutler25@gmail.com

**50 +/- acres**

**\$3,195 per acre**



3461 ROCK STOREY ROAD  
SASSER, GA / TERRELL CO.

This beautiful property is located just minutes from Hwy. 520 and Albany in the heart of plantation country. The property would be excellent hunting for trophy whitetail or turkey and would be great for horses or building your country home. Natural hardwood and pine timber throughout and field.

**ALLIED LAND & TIMBER COMPANY, INC.**  
alliedlandga.com

THOMAS TAYLOR  
229-759-1023 / thomas@alliedlandga.com

**161 +/- acres**

**\$375,000**



JONES MILL ROAD  
DAWSON, GA / TERRELL CO.

This beautiful tract consists of plantation cut pines, rolling wiregrass and sage. Bird plots with millet and sorghum scattered all throughout property. This would be the perfect tract for the avid put and take bird hunter or professional dog trainer. Deer and turkey are also abundant.

**BARFIELD AUCTIONS INC**  
barfieldauctions.com

VINCE BARFIELD  
229-679-2223 / vince@barfieldauctions.com

**252 +/- acres**

**\$749,700**



1024 TALLAHASSEE ROAD  
ALBANY, GA / TERRELL CO.

Gorgeous well managed timber and hunting property with frontage on both sides of Kiokee Creek, only minutes from north-west Albany. Huge deer, plus resident wild quail. Great homesites, plus development potential. Would make an excellent large acreage estate close to town.

**MATRE FORESTRY CONSULTING, INC.**  
matreforestry.com

MICHAEL MATRE  
229-639-4973 / mike@matreforestry.com

**100 +/- acres**

**\$495,000**



3326 ROCK STOREY  
DAWSON, GA / TERRELL CO.  
3 BR / 3 BA / 3,700 SQ FT

Ideally set up for horses, multiple fenced pastures and 3,700 sq ft, large brick home has a huge downstairs family room with masonry fireplace and stacked stone surrounding. Bordered on west side by Abigail Plantation. Excellent deer and turkey hunting! Contact Debbie Fulford.

**RE/MAX OF ALBANY**  
remaxofalbany.com

DEBBIE FULFORD  
229-434-1600 / debbiefulford@gmail.com



**43+/- acres**

**\$107,500**



WILBUR GAMBLE ROAD  
PARROTT, GA / TERRELL CO.

Tired of leasing hunting land? Purchase this affordable hunting and timber property, with Chenubee Creek frontage! Located in big deer country between Dawson and Parrott. Seller is motivated, and with hunting season fast approaching, you better hurry on this one.

**MATRE FORESTRY CONSULTING, INC.**  
matreforestry.com

**MICHAEL MATRE**  
229-639-4973 / mike@matreforestry.com

**THOMAS CO - GA**

**30 +/- acres**

**\$249,999**



CHERRY HILL LANE  
THOMASVILLE, GA / THOMAS CO.

Ideal potential homesite on the south side of Thomasville, minutes away from historic downtown. Fenced pasture and pond with a skeet shed. Shared gated driveway off of US 19. A private site for a custom home among the pines!

**FIRST THOMASVILLE REALTY**  
thomasvillegarealestate.com

**SUSAN BENNETT**  
229-226-6515 / susan@ftrealty.com

**50 +/- acres**

**\$995,000**



146 OLD US HWY  
BOSTON, GA / THOMAS CO.  
4 BR / 4 BA / 6,408 SQ FT

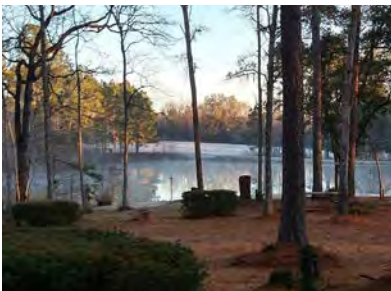
Unserwald is German for "Our Forest", minutes away from historic Thomasville. The home is newly constructed and lies amongst a forest of trees with a 3-acre lake stocked with trophy fish. The property has great deer and turkey hunting as well.

**THE WRIGHT GROUP**  
wrightbroker.com

**BEN MCCOLLUM**  
229-226-2564 / ben@wrightbroker.com

**60 +/- acres**

**\$495,000**



1810 BOLD SPRINGS ROAD  
OCHLOCKNEE, GA / THOMAS CO.  
4 BR / 3 BA / 2,625 SQ FT

This family home has a beautiful view of spring fed, well-stocked lake! Excellent hunting land, planted pines and beautiful hardwoods that border Barnetts Creek. Gated entrance, guest cottage across the lake, 2-car detached garage, horse barn with pasture land, and more.

**FIRST THOMASVILLE REALTY**  
thomasvillegarealestate.com

**BOBBY BROWN**  
229-226-6515 / brown@ftrealty.com

**197 +/- acres**

**\$1,600,000**



US HWY 19 NORTH  
THOMASVILLE, GA / THOMAS CO.

Beautiful property that is a great opportunity for development! 2,800+/- feet frontage on Hwy 19 and 300+/- feet frontage on Hwy 84, 319 Bypass. Adjoins Thomas School System property.

**FIRST THOMASVILLE REALTY**  
thomasvillegarealestate.com

**BOBBY BROWN**  
229-226-6515 / brown@ftrealty.com

**163 +/- acres**

**\$535,000**



1084 ROCKY FORD ROAD  
COOLIDGE, GA / THOMAS CO.

Stocked pond with excellent fishing and the occasional wood duck. Underground power, well, equipment shed, outhouse, and lakeside viewing platform. Property has been professionally managed for trophy deer with food plots in place and good timber. Great location!

**BENNETT REAL ESTATE COMPANY**  
brealthomasville.com

**MATT BENNETT**  
229-233-5043 / matt@brealthomasville.com

**194 +/- acres**

**\$1,000,000**



G POND / REHBERG ROAD  
BOSTON, GA / THOMAS CO.

Includes duck pond, dove field, quail, and turkey and deer hunting is phenomenal! The duck pond is complete with four 2-man duck blinds. It also includes good timber for future timber income. Owner/Broker License #308020

**BENNETT REAL ESTATE COMPANY**  
brealthomasville.com

**MATT BENNETT**  
229-233-5043 / matt@brealthomasville.com

**15 +/- acres**

**\$325,000**



1250 CARLTON ROAD  
COOLIDGE, GA / THOMAS CO.  
3 BR / 2.5 BA / 1,764 SQ FT

Surrounded by gorgeous live oaks and off the beaten path. This property features a farmhouse, improved pasture that's fenced and cross fenced, 5 paddocks, and two barns with 6 horse stalls and plenty of room for tack and other supplies. Cozy two-story farmhouse.

**BENNETT REAL ESTATE COMPANY**  
brealthomasville.com

**LESLIE BENNETT**  
229-233-5043 / leslie@brealthomasville.com



THOMAS CO - GA

**98 +/- acres**

**\$595,000**



BALDWIN ROAD  
THOMASVILLE, GA / THOMAS CO.  
3 BR / 3 BA / 2,500 SQ FT

Fenced pastures, a quarter mile of river frontage, timber, ducks, deer and turkeys galore. Pastures have been used for raising cattle, horses and hay. Quiet location with a magnificent view of the Ochlocknee River bottom. This property has a good feel to it. Only 10 miles from downtown Thomasville.

CHUBB REALTY  
chubbrealty.com

HARRIS STRICKLAND  
229-226-7916 / harrison1325@gmail.com

**18 +/- acres**

**\$489,000**



134 CHATHAM DRIVE  
THOMASVILLE, GA / THOMAS CO.

This rare lot is ready to be developed, a new subdivision in a very desirable and fast selling residential neighborhood. Nothing left like it and surrounded by residences and new subdivisions. Perfect for a developer to build.

KEYSOUTH REAL ESTATE GROUP, INC  
keysouth.com

AJ TAHERI  
229-226-3911 / ajtaheri@gmail.com

**12 +/- acres**

**\$2,475,000**



10456 US HWY 19 SOUTH  
THOMASVILLE, GA / THOMAS CO.  
6 BR / 4 BA / 6,946 SQ FT

Built in 1890 using heart pine milled from the plantation. Renovated by the firm of Frank McCall in the 1970s, the home features 14' ceilings, heart pine cabinets, 5 fireplaces and modern kitchen. Grounds are completely fenced to include guest house, horse barn and 7 +/- acres of horse pasture.

CHUBB REALTY  
chubbrealty.com

REBECCA CHUBB STRICKLAND  
229-226-7916 / rebeccachubb61@gmail.com

**5 +/- acres**

**\$995,000**



7827 METCALF ROAD  
THOMASVILLE, GA / THOMAS CO.  
6 BR / 3.5 BA / 4,948 SQ FT

A 2-story home with classic architecture. High ceilings, wood-burning fireplace, built-in shelves and French doors that open onto a brick patio overlooking the salt-water pool. Lower wing of the house was built for an easy conversion into mother-in-law suite with kitchenette and private bath.

CHUBB REALTY  
chubbrealty.com

HARRIS STRICKLAND  
229-226-7916 / harrison1325@gmail.com

**43 +/- acres**

**\$149,900**



3701 PONDER ROAD  
THOMASVILLE, GA / THOMAS CO.

About 11 acres of open farming area and the other 32 acres are woodlands. Area surrounded by farming. Call Eugene Witherspoon for more information.

KEYSOUTH REAL ESTATE GROUP, INC  
keysouth.com

EUGENE WITHERSPOON  
229-226-3911 / eugenewjr@hotmail.com

**44 +/- acres**

**\$1,000,000**



63 PATTERSON STILL ROAD  
THOMASVILLE, GA / THOMAS CO.  
3 BR / 2 BA / 2,200 SQ FT

A very good-looking tract from the home that sits on the corner to the expanse of pasture to the pond that sits directly in the center of the property. Property is zoned R-1 which offers a good many possibilities.

CROCKER REALTY, INC.  
landcroc.com

DANIEL E CROCKER  
229-228-0552 / landcrocdan@gmail.com

**8 +/- acres**

**\$275,000**



5557 GA HWY 202  
THOMASVILLE, GA / THOMAS CO.  
3 BR / 2 BA / 1,852 SQ FT

Brick home on property that can easily support a mini-farm or horses. The front yard and area off the back of the house are completely fenced. Property includes 4 additional storage buildings.

KEYSOUTH REAL ESTATE GROUP, INC  
keysouth.com

PAULA BARRETT  
229-226-3911 / barrettppaula1@gmail.com

**18 +/- acres**

**\$649,000**



499 FRIENDSHIP CHURCH ROAD  
THOMASVILLE, GA / THOMAS CO.  
3 BR / 2.5 BA / 2,170 SQ FT

Gated and fenced. Features hardwood flooring and new tile in upstairs bath. Kitchen features granite countertops, custom built-in cabinets. Master suite on lower level. Property includes pool, pond, movie theater, 3-bay garage and kennel.

KEYSOUTH REAL ESTATE GROUP, INC  
keysouth.com

PAM EDWARDS  
229-226-3911 / pamelaedwardsrealtor@gmail.com

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**SWGAFarmCredit.com**



**5 +/- acres**

**\$279,900**



4858 GA HWY 188  
OCHLOCKNEE, GA / THOMAS CO.  
4 BR / 3 BA / 2,360 SQ FT

Custom-built home. Spacious master suite, master bath offers his and her walk-in closets and double vanities. Two additional bedrooms and one bath downstairs, second story includes a bedroom, bath, bonus room and 300 sq ft of unfinished space. Front and back porches.

**KEYSOUTH REAL ESTATE GROUP, INC**  
keysouth.com

**DONNA JENKINS**  
229-226-3911 / donnajenkins3@gmail.com

**10 +/- acres**

**\$345,000**



3470 EGG AND BUTTER ROAD  
OCHLOCKNEE, GA / THOMAS CO.  
4 BR / 2 BA / 2,854 SQ FT

Plenty of room for riding. Pasture and large 6-stall barn. Country living at it's best with large home and pool. Call today to schedule an appointment to see this property before it is gone.

**KEYSOUTH REAL ESTATE GROUP, INC**  
keysouth.com

**SAM BRYAN**  
229-226-3911 / sambryan@rose.net

**66 +/- acres**

**\$352,821**



HANSELL CHASTAIN ROAD  
THOMASVILLE, GA / THOMAS CO.

If ever there was a property for a fine home, this would have to be it! I would call this a signature Red Hills property...wiregrass and longleaf pine, rolling red clay hill. Just a good looking property. Amazing tract for deer and turkey.

**CROCKER REALTY, INC.**  
landcroc.com

**DANIEL E CROCKER**  
229-228-0552 / landcrocdan@gmail.com

**29 +/- acres**

**\$425,000**



4660 STEWART ROAD  
OCHLOCKNEE, GA / THOMAS CO.  
3 BR / 2 BA / 2,271 SQ FT

This home is not without details. Granite countertops, ceramic tile flooring, and luxury master bath shower. Property includes a stocked pond, two wired gazebos, a Fleetwood mobile home, wired workshop, separate office and half bath. A must see!

**ROSE CITY REALTY, INC.**  
roserealty.com

**BOBBIE JAMES-BORENER**  
229-225-9225 / bobbiesrealestate@gmail.com

**TURNER CO - GA**

**9 +/- acres**

**\$325,000**



24 SMITH LANE  
ASHBURN, GA / TURNER CO.  
5 BR / 3.5 BA / 3,100 SQ FT

Stunning farmhouse situated on a beautiful corner lot in rural Turner County. Privacy with peaceful and quiet living. Home includes crown molding, plantation shutter blinds, recessed lighting and ceiling fans throughout.

**CENTURY 21 TOWN & COUNTRY REALTY**  
albanyc21.com

**RUDY ALDERMAN**  
229-435-6204 / RudyAlderman@outlook.com

**UPSON CO - GA**

**175 +/- acres**

**\$375,000**



FIRETOWER ROAD  
THOMASTON, GA / UPSON CO.

Young pine-hardwood forest with quality recreational potential and a spectacular mountain view; 543+/- feet of frontage along Firetower Road; utilities available; good internal roads behind locked gate; multiple potential food plot locations; great hunting potential.

**LANDVEST, INC.**  
landvest.com

**ALAN MACKEY**  
229-942-2526 / amackey@landvest.com

**25 +/- acres**

**\$119,900**



APPLE ROAD  
MEANSVILLE, GA / UPSON CO.

Located 45 minutes southwest of Atlanta with over 900 ft. on Five Mile Creek. Mostly wooded. Well with missing pump and septic tank on property. Old homesite would make a perfect campsite. MLS# LV139614A.

**CENTURY 21 TOWN & COUNTRY REALTY**  
albanyc21.com

**ALANE M. RAYBURN**  
229-435-6204 / alanerayburn@gmail.com

**WARE CO - GA**

**1,660 +/- acres**

**\$2,999,990**



5520 LAMAR BENNETT TRAIL  
NICHOLLS, GA / WARE CO.  
6 BR / 3.5 BA / 7,844 SQ FT

The land has planted pines and has been used as a deer hunting lodge in the past. It has large deer with food plots and deer stands already in place. A lot of privacy.

**AFG TRI STATE REALTY, INC**  
afgtristaterealty.com

**TINA DONALDSON**  
386-623-1232 / tina@afgtristaterealty.com



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Need more information?  
**Ragan Fretwell** 229.254.6391



\* Normal credit and underwriting requirements apply. New customers incur cost of one time stock purchase. Member Dividend distributions are at the discretion of the Board of Directors.

### WARE CO - GA

**96 +/- acres**

**\$110,745**



BRIERPATCH LANE  
 WAYCROSS, GA / WARE CO.

Large parcel of land with paved road frontage on SR 122 (Carswell Ave). Large merchantable pines on half the property.

**AFG TRI STATE REALTY, INC**  
 afgtristaterealty.com

TINA DONALDSON  
 386-623-1232 / tina@afgtristaterealty.com

### WEBSTER CO - GA

**1,195 +/- acres**

**\$2,500 per acre**



PRESTON, GA / WEBSTER CO.

Great recreational and timber property on the Kinchafoonee Creek. Income producing CRP pines, big hardwood, planted food plots. Loaded with deer, turkey, quail, dove, and ducks. Includes two recently remodeled houses and new shop. A must see property on the Kinchafoonee Creek.

**BARFIELD AUCTIONS INC**  
 barfielddauctions.com

VINCE BARFIELD  
 229-679-2223 / vince@barfielddauctions.com

**159 +/- acres**

**\$320,000**



SEMINOLE ROAD  
 PRESTON, GA / WEBSTER CO.

A diverse property with white and water oak and hickory. Pond fed by two big springs and approximately 70 acres in 20 yr. old planted pine. Seven food plots and old house. Area has several neighbors with large properties that practice Q.D.M. and supplemental feeding. Large bucks harvested in area.

**FRONTIER LAND CO**

AL ROBERTSON  
 229-321-0733 / allenrobertson@hotmail.com

**330 +/- acres**

**\$700,000**



351 SEARS FARM LANE  
 PRESTON, GA / WEBSTER CO.

A must see tract on the Kinchafoonee Creek! Mature pine and hardwood timber, loaded with deer, turkey, small game and great fishing on a stocked pond. New cabin, equipment shed with enclosed shop. Also has agricultural fields for food plots or rental income.

**BARFIELD AUCTIONS INC**  
 barfielddauctions.com

VINCE BARFIELD  
 229-679-2223 / vince@barfielddauctions.com



## 498 +/- acres

**\$1,600,000**



US HWY. 280  
PRESTON, GA / WEBSTER CO.  
4 BR / 4 BA / 7,948 SQ FT

Must see property with unique amenities. Beautiful furnished log home. Huge creek frontage, 50' x 80' metal building and many other outbuildings. Large food plots with shooting houses and feeders. Interior roads and mature hardwood. Great deer, turkey and duck hunting and excellent fishing.

**ALLIED LAND & TIMBER COMPANY, INC.**  
alliedlandga.com

THOMAS TAYLOR  
229-759-1023 / thomas@alliedlandga.com

## 152 +/- acres

**\$595,000**



6965 EAST CENTERPOINT ROAD  
PARROTT, GA / WEBSTER CO.  
2 BR / 1.5 BA / 1,600 SQ FT

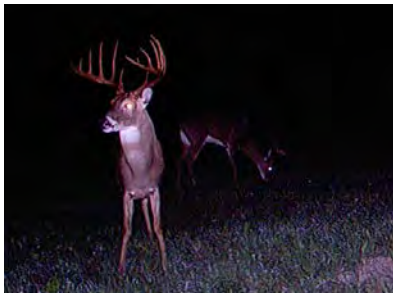
The perfect hunting getaway! This 152 +/- acre tract is a hunter's paradise with 138 +/- acres of planted pines, a 3 +/- acre stocked pond, 2 spacious metal buildings, man cave, and a newly renovated 2 BD/1.5 BA farmhouse cabin.

**WAG, LLC**  
weeksauctiongroup.com

TORI FULLER  
229-890-2437 / tori@bidweeks.com

## 2,149 +/- acres

**\$2,150 per acre**



US HWY. 280  
PLAINS, GA / WEBSTER CO.  
3 BR / 2 BA / 2,225 SQ FT

This beautiful hunting plantation is a one-of-a-kind property which boasts frontage on 3 large creeks. Tremendous hunting for deer and turkey. Merchantable pine and virgin hardwood timber, great interior roads and nice house. Owner may divide acreage.

**ALLIED LAND & TIMBER COMPANY, INC.**  
alliedlandga.com

THOMAS TAYLOR  
229-759-1023 / thomas@alliedlandga.com

## 340 +/- acres

**\$765,000**



CARTER FARM ROAD  
PRESTON, GA / WEBSTER CO.  
3 BR / 2 BA

Planted pine ridges dropping into hardwood bottoms make this property a perfect timber and recreational investment. Located just west of Plains, Ga, this tract is largely covered in planted pine of diverse age classes. It features a mobile home, 2-acre pond and flowing creek.

**CBC SAUNDERS REAL ESTATE**  
saundersrealestate.com

BRYANT PEACE  
863-588-7578 / Bryant@sreland.com

## WILCOX CO - GA

## 503 +/- acres

**\$1,357,283**



GA HWY 159  
PITTS, GA / WILCOX CO.

273 +/- acres of 13-14-year-old recently thinned slash pine trees cover the majority of this tract. Along the east border stands 101 +/- acres of 6-7-year-old longleaf pine stands in a CRP program. Hardwood bottoms along the railroad tracks that make up the western border.

**WHITETAIL PROPERTIES REAL ESTATE, LLC**  
whitetailproperties.com

DANIEL FOWLER  
217-285-9000 / daniel.fowler@whitetailproperties.com

## WORTH CO - GA

## 25 +/- acres

**\$299,900**



111 MCDONALD ROAD  
SYLVESTER, GA / WORTH CO.  
2 BR / 2 BA / 1,454 SQ FT

Quality built brick home. Fully furnished. Fully functional. Eat-in kitchen with recessed lighting, counter space, backsplash and custom cabinets. Appliances with barn-door refrigerator and freezer drawer stay with home. Surround sound, plantation blinds. 18 acres under conservation 5-1.

**COLDWELL BANKER WALDEN & KIRKLAND**  
coldwellbanker.com

ALICE JOLLEY  
229-436-8811 / alice.jolley01@gmail.com

## 135 +/- acres

**\$351,000**



ANDERSON ROAD  
SYLVESTER, GA / WORTH CO.

In one of Georgia's premier deer hunting counties! Established road system. Food plots. Major creek system throughout property. Surrounded by agriculture properties. Hardwoods and pine mixed. 135 acres of hardwoods and creek bottoms ideal for whitetail turkey. Premier deer hunting.

**NAI TALCOR COMMERCIAL**  
naitalcor.com

BRIAN PROCTOR  
850-224-2300 / brian@talcor.com

## 10 +/- acres

**\$699,000**



944 OLD STATE RTE 33  
SYLVESTER, GA / WORTH CO.  
5 BR / 4 BA / 5,155 SQ FT

Property features long paved driveway with beautifully manicured lawn and garden throughout the property. Enjoy the great country scenery while enjoying the marvelous pool and patio. Fantastic outbuilding on the property allows room to store all your toys and tools!

**WEEKS AUCTION GROUP**  
weeksauctiongroup.com

TORI FULLER  
229-890-2437 / Tori@BidWeeks.com

EXPLORE RESOURCES • SEARCH LISTINGS • GET PRE-APPROVED  
**SWGAFarmCredit.com**

WORTH CO - GA

759 +/- acres

\$2,850,000



719 GUNSMOKE ROAD  
ASHBURN, GA / WORTH CO.  
4 BR / 4.5 BA / 3,100 SQ FT

Smoking Gun Plantation is a fully developed groomed commercial quail hunting plantation. Perfect for the next owner to run their own quail hunting business, or manage as a private plantation offering the best in quail, deer, turkey and bass. Includes equipment, furnishings, supplies and bird dogs!

MATRE FORESTRY CONSULTING, INC.  
matreforestry.com

MICHAEL MATRE  
229-639-4973 / mike@matreforestry.com

9 +/- acres

\$175,900



1224 DOE HILL ROAD  
POULAN, GA / WORTH CO.  
3 BR / 2 BA / 1,792 SQ FT

Manufactured home features a living room, kitchen, dining room, fireplace and nice screened back porch. All appliances remain. Awesome 3,150 sq ft galvanized metal shop built in 2007 with small kitchen and bath, 2 work areas, offices and covered shed on back. Roll-up doors. 3-bay implement shed.

COLDWELL BANKER WALDEN AND KIRKLAND  
waldenandkirkland.com

JANICE WESTER  
229-436-8811 / janicewester@gmail.com

46 +/- acres

\$109,900



ELM STREET  
POULAN, GA / WORTH CO.

This property has a lot to offer... quality, whitetail deer, wild hogs, waterfowl, small game, all within a few hundred yards of Warrior Creek. A bow hunter's setup with not one, but two, power lines running through it. Just a 20-minute drive to I-75.

WHITETAIL PROPERTIES REAL ESTATE  
whitetailproperties.com

DALE BURLEY  
770-598-1768 / dale.burley@whitetailproperties.com

HOUSTON CO - AL

6 +/- acres

\$47,000



2001 COOT ADAMS ROAD  
ASHFORD, AL / HOUSTON CO.

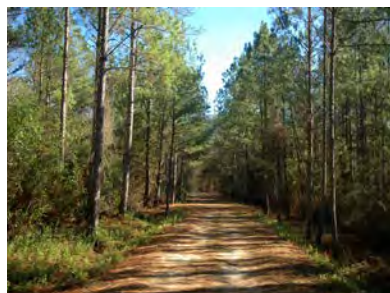
Paved road frontage. US Highway 84 East to Ashford then right on CR 55 for 4.5 miles then left on Coot Adams Road for 7 miles. Property is on the right. APN#: 38-15-08-28-0-000-003.003

NAI TALCOR COMMERCIAL  
naitalcor.com

JOHN TAYLOR  
334-797-9010 / jtaylor@talcorm.com

852 +/- acres

\$1,699,740



S. SPRINGHILL CHURCH ROAD  
GORDON, AL / HOUSTON CO.  
2 BR / 1 BA / 500 SQ FT

Seahoss Farm, a short 17 miles east of Dothan. Features a cabin, pole barn, three ponds, and sixteen food plots. Approximately 68% of the tract is plantable with loblolly, longleaf, and slash pines valued at over \$640k. Can be subdivided to 760 and 92 acres.

VERDURA REALTY, LLC  
verduraproperties.com

ARNIE ROGERS  
850-491-3288 / arogers@verduraproperties.com

96 +/- acres

\$240,000



S. SPRINGHILL CHURCH ROAD  
GORDON, AL / HOUSTON CO.

With a highly coveted location just 20 minutes east of Dothan, the Springhill Tract provides the perfect recreational getaway for the naturalist or hunter. At the same time, it offers an investor a means to acquire a valuable and tangible income-producing asset.

VERDURA REALTY, LLC  
verduraproperties.com

ARNIE ROGERS  
850-491-3288 / arogers@verduraproperties.com

MACON CO - AL

97 +/- acres

\$685,000



8215 ROAD 79  
CREEK STAND, AL / MACON CO.  
4 BR / 4 BA / 5,467 SQ FT

Built with the region's finest heart pine. You'll appreciate the attention to detail in the 8 hand-carved mantels and hand hewed floor. Solid brass accessories include rim-locks, hinges and floor registers. Large modern kitchen. Come see if it's time for you to own a chapter in its history!

COLDWELL BANKER  
kpd.com

HOWARD JEFFERSON  
706-256-1000 / howard.jefferson@coldwellbanker.com

COLUMBIA CO - FL

2,144 +/- acres

\$9,800,000



TALLAHASSEE, FL / COLUMBIA CO.  
2 BR / 2 BA / 4,700 SQ FT

Deep Creek Plantation is one of the largest privately held properties on the Suwannee River with an additional almost 7 miles of flowing creeks, including Deep Creek on the plantation. Neighborhood is almost exclusively state parks and national forest. Located between Tallahassee and Jacksonville.

JON KOHLER AND ASSOCIATES  
jonkohler.com

JON KOHLER  
850-508-2999 / jon@jonkohler.com



FRANKLIN CO - FL

40 +/- acres

\$649,000



DOG ISLAND  
CARRABELLE, FL / FRANKLIN CO.

The last significant acreage left on historic Dog Island. Grass landing strip and deep water harbor for access. Surrounded by sandy beaches and the Jeff Lewis Nature Preserve.

SVN SAUNDERS REAL ESTATE  
saundersrealestate.com

BRYANT PEACE  
863-588-7578 / Bryant@sreland.com

GADSDEN CO - FL

113 +/- acres

\$316,400



DOLAN ROAD  
CHATTAHOOCHEE, FL / GADSDEN CO.

This North Florida "Mountain" property has elevation, timber and game like you wouldn't believe. Check it out.

SOUTHERN LAND REALTY  
SouthernLandRealty.com

ROB LANGFORD  
850-385-3000 / Rob@SouthernLandRealty.com

443 +/- acres

\$2,525,000



TALLAHASSEE, FL / GADSDEN CO.

3 BR / 2.5 BA / 2,352 SQ FT

Elkhart Ranch is a high-fenced recreational property with all the amenities, ready to enjoy and entertain. Over 200 free-ranging indigenous and exotic animals. Elk, Blackbuck antelope, Scimitar onyx, Gemsbok antelope, Nilgai and Pere David, Axis and Fallow deer, and ~100 DNA-verified white tails.

JON KOHLER AND ASSOCIATES  
jonkohler.com

JON KOHLER  
850-508-2999 / jon@jonkohler.com

345 +/- acres

\$2,250,000



HIGHWAY 267  
QUINCY, FL / GADSDEN CO.

3 BR / 2 BA

There is no property on the market that is like El Consuelo. Go to our website and check it out. You will not be disappointed, I promise.

SOUTHERN LAND REALTY  
SouthernLandRealty.com

ROB LANGFORD  
850-385-3000 / Rob@SouthernLandRealty.com

GILCHRIST CO - FL

118 +/- acres

\$383,500



NW ROAD 138  
BRANFORD, FL / GILCHRIST CO.

Terrific farming or development opportunity. MOL with 70 +/- acres currently in cultivation and 18 +/- acres previously cleared and farmed (but have since grown up in scrub). Majority of the property boundary is fenced and fronts paved CR-238 and government maintained graded road.

DANIEL CRAPPS AGENCY, INC.  
BuyLandFl.com

TUCKER SMITH  
386-755-5110 / tsmith@danielcrapps.com

HAMILTON CO - FL

896 +/- acres

\$3,767,400



JASPER, FL / HAMILTON CO.

Superior Pine Farm has 480 +/- acres of highly productive farmland and 416 +/- acres of planted pines and natural mature hardwood mix timber. It has 8 irrigation systems and 6 all electric irrigation wells. This is a great investment opportunity!

BARFIELD AUCTIONS INC  
barfielddauctions.com

VINCE BARFIELD  
229-679-2223 / vince@barfielddauctions.com

HOLMES CO - FL

85 +/- acres

\$100,000



JOHN MARSH ROAD  
BONIFAY, FL / HOLMES CO.

Very reasonably priced tract. Good hunting land with frontage on three dirt roads. According to the USDA soil mapping, 73% of the property is high and dry. From 177A turn west on John Marsh Rd., go .9 mile. Property is on the south side of John Marsh Rd.

NAI TALCOR COMMERCIAL  
naitalcor.com

JOHN TAYLOR  
334-797-9010 / jtaylor@talcor.com

234 +/- acres

\$573,300



HIGHWAY 2A  
WESTVILLE, FL / HOLMES CO.

The Lanum Tract is a great hunting property with a good timber investment for cash flow. It's ideal for recreation and would make a great place for a primary residence.

SOUTHERN FORESTRY REALTY  
southernforestryrealty.com

TED KNIGHT  
850-997-7238 / carol@southernforestryrealty.com

## JACKSON CO - FL

**9,677 +/- acres**

**Auction**



DOTHAN, AL / JACKSON CO.

Southern Cattle Lands is one of the finest agricultural operations and cattle ranches in the south. Numerous wells (existing and permitted), center pivots (schematics for more), top farmland soils, improved and highly improved pastures, 130-acre spring-fed lake, spring, creek, and improvements

**JON KOHLER AND ASSOCIATES**  
jonkohler.com

**JON KOHLER**  
850-508-2999 / jon@jonkohler.com

**173 +/- acres**

**\$325,000**



LAWRENCE ROAD  
MARIANNA, FL / JACKSON CO.

Lawrence Road tract represents an outstanding timberland / recreational investment. The 18 year-old loblolly pines can provide immediate cash flows and an exceedingly high 94% of the property is plantable. This ratio plays a large part in an investor being able to generate solid economic returns.

**VERDURA REALTY, LLC**  
verduraproperties.com

**ARNIE ROGERS**  
850-491-3288 / arogers@verduraproperties.com

## JEFFERSON CO - FL

**310 +/- acres**

**\$776,600**



485 SALT ROAD  
MONTICELLO, FL / JEFFERSON CO.  
3 BR / 2 BA

Great multi-use recreational, hunting, and fishing tract, as well as an attractive timber investment. Comfortable house with screened-in porch, outbuildings, food plot clearings, upland pines, cypress and hardwood bottoms.

**SOUTHERN FORESTRY REALTY**  
southernforestryrealty.com

**TED KNIGHT**  
850-997-7238 / carol@southernforestryrealty.com

**406 +/- acres**

**\$933,800**



DRIFTON-AUCILLA  
TALLAHASSEE, FL / JEFFERSON CO.

Thompson Valley recreational property includes approximately half mile frontage on Buggs Creek, nice live oaks and hardwoods, food plots, and good roads throughout. Good deer, turkey and duck habitat. The property has an equipment shed/pole barn and camper/RV hookups.

**JON KOHLER AND ASSOCIATES**  
jonkohler.com

**JON KOHLER**  
850-508-2999 / jon@jonkohler.com

Explore more of the area's best property listings online:

SEARCH BY **TYPE & SIZE & COUNTY**

**SWGAFarmCredit.com**

**144 +/- acres**

**\$360,360**



WILD TURKEY RUN ROAD  
LLOYD, FL / JEFFERSON CO.

The name says it all. Gobblers galore, mature planted pines, creek and hardwoods. This has it all and is in a fabulous location.

**SOUTHERN LAND REALTY**  
SouthernLandRealty.com

**ROB LANGFORD**  
850-385-3000 / Rob@SouthernLandRealty.com

## LAFAYETTE CO - FL

**211 +/- acres**

**\$1,795,000**



4162 NORTHWEST DESTIN ROAD  
MAYO, FL / LAFAYETTE CO.  
3 BR / 2 BA

Packing house is 11,800 sq ft under roof, 6,250 enclosed, Artic Rain hydro cooler, 3,000 sq ft cold box with 45-ton cooling capacity, cucumber packing line, 207-acre farmland divided into 3 parcels, not contiguous, close by. All have good water supply by wells, diesel power units and pivots.

**FLORIDA INLAND REALTY, INC.**  
FloridaInlandRealty.com

**RALPH MARK CREWS**  
863-634-3257 / Mark@FloridaInlandRealty.com

## LEVY CO - FL

**100 +/- acres**

**\$3,600,000**



3250 NE 140TH AVENUE  
WILLISTON, FL / LEVY CO.

This farm is a family owned and operated, one of a kind blueberry farm near Williston, Fla. The farm has highly productive varieties that is irrigated with freeze protection. It is complete with a modern packing house, equipment, and everything needed to operate the farm.

**BARFIELD AUCTIONS INC**  
barfieldauctions.com

**VINCE BARFIELD**  
229-679-2223 / vince@barfieldauctions.com



LIBERTY CO - FL

60 +/- acres

\$240,000



HWY 20  
HOSFORD, FL / LIBERTY CO.

This timber tract is located just 2 miles east of Hosford, FL along Hwy 20. It features 1,425 feet of paved road frontage making for easy accessibility and estate development potential. You can also enjoy fine hunting.

SVN SAUNDERS REAL ESTATE  
saundersrealestate.com

BRYANT PEACE  
863-588-7578 / Bryant@sreland.com

MADISON CO - FL

105 +/- acres

\$939,000



339 NE RUE DRIVE  
PINETTA, FL / MADISON CO.  
3 BR / 2 BA / 2,860 SQ FT

This turn-key farm boasts meticulously maintained irrigated hay pastures, a stocked fishing pond and cook-out house. The ranch enjoys a private setting on rolling hills with vistas of surrounding farms. A canopied driveway leads to a brick home with pool surrounded by majestic southern live oaks.

LIVE WATER PROPERTIES  
livewaterproperties.com

HUNTER BRANT  
307-734-6100 / hunter@livewaterproperties.com

22 +/- acres

\$359,900



LANTANA STREET  
LEE, FL / MADISON CO.  
2 BR / 1 BA / 1,080 SQ FT

This property is not only the perfect place for cows or horses but it has rental income of over \$4,000 a month. Several buildings on the land with long time tenants. A natural spring on the back side. It has several pole barns and a mechanic's shop. All the tools are staying! Large oak trees!

AFG TRI STATE REALTY, INC  
afgtristaterealty.com

TINA DONALDSON  
386-623-1232 / tina@afgtristaterealty.com

801 +/- acres

\$2,995 per acre



BELLVILLE ROAD  
PINETTA, FL / MADISON CO.

Roseapple Hill has strong diversity with over 460 acres of mixed-age stands of pines. There is a large natural cypress lake and additional ponds throughout for fishing. Incredible hunting with established food plots for trophy whitetail deer and great duck, turkey and quail hunting.

THE WRIGHT GROUP  
wrightbroker.com

BEN MCCOLLUM  
229-226-2564 / ben@wrightbroker.com

27 +/- acres

\$160,000



2245 SE ROLLER COASTER HILL ROAD  
MADISON, FL / MADISON CO.  
2 BR / 1 BA / 1,120 SQ FT

Pasture land and woods. There are deer, turkey and hogs in the immediate area. Paved road frontage. The home needs renovations or you can build your own. Only minutes from Valdosta, Georgia and Wild Adventures!

AFG TRI STATE REALTY, INC  
afgtristaterealty.com

TINA DONALDSON  
386-623-1232 / tina@afgtristaterealty.com

NASSAU CO - FL

527 +/- acres

\$1,712,750



WRIGHTS DAIRY ROAD  
CALLAHAN, FL / NASSAU CO.

This is a beautiful cattle ranch with 300 acres of fully-fenced pasture and 1.5 miles of Alligator Creek frontage. Alligator Creek and other woodlands provide ideal habitat for turkeys and any of the numerous fenced pastures could be used as a dove field. Additional adjoining acreage is available.

LIVE WATER PROPERTIES  
livewaterproperties.com

HUNTER BRANT  
307-734-6100 / hunter@livewaterproperties.com

1,726 +/- acres

\$7,900,000



14001 ROAD 121  
BRYCEVILLE, FL / NASSAU CO.  
7 BR / 7 BA / 4,800 SQ FT

Quail Creek Plantation: One of the largest high-fenced properties in North Florida with a private lake and lodge. Located just 30 minutes from the Jacksonville International Airport. Quail Creek Plantation provides easy access for year long enjoyment.

JON KOHLER AND ASSOCIATES  
jonkohler.com

LORI BEMBRY WELDON  
229-977-6065 / lori@jonkohler.com

OKALOOSA CO - FL

1,249 +/- acres

\$9,500,000



DESTIN, FL / OKALOOSA CO.  
8 BR / 8 BA / 25,000 SQ FT

Timber Creek Lodge includes a 22-car garage with 8 bedrooms and 10 bathrooms. 3.5 miles on both sides of White Sand Juniper Creek and several ponds located just minutes to restaurants and just 45 miles to beaches and shopping in Destin, Florida.

JON KOHLER AND ASSOCIATES  
jonkohler.com

JON KOHLER  
850-508-2999 / jon@jonkohler.com

SUWANNEE CO - FL

140 +/- acres

\$1,295,000



11771 ROAD 132  
LIVE OAK, FL / SUWANNEE CO.  
5 BR / 4 BA / 4,400 SQ FT

Situated among beautiful oak trees with great views of rolling pastures, this ranch includes a brick home, gated entrance and is completely cross-fenced for horses or cattle. Improvements include horse stables, cow-pens, metal barn and animal shade buildings.

LIVE WATER PROPERTIES  
livewaterproperties.com

TOBY ANASTASIO  
307-734-6100 / tanastasio@livewaterproperties.com

39 +/- acres

\$318,000



2939 216TH STREET  
LAKE CITY, FL / SUWANNEE CO.  
3 BR / 2 BA / 1,680 SQ FT

Price reduced! Home built in 2015. The property is fenced and cross fenced with multiple outbuildings and a riding arena. One building is a metal commercial grade structure that is 40 x 50. Tack/feed room that is 12 x 12. Horse barn that can have up to 12 stalls.

AFG TRI STATE REALTY, INC  
afgtristaterealty.com

TINA DONALDSON  
386-623-1232 / tina@afgtristaterealty.com

TAYLOR CO - FL

38 +/- acres

\$44,909



MAX ROAD  
PERRY, FL / TAYLOR CO.

In the middle of 450,000 acres of timber lands and private land owners. Loaded with deer, turkey and hogs.

AFG TRI STATE REALTY, INC  
afgtristaterealty.com

TINA DONALDSON  
386-623-1232 / tina@afgtristaterealty.com

40 +/- acres

\$64,000



MAX ROAD  
PERRY, FL / TAYLOR CO.

Land with seclusion and game. Deer, turkey and hogs are plentiful in this area. 15 miles from a paved road. A hunters paradise! There is a new metal building (22x42) on the property. An acre has been cleared and trails have been established. Bring your gun and go hunting!

AFG TRI STATE REALTY, INC  
afgtristaterealty.com

TINA DONALDSON  
386-623-1232 / tina@afgtristaterealty.com

50 +/- acres

\$65,000



RICK AND ROCK ISLAND ROAD  
PERRY, FL / TAYLOR CO.

50 acres in the middle of 400,000 acres offers seclusion and all the deer, turkey and hogs you can ask for!

AFG TRI STATE REALTY, INC  
afgtristaterealty.com

TINA DONALDSON  
386-623-1232 / tina@afgtristaterealty.com

WALTON CO - FL

2,435 +/- acres

\$8,255,115



HWY 181  
DEFUNIAK SPRINGS, FL / WALTON CO.

Beautiful natural longleaf and slash pines are traversed by 3 miles of Natural Bridge Creek. Listed on Florida Forever's priority list and nominated to receive a first appraisal for the State of Alabama's Forever Wild program. Excellent soils and a high percentage of usable land.

VERDURA REALTY, LLC  
verduraproperties.com

ARNIE ROGERS  
850-491-3288 / arogers@verduraproperties.com

843 +/- acres

\$2,318,250



HWY 3331  
DEFUNIAK SPRINGS, FL / WALTON CO.  
3 BR / 2 BA / 1,200 SQ FT

Walton Preserve features a rolling and diverse landscape. There are 1.5 miles of creekfront, beautiful hardwoods, 400+ acres of young and mature planted pines, 3 ponds, a shared 3/4 mile boundary with Eglin Air Force Base, and a 3 BR / 2 BA manufactured home. Over 200 acres have HBU land use.

VERDURA REALTY, LLC  
verduraproperties.com

ARNIE ROGERS  
850-491-3288 / arogers@verduraproperties.com

WASHINGTON CO - FL

1,165 +/- acres

\$3,489,175



HAMMACK ROAD  
VERNON, FL / WASHINGTON CO.

Holmes Creek Plantation features recreational opportunities, valuable timber, high level of management and water access. Hunting rights to 695 WMA acres, fishing / boating in Holmes Creek, designated canoe trail. Less than 30 miles to I-10, airport and St. Joe's 75k-acre West Bay development.

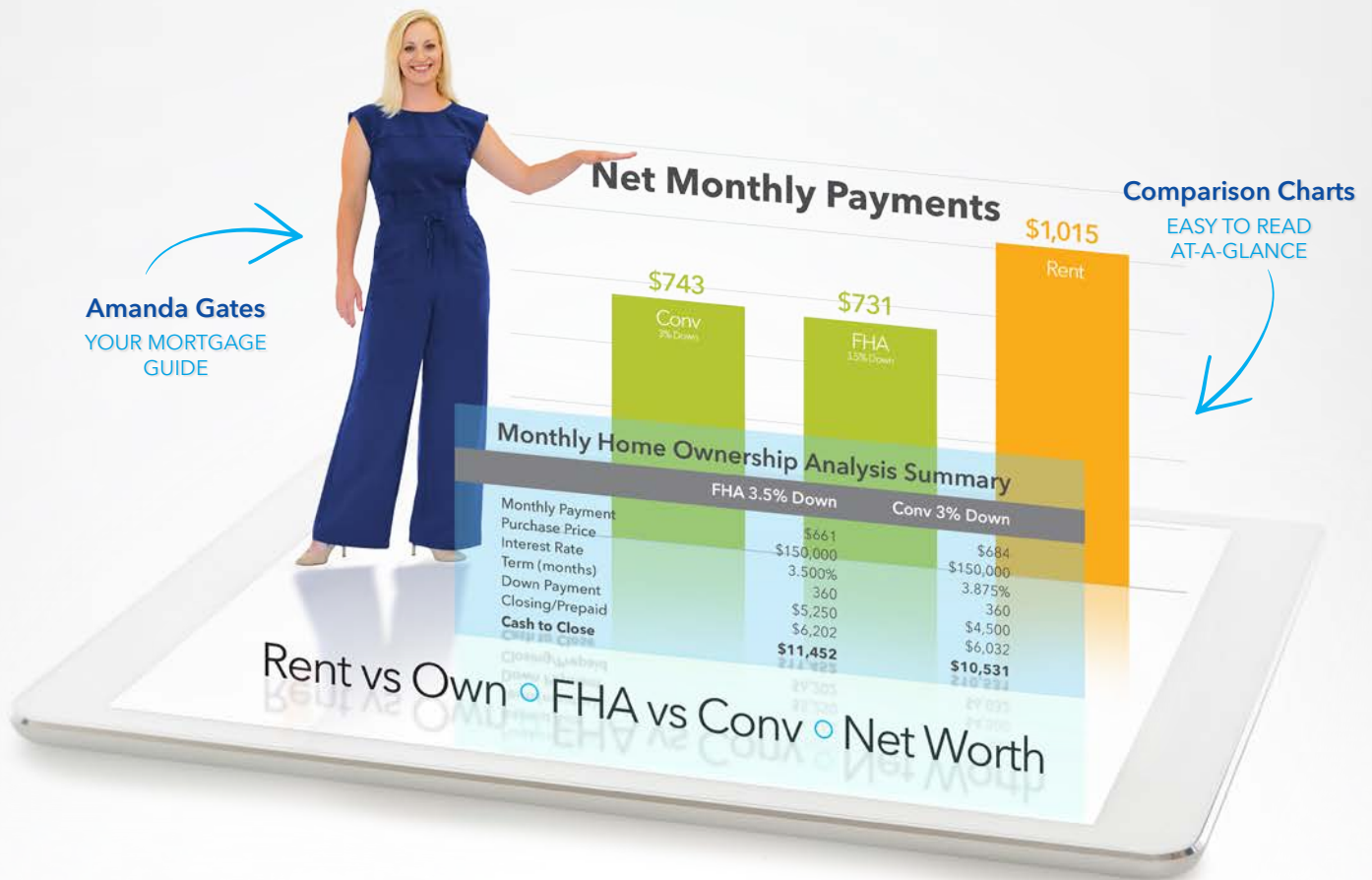
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