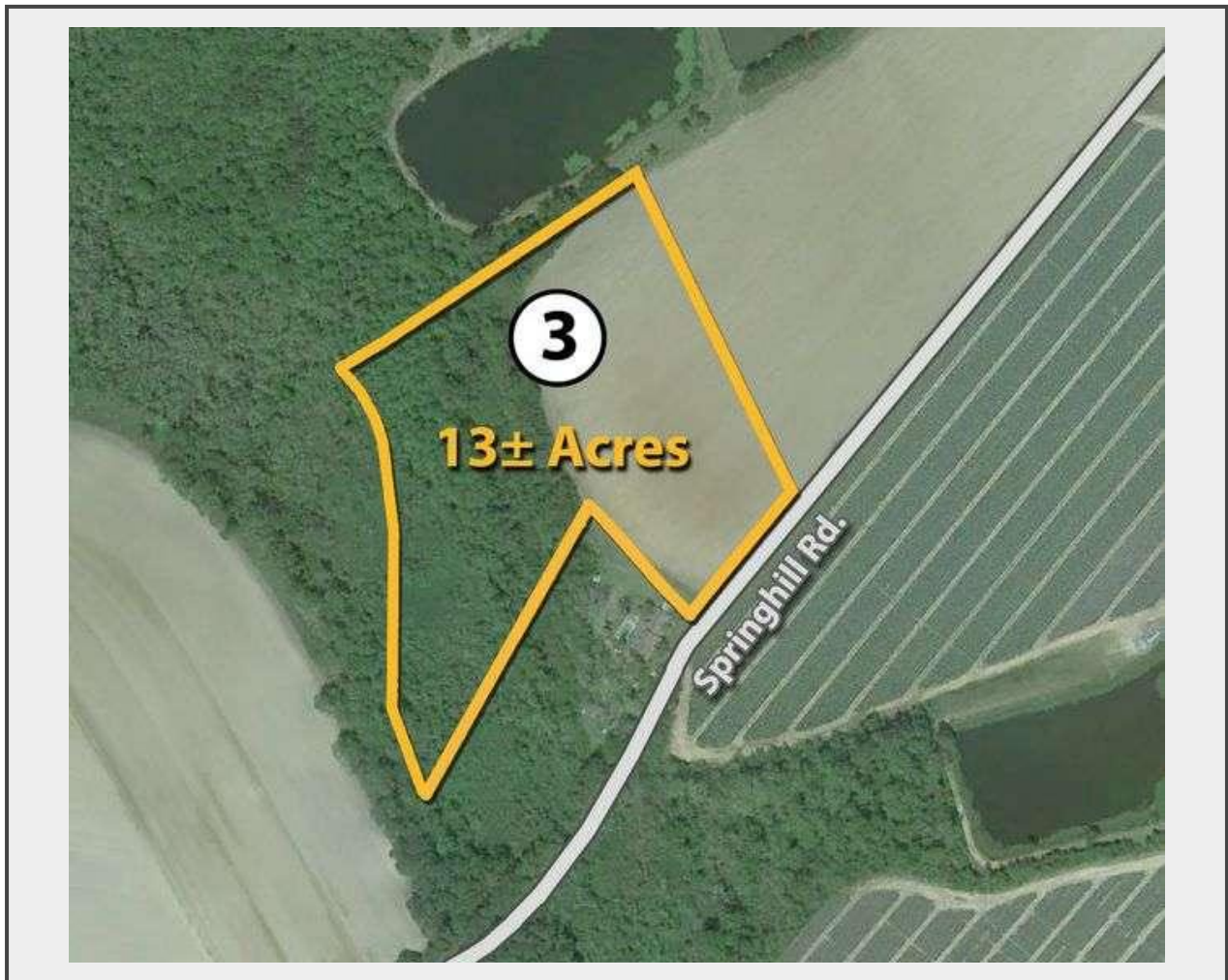


Sale Name: The Roland Farm, 29 acres offered in 3 tracts, Sparks, GA

LOT 3 - 13 acres



Property Type Cultivated / Open Land

Seller Type Individual

Beds NA

Baths NA

Year Built NA

Square Feet NA

Total Land Area 13 acres

Subdivision Name NA

Lot Numbers 3

County Cook

County Map & Parcel Number Portion of 0023 005

Survey Required YES

Survey Company Greg Carter of Carter Surveying, LLC - 246 McCrea Road
Willacoochee, Ga 31650 Work: (912) 534-5065 Mobile:(229) 546-5332

Survey Cost \$750.00

Restrictive Covenants NONE

HOA Fee NONE

Heating and Cooling Source NA

Water No well

Property Zoning AG

Conservation Program CUVA - Enrolled in 2022. IF the property sells divided, the seller will pay the breach penalty.

Auction Manager Derry Bennett - 229-561-0480

Property Highlights GREAT home site or mini farm tract. On a quiet country dirt road only 2 miles from I-75 exit 45. These tracts have great high ground perfectly suited for home sites. Only 5 miles to Adel, GA

Yearly Taxes Approx. \$250.00 per year county taxes

Quantity: 1



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