

## 218 AC: Mature Timber, 7 Ponds, Cultivable Land - Moultrie, GA

Property No.: 1601

Auction No.: 586



### Property Details

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<b>Property Type:</b>	<i>Recreational / Agricultural Land</i>
<b>Seller Type:</b>	<i>Individual</i>
<b>Auction Type:</b>	<i>Reserve</i>
<b>Total Land Area:</b>	<i>218.74 ± Acres</i>
<b>Tax Identification Number:</b>	<i>C028-099</i>

### Agent Details

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<b>Listing Agent Information:</b>	<i>Buddy Lee Seven Hills Auctions LLC 229.873.4211 buddy@7hauctions.com</i>
<b>Buyer Agent Commission:</b>	<i>2% of High Bid</i>

## Closing Details

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**Closing Agent:**

*Jim Bivins  
Law Office of Jim Bivins  
619 2nd Street SE Moultrie, GA 31768  
229.985.7953*

**Closing Date:**

*30 Days from Binding Agreement Date*

**Deed Type:**

*Warranty Deed*

**Buyer's Premium:**

*10% Added to the High Bid Price*

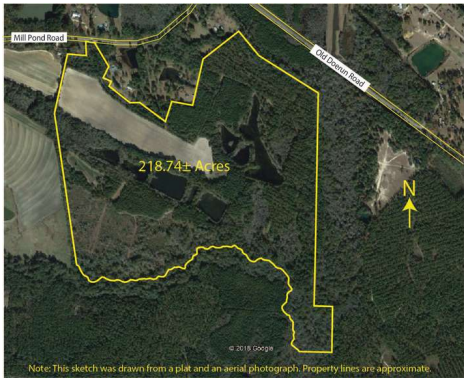
## Description

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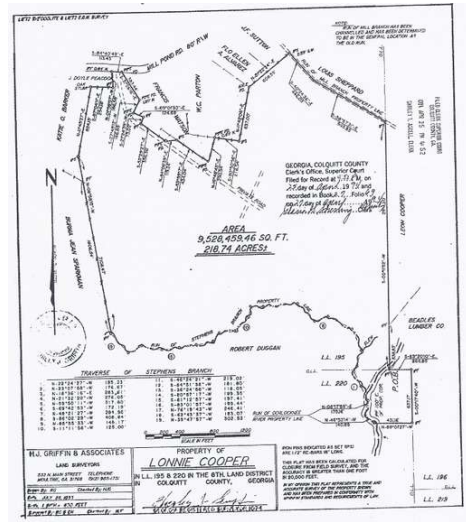
The sportsman's paradise! This amazing tract has everything an avid outdoors man could want including hardwood bottoms, mature pines, 7 ponds and cultivatable land. The property also has electric and a well already in place. Only minutes to downtown Moultrie.

***For A Property Tour Contact Buddy Lee 229.873.4211***

For additional details about this property, visit [7hauctions.com](http://7hauctions.com) or contact us at 800.742.9165



Note: This sketch was drawn from a plat and an aerial photograph. Property lines are approximate.



TRACTS OF STEPHENS BRANCH	
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