

**Exclusively Offered by  
Morrison Forestry & Real Estate Company, Inc.**

**Mixon Tract  
+/- 38.9 Acres  
Located in Hampton County, South Carolina**

## **Property Details**

Tract:	Mixon Tract
Acreage:	+/- 38.9 Acres
Location:	The property is located in Hampton County, SC. This property is located approximately 3 miles northeast of Furman, SC. This property fronts along SSR 50 (a secondary road off of SC Highway 3) and SSR 380 (a secondary road off of US Highway 601).
Uses:	Agriculture, Forestry Investment, and Recreation
Zoning:	Agricultural
Access:	This tract is accessed via extensive road frontage along SSR 50 and SSR 380.
Price:	\$4,500 per acre

**Offered at \$4,500 per acre**

Shown By Appointment

Contact H. Stro Morrison III

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H. Stro Morrison III is a licensed real estate agent and registered forester.

Notes: All information provided in this prospectus is considered correct. However, no warranty of the accuracy of this information is given or implied. All acreage figures are “more or less.” This offer to sell is subject to change or withdrawal without notice.

**FOREST STAND ACREAGE SUMMARY**

**Mixon Tract  
January 26, 2008**

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<b><u>Forest Stand Type</u></b>	<b><u>Acres</u></b>
Food Plot	0.7
2006 Loblolly Plantation	31.6
Natural Regeneration	6.6
<b>Total ArcView GIS Acres</b>	<b><u><u>38.9</u></u></b>