



Information Packet

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**190 Acres Back 9 Road and Bumble Bee Rd.
Pelham, Mitchell County, GA \$285,000**

Lines Are Approximate, Acreage From Tax Assessor Office Appears to Include RR right of way. Updated Survey Recommended. Old Surveys available. Good Soil Map


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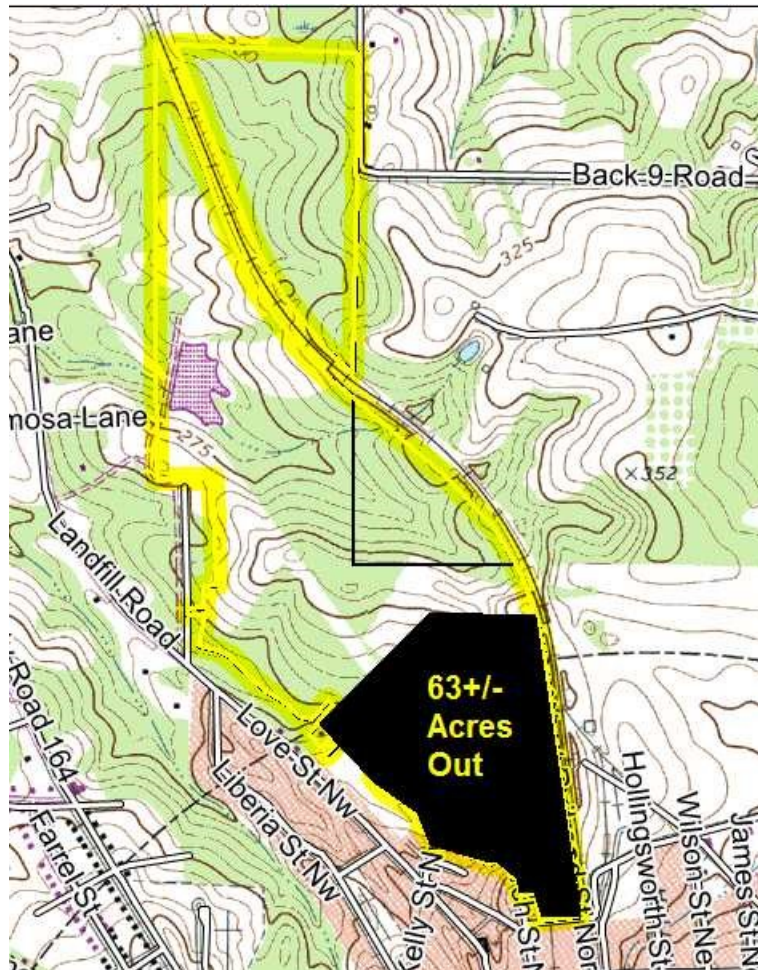


2011 Landcroc Flown Map



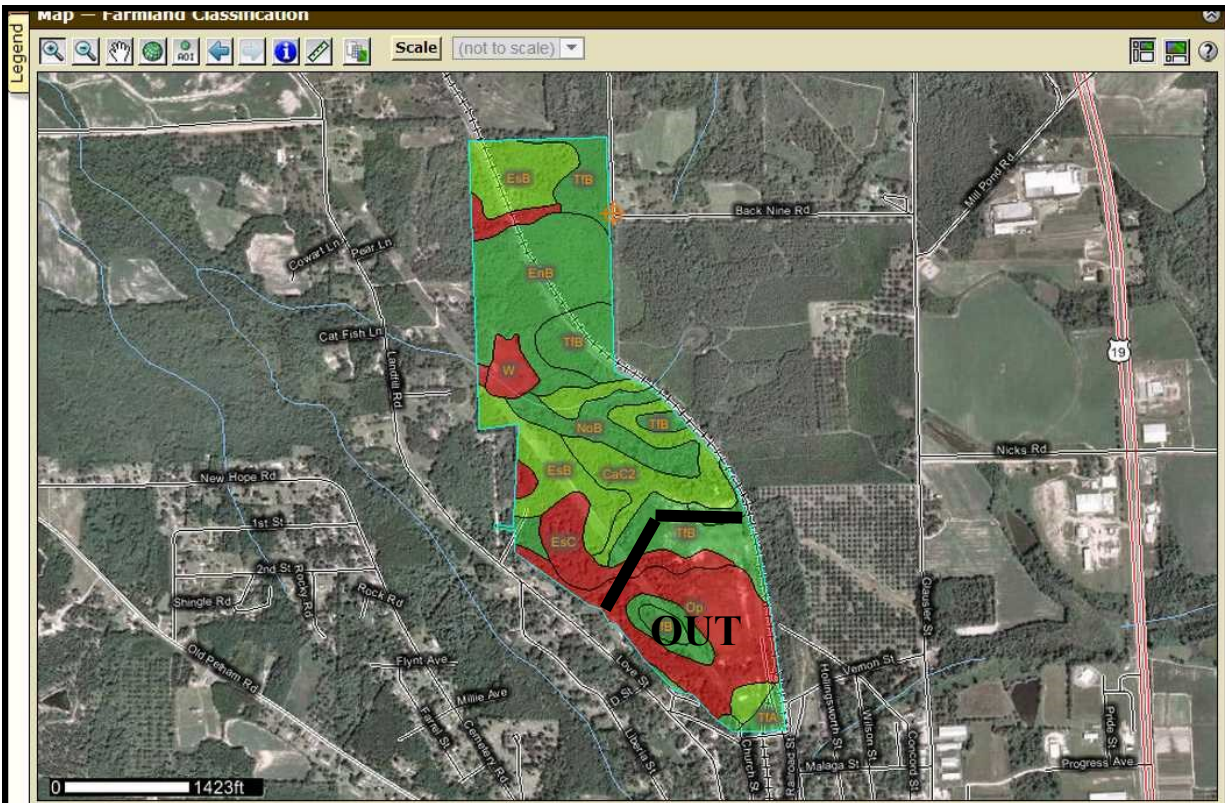
Several Surveys available on Property. Updated survey advised. Phase 1 site assessment report advised. This is an Estate Property and Executor has limited knowledge on history of property. Per Executor...the old Pelham Phosphate Company Property is not part of what is being sold. We have survey showing that 63 acres is cut out of property. Some good timber value in places. Good soils suitable for re-planting or pasture conversion. Road frontage on Bumble Bee Lane and Back 9 Road. Great Per Acre Price of \$1975.

1971 Topo Map



Power line easement runs through property. Property has good roll. Pond on property. Mixed woods some Longleaf Pine. Mixed hardwoods. Firebreaks placed on property in 2013. Some timber value in places. Possible Site for a Solar Farm.

Soil Map



Tables — Farmland Classification — Summary By Map Unit

Summary by Map Unit — Baker and Mitchell Counties, Georgia (GA603)

Map unit symbol	Map unit name	Rating	Acres in AOI	Percent of AOI
CaC2	Carnegie sandy loam, 5 to 8 percent slopes, eroded	Farmland of statewide importance	33.0	11.9%
EnB	Esto-Norfolk complex, 2 to 5 percent slopes	All areas are prime farmland	45.6	16.5%
EsB	Esto-Susquehanna sandy loams, 2 to 5 percent slopes	Farmland of statewide importance	40.5	14.7%
EsC	Esto-Susquehanna sandy loams, 5 to 8 percent slopes	Not prime farmland	18.8	6.8%
NoB	Norfolk loamy sand, 2 to 5 percent slopes	All areas are prime farmland	19.7	7.1%
Op	Osier-Pelham complex	Not prime farmland	49.4	17.9%
TfA	Tifton loamy sand, 0 to 2 percent slopes	All areas are prime farmland	3.5	1.3%
TfB	Tifton loamy sand, 2 to 5 percent slopes	All areas are prime farmland	50.1	18.1%
TsC2	Tifton sandy loam, 5 to 8 percent slopes, eroded	All areas are prime farmland	9.2	3.3%
W	Water	Not prime farmland	6.6	2.4%
Totals for Area of Interest			276.4	100.0%

Locator Map



Verify all lines and Check with County and City for any use approvals for property.
All lines are approximate.



