

## Rhodes

±88 Acres – \$232,158  
Quitman County, Georgia

AFM Real Estate is pleased to announce the exclusive offering of The Rhodes tract. Located between Lumpkin, GA. & Eufaula, AL.

The Rhodes tract is an 87.6+/- tract that will give you immediate memories with beautiful views and plenty of wild game to watch. Rhodes tract is located approximately 8.25 miles northeast of Georgetown, GA., 12.5 miles southwest of Lumpkin, GA and has approximately 98% of uplands with 15+/- acres planted in pine plantation and 4% of hardwood bottom land.

### Property Attributes Include:

- 1450± feet of paved road frontage
- 103.7± acres of Uplands
- 3.6± acres of Bottomland
- Flat to rolling topography
- Interior road system

### Directions:

From Lumpkin, take SR 27 and travel approximately 15 miles and look for the sign. The property will be on the left (east) side of the road.



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Neither seller nor its representatives warrant the completeness or accuracy of the information. Each prospective purchaser should make its own determination as to timber volumes, timber quality, logging feasibility, acreage, access, and federal and state environmental and regulatory constraints relating to the use of the property and the harvest of timber therefrom. Seller, its brokers, managers, agents and employees, make no representation or warranties, express or implied, as to the accuracy or completeness of the information contained herein or as to the property, its condition, boundaries, timber volumes, acreage, wetlands, or fitness for a particular purpose. The successful purchaser will accept the property in its present condition, "AS IS, WHERE IS, with all faults", at closing.