

BUYER'S PREMIUM WILL BE ADDED TO THE FINAL BID TO DETERMINE THE PURCHASE PRICE. ANY COUNTY RE-

QUIRED SOIL TESTS AND SEPTIC PLOT PLANS WILL BE

AT THE BUYER'S EXPENSE. ALL DESIRED INSPECTIONS NEED TO BE COMPLETED PRIOR TO BIDDING. ADDITION- AND FARM MANAGEMENT, AND RECREATIONAL LAND THAT WOULD REMIND YOU OF

SOUTHERN ASHLAND COUNTY.

DO YOURSELF A FAVOR

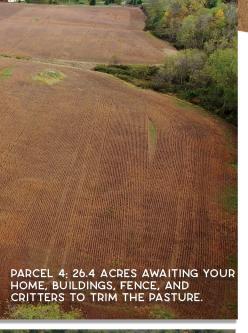
AND WALK THIS LAND.

(833) SOLD-RES















PARCEL 5: THE "BUCK" BOWL! WE HAVE BEEN FORTUNATE TO OFFER SOME GREAT HUNTING PROPERTIES BUT THIS 42-ACRE PARCEL RACES TO THE FRONT OF THE PACK IN A HURRY. ACCESSED FROM STATE ROUTE 511, THIS PROPERTY IS SITUATED SUCH THAT NEARLY EVERY PASSERBY WILL NEVER NOTICE IT. FROM THE ROAD, THE PROPERTY DROPS INTO OPEN FIELDS SURROUNDED BY WOODED RIDGES. WHEN LOOKING FOR A HUNTING PROPERTY, THIS ONE CHECKS ALL THE BOXES: GREAT DIVERSITY OF HABITAT, SECLUDED BEDDING AREAS, NATURAL FUNNELS, A CREEK FOR YEAR-ROUND WATER SOURCE, 40 FEET OF TOPOGRAPHY CHANGE FROM THE

THE BOTTOMS TO THE RIDGETOPS, CONTROL OF FOOD PLOT AND CROPLAND, DIVERSE ACCESSIBLE WIND LOCATIONS, QUALITY TURKEY AND WHITE-TAIL GENETICS, EASY PROPERTY MANAGEMENT WITH A FUN FACTOR, AN AFFORDABLE SIZE, AND A GOOD STAND OF YOUNG WALNUT, CHERRY, HICKORY, MAPLE, AND OTHER HARDWOODS!

COMBINATION #2: THE ENTIRE 98.7 ACRES. TILLABLE AND WOODED, YOU CAN HAVE IT ALL.



