

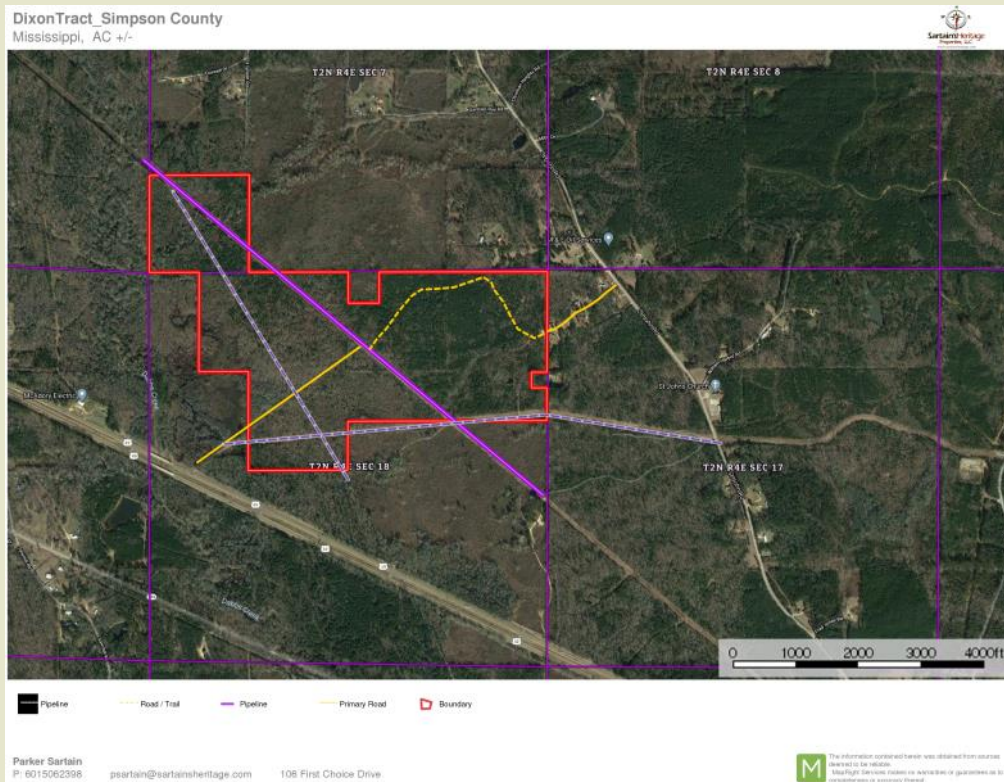


**Sartain's Heritage**  
Properties, LLC.  
www.SartainsHeritage.com

# Dixon Timber Tract

## 255 Acres +/-

### Simpson County, MS



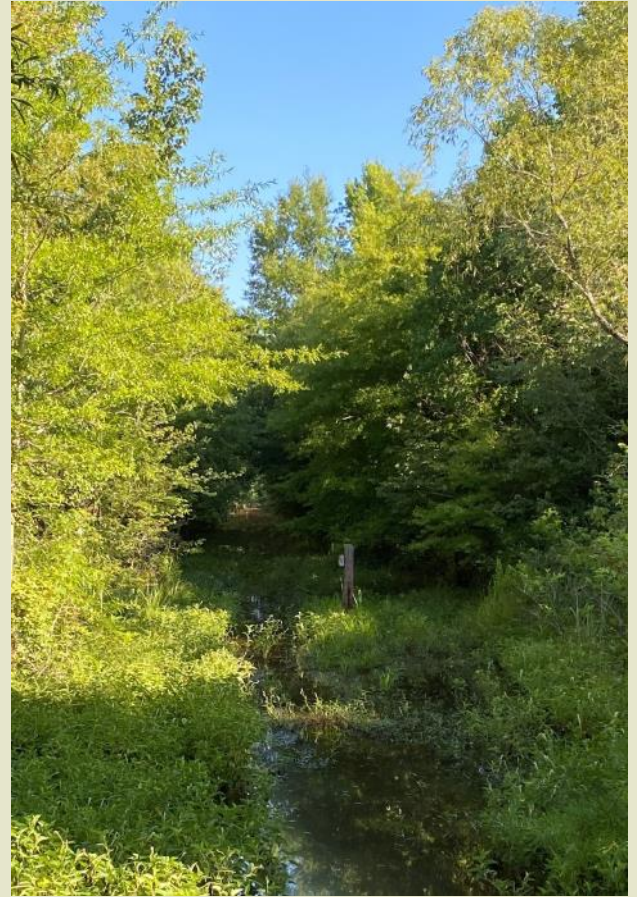
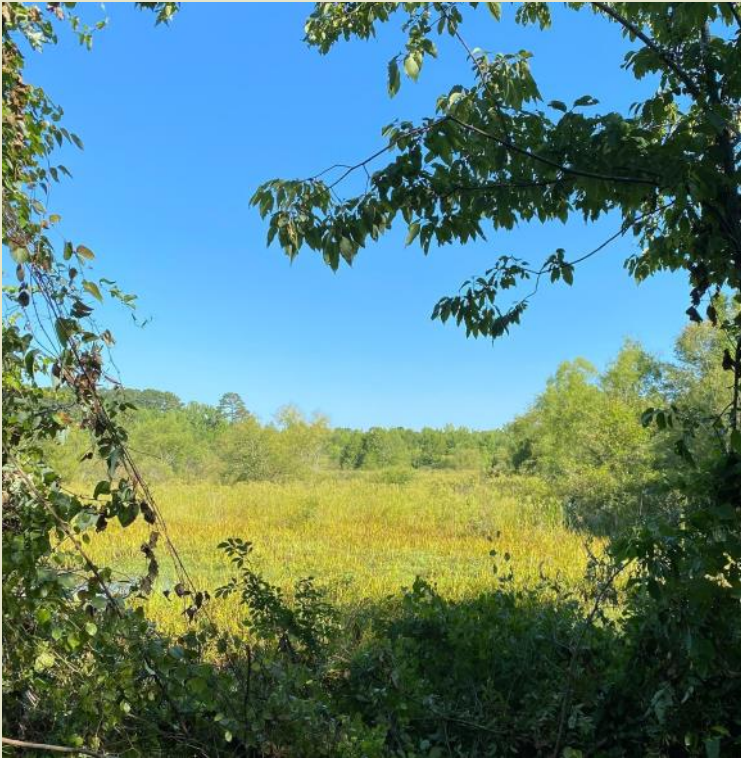
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**Property:** Dixon Timber Tract, located north west of the community of D'Lo in Simpson County on the East side of Highway 49. The property consists of 255 +/- acres of natural pine that is approximately 15 years old. Well managed property with a good network of internal roads and two ponds. Recreational potential with newly cleared power lines for food plots. All utilities available with an old home site at the pond.

**Location:** Section 7 & 18, Township 2 North, Range 4 East Simpson County, Mississippi. 3.5 miles North of Mendenhall, MS.

**Price: \$382,500**



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