

# James I. Alfriend Consulting Foresters, LLC

315 Church Street • P.O. Box 1270 • Thomson, Georgia 30824  
Phone: (706) 595-2210 • Fax: (706) 595-8911 • E-mail: alfriendforesters@gmail.com

James I. Alfriend, A.C.F., R.F.  
James P. Alfriend, A.C.F., R.F.  
Brad Collins, Forester  
Calvin E. Morris, III, Forester  
Gregory J. Klett, R.F.  
Davis Young, Technician  
Lisa L. McCorkle, Office Manager

Registered Foresters, GA and SC  
Certified Licensed Appraiser, GA and SC  
Licensed Real Estate Broker, GA and SC  
Member, Association of Consulting Foresters

## LAND FOR SALE

### SMITH TRACT 100.27 ACRES GLASCOCK COUNTY, GEORGIA

The Smith Tract is located 6 miles north of Gibson and 7 miles south of Warrenton, fronting on the east side of Georgia Highway 171 for 700 feet, and on the northwest side of Edford-Reece Road (dirt) for 1,950 feet.

This is a productive timber management tract with recreational, residential, and investment opportunities.

An acreage summary is as follows:

<i>Thinned Planted Pines</i> .....	<i>78.00 acres</i>
<i>Hardwood</i> .....	<i>14.00 acres</i>
<i>Open</i> .....	<i>2.00 acres</i>
<i>Power and Gas Line</i> .....	<i>5.00 acres</i>
<i>Pond Site</i> .....	<i>1.27 acres</i>

Timber volumes are available upon request. Access roads are gated but not locked.

PURCHASE PRICE  
FIVE HUNDRED THOUSAND,  
EIGHT HUNDRED FIFTY DOLLARS  
(\$500,850)  
(\$4,995 PER ACRE)

Contact our office or Lane McMichael (706) 833-6543 for additional information.