

# Babson Park Lake Moody Grove

Polk County, Florida

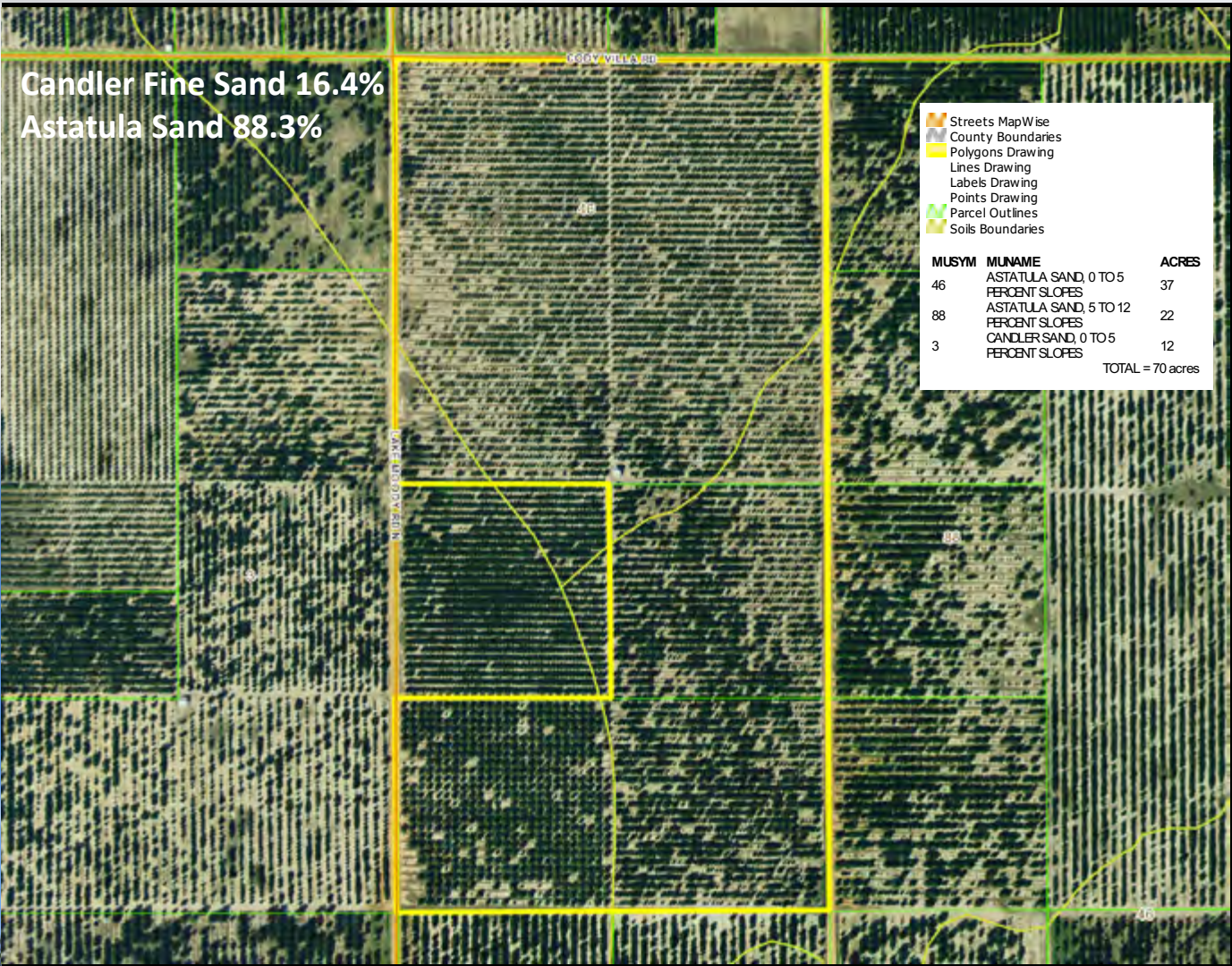
**70+/- Acre Grove  
On The Ridge!**



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## Soils



## Property Details

Total Acreage:	69.8 +/- AC 20 +/- AC Valencias 10 +/- AC Temples 40 +/- AC vacant land or trees that need pushing
Sale Price:	\$650,000
Varieties:	Temples & Valencias
Rootstock:	Carrizo & Swingle
Parcel IDs:	283109000000034110, 283109000000033010, 283109000000034070
GPS Coordinates:	-81.52881, 27.80511
Road Frontage:	1,980 +/- FT on Lake Moody Rd. 1,320 +/- FT on Cody Villa Rd. 2,630 +/- FT on Lamb Rd.
Future Land Use:	A/RR, which allows for one DU per five acres
Irrigation:	Microjet, run by diesel power unit One 12" well 69,800 GPD average, 1,058,400 GPD for frost protection 650 FT deep with casing depth of 100 FT

### DRIVING DIRECTIONS

Head south on SR 17 (N Scenic Hwy) to Cody Villa Rd. Go east on Cody Villa Rd. approximately 0.5 miles to Lake Moody Rd. The property is at the southeast corner of that intersection.

## Production

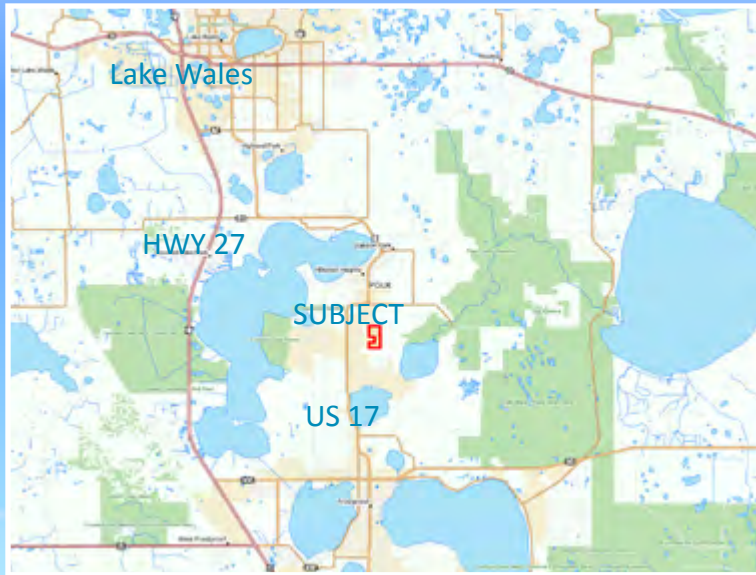
	09/10		10/11		11/12		3-year Average	
	Boxes	Lb. Solid	Boxes	Lb. Solid	Boxes	Lb. Solid	Boxes	Lb. Solid
Temples	2,146		3,059	8.06	3,120	7.98	2,775	8.02
Valencias	8,467	7.19	8,130	7.49	6,789	7.21	7,795	7.30
Total	10,613		11,189		9,909		10,570	



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114 North Tennessee Ave., 3rd Floor, Lakeland, FL 33801 • 863.648.1528

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