



169 Acres along the Black Warrior River - Tuscaloosa County      \$506,155.00  
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Premiere hunting tract for  
ducks, deer and turkey close to Moundville





Five sloughs cover 68 acres. Three are spring fed. Good roads to all sloughs.





Forests are rich with natural hardwoods stands, from the oak and beech uplands to the cypress and tupelo bottoms.





Along a major flyway for fall and winter ducks.





The roads going through the property are in excellent condition, extending from the entrance to the perimeter of the property and connecting all the sloughs. Such convenient access to water and wetland hunting lands is rare.





The property is packed with wildlife --- perfect for fishing, hunting and bird watching -- and covered in Native American artifacts.











From this beach along the Black Warrior River you can see the bluff for the city of Moundville, and then beyond, the world famous Moundville archaeological site, home to a thousand-year-old mound city.





The river is building land as it rounds this bend, and access to this river beach is down a gentle slope.



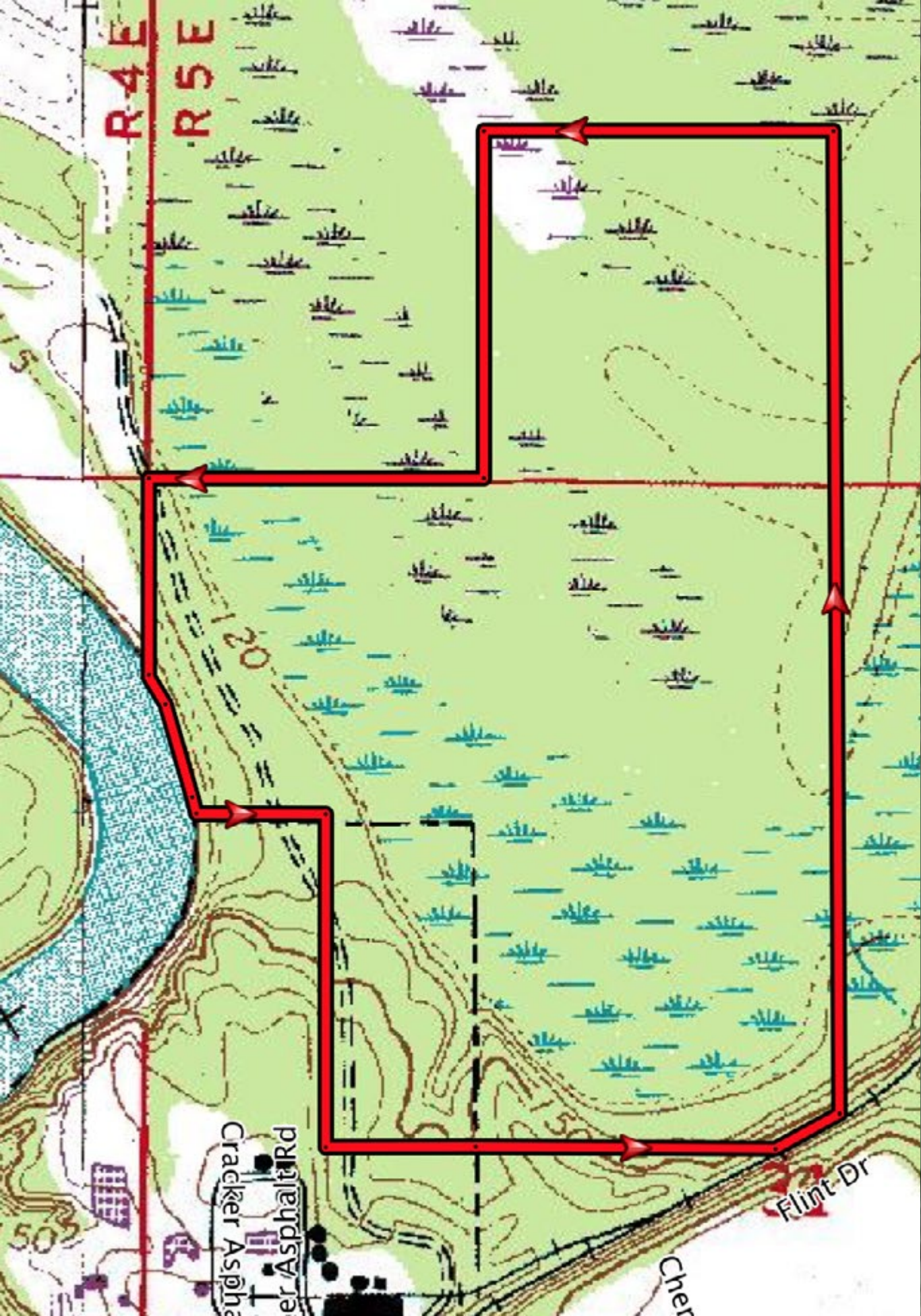






Broad meadows along the river make a great spot for picnics or family gatherings.









169 acres of premiere hunting property close to Birmingham and Tuscaloosa. \$2995 per acre. Good Roads, five sloughs, river frontage on the site of an Ancient Native american city. Beth Maynor Young 205-533-1513 [Beth@CyprusPartners.com](mailto:Beth@CyprusPartners.com)