



HARD CASH

170 acres +/-

Humphreys County

CONTACT:
JACOB SARTAIN
662.836.6048
jsartain@sartainsheritage.com

Sartain's Heritage Properties
106 First Choice Drive
Madison, MS 39110
Phone: 601-856-2720
Fax: 601-853-6765

HARD CASH - 170+/- acres located in central Humphreys County Mississippi just west of the Yazoo River along Hard Cash Cutoff Bayou. The property offers good deer hunting opportunities with cropland surrounding the entire tract and good duck hunting opportunities in a prime flyway location. This is a unique place in the sense that little road or food plot development has been done allowing a person to create their own habitat complex and hunting environment....

Location: Section 20 & 29 Township 15N Range 3W Humphreys County Mississippi

Property Breakdown:

- 150+/- acres hardwood timber 25+/- year age class
- 20+/- acres open land in cultivation
- Frontage on County Road.

\$280,500.00



