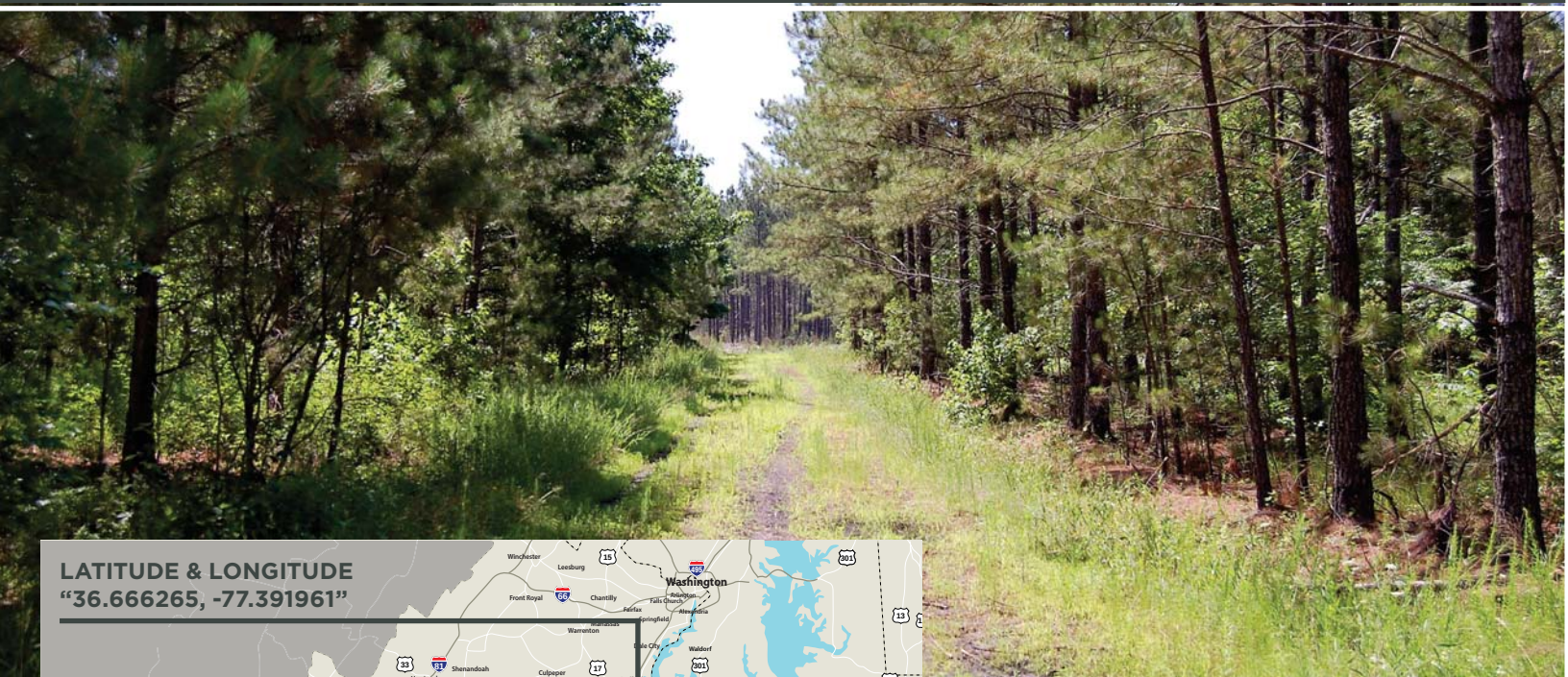


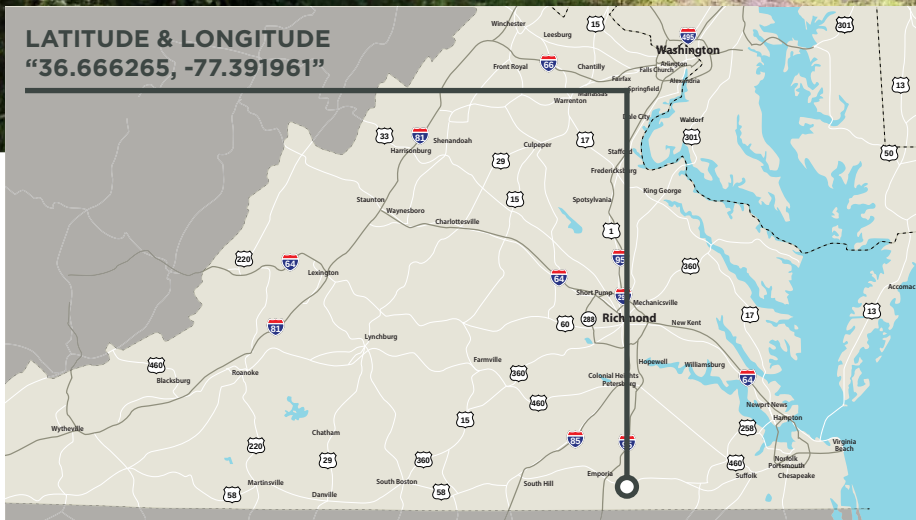
**IVEY TRACT ROAD (VSR 622)
DREWRYVILLE, VA 23844**

**FOR SALE 632± ACRES
SOUTHAMPTON COUNTY, VIRGINIA**

Price: \$1,552,627



**LATITUDE & LONGITUDE
"36.666265, -77.391961"**



Features

632± ACRE timberland investment opportunity located in the Drewryville area of Southampton County with frontage along Ivey Tract Road (VSR 622) offering heavy volumes of merchantable pine with 25± acres planted in '00 as well as 244± acres of old growth bottomland hardwood.

THE COMBINATION OF the hardwood bottomland and extensive frontage along the Meherrin River offer exceptional wildlife habitat and recreational opportunities

TAX MAP PARCEL #83-A-4



Contacts

Hank Campbell

804-433-1818

hcampbell@commonwealthland.com



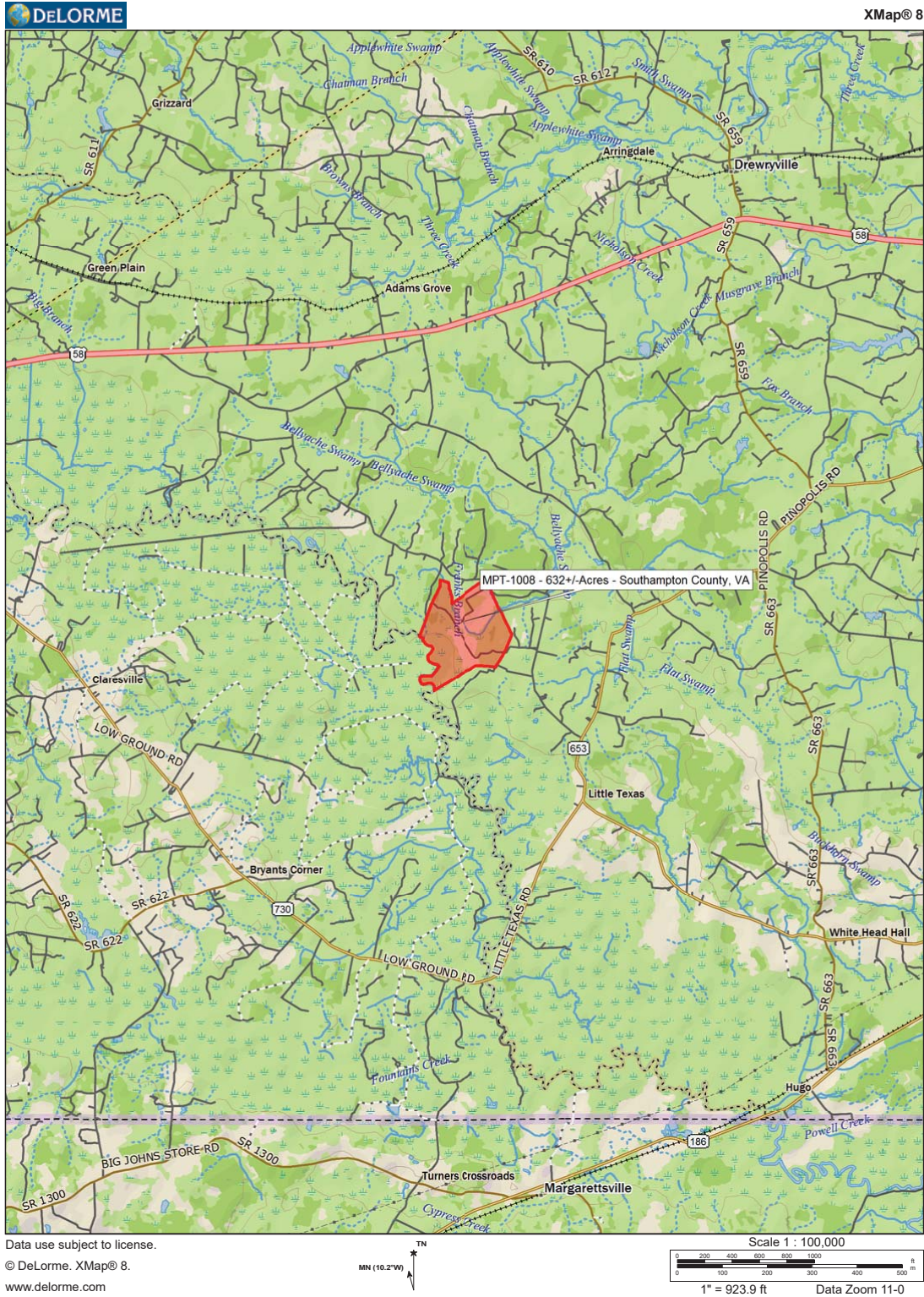
**COMMONWEALTH
LAND**

MAIN OFFICE ADDRESS: 4198 Cox Road, Suite 200 | Glen Allen, VA 23060

MAILING ADDRESS: P.O. Box 71150 | Richmond, VA 23255

T 804-326-LAND (5263) | F 804-346-5901

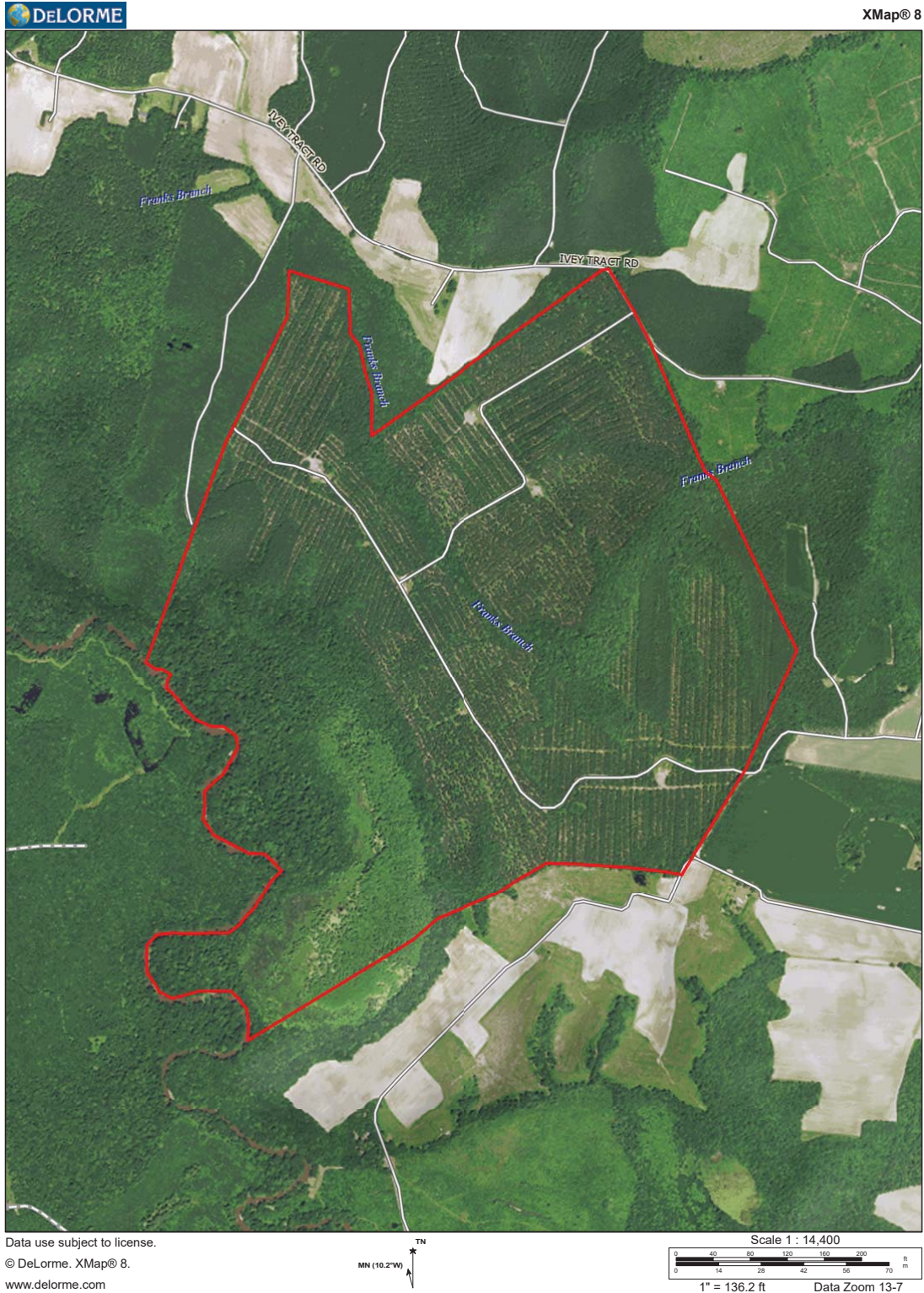
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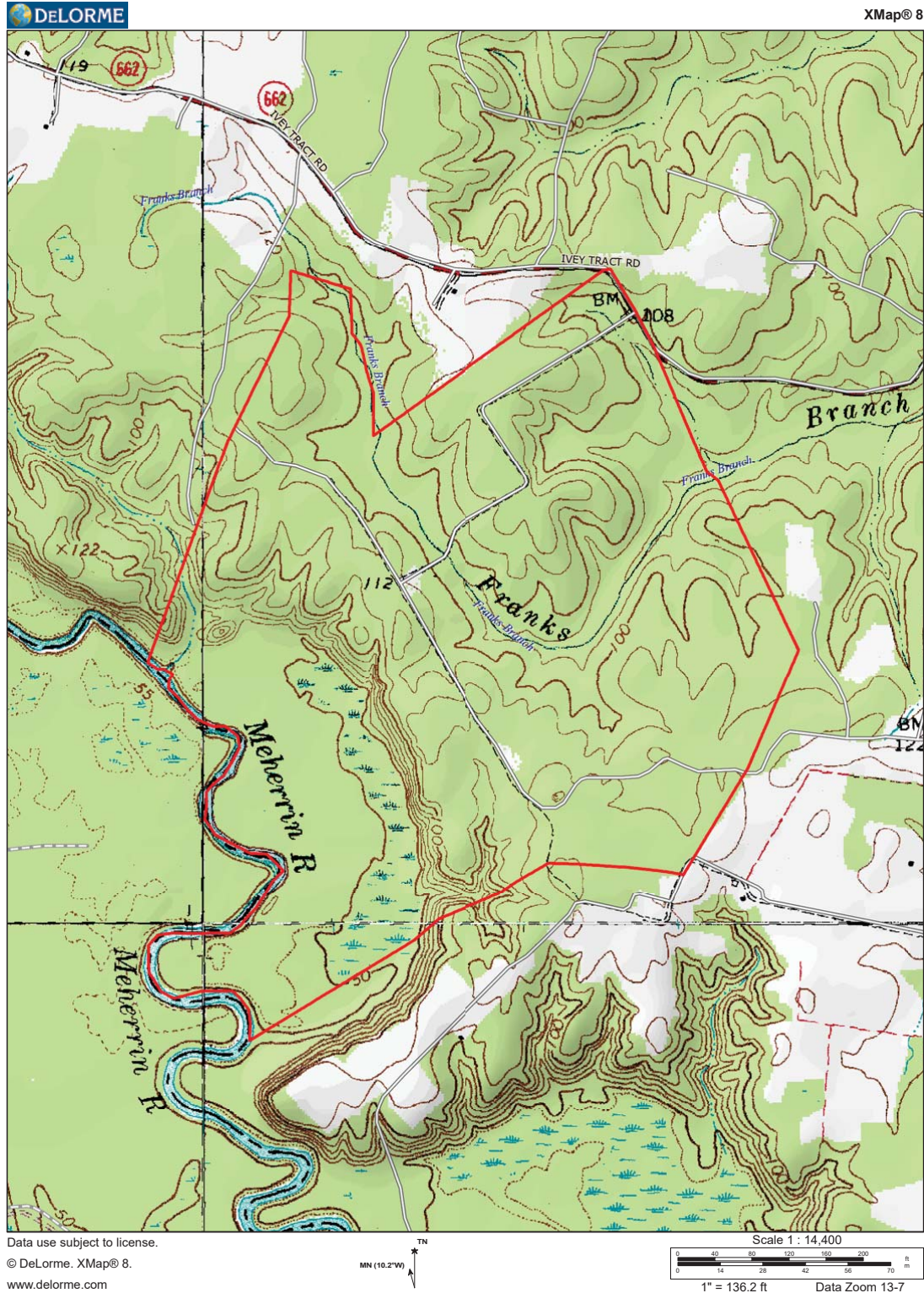
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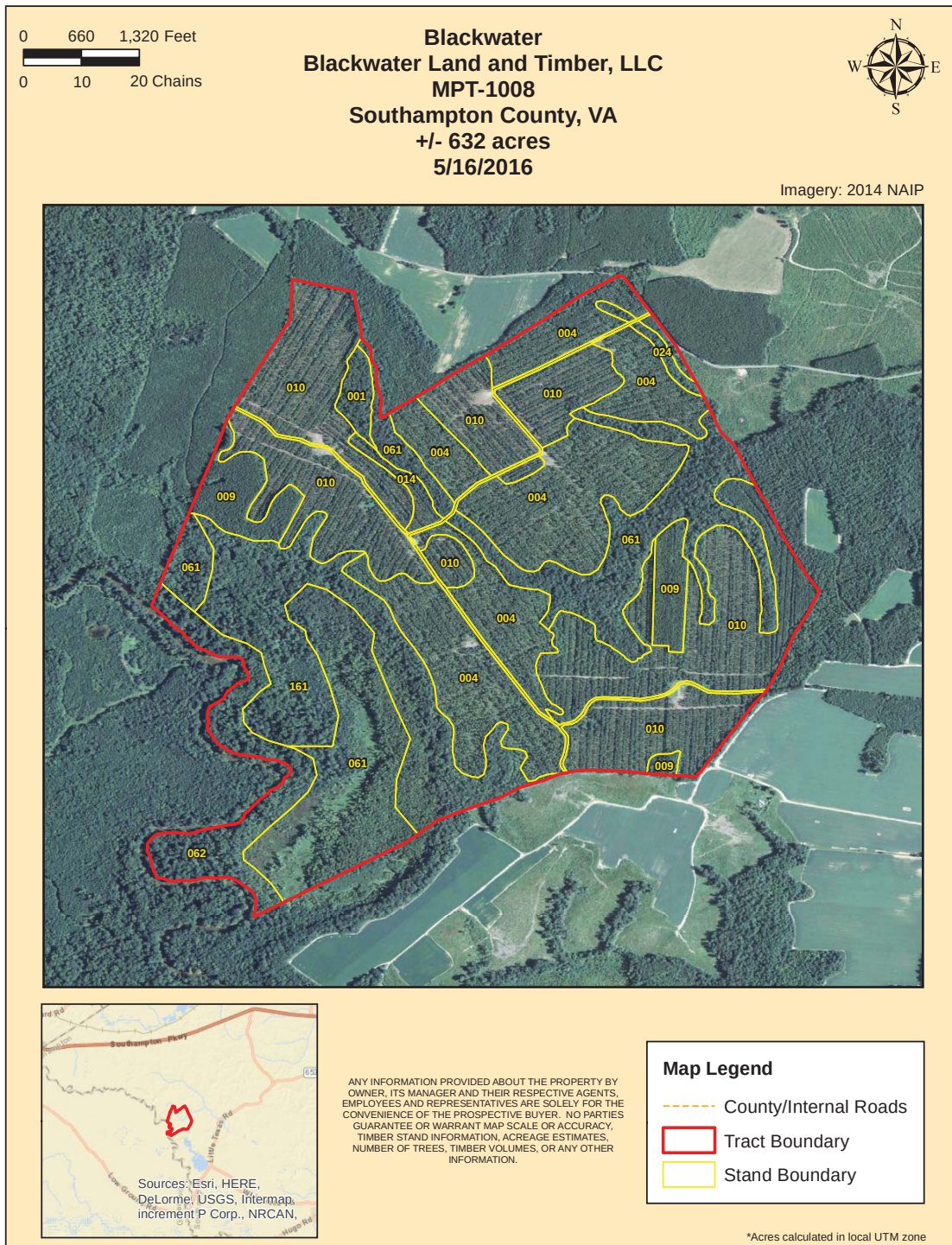
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Blackwater
Blackwater Land and Timber, LLC
MPT-1008
Southampton County, VA
+/- 632 acres
5/16/2016

Tract Name	Stand	Gross Acres	Net Acres	Established Year	Cover Type
MPT-1008	001	5.56	5.56	1953	Natural Pine Non-Convertible
MPT-1008	004	145.81	145.81	1995	Pine Plantation
MPT-1008	009	25.54	25.54	1984	Pine Plantation
MPT-1008	010	197.95	197.95	2000	Pine Plantation
MPT-1008	014	4.34	4.34	1995	Pine Plantation
MPT-1008	024	1.60	1.60	1995	Pine Plantation
MPT-1008	061	129.35	129.35	1907	Hardwood Non-Convertible
MPT-1008	062	35.01	35.01	1907	Hardwood Non-Convertible
MPT-1008	161	79.58	79.58	1907	Hardwood Non-Convertible
MPT-1008	994	6.84	0.00	9999	NP - Right Of Way

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