



MAYO TRACT SOUTH

SE PARKER RD. (SE SHAW RD)
MAYO, FL 32066

John A. "Tony" Wallace, CF

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Sale Price **\$1,035,450**

OFFERING SUMMARY

Acreage: 351 Acres
Price / Acre: \$2,950
City: Mayo
County: Lafayette
Property Type: Timber & Hunting

PROPERTY OVERVIEW

Mayo Tract South is 351 acres of significant timber investment and excellent hunting and recreation. Merchantable planted pine was planted in 2000 and is ready for harvest. The property has 2 miles of county-maintained graded paved road frontage and is located only minutes from Mayo, Florida. Mayo Tract South is a great hunting tract home to Deer and turkeys. This future investment property has multiple land uses. For more information, contact the advisors.



SPECIFICATIONS & FEATURES

Land Types:	Timberland
Uplands / Wetlands:	56% Uplands, 44% Wetlands
Soil Types:	Primarily Sapelo-Chaires Depressional Complex and Albany-Ridgewood Complex.
Taxes & Tax Year:	\$1,201.65 [\$3.42/ac], 2021
Zoning / FLU:	Zoning: A-1, FLU: Agriculture 1
Water Source & Utilities:	Well and septic
Road Frontage:	±2 miles of frontage on SE Parker [aka Shaw] Rd.
Nearest Point of Interest:	Within 15 minutes to Suwannee River, 5 minutes to downtown Mayo.
Current Use:	Timber production and hunting
Potential Recreational / Alt Uses:	Hunting, horseback riding, ATV trails, birding, camping
Land Cover:	Mostly planted pine with hardwood/cypress swamps
Game Population Information:	Abundant deer, turkeys, wild hogs.
Species:	Slash pine plantations, hardwood and cypress swamps
Age of Stages of Timber:	Slash pine planted in 2000.



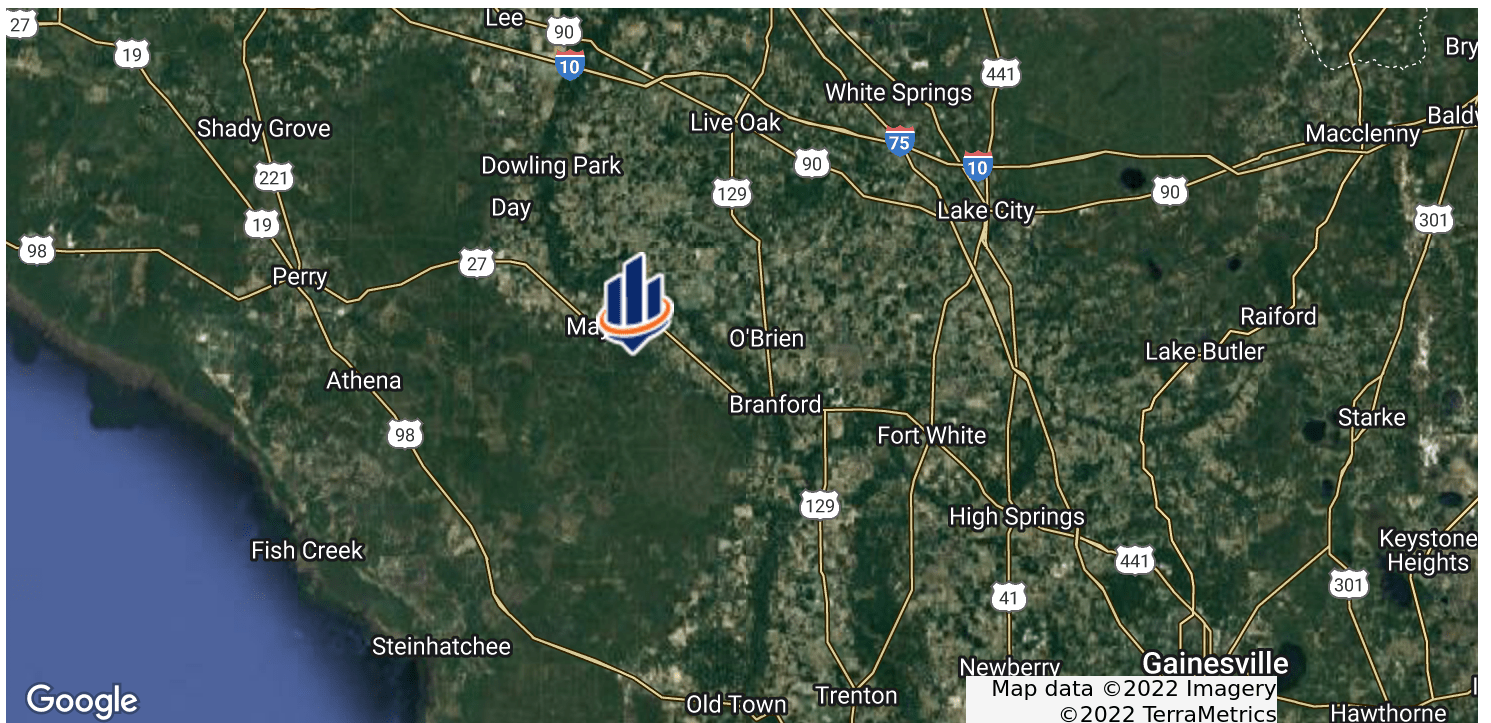
LOCATION & DRIVING DIRECTIONS

Parcel: 33-05-12-0000-0000-00200
28-05-12-0000-0000-00300
[partial]

GPS: 30.0095328, -83.1189952

Driving Directions: Take SE CR 355 S from Mayo 2 miles Turn E on CR 340 2 miles Turn S on SE Shaw Rd go approx 1.5 miles








Showing Instructions: Property can be viewed from public road [SE Parker/Shaw Rd]. Gates are locked; contact listing agent to arrange showing to see interior.

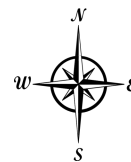




Mayo Tract South



-  County Boundaries
-  Polygons Drawing
-  Lines Drawing
-  Labels Drawing
-  Points Drawing
-  Streets OSM Hybrid
-  Streets OSM Hybrid



0 690 1380 2070 ft

Additional Photos





JOHN A. "TONY" WALLACE, CF

Senior Advisor

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PROFESSIONAL BACKGROUND

Tony Wallace, CF, ACF is a Senior Advisor at SVN | Saunders Ralston Dantzler Real Estate in Lakeland, Florida.

Tony is the Chief Operating Officer and a principal of Natural Resource Planning Services, Inc., (NRPS) a forestry consulting firm operating in Florida and Georgia. Learn more at NRPSforesters.com.

Tony is a Florida Certified General Real Estate Appraiser, a Georgia Registered Forester, a Certified Burn Manager in Georgia, a Certified Forester through the Society of American Foresters, as well as a member of the Association of Consulting Foresters. He has over 30 years of experience providing a full range of forestry and land management services to clients throughout Florida and Georgia.

Tony holds a Bachelor of Science degree in forestry from Mississippi State University

Tony is a member of the Society of American Foresters, a past member of the board of directors, and has held past offices for the Florida Forestry Association. He has also served on the land management advisory committee of the Suwannee River Water Management District and on the technical committee for the Florida Department of Agriculture and Consumer Services.

Tony specializes in:

- Timberland
- Agricultural Land
- Recreational Land
- Conservation Easements



MATTHEW SIMPSON

Associate Advisor

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PROFESSIONAL BACKGROUND

Matthew Simpson, CF is an Advisor at SVN Saunders Ralston Dantzler Real Estate in Lakeland, Florida.

Matthew is a Senior Forester and Division Manager with Natural Resource Planning Services, Inc., a forestry consulting firm operating in Florida and Georgia, where he has worked as a consulting forester since 2000.

Matthew has over 25 years of experience in providing a full range of forestry and land management services to clients throughout Florida and Georgia. He specializes in large scale, comprehensive timberland management projects, harvesting operations, and intensive silviculture.

Matthew is a Certified Forester through the Society of American Foresters, a Georgia Registered Forester, a Certified Burn Manager in Georgia, a member of the Florida Forestry Association, and a member of the Society of American Foresters. He has also been a licensed real estate sales associate since 1998.

Matthew holds a Bachelor of Science degree in Forest Resource Management from West Virginia University. He currently resides in Lake City, Florida with his wife and two children.

Matthew specializes in:

- Timberland
- Hunting and Recreational Tracts
- Conservation Properties



For more information visit SVNsaunders.com

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