



John Hall & Company

COMMERCIAL/INVESTMENT PROPERTY □ LAND

www.johnhallco.com

FOR SALE SHANNON PLANTATION

LOCATION: Midway, Alabama, Bullock County

SIZE: 726 +/- Acres

LAND USE: Quail and Deer Plantation

PRICE: \$1,890 per acre or \$1,372,140 **PRICE REDUCED!**

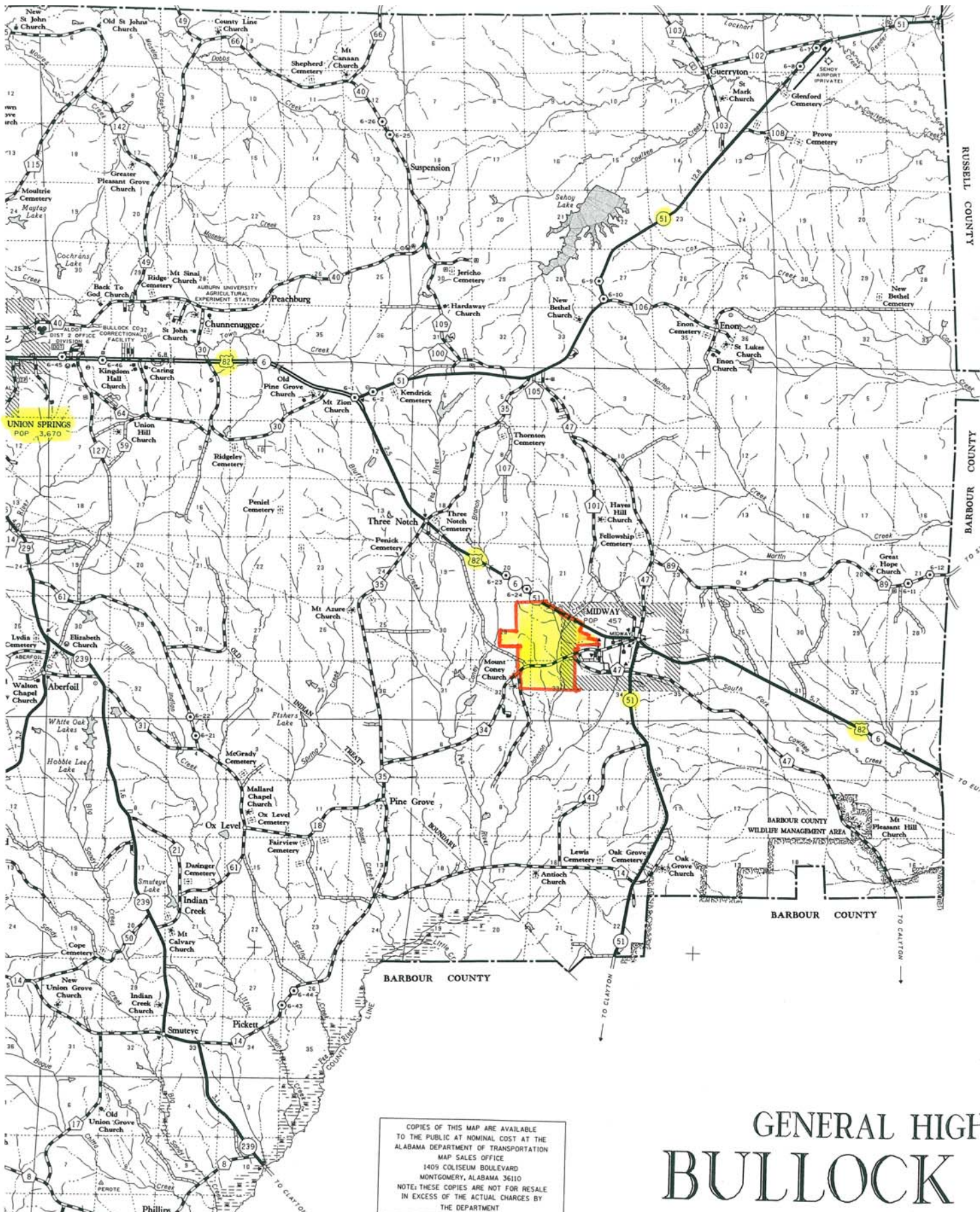
AGENT: Pete Hall (334) 312-7099

SPECIAL FEATURES:

The north 700 acres off Hwy. 82 is a cultivated hunting paradise

- Around 350 acres has been dedicated to quail habitat, plantation cut mature pines and intensely managed.
- Large number of wild coveys on the plantation. Over 500 quail released yearly for 5+ years.
- Six acre lake managed by Southeastern Pond Management.
- 10 large food plots with 4 shooting houses.
- 3 Texas Hunter 350 lbs. deer feeders kept full with choice deer feed from April to October.
- Property is located among several of the largest & renowned deer and quail plantations in the state. Also several of the largest privately held plantations are located within 30 minutes.
- Wood ducks and mergansers can be hunted around the lake.
- 150-200 acres of established and mature hardwoods provide excellent habitat for the trophy turkey and deer population
- Top notch internal road system with many access gates.
- Great buy! This land sold for \$2,500 per acre in 2006!

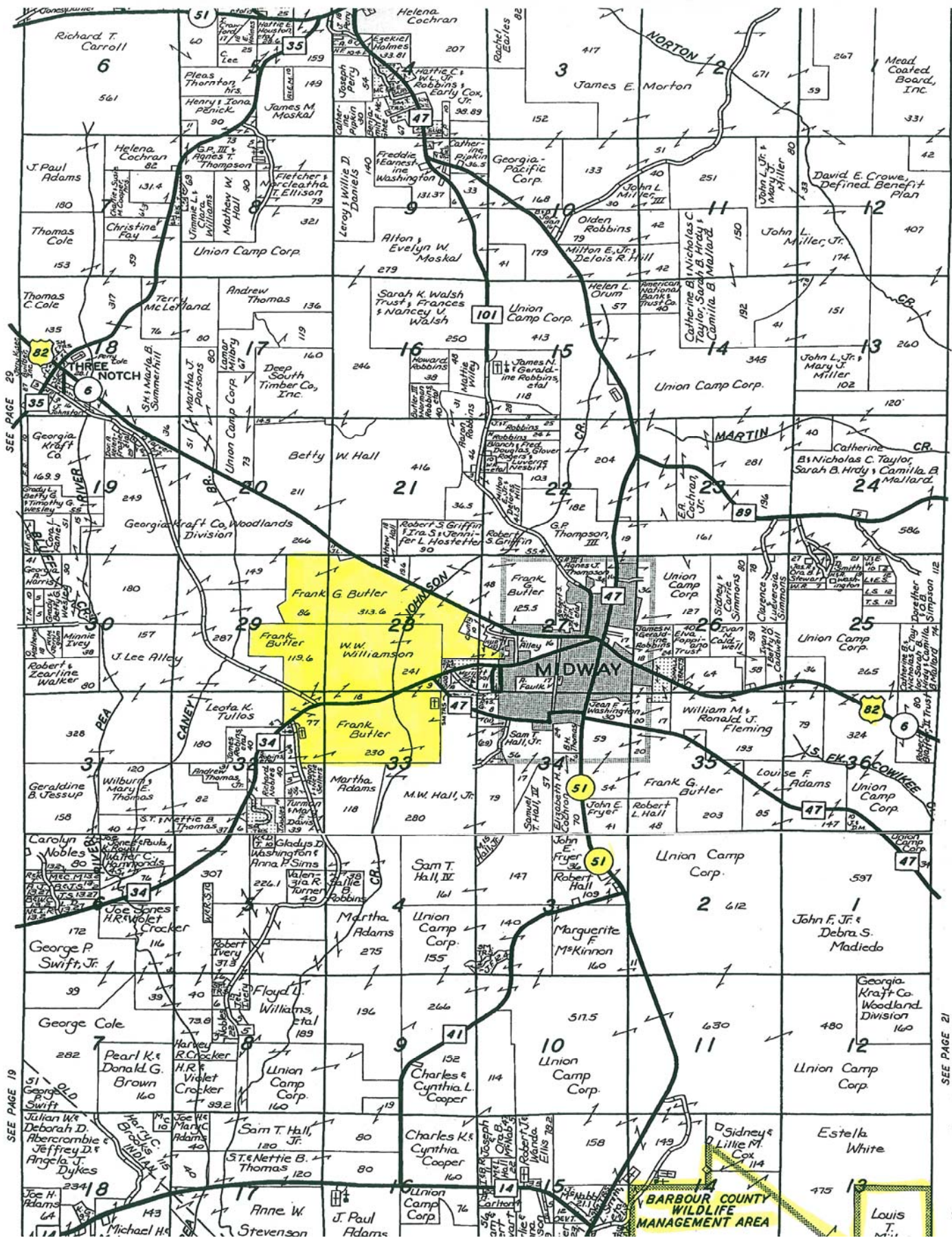
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UNION SPRINGS
POP. 3,670

COPIES OF THIS MAP ARE AVAILABLE TO THE PUBLIC AT NOMINAL COST AT THE ALABAMA DEPARTMENT OF TRANSPORTATION MAP SALES OFFICE
1409 COLISEUM BOULEVARD
MONTGOMERY, ALABAMA 36110
NOTE: THESE COPIES ARE NOT FOR RESALE IN EXCESS OF THE ACTUAL CHARGES BY THE DEPARTMENT

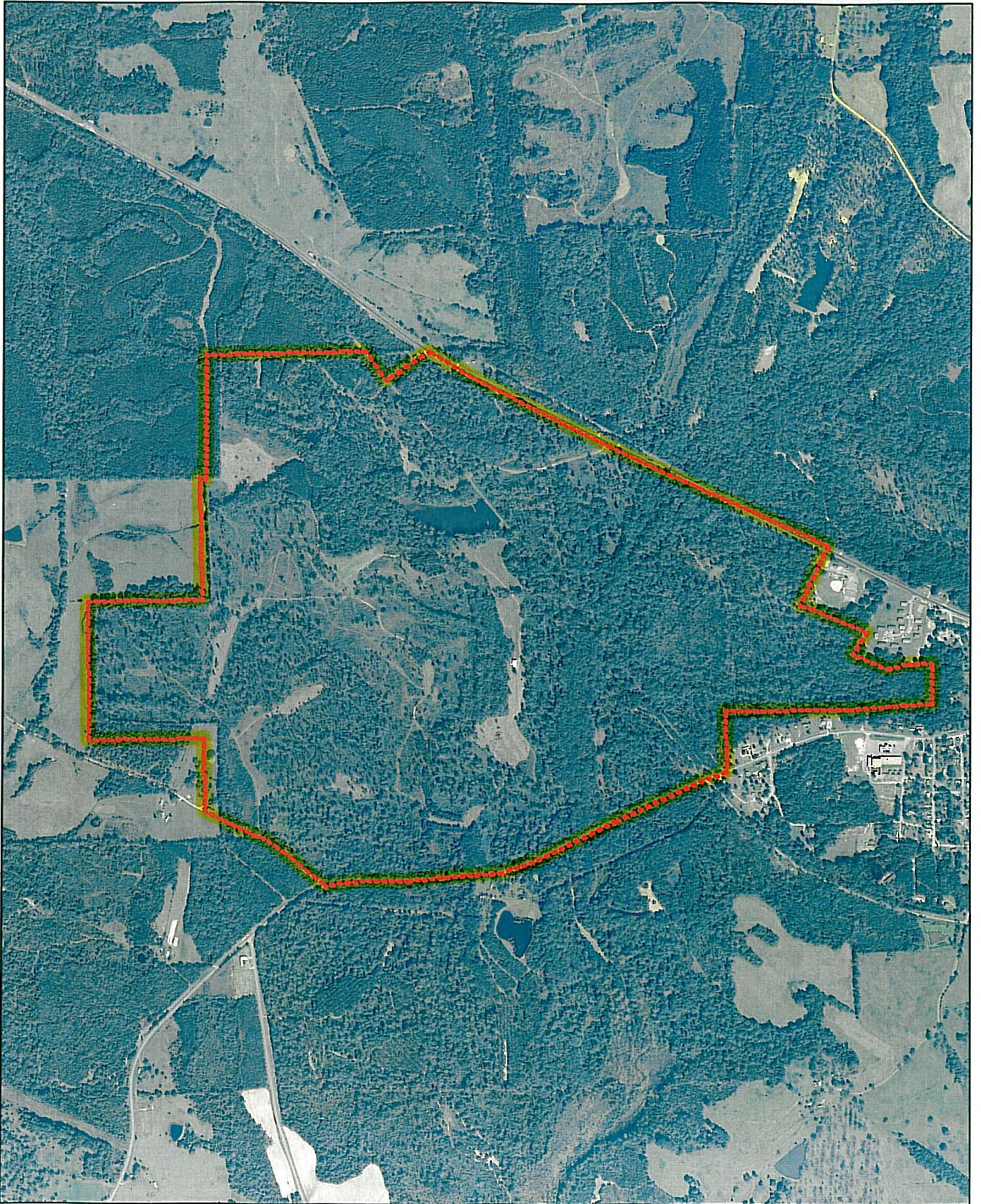
GENERAL HIGH
BULLOCK

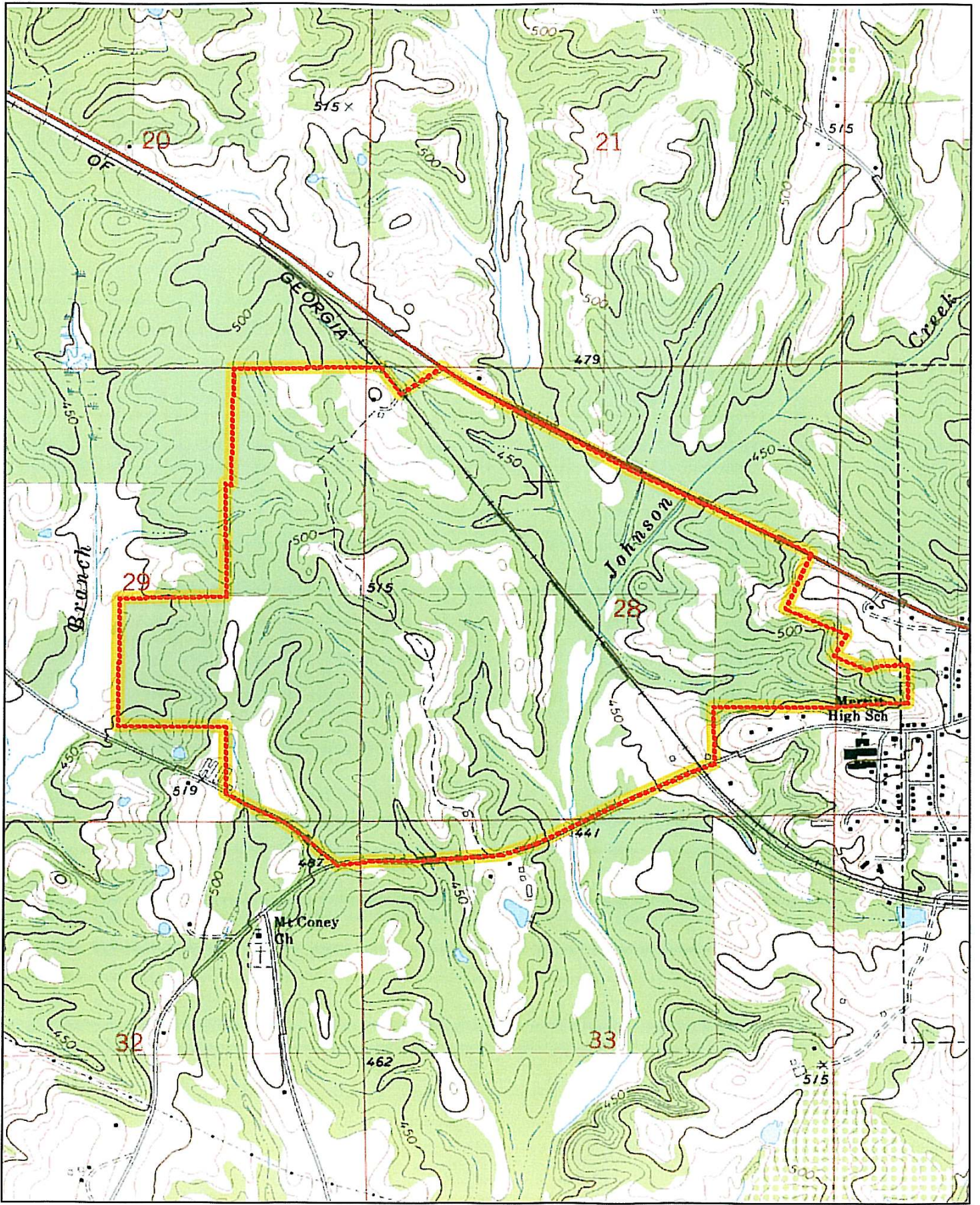


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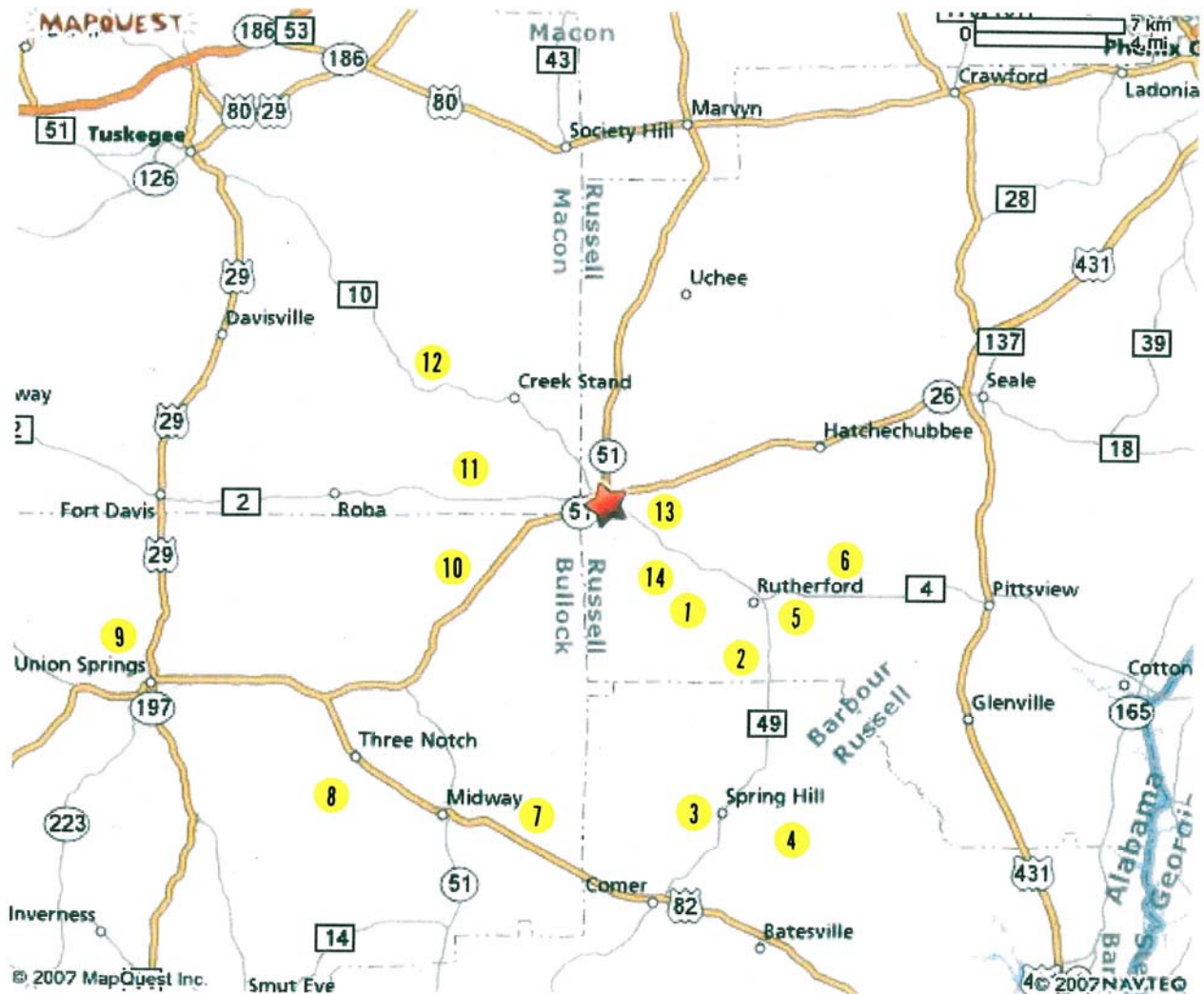
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HUNTING PLANTATIONS NEAR SHANNON PLANTATION



- | | | | |
|----|----------------------------|-----|------------------------|
| 1. | Twin Oaks Plantation | 8. | Swift Plantation |
| 2. | Enon Plantation | 9. | Sedgefield Plantation |
| 3. | Pa-Ko Plantation | 10. | Sehoy Plantation |
| 4. | Old Spring Hill Plantation | 11. | Creek Stand Plantation |
| 5. | High Log Plantation | 12. | White Oak Plantation |
| 6. | Dixie Land Plantation | 13. | Chatfield Plantation |
| 7. | Shannon Plantation | 14. | Cowikey Plantation |



Beautiful entrance through the hardwoods



Bridge over the creek



Six acre pond



Homesite looking over the pond



One of many greenfields



Beautiful roll



Highly improved quail habitat



Sedgefields among quail habitat



Double man deer stand



Greenfield among the pines



Planted stand of mature loblolly



New constructed pole barn – two-thirds enclosed



Trophy Deer



Deer in velvet taken by game camera



Two fallen gobblers