

**60.75± ACRES**  
**AMITE COUNTY, MS**  
**\$262,000**



**SMALLTOWN**  
HUNTING PROPERTIES  
& REAL ESTATE<sup>SM</sup>

**OFFICE (769) 888-2522**

# THE AMITE 60.75

# PROPERTY PROFILE

## LOCATION:

- MS-567 Liberty, MS 39645
- Amite County
- 7± Miles N of Liberty

## COORDINATES:

- 31.2512, -90.847

## PROPERTY USE:

- Recreational/Hunting
- Home/Cabin Site
- Investment
- Development

## PROPERTY INFORMATION:

- 60.75± Total Acres
- Internal Trail System
- Perimeter Road System
- Pond
- Frontage on MS-567
- Power by Magnolia Electric

## TAX INFORMATION:

2023 - \$208.76

- Parcel #1: 34-30006-0001320
- Parcel #2: 34-30006-0001500



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Information is believed to be accurate but not guaranteed.

# WELCOME TO THE AMITE 60.75

**OPPORTUNITIES ABOUND IN AMITE COUNTY, MISSISSIPPI!** Situated approximately seven miles north of the town of Liberty is a 60.75± acre tract of land ideal for hunting and/or development. The property offers road frontage on MS-567, several trails, multiple food plots and 5± year old natural regeneration pine and hardwood. Nestled just inside the property is a pond, making for a perfect setting to build your forever home/camp. This parcel can also be attractive to developers - subdivide into multiple tracts. Power is available at the road and provided by Magnolia Electric. *DISCLAIMER: All deer stands and feeders are reserved by the seller.*

**If you have been searching for acreage in Amite County, call Lee or Alinda White today to schedule your private showing of this 60.75± acre tract.**



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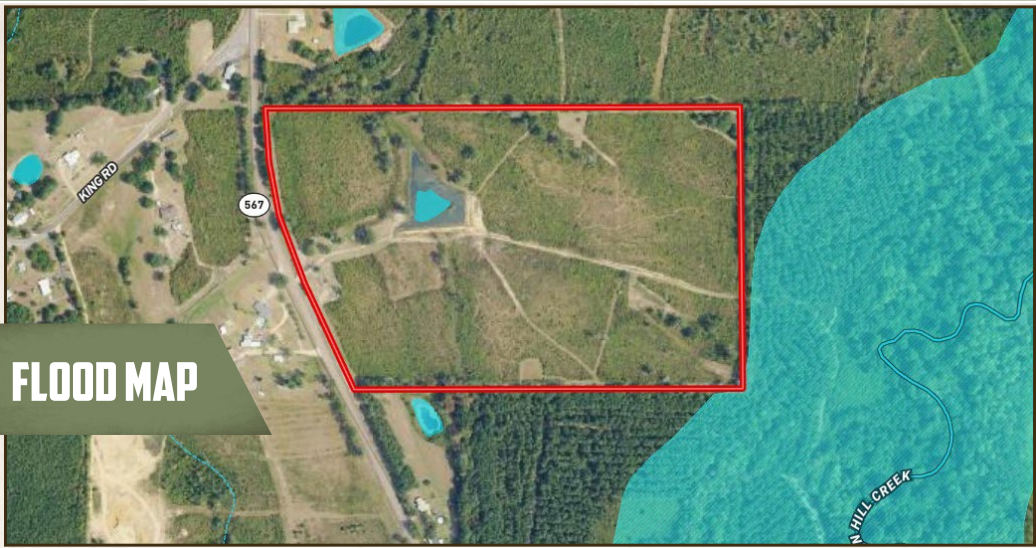


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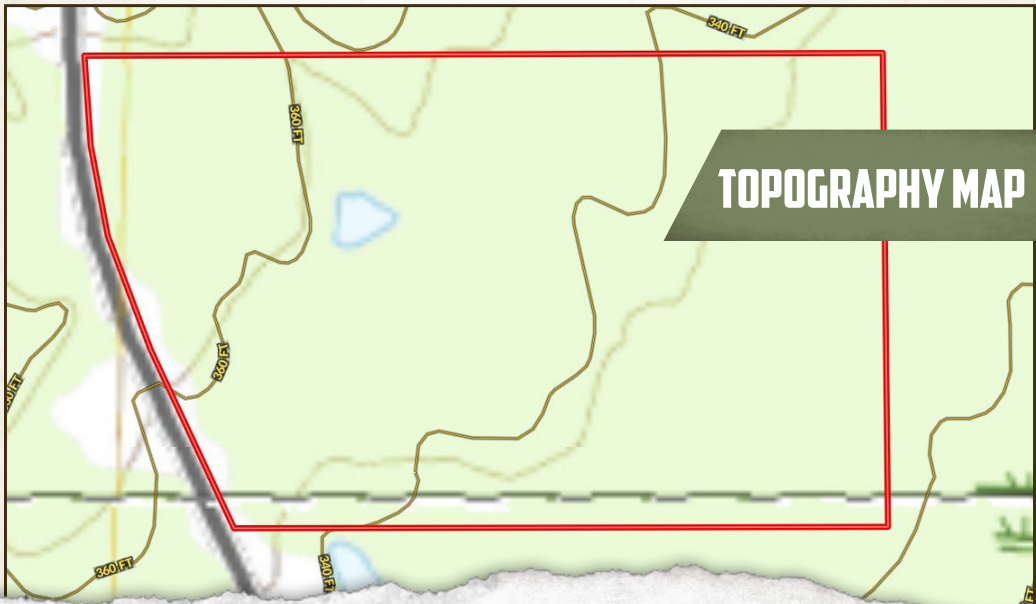


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FLOOD MAP



TOPOGRAPHY MAP



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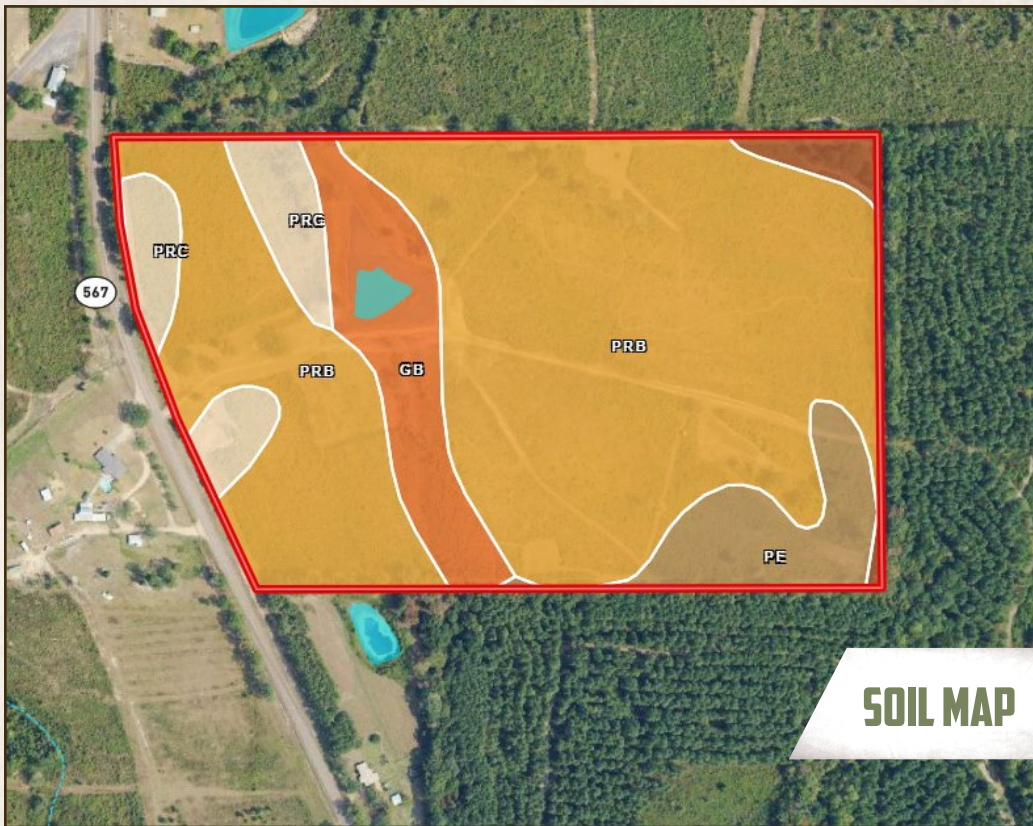


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**SOIL MAP**

SOIL CODE	SOIL DESCRIPTION	ACRES	%	CPI	NCCPI	CAP
PrB	Providence silt loam, 2 to 5 percent slopes	42.09	72.32	0	49	2e
Gb	Gillsburg silt loam, 0 to 2 percent slopes, occasionally flooded	6.17	10.6	0	40	2w
PrC	Providence silt loam, 5 to 8 percent slopes	4.5	7.73	0	47	3e
Pe	Peoria silt loam	4.29	7.37	0	58	3w
Ar	Ariel silt loam, 0 to 2 percent slopes, occasionally flooded	1.14	1.96	0	53	2w
TOTALS		58.19(	100%	-	48.62	2.15



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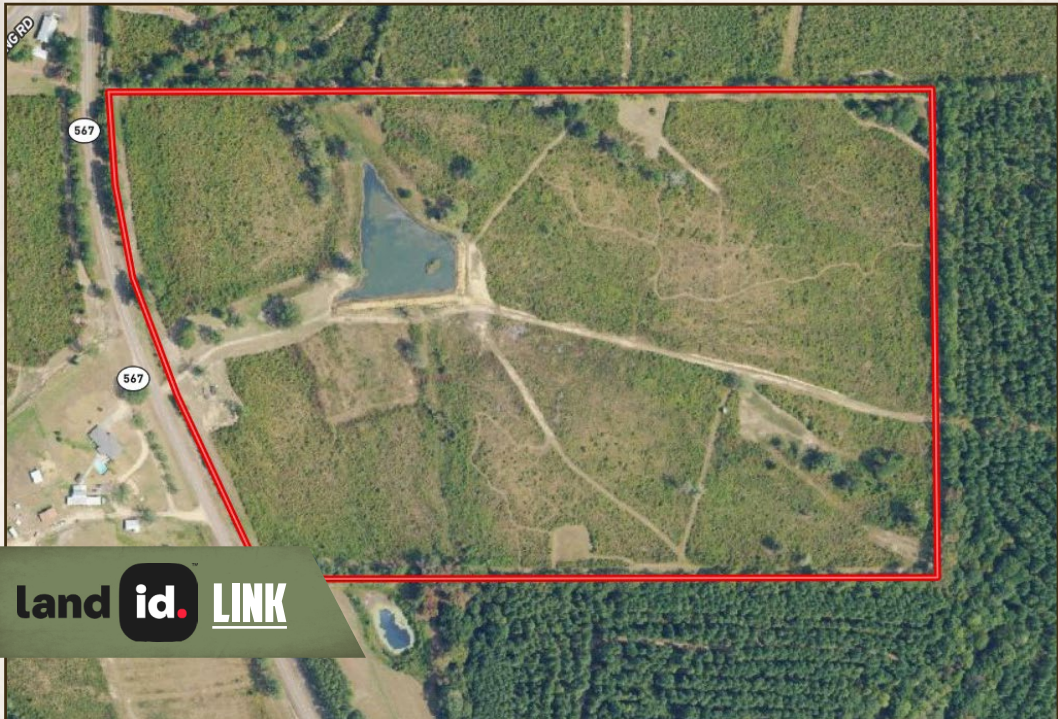
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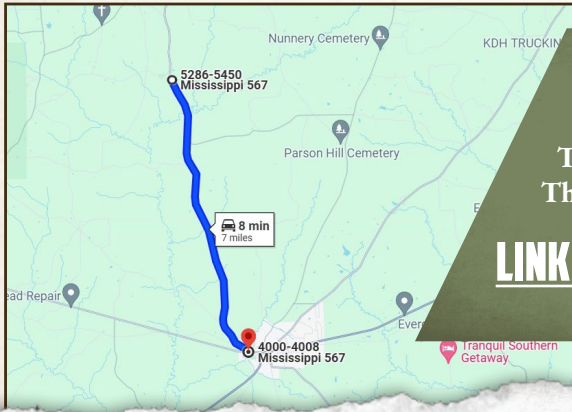
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land id. LINK



Directions from the Intersection of MS-24 and MS-567 in Liberty, MS: Travel north on MS-567 for 7 miles. The property will be on the right.

[LINK TO GOOGLE MAP DIRECTIONS](#)



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