



Glen Stephens
161 Robin Hood Road
Dry Prong, Louisiana 71423
Phone: (318) 448-1594
Cell: (318) 729-7979
E-mail: glen@forestland.com

Land & Timber Specialists
www.forestland.com

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Kevin Daugherty
P. O. Box 382
Urania, Louisiana 71480
Phone: (318) 827-5748
Cell: (318) 312-1240
E-mail: kevin@forestland.com

LAND FOR SALE NEAR UNION HILL IN SOUTHWEST RAPIDES PARISH

+/- 5.93 Acres: Improved Pasture With Potential for Rural Homesite

LOCATION: This property is located about 1/2 mile east of Union Hill on LA Highway 113.

DETAILS: The property has approximately 3.5 acres of improved pasture with the remainder being timbered. It has approximately 705' of frontage on LA Highway 113. Utilities are available.

LEGAL DESCRIPTION: 1.27 Acres being Lot C-1 in the S/2 of SE/4 of Section 1 & Lot C-2 in the NE/4 of Section 12 (Succession of R.B. Johnson), Township 1 South, Range 4 West, Rapides Parish, Louisiana

The acreage shown herein was taken from the Rapides Parish tax assessment. If the buyer wants to have the property surveyed prior to closing, the sale price can be adjusted on a per acre basis to reflect the acreage as determined by a Registered Surveyor.

MINERALS: This property is offered for sale with the sellers reserving all (100%) of the mineral rights (oil, gas and associated hydrocarbons). However, all surface rights will transfer to the buyer.

PRICE: \$47,440.00

FOR MORE INFORMATION CALL KEVIN DAUGHERTY OR GLEN STEPHENS AT THE NUMBERS SHOWN ABOVE.

Also, check out our website, www.forestland.com, for information on other properties we have for sale.



INFORMATION ASSUMED TO BE CORRECT, BUT IS NOT GUARANTEED

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