

28.1± Wooded Acres along the Quiver River in Leflore County, MS



\$115,000

This 28.1± acre wooded tract in Leflore County, MS, offers a great hunting tract opportunity as it is located along the Quiver River, attracting wildlife. The frontage along the Quiver River also serves as an opportunity for fishing from the property. Call Charlie Heinzs or Tracey Bell to schedule your private showing!

[Click for Drone Footage](#)



TRACEY BELL
MANAGING BROKER

O: 662.441.2500 | C: 662.719.4720
Tracey@TomSmithLand.com



CHARLIE HEINZS
REALTOR®

O: 662.441.2500 | C: 662.719.7218
Charlie@TomSmithLand.com

TomSmithLandandHomes.com

Information is believed to be accurate but not guaranteed.





TRACEY BELL
MANAGING BROKER

O: 662.441.2500 | C: 662.719.4720
Tracey@TomSmithLand.com



CHARLIE HEINSZ
REALTOR®

O: 662.441.2500 | C: 662.719.7218
Charlie@TomSmithLand.com

TomSmithLandandHomes.com

Information is believed to be accurate but not guaranteed.





TRACEY BELL
MANAGING BROKER

O: 662.441.2500 | C: 662.719.4720
Tracey@TomSmithLand.com



CHARLIE HEINSZ
REALTOR®

O: 662.441.2500 | C: 662.719.7218
Charlie@TomSmithLand.com

TomSmithLandandHomes.com

Information is believed to be accurate but not guaranteed.





TRACEY BELL
MANAGING BROKER

O: 662.441.2500 | C: 662.719.4720
Tracey@TomSmithLand.com



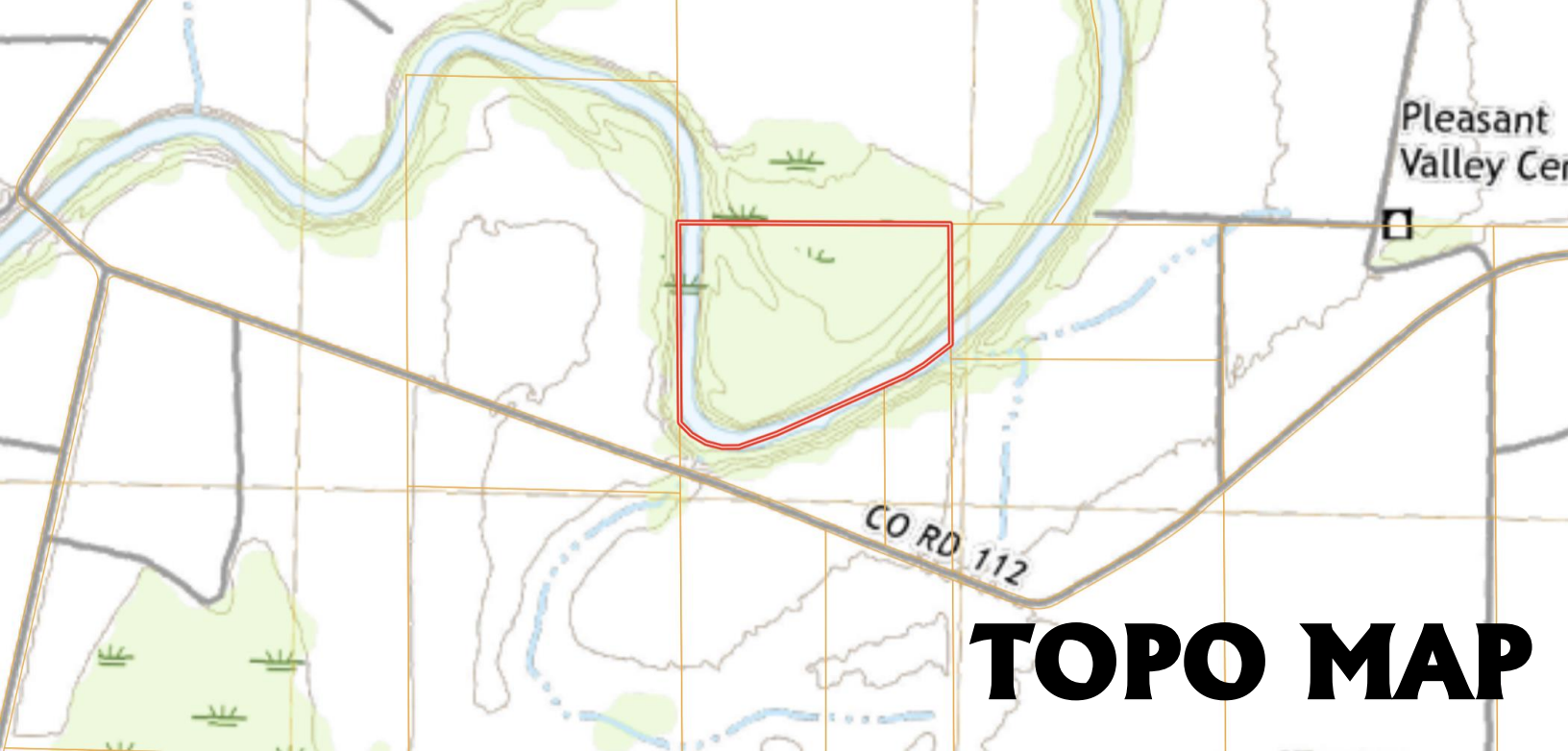
CHARLIE HEINSZ
REALTOR®

O: 662.441.2500 | C: 662.719.7218
Charlie@TomSmithLand.com

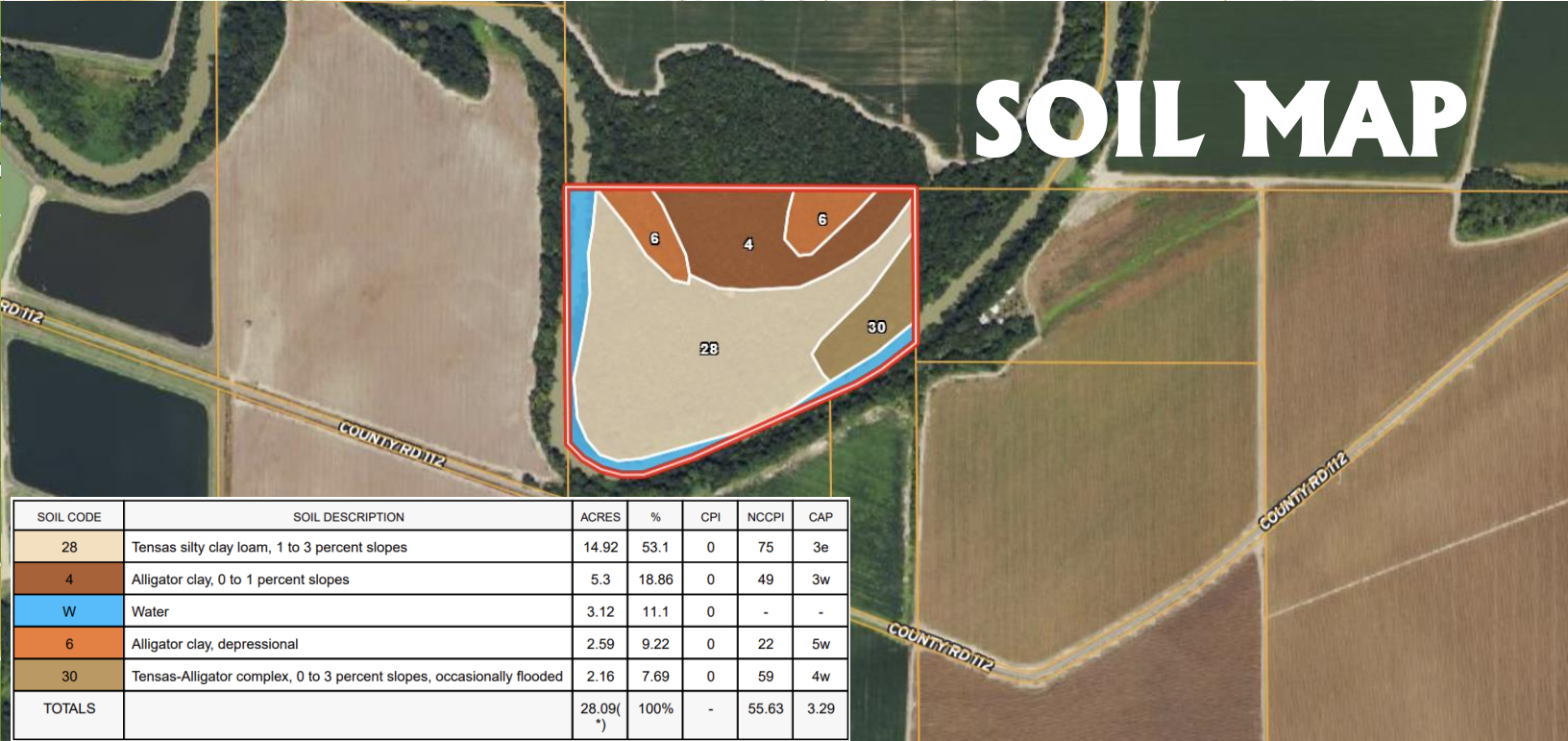
TomSmithLandandHomes.com

Information is believed to be accurate but not guaranteed.





TOPO MAP



SOIL MAP

SOIL CODE	SOIL DESCRIPTION	ACRES	%	CPI	NCCPI	CAP
28	Tensas silty clay loam, 1 to 3 percent slopes	14.92	53.1	0	75	3e
4	Alligator clay, 0 to 1 percent slopes	5.3	18.86	0	49	3w
W	Water	3.12	11.1	0	-	-
6	Alligator clay, depressional	2.59	9.22	0	22	5w
30	Tensas-Alligator complex, 0 to 3 percent slopes, occasionally flooded	2.16	7.69	0	59	4w
TOTALS		28.09(*)	100%	-	55.63	3.29

TRACEY BELL
MANAGING BROKER

O: 662.441.2500 | C: 662.719.4720
Tracey@TomSmithLand.com



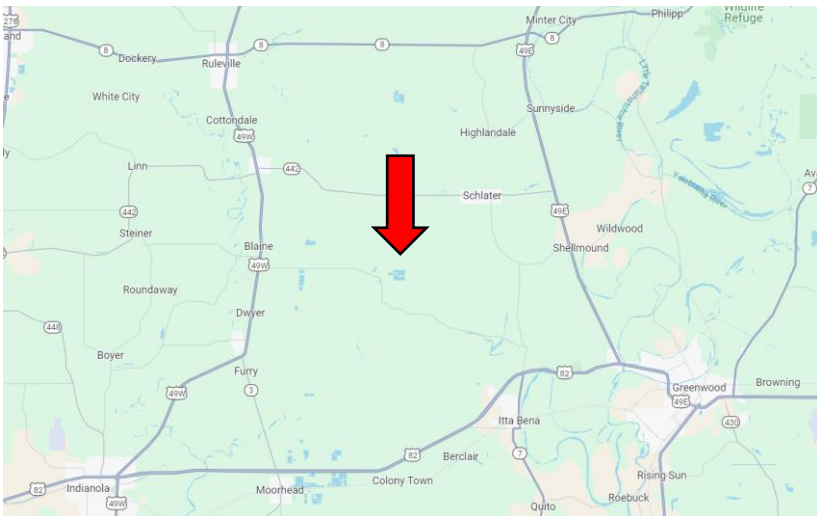
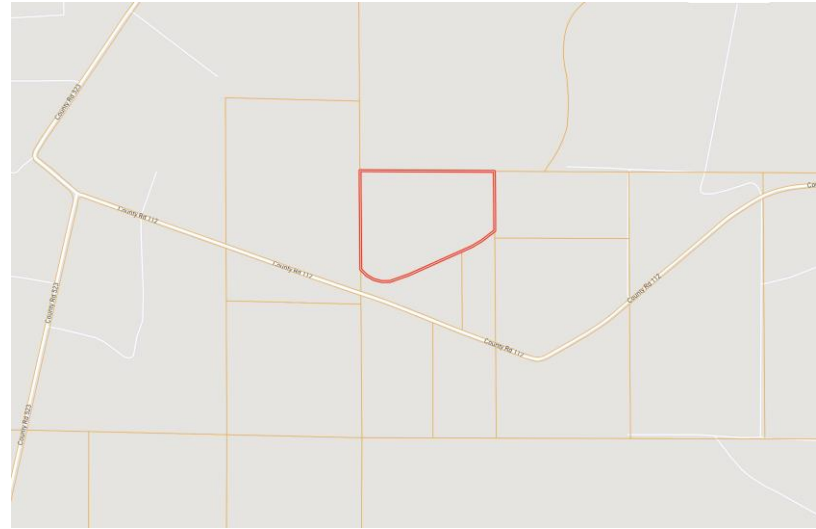
CHARLIE HEINSZ
REALTOR®

O: 662.441.2500 | C: 662.719.7218
Charlie@TomSmithLand.com



MAPS

[Click for Interactive Map](#)



Directions from Hwy 82 & Hwy 49 in Indianola, MS: Travel north on HWY 49 for 12.1 miles. Turn right onto Fisackerly Road and travel 4.5 miles. Turn right onto CR 527 and travel .9 miles. Turn left onto CR 523 and travel 1.8 miles. Turn right onto CR 112. After 0.6 miles, the property will be on the left. [Click for Google Maps.](#)



TRACEY BELL
MANAGING BROKER

O: 662.441.2500 | C: 662.719.4720
Tracey@TomSmithLand.com



CHARLIE HEINSZ
REALTOR®

O: 662.441.2500 | C: 662.719.7218
Charlie@TomSmithLand.com