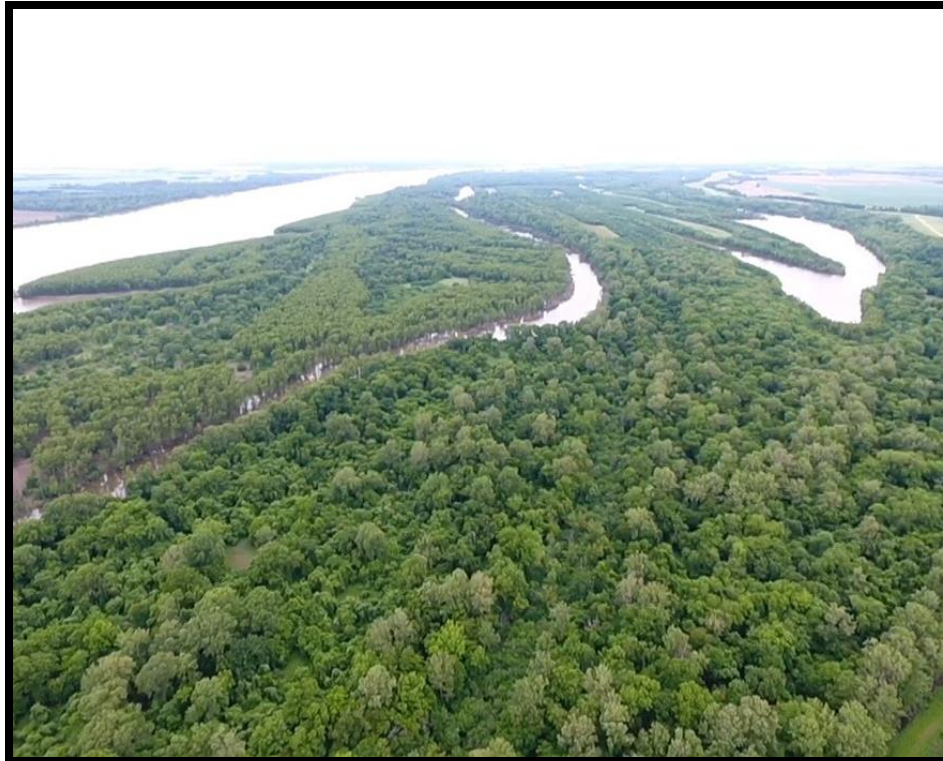


***SNAG LAKE
HUNTING AND RECREATION PRESERVE
COAHOMA COUNTY, MISSISSIPPI***

***738 Acres
Mississippi Delta Hunting Land***



***OFFERED BY
ACRE PRO, LLC
5160 SANDERLIN AVENUE
SUITE ONE
MEMPHIS, TENNESSEE 38117
901-766-9041***

*Acre Pro, LLC is the Exclusive Agent for the property described herein.
This brochure and all information contained herein is believed to be correct; however, we make no guarantee as to its accuracy.
Prospective buyers are urged to inspect the property and perform their own independent due diligence.
Rutledge Investment Company and its agents assume no liability as to errors, omissions or investment results.*

**SNAG LAKE
COAHOMA, MISSISSIPPI**

Description: *Snag Lake is an excellent recreation and hunting tract in Coahoma County on the Mississippi River. The property has a history of harvesting large deer, turkeys, fish, and ducks when the Mississippi River is right. There are 738 total acres behind the Mississippi River levee as well as a lease from the levee board of approximately 220 acres. An old river chute splits the property and provides for fishing and duck hunting habitat as does Snag Lake. This property would be excellent for a family or small hunting club.*

Location: *The property is located in western Coahoma County near the community of Lula. Snag lake is approximately two miles south of the U.S. Highway 49 and Mississippi River Bridge at Helena and provides great access from Arkansas or Mississippi. The property is approximately 15 minutes from Tunica, Helena, and Clarksdale and only about 1 hour south of Memphis. The property is accessed by easement across the Mississippi River Levee. Less than a mile from Snag Lake is Moon Lake which provides additional water sports and fishing close by.*

Sales Price: \$2,000,000

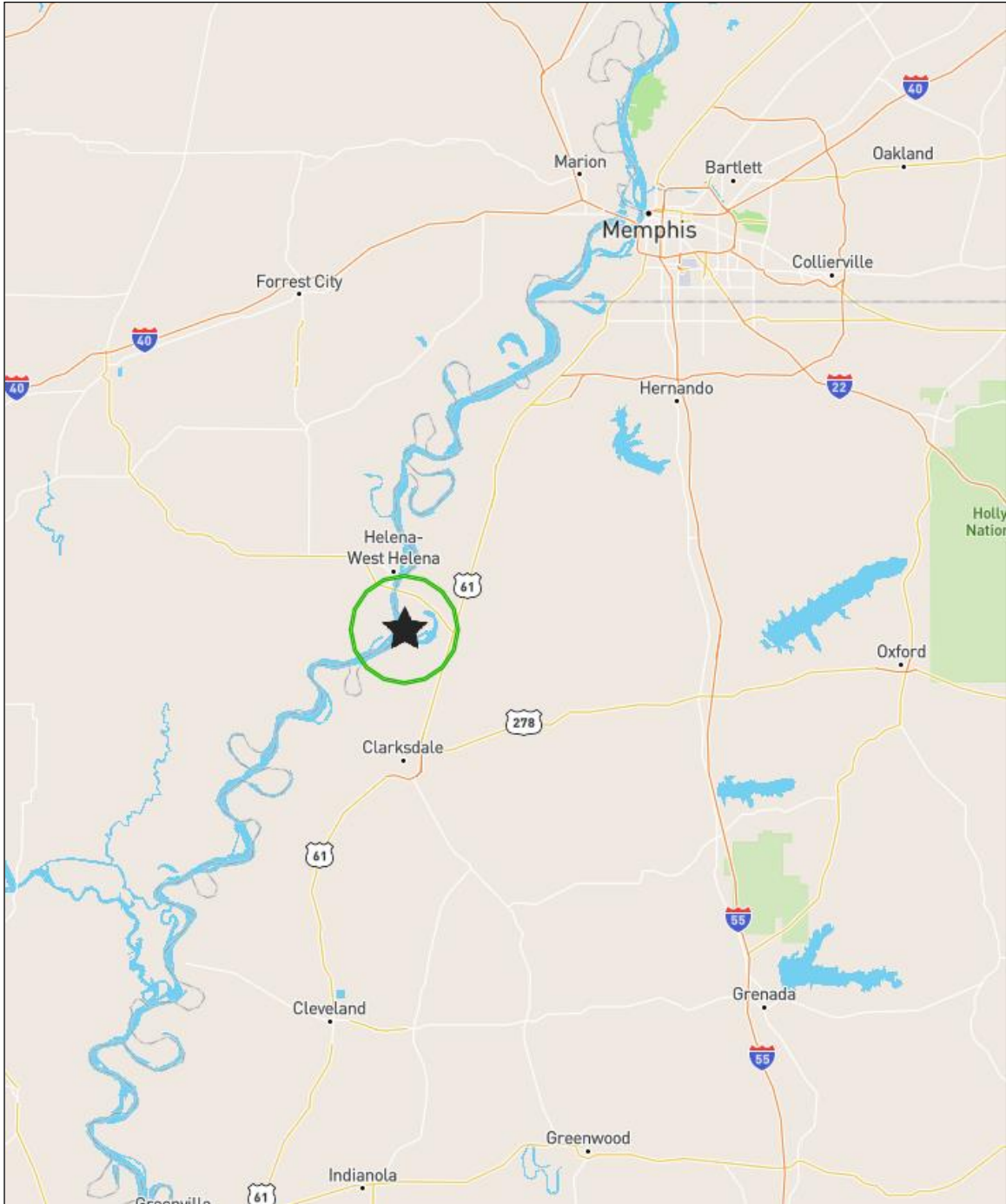
Minerals: *All minerals owned will be transferred.*

Possession: *At closing.*

Showing: *By appointment only. For appointment please contact.*

*Gwin Smith or Shelby Smith
Rainer Realty Company and
Rutledge Investment Company
5160 Sanderlin Avenue
Suite One
Memphis, Tennessee 38117
901-766-9041*

Location Map



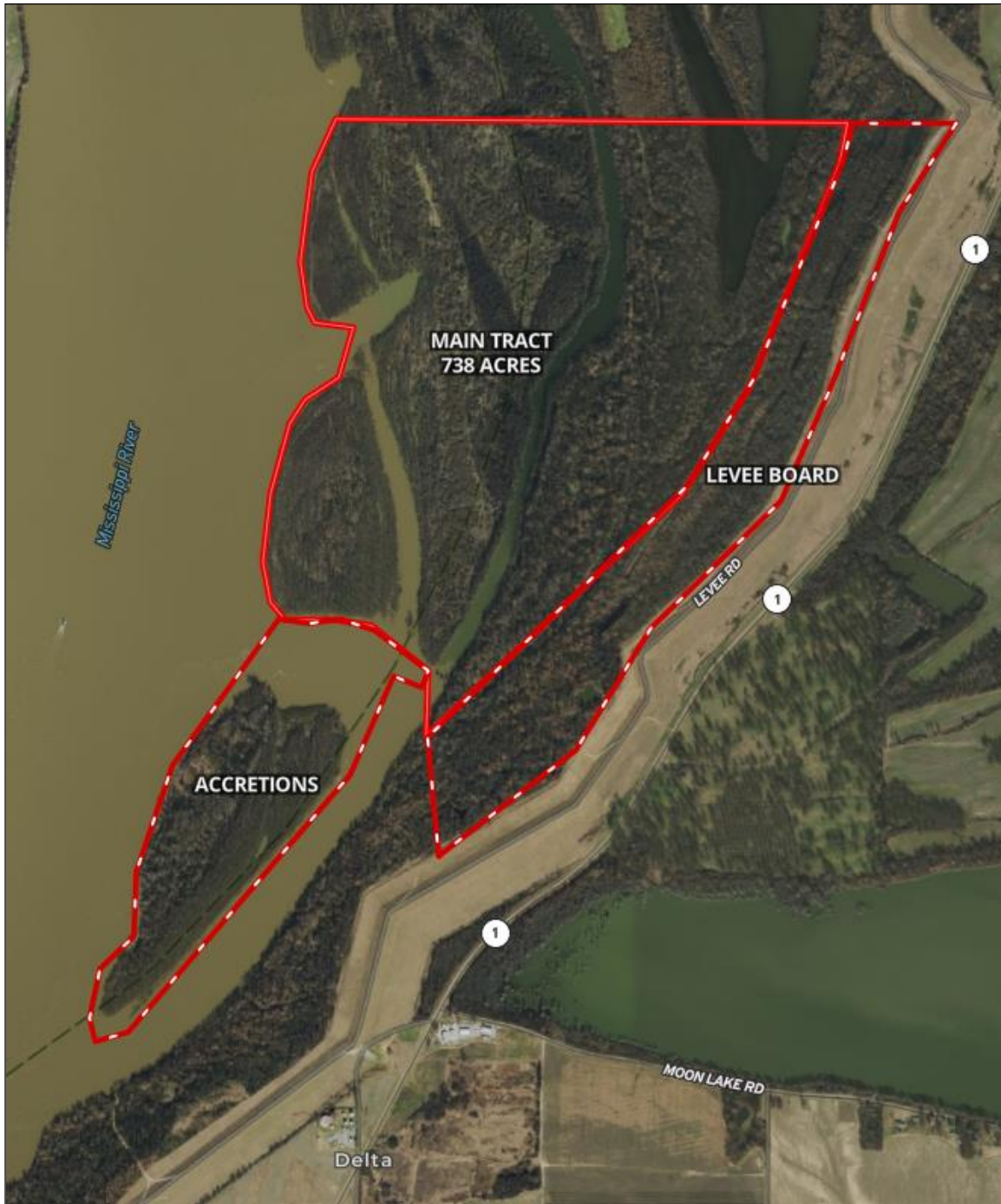
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Aerial Map



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