



# MISSOURI Land & Farm

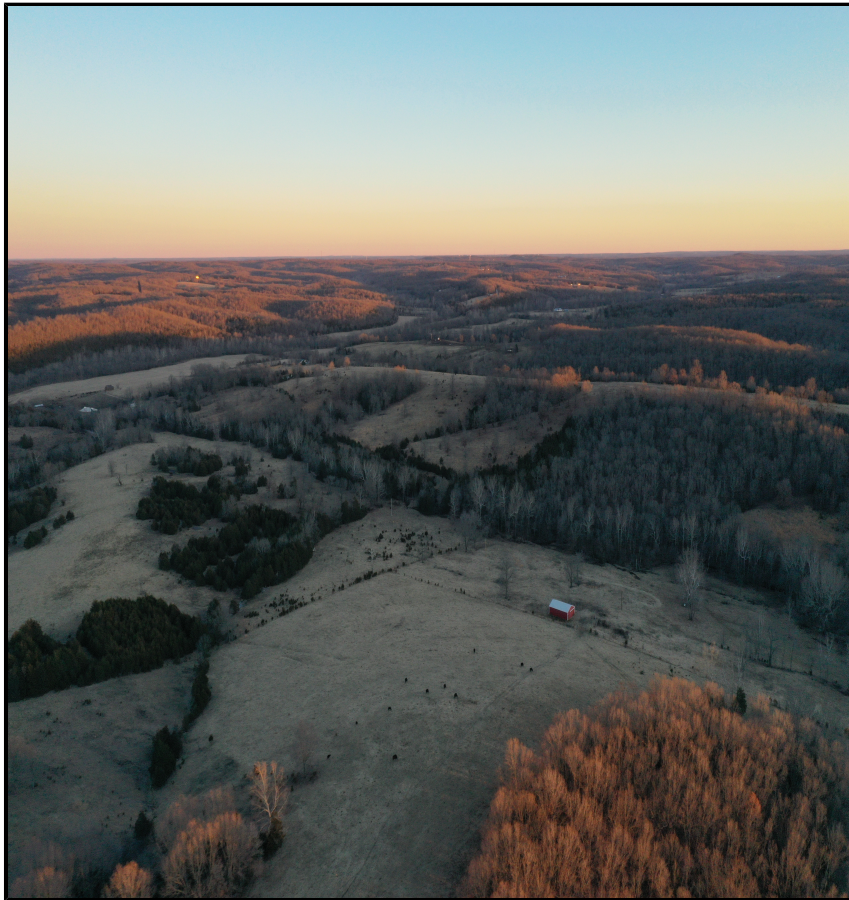
www.missourilandandfarm.com • Office: 660-258-3185 • Fax: 660-258-2082

**323.3 Acres, Pasture, Timber, & Hunting!!!**

**Hwy KK, Crocker, MO 65452**

**Puliski County**

**\$1,150,000**



**CONTACT:**



**JEFFREY QUINN**

Broker

660-734-3925

[jquinn@missourilandandfarm.com](mailto:jquinn@missourilandandfarm.com)



Farms like this 323.3 acres located in northern Pulaski County aren't the least bit ordinary. They're not a farm you can drive by and experience. It's not a small tract you can see from the road, or understand by looking at the map. Farms like this you've got to see to understand, and walk on to appreciate. This farm started out as 824 acres but has been sold down to 323.3 acres remaining.

This expansive reach of show-me state soils stretches over 2 miles from North to South, and brings about every vision of Southern Missouri rolling hill real estate one could have.

- Fertile pastures
- Cattle Production & Cattle Pens
- Vast timbered ridges & Clear water creeks,
- Prime deer and turkey hunting opportunity.
- Close Proximity to Lake of the Ozarks
- Close Proximity to (AIZ) Lee C. Fine Airport (6497' Runway)

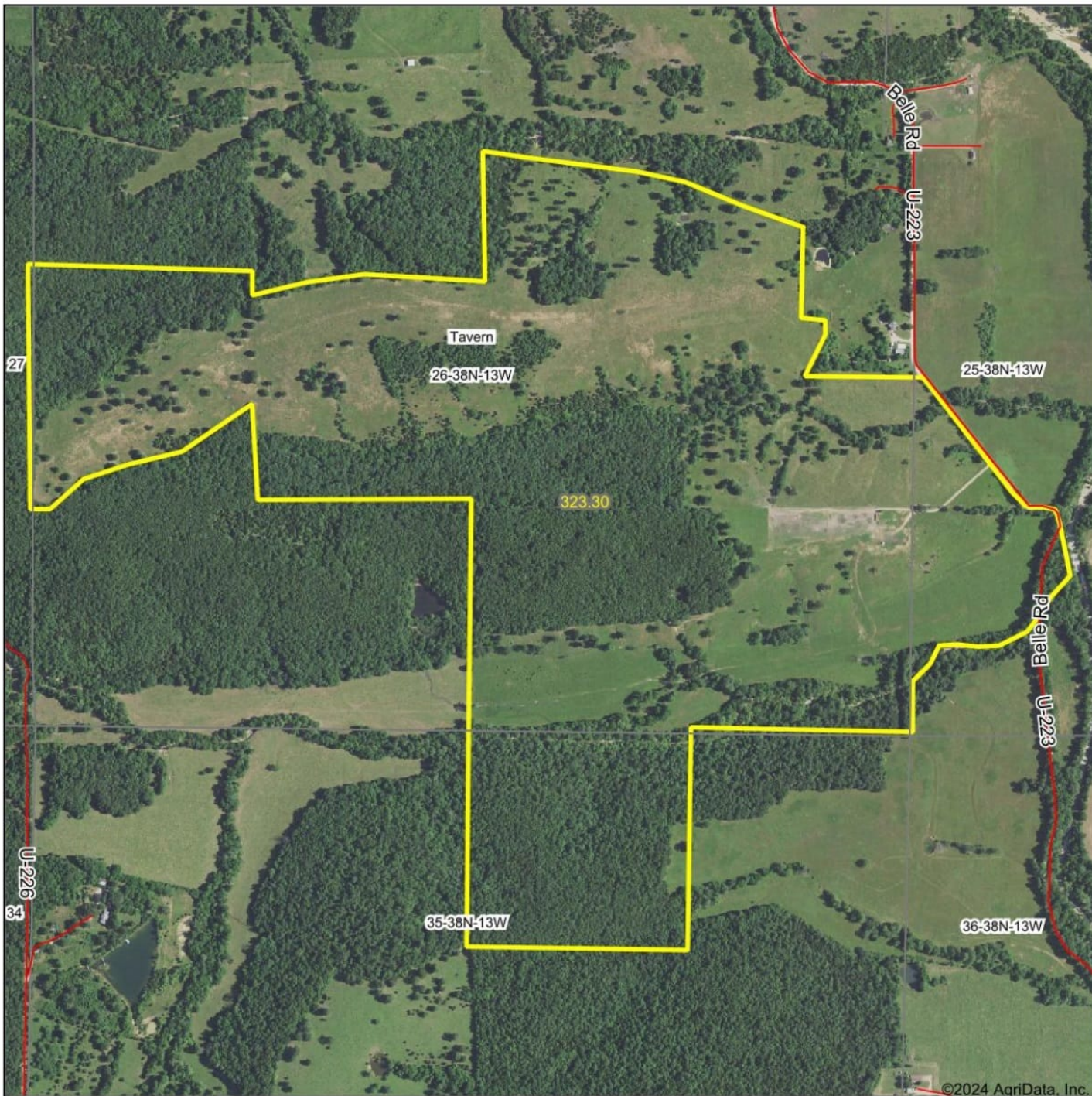
This farm is unique, versatile, and teeming with opportunities.

Good perimeter and cross fences plus working facilities, storage buildings, and great road frontage make it a great turn-key candidate to continue livestock pursuits.

From a purely recreational viewpoint, this farm is about as desirable as you might be able to imagine a farm in this region being. Multiple blocks of mature hardwoods along the bottoms of Gunlock Creek, countless fingers, corners, and oak groves make up about as picturesque turkey hunting property you'll find. Home to an already incredible deer population...the addition of food plots, timber stand improvement, and warm season grasses will unlock the full whitetail potential of this property. A few tower blinds, and a great place to build a cabin. This place could truly be transformed into that special place you've always dreamed about.

If you're interested in more information on this gorgeous piece of Missouri Real Estate, contact Jeff Quinn for more information at 660-734-3925.

# Aerial Map



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Map Center: 37° 59' 35.42, -92° 19' 20.91



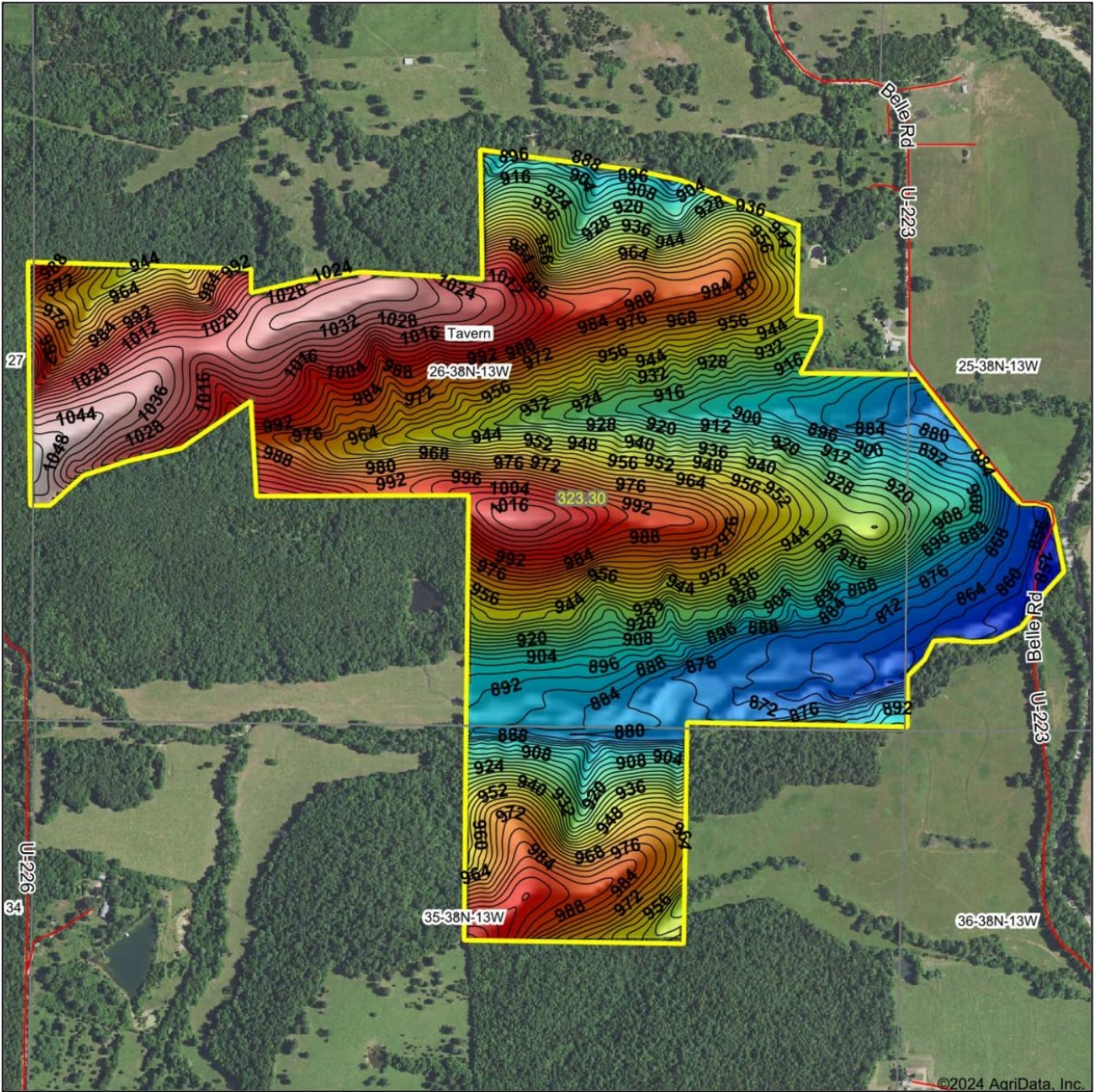
**26-38N-13W**  
**Pulaski County**  
**Missouri**



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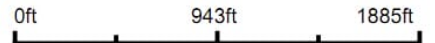
# Topography Hillshade



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Source: USGS 10 meter dem  
 Interval(ft): 4  
 Min: 844.2  
 Max: 1,058.3  
 Range: 214.1  
 Average: 949.6  
 Standard Deviation: 49.93 ft



**26-38N-13W**  
**Pulaski County**  
**Missouri**

Boundary Center: 37° 59' 35.42, -92° 19' 20.91

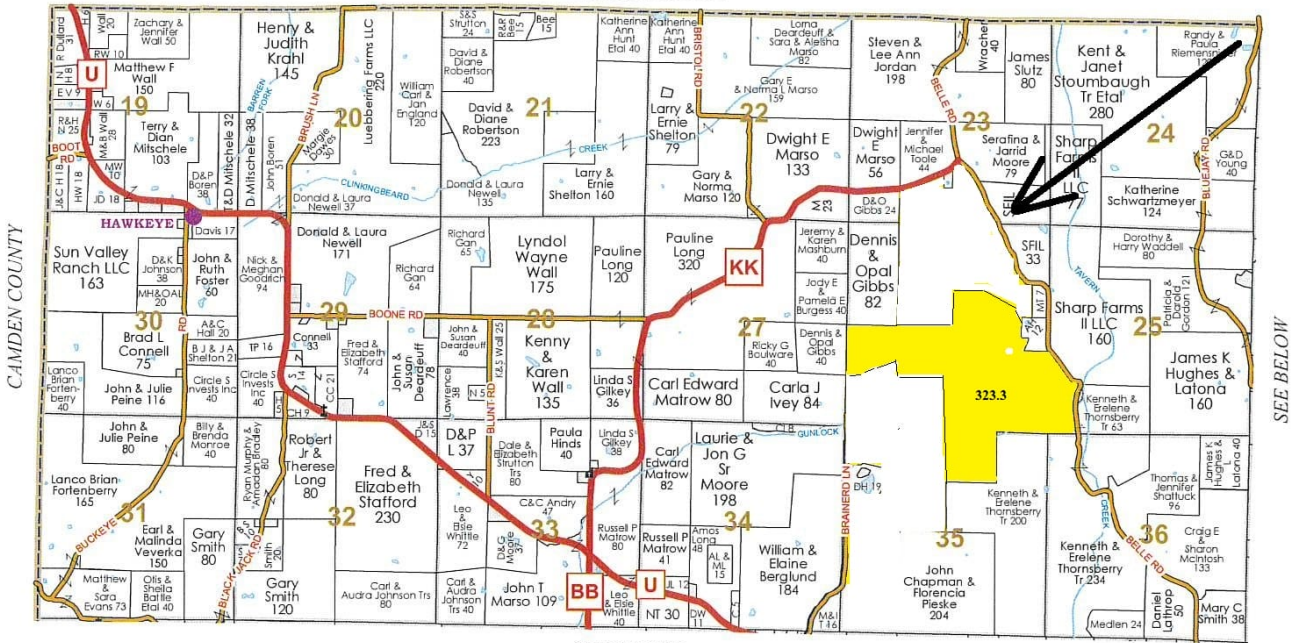
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# Township 38N - Range 13W

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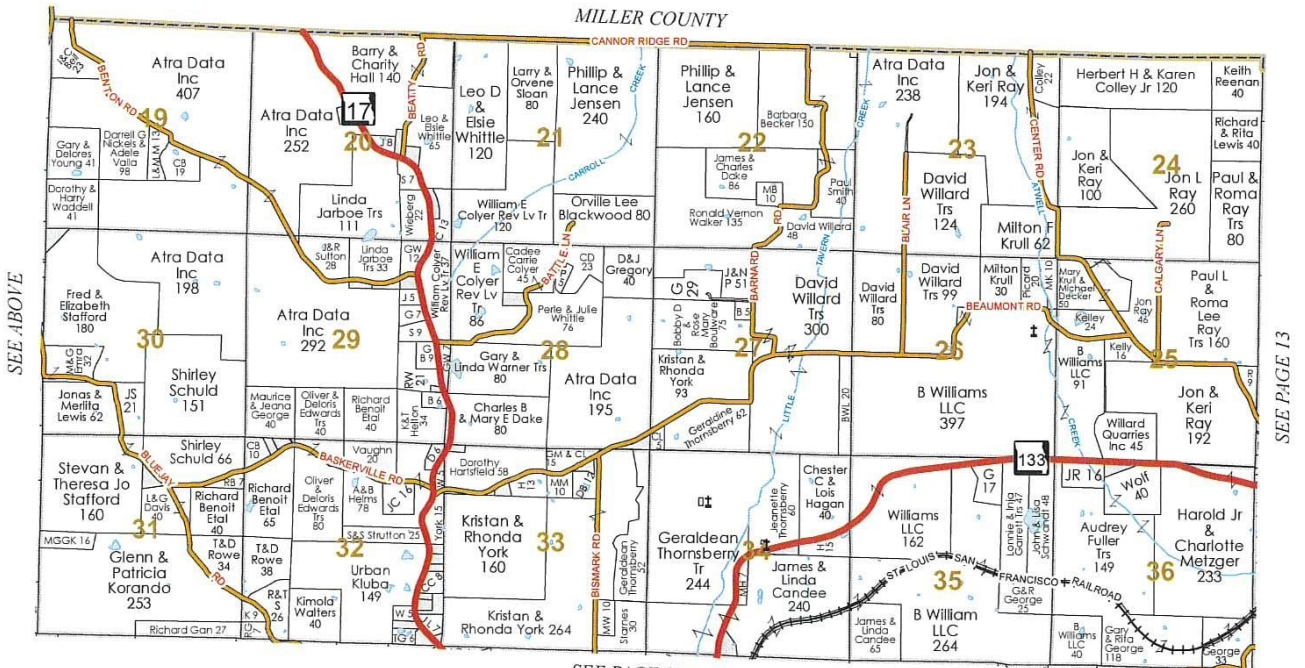
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# Township 38N - Range 12W

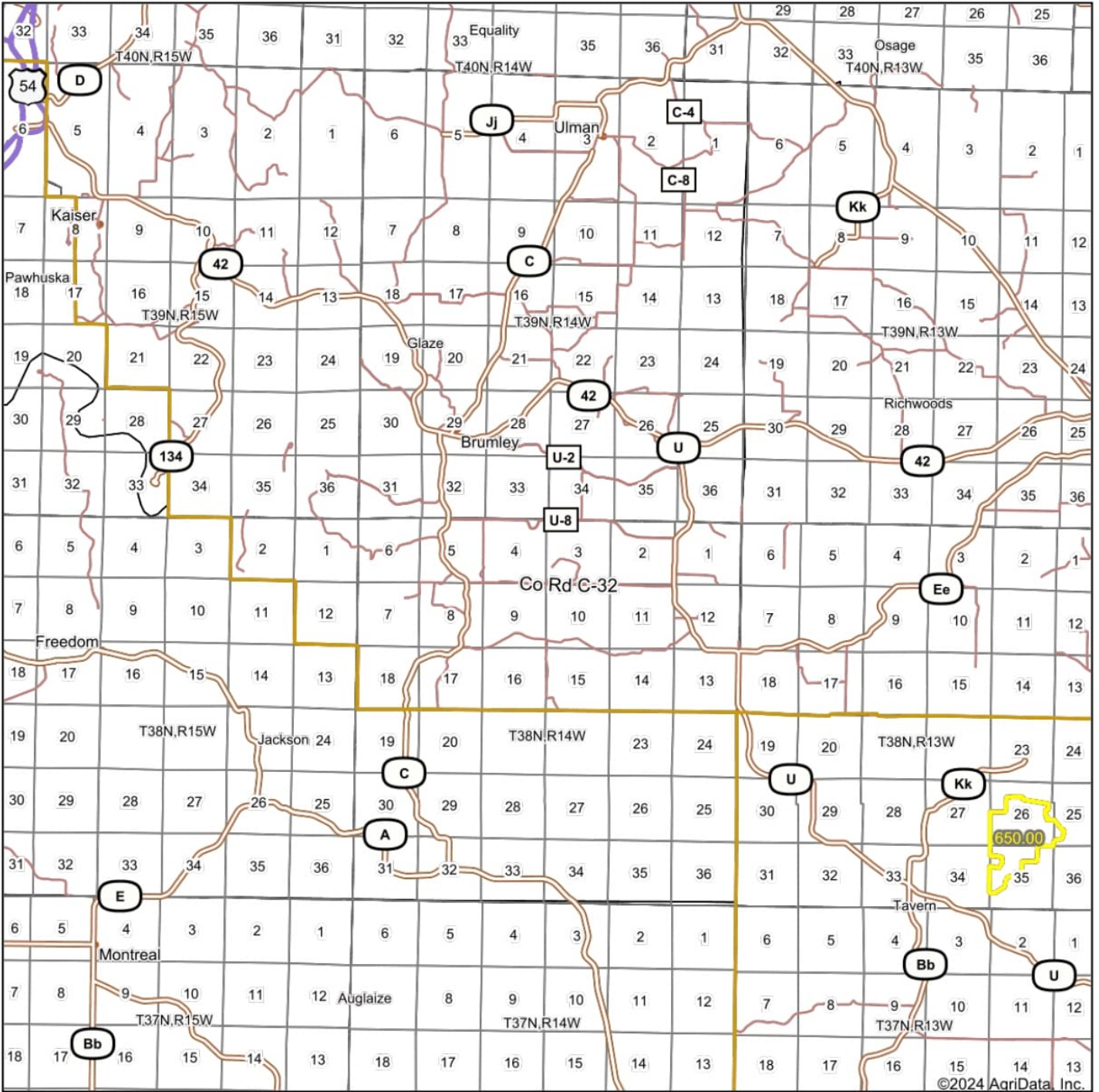
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MILLER COUNTY



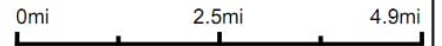
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# Overview Map



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Map Center: 38° 3' 32.9, -92° 27' 38.06



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1/26/2024