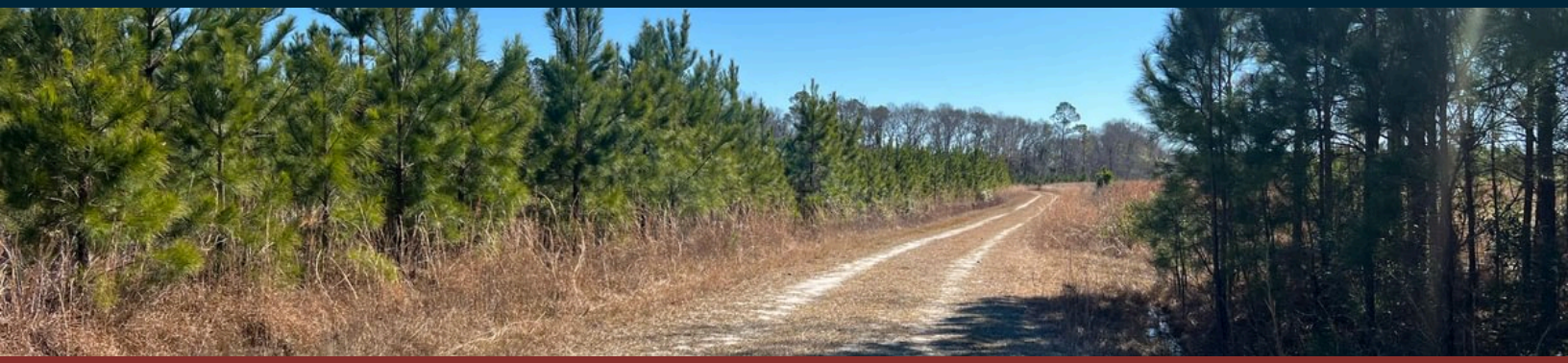


ACTIVE · SET PRICE

Horse Creek Timberlands

± 779 Acres | Telfair County | Georgia | Near McRae

Timberland and Recreation on Horse Creek

PRICE	PRICE / ACRE	ACREAGE
$2,975,850	$3,821	± 779

PROPERTY OVERVIEW

The Offering: AFM Real Estate is pleased to announce the exclusive offering of Horse Creek Timberlands located along highway 149 south of McRae, Georgia. The property consists of ±778 contiguous acres of fertile soils with various age pine plantations and mature hardwoods. Horse Creek is located in a unique, highly desirable area of southeast Georgia known for its recreational appeal and timber production. The property is private and secluded and surrounded by farms, timberland, and recreation properties. Farm, Timber, Recreation and Wildlife: Horse Creek is located in a highly desirable recreational area of southeast Georgia. The area is known for trophy deer, upland game birds, and duck habitat. The property has ideal bedding habitat areas and forage for all types of wild game. Over 4000...

LOCATION



Telfair County, Georgia

PROPERTY DETAILS

ACCESS
Paved Road · Fee Simple

UTILITIES
Electric · Telephone

WATER FEATURES
Creeks / Streams

VIEWS
Timber

IMPROVEMENTS
Food Plots · Roads · Gate

COUNTY TAX PARCEL IDS
064 00 035 064 00 035A 064 00 036 064 00 030

DOCUMENTS INCLUDED
Map Package



Nathan Greer
Real Estate Broker, GA, AL, SC, AR
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nathan.greer@afmforest.com

SCAN TO VIEW

Information contained herein was obtained from sources deemed reliable, but American Forest Management, Inc. makes no warranty or guarantee as to its accuracy. Acreage is approximate and based on available records; prospective purchasers are urged to independently verify all information. Property is subject to prior sale, price change, or withdrawal without notice. Generated September 28, 2026 · https://www.afmrealestate.com/properties/778.9-acres-land-for-sale-in-telfair-county-georgia/horse-creek-timberlands-2

Property Photos

Horse Creek Timberlands · Telfair County · Georgia · Near McRae







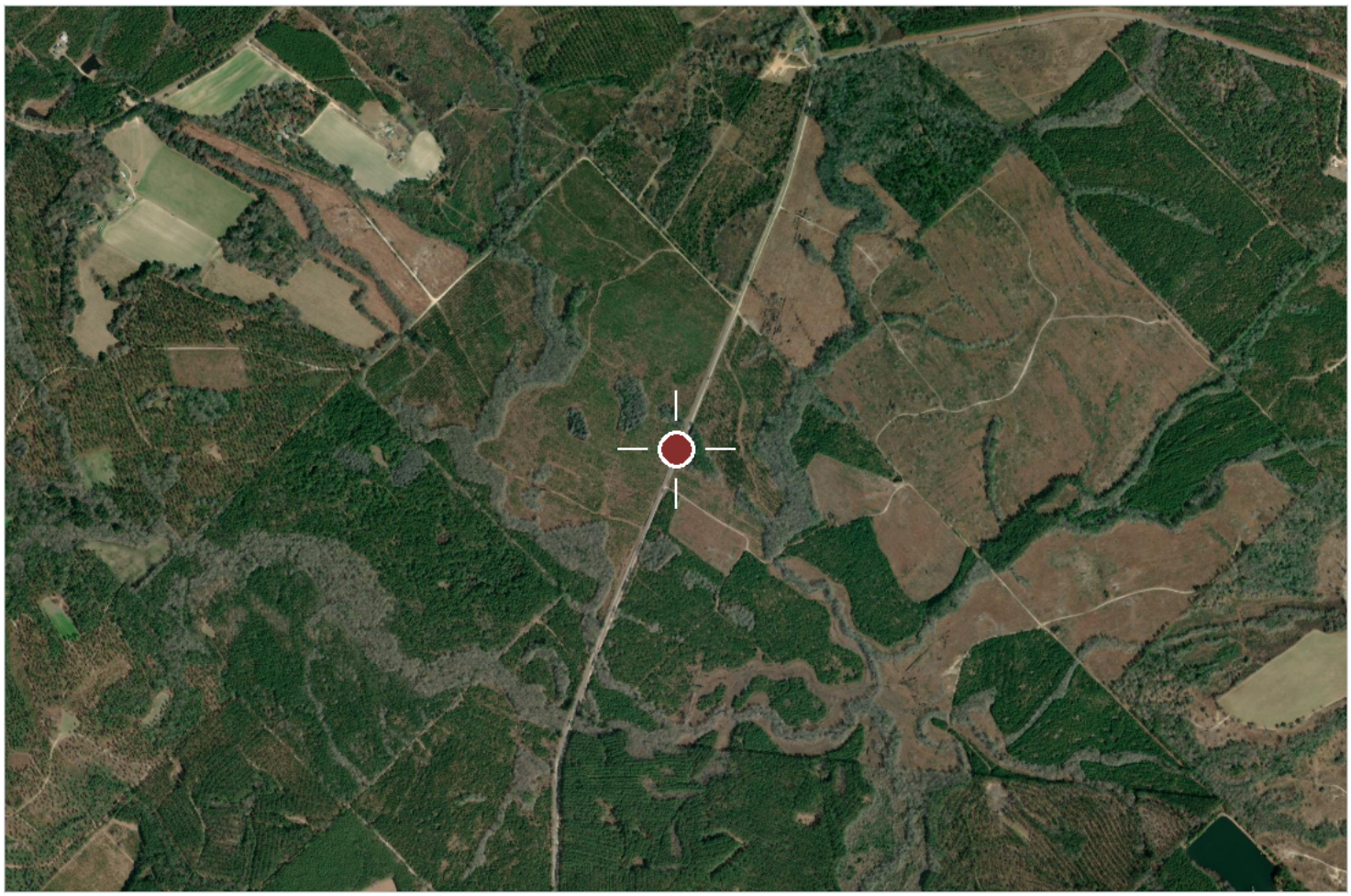




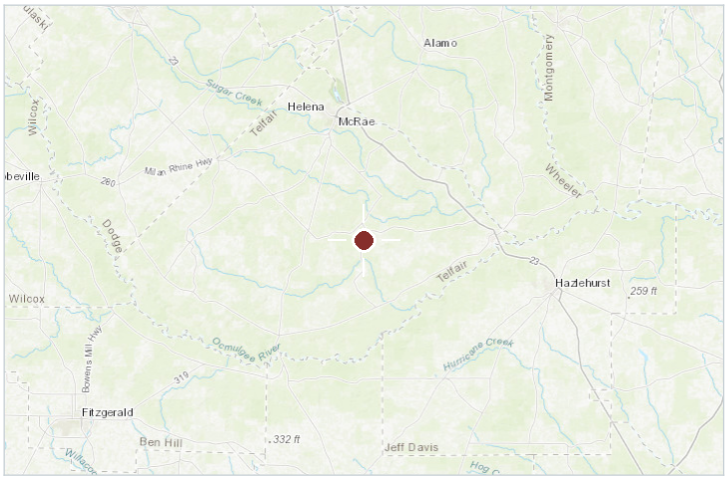


Location & Access

Horse Creek Timberlands · Telfair County · Georgia · Near McRae



Aerial imagery centred on the tract. Boundaries shown elsewhere in this package are approximate and for illustration only.



Regional locator

COUNTY & STATE

Telfair County, Georgia

NEAREST CITY

McRae

APPROXIMATE CENTRE

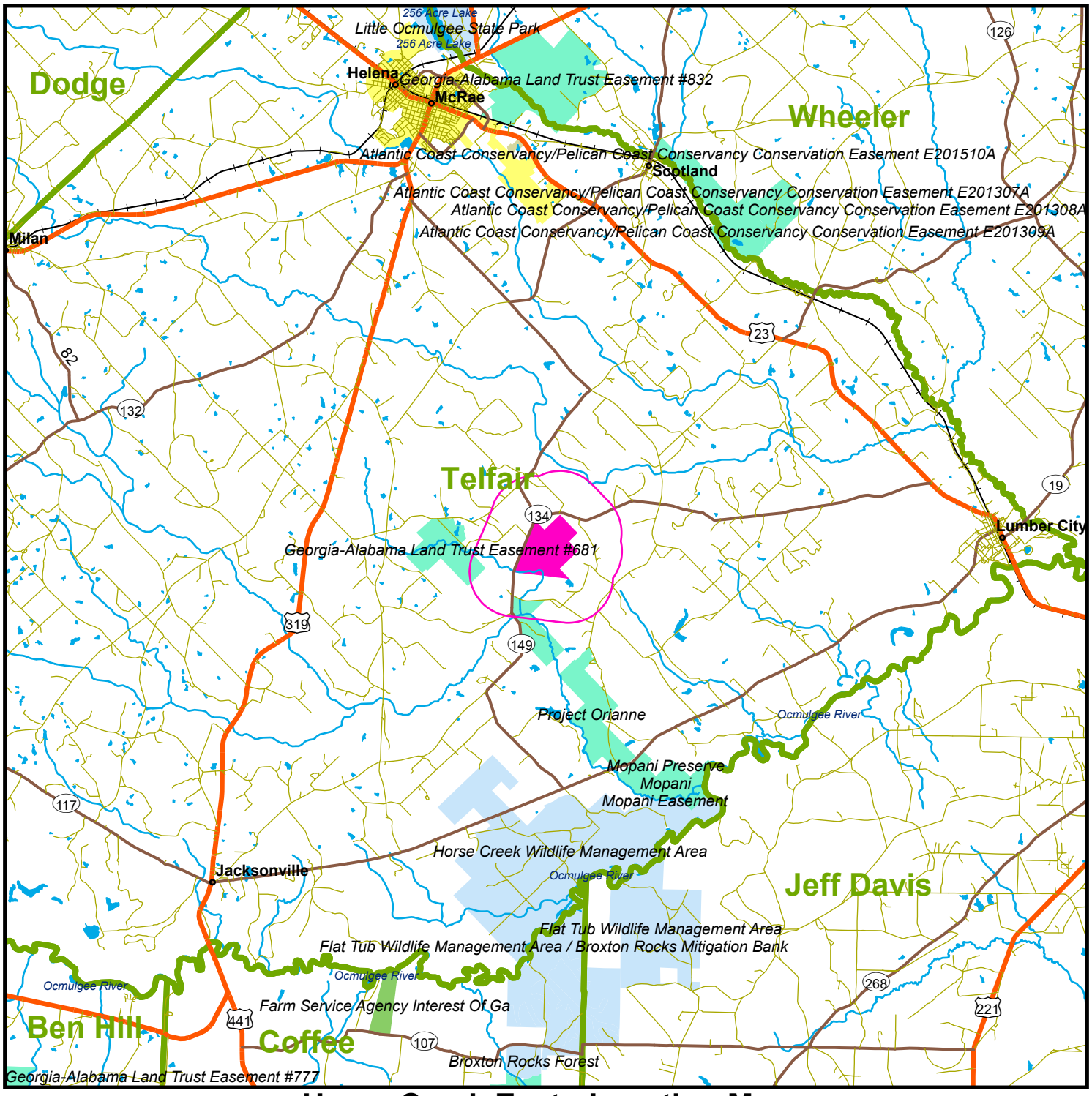
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COUNTY TAX PARCEL IDS

064 00 035 064 00 035A 064 00 036 064 00 030

INTERACTIVE MAP

https://id.land/ranching/maps/73ee5bb04d578f7c54335c48d102d8d3/share



Horse Creek East - Location Map
Parcel # 13271Hb0002
Telfair County, GA - approx. 778.9 acres +/-

Property Listing	Interstate	USFS	Other Federal
County	Primary Highway	NPS	County/Local
Urban Area	Secondary Highway	FWS	NGO/Private
Lake/Reservoir	Other Road	BLM	State
Perennial River/Stream	Railroad	Tribal	Unknown

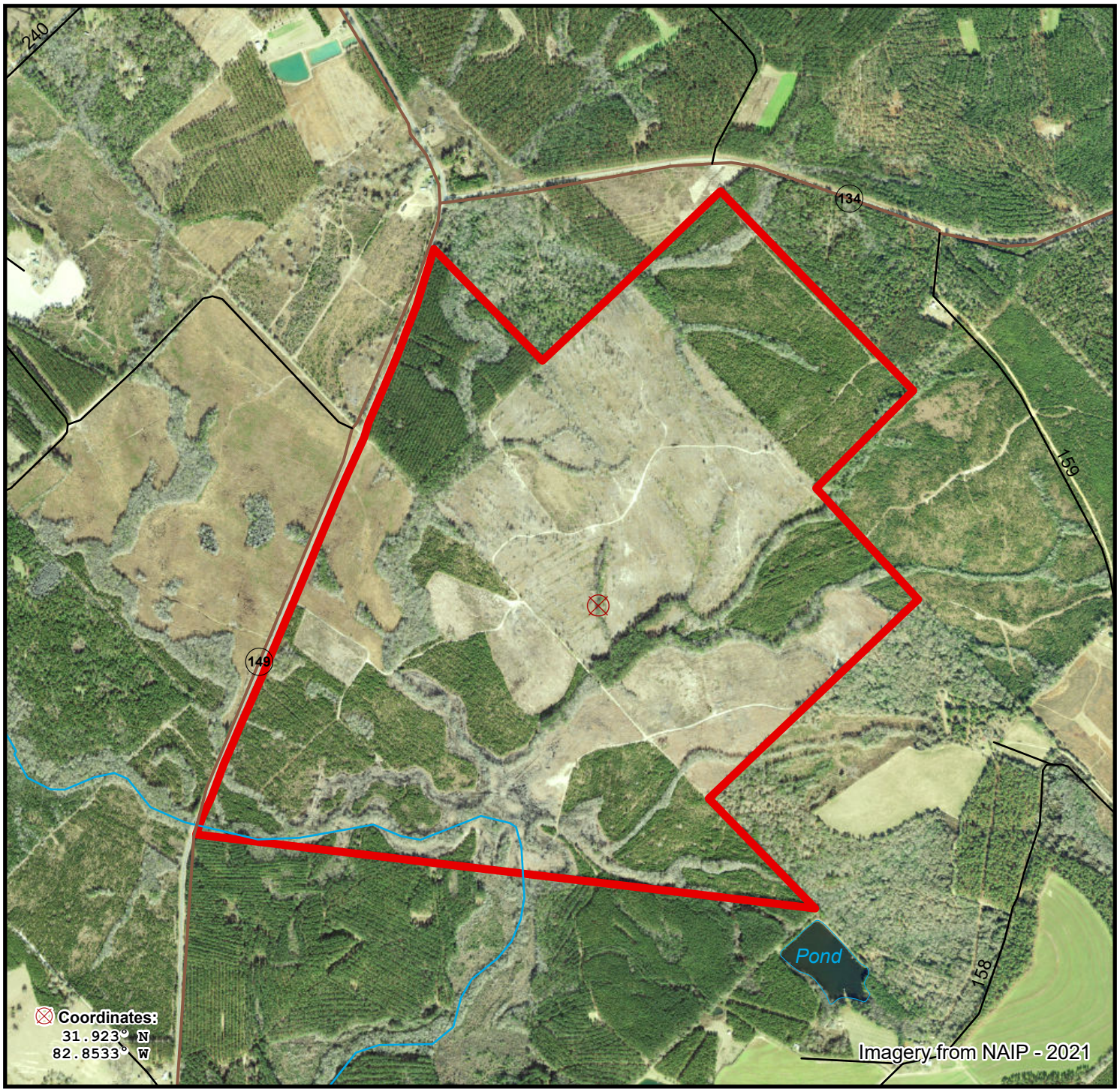
N

SCALE: 1:200,000

0 1 2 3 4 Miles

The property depicted on this map has not been surveyed. The acreage is an estimate based upon GIS data. The volume information in this report is based on current information in the seller's inventory system. The information is subject to change due to harvest activities and/or updates resulting from routine maintenance of the inventory system. Neither the owner nor its officers, directors, employees or agents represent or warrant the accuracy or completeness of the ownership acreage, the cover type acreage, timber inventory species, grade or volumes, legal or practical access to the property, or operability.

3/20/2024



Horse Creek East - Photo Map
Parcel #13271Hb0002
Telfair County, GA - approx. 778.9 acres +/-

- Property Listing
- County
- Lake/Reservoir
- Perennial River/Stream
- Intermittent Stream
- Interstate
- US Highway
- State Highway
- Other Road
- Railroad
- USFS
- NPS
- FWS
- BLM
- Tribal
- Other Federal
- County/Local
- NGO/Private
- State
- Unknown

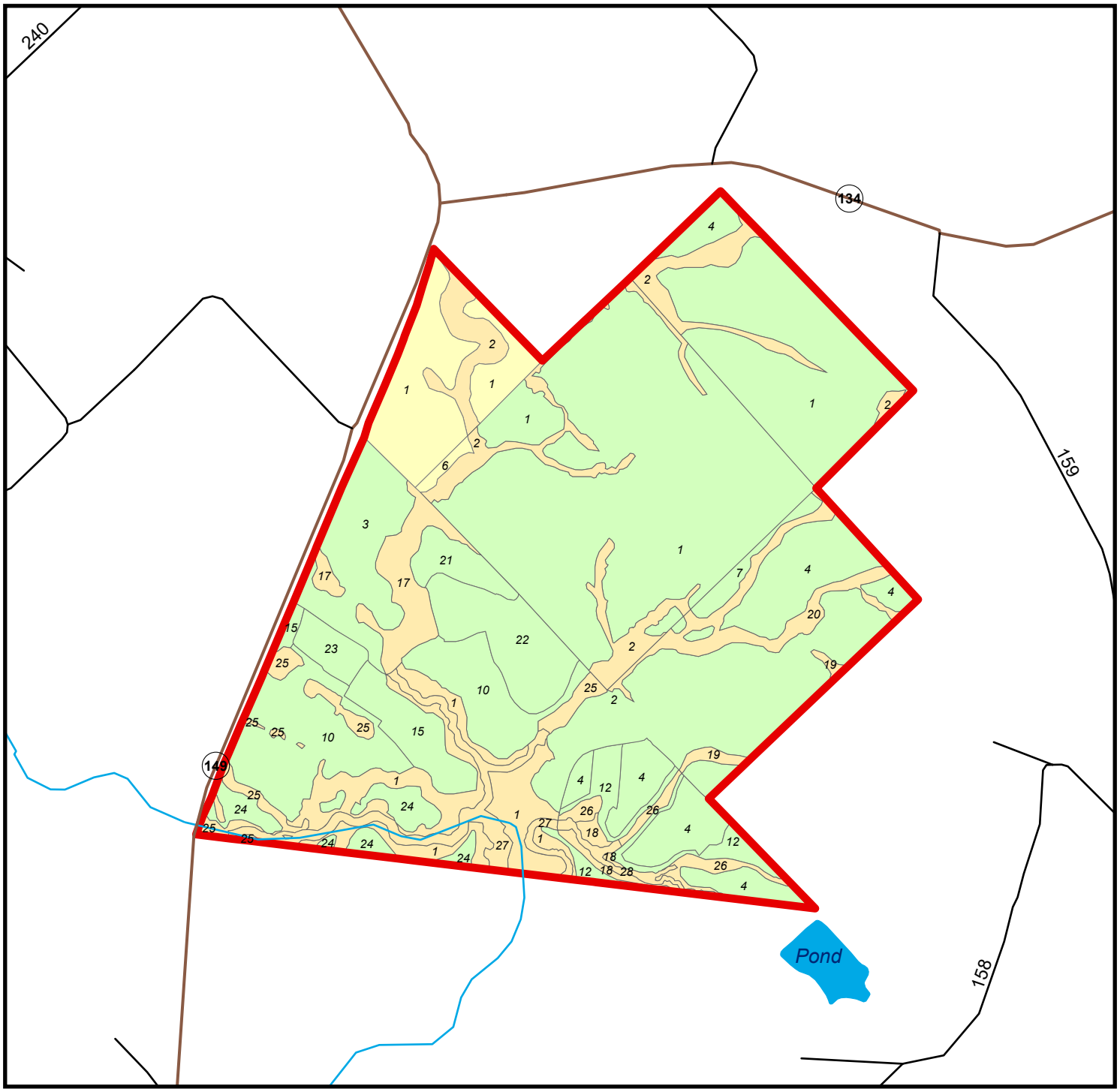
N

SCALE: 1:18,000

0 590 1,180 1,770 Feet

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3/20/2024



Horse Creek East - Stand Map
Horse Creek East
Parcel # 13271Hb0002
Telfair County, GA - approx. 778.9 acres +/-

Stand #	Cover Type	Age	Acres
1	Pine Plantation < 12 yr	3	182.7
1	Pine Plantation < 12 yr	9	72.5
1	Hardwood	2	40.4
1	Open		39.3
2	Pine Plantation < 12 yr	2	70.6
2	Hardwood	74	20.9
3	Pine Plantation < 12 yr	4	31.4
4	Pine Plantation < 12 yr	10	56.2
10	Pine Plantation < 12 yr	9	57.9
12	Pine Plantation < 12 yr	10	15.0
15	Pine Plantation < 12 yr	9	17.3
17	Hardwood	74	18.0
20	Hardwood	74	16.4
22	Pine Plantation < 12 yr	2	25.1
27	Hardwood	74	16.9

Smaller stands have been excluded to fit in the allowable space

Property Listing
County
Interstate
US Highway
State Highway
Other Road
Railroad
Lake/Reservoir
Perennial River/Stream

N

SCALE: 1:18,000

0 690 1,380 2,070 Feet

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3/20/2024