



SOLD · SET PRICE

Kingstree North 1

± 93 Acres | Williamsburg County | South Carolina | Near Kingstree

Great Timber & Farmland Tract

PRICE	PRICE / ACRE	ACREAGE
\$448,000	—	± 93

PROPERTY OVERVIEW

Two super tracts just minutes outside of the lovely town of Kingstree. This 285.81 surveyed acres is being offered in two parcels: Kingstree 1 North (93.29 acres) and Kingstree 2 South (192.52 acres). If you want both, let's move forward soon. Both tracts have great access and road frontage on US Hwy. 52 and are only minutes from the town center. The Kingstree 1 North Tract has some merchantable timber, and the Kingstree 2 South Tract is loaded with planted Loblolly pine ready to thin. Mixed pine-hardwoods and agriculture row-crop tilled fields provide premium wildlife habitat. These two properties are stacked with turkey and deer. Dove fields are already established and very productive, ready for you and your friends to hunt in 2026. The sunflower fields were gorgeous back in early fall 2025. Most of the property is uplands timberland and farmland, with two stands of natural pine-hardwoods, providing excellent nourishment and habitat f...

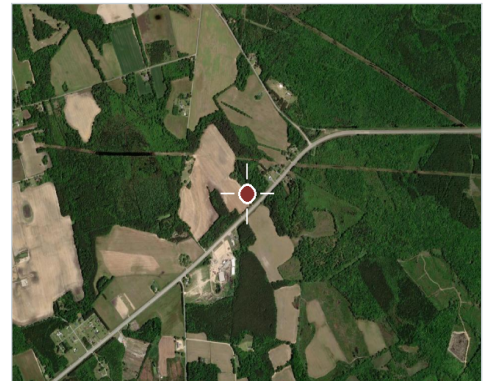
PROPERTY DETAILS

TYPE	ACCESS
Agriculture / Farmland (Row Crop)	Paved Road
VIEWS	COUNTY TAX PARCEL IDS
Timber	45-106-081

DOCUMENTS INCLUDED

Plat · Aerial Map · Aerial Map · Aerial Map · Location Map · Timber Map · Topo Map · Soil Map · Wetlands Map

LOCATION



Williamsburg County, South Carolina



Curtis Spencer

Real Estate Salesperson, SC, NC, GA
O: 803.773.5461 C: 803.491.4832
curtis.spencer@afmforest.com
Principal Broker: Bobby Sarvis (South Carolina)

SCAN TO VIEW



Property Photos

Kingstree North 1 · Williamsburg County · South Carolina · Near Kingstree

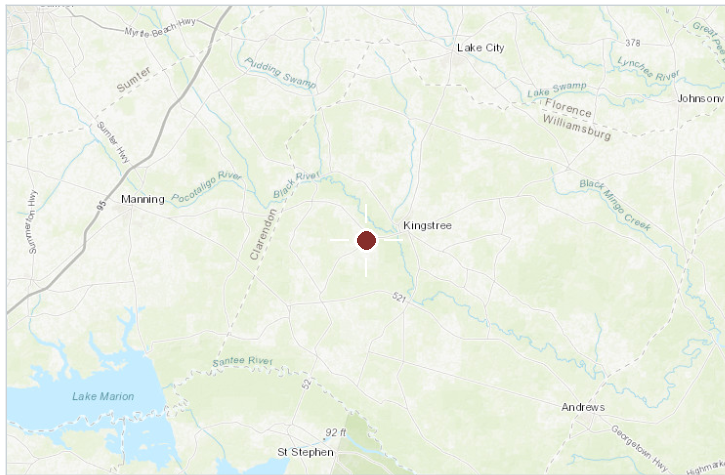


Location & Access

Kingstree North 1 · Williamsburg County · South Carolina · Near Kingstree



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



Regional locator

COUNTY & STATE
Williamsburg County, South Carolina

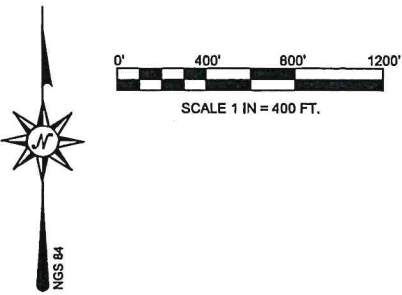
NEAREST CITY
Kingstree

APPROXIMATE CENTRE
33.6538, -79.88185

COUNTY TAX PARCEL IDS
45-106-081

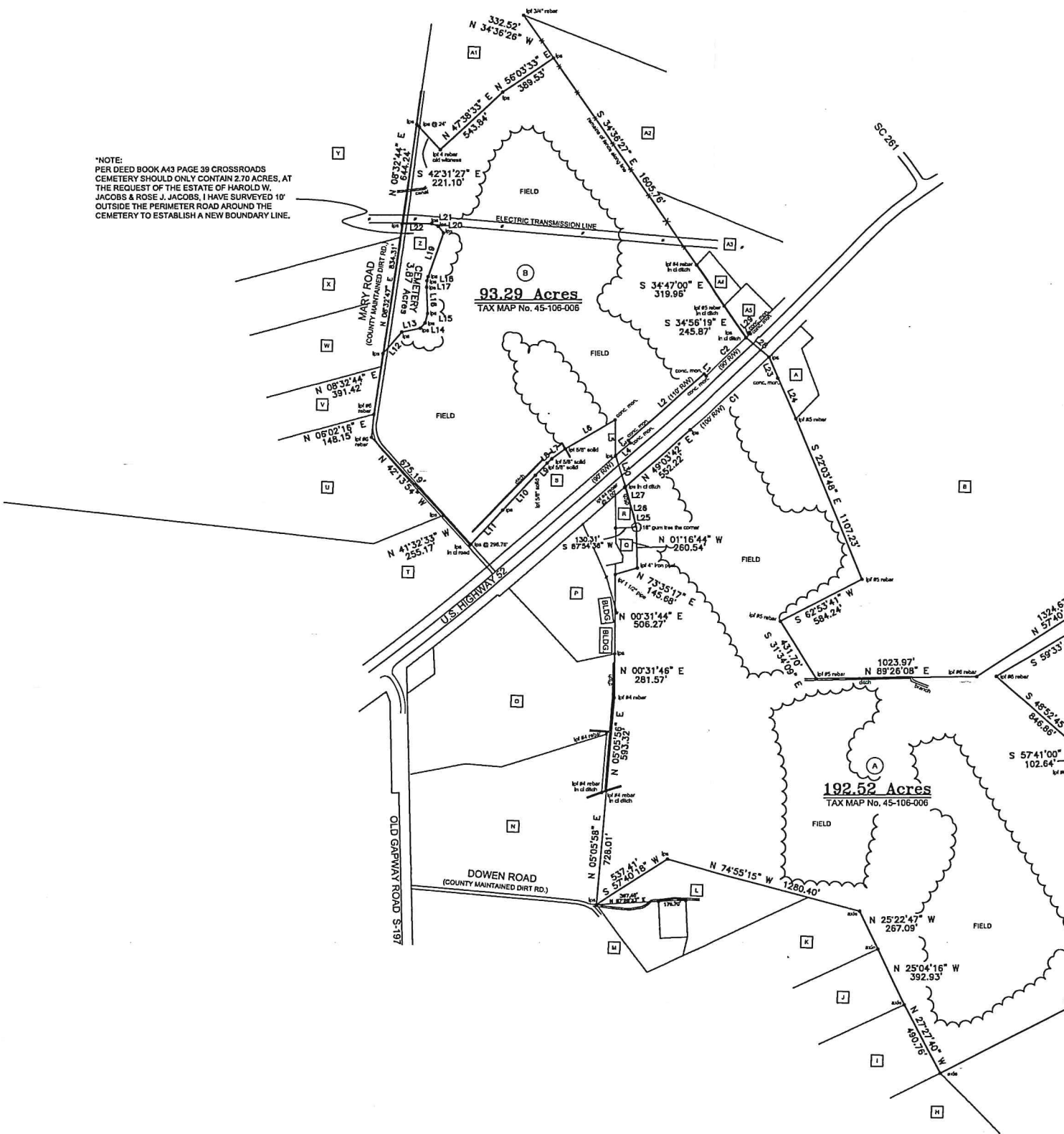
NOTES:
1) THIS DOCUMENT DOES NOT REPRESENT A TITLE EXAMINATION.
2) NOT A VALID DOCUMENT WITHOUT ORIGINAL SIGNATURE AND RAISED EMBOSSED SEAL.

DATE: OCTOBER 2, 2018
JOB NO: 163118
FIELD BOOK: D/C
TAX MAP NO. 45-106-006



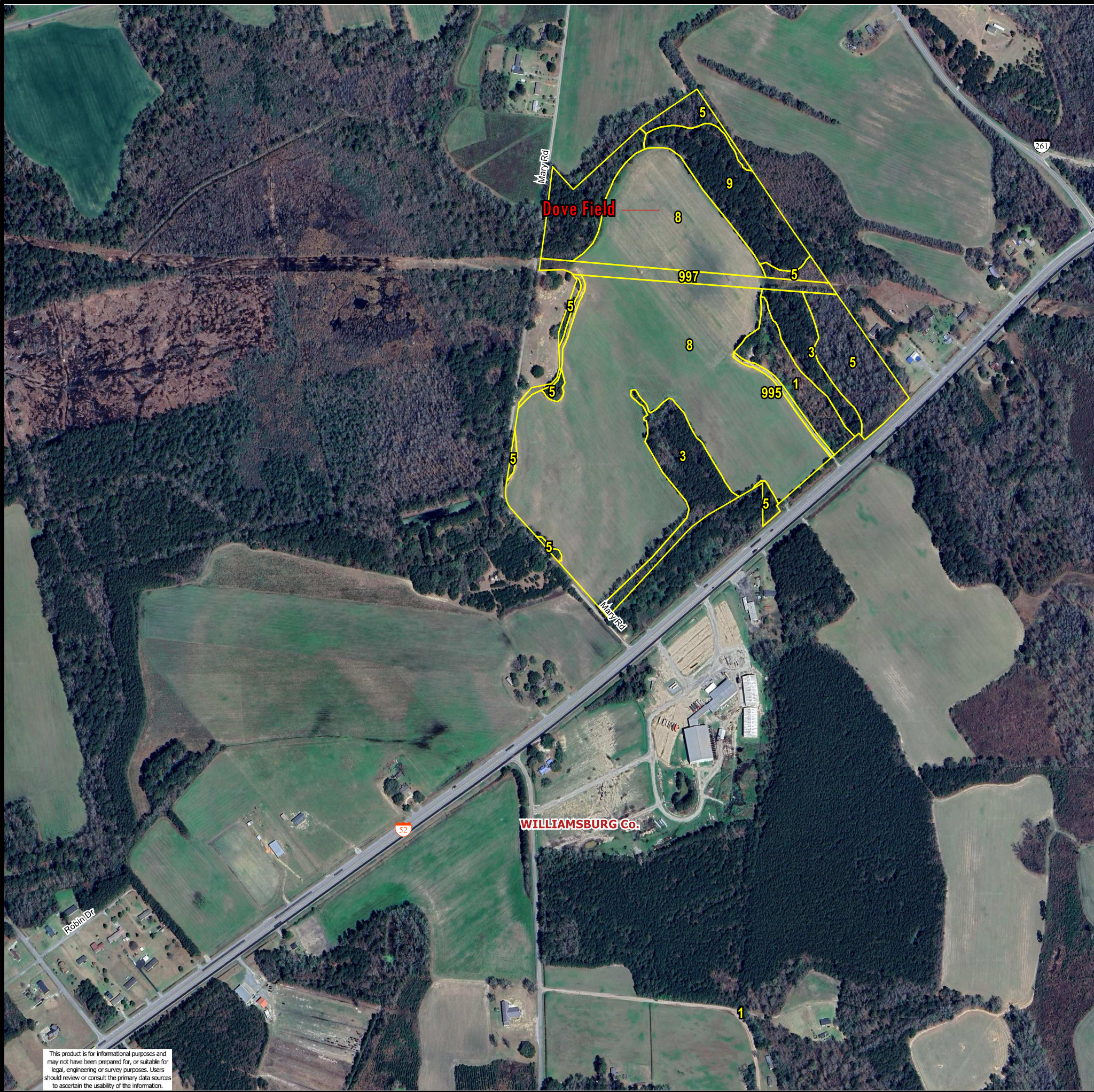
LINE	BEARING	DISTANCE
L1	N 44°14'35" W	19.81'
L2	S 48°54'35" W	645.73'
L3	S 35°23'35" E	20.50'
L4	S 49°12'03" W	122.37'
L5	N 00°22'44" W	228.27'
L6	S 60°10'53" W	371.44'
L7	S 53°58'12" W	107.22'
L8	S 48°14'39" W	40.38'
L9	S 43°54'05" W	108.56'
L10	S 42°53'50" W	303.10'
L11	S 43°21'31" W	308.39'
L12	N 41°24'01" E	182.27'
L13	N 78°39'10" E	118.96'
L14	N 43°20'55" E	47.53'
L15	N 14°58'59" E	62.67'
L16	N 01°57'26" W	166.84'
L17	N 01°58'54" E	42.22'
L18	N 17°21'30" E	27.07'
L19	N 19°30'59" E	295.19'
L20	N 37°52'49" W	53.29'
L21	N 67°36'04" W	47.77'
L22	S 88°56'46" W	187.61'
L23	S 23°17'08" E	146.39'
L24	S 23°17'07" E	283.41'
L25	N 13°23'22" W	78.85'
L26	N 16°59'13" W	51.16'
L27	N 14°43'18" W	138.53'
L28	S 49°55'37" E	191.19'
L29	N 46°25'48" E	36.94'
L30	N 17°04'08" W	207.44'

*NOTE:
PER DEED BOOK A43 PAGE 39 CROSSROADS
CEMETERY SHOULD ONLY CONTAIN 2.70 ACRES, AT
THE REQUEST OF THE ESTATE OF HAROLD W.
JACOBS & ROSE J. JACOBS, I HAVE SURVEYED 10'
OUTSIDE THE PERIMETER ROAD AROUND THE
CEMETERY TO ESTABLISH A NEW BOUNDARY LINE.



THIS PROPERTY DESIGNATED AS
DIST. _____ MAP _____ PARCEL _____
ON WILLIAMSBURG COUNTY TAX MAP
SPLIT FROM _____
WILLIAMSBURG COUNTY TAX ASSESSOR

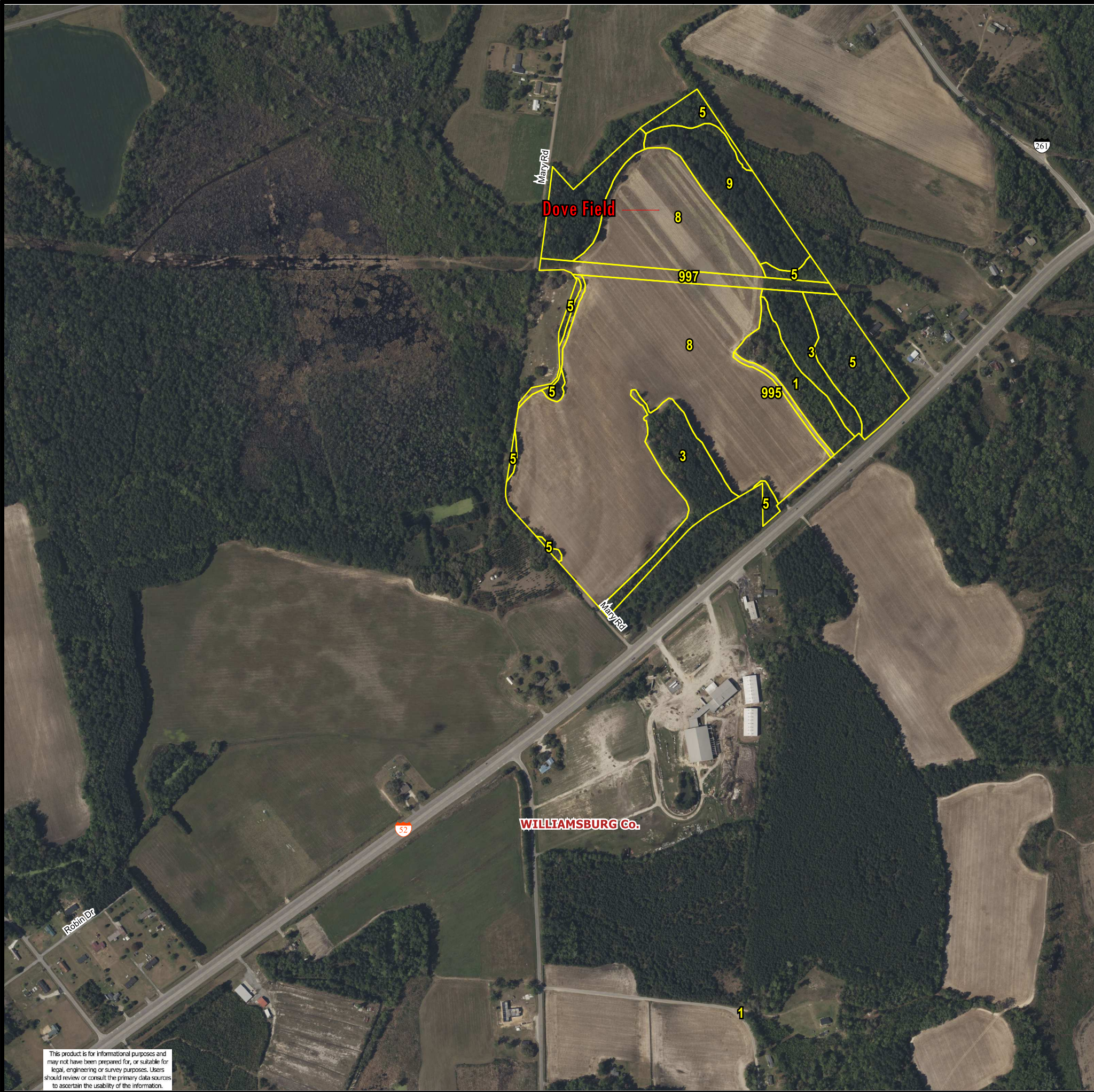
CURVE	ARC LENGTH	RADIUS	DELTA ANGLE	CHORD BEARING	CHORD LENGTH
C1	693.53'	13358.55'	2°58'29"	N 47°54'05" E	693.45'
C2	360.69'	13168.55'	1°34'10"	N 47°17'26" E	360.68'



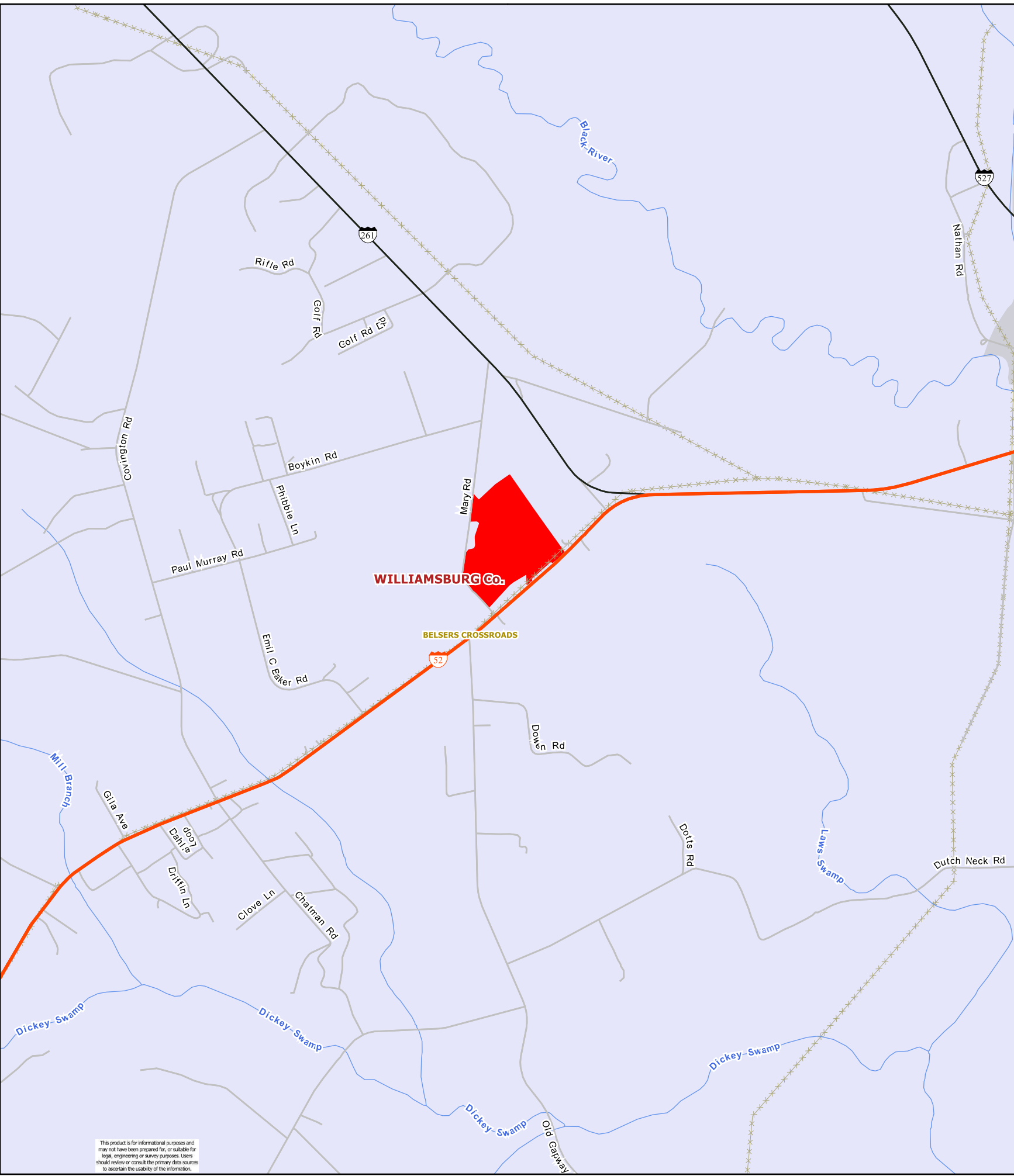
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Dove Field

997

8

9

5

3

5

1

995

3

5

Mary Rd

BELSERS CROSSROADS

Old Gapway Rd

WILLIAMSBURG Co.

52

Robin Dr

1

261

This product is for informational purposes and may not have been prepared for, or suitable for legal, engineering or survey purposes. Users should review or consult the primary data sources to ascertain the usability of the information.

KINGSTREE TRACT-1

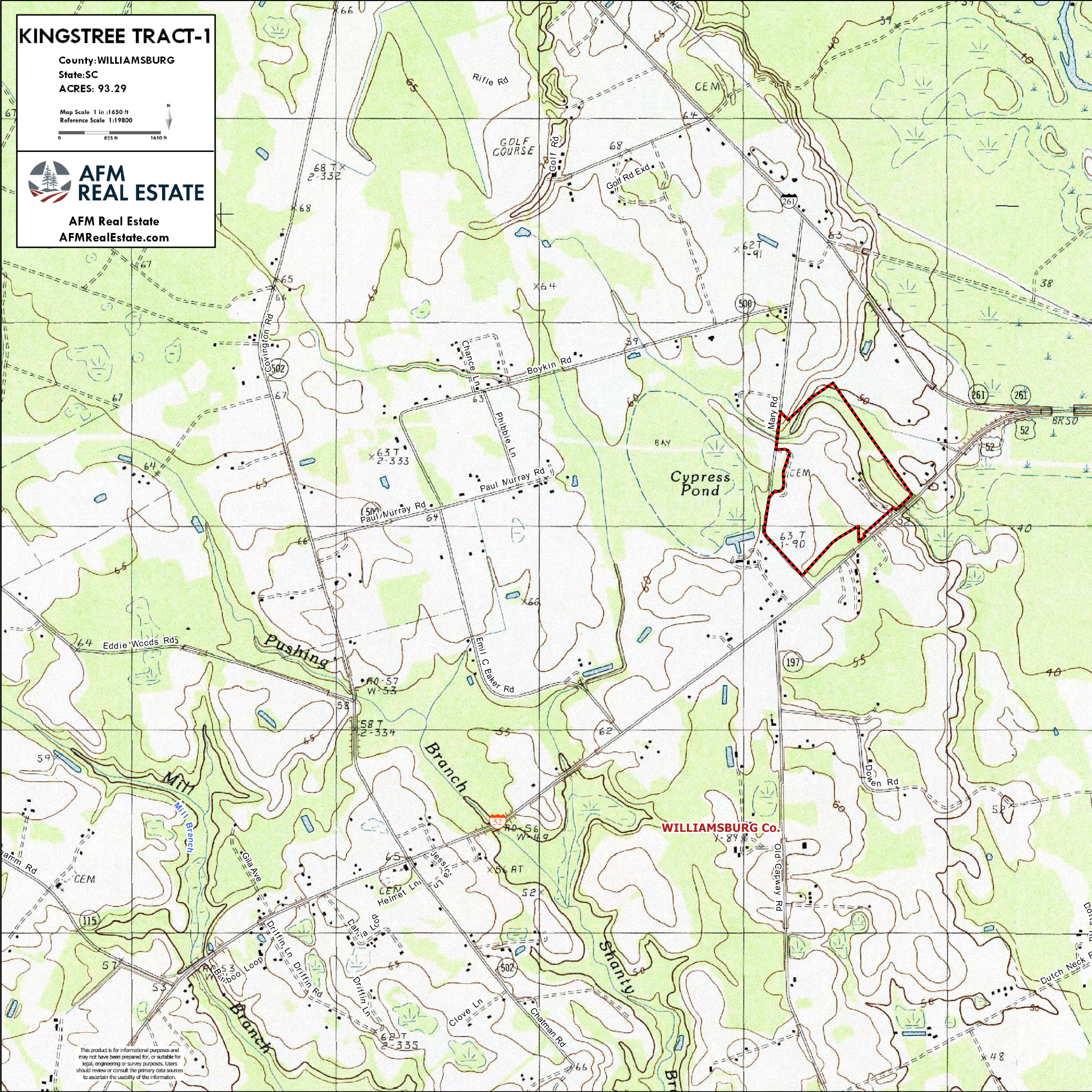
County: WILLIAMSBURG
State: SC
ACRES: 93.29

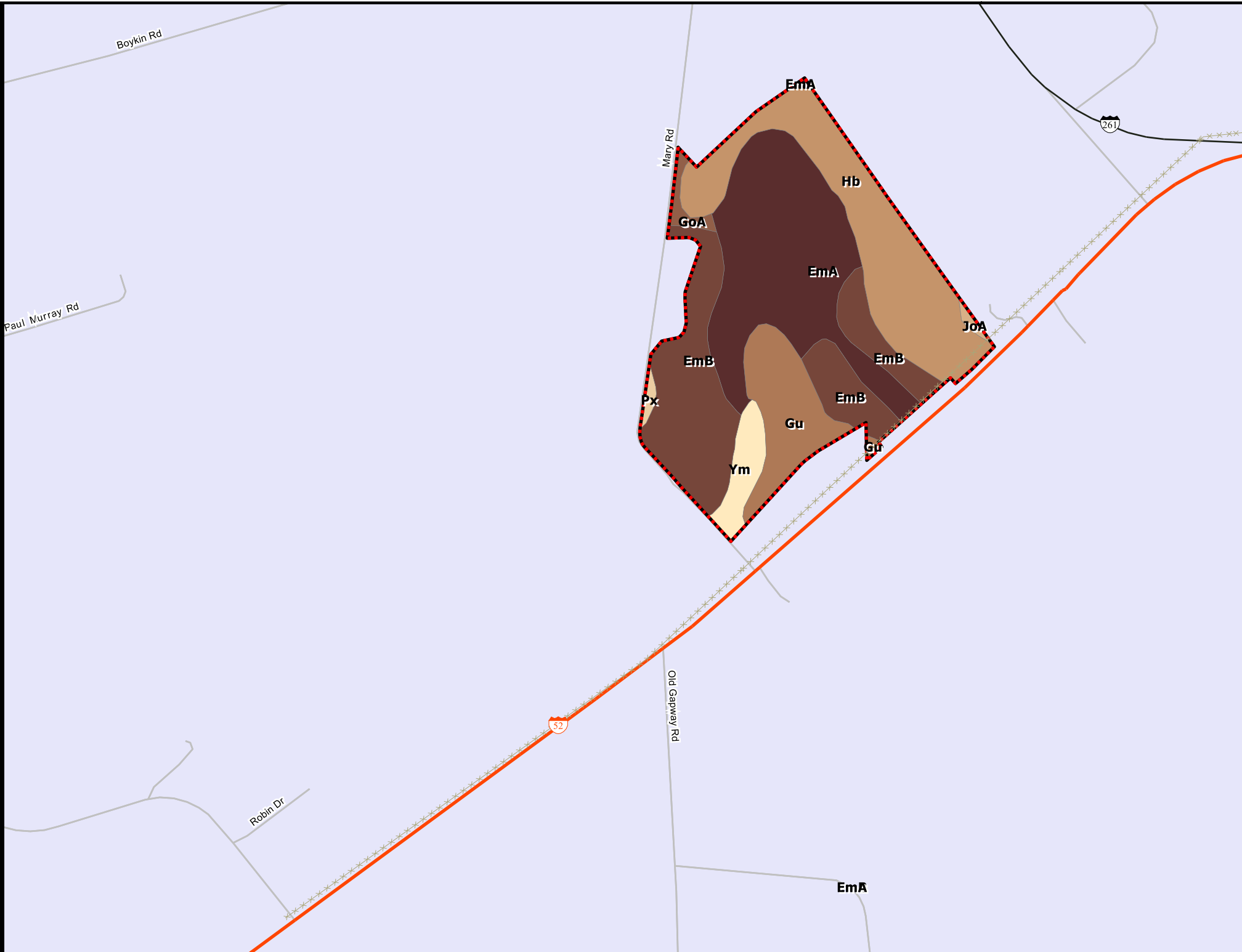
Map Scale 1 in : 1650 ft
Reference Scale 1 : 19800



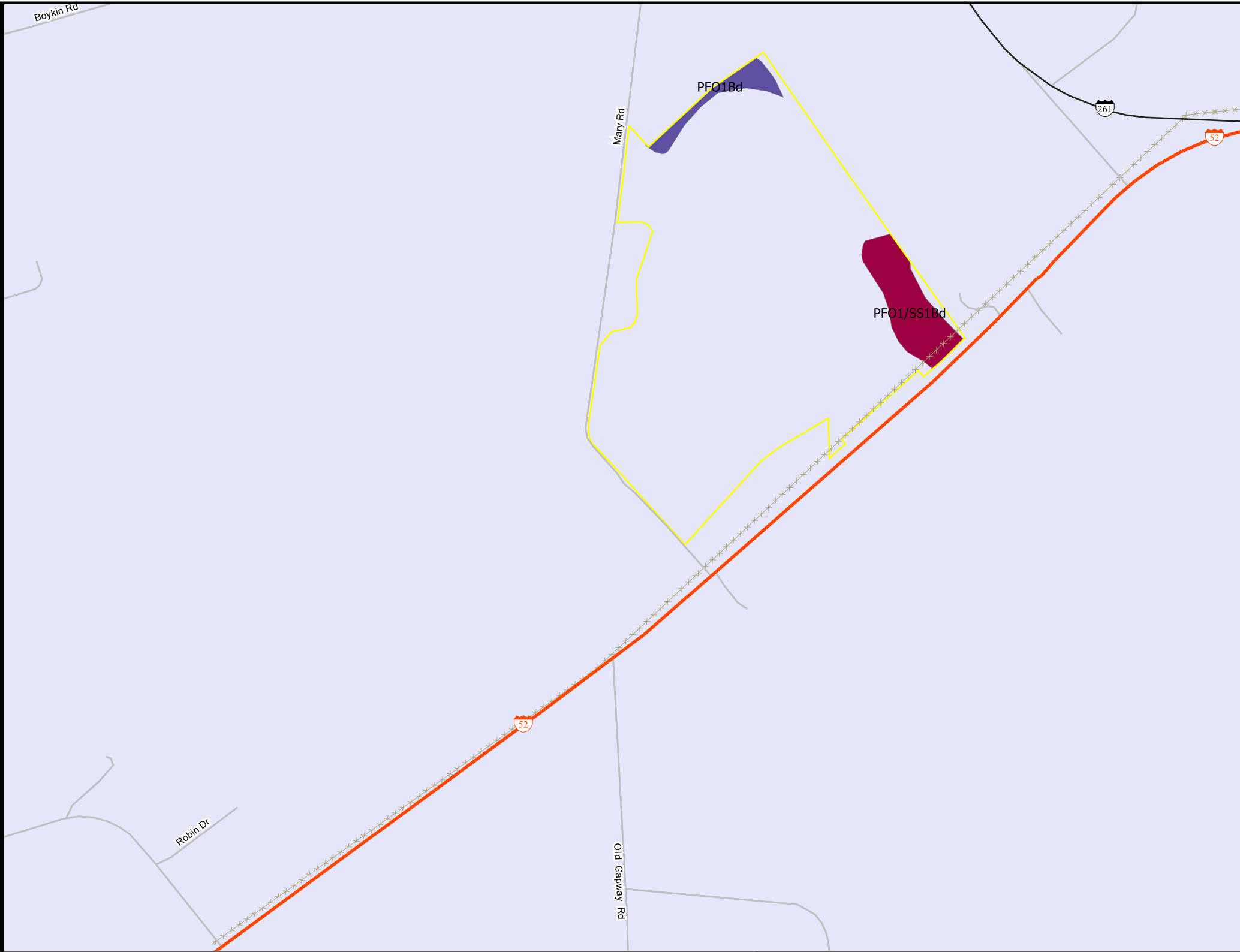
AFM
REAL ESTATE

AFM Real Estate
AFMRealEstate.com





SOIL SYMBOL	SOIL NAME	FARMLAND	ACRES
EmA	Emporia loamy sand, 0 to 2 percent slopes	All areas are prime farmland	28.74
EmB	Emporia loamy sand, 2 to 6 percent slopes	All areas are prime farmland	24.19
GoA	Goldsboro loamy fine sand, 0 to 2 percent slopes	All areas are prime farmland	1.13
Gu	Gourdin loam	Farmland of statewide importance	10.11
Hb	Hobcaw sandy loam, frequently flooded	Not prime farmland	23.44
JoA	Johns fine sandy loam, 0 to 2 percent slopes	All areas are prime farmland	0.39
Px	Paxville fine sandy loam	Farmland of statewide importance	0.49
Ym	Yemassee sandy loam	Prime farmland if drained	3.70



WETLAND SYMBOL	WETLAND TYPE	ACRES
PFO1/SS1Bd	Freshwater Forested/Shrub Wetland	5.24
PFO1Bd	Freshwater Forested/Shrub Wetland	1.95