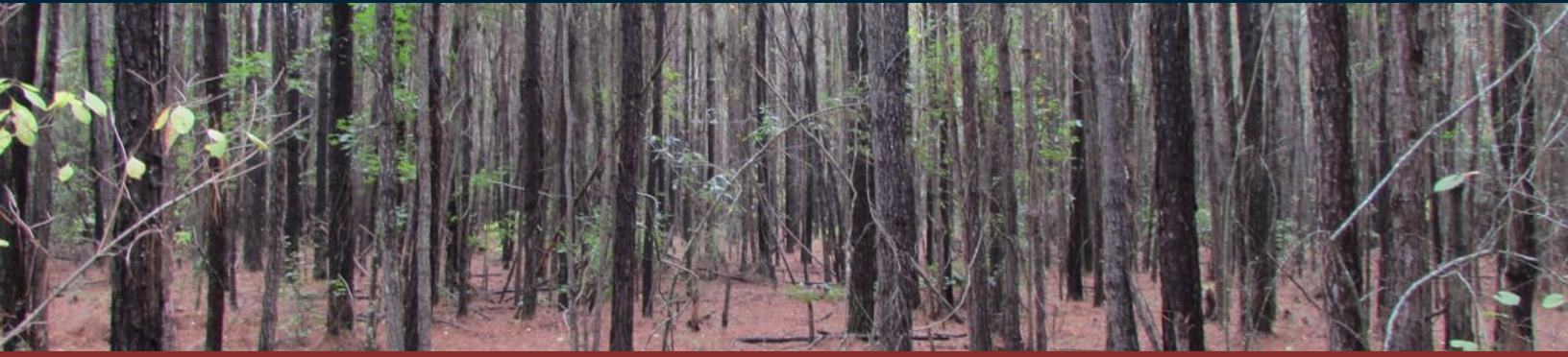




SOLD · SET PRICE

Kingstree South 2

± 193 Acres | Williamsburg County | South Carolina | Near Kingstree

Great Timber & Farmland Tract

PRICE	PRICE / ACRE	ACREAGE
\$925,000	—	± 193

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...

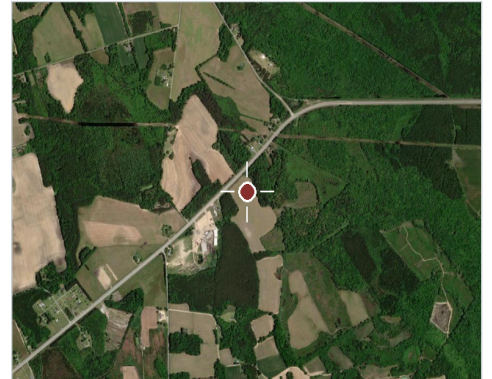
PROPERTY DETAILS

TYPE	ACCESS
Agriculture / Farmland (Row Crop)	Paved Road
VIEWS	COUNTY TAX PARCEL IDS
Timber	45-106-006

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



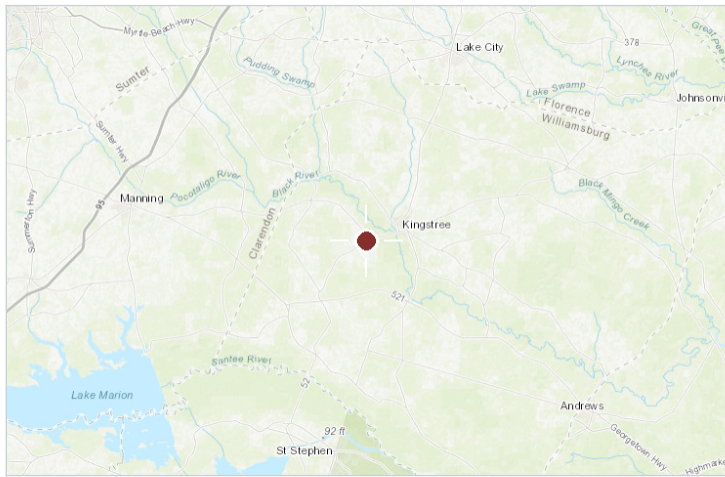
Property Photos

Kingtree South 2 · Williamsburg County · South Carolina · Near Kingtree



Location & Access

Kingstree South 2 · Williamsburg County · South Carolina · Near Kingstree



Regional locator

COUNTY & STATE
Williamsburg County, South Carolina

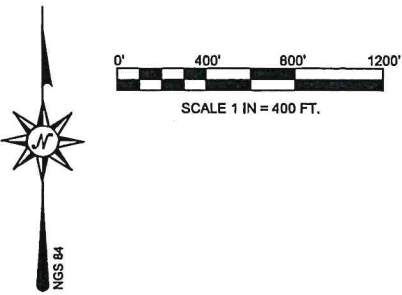
NEAREST CITY
Kingstree

APPROXIMATE CENTRE
33.65207, -79.88034

COUNTY TAX PARCEL IDS
45-106-006

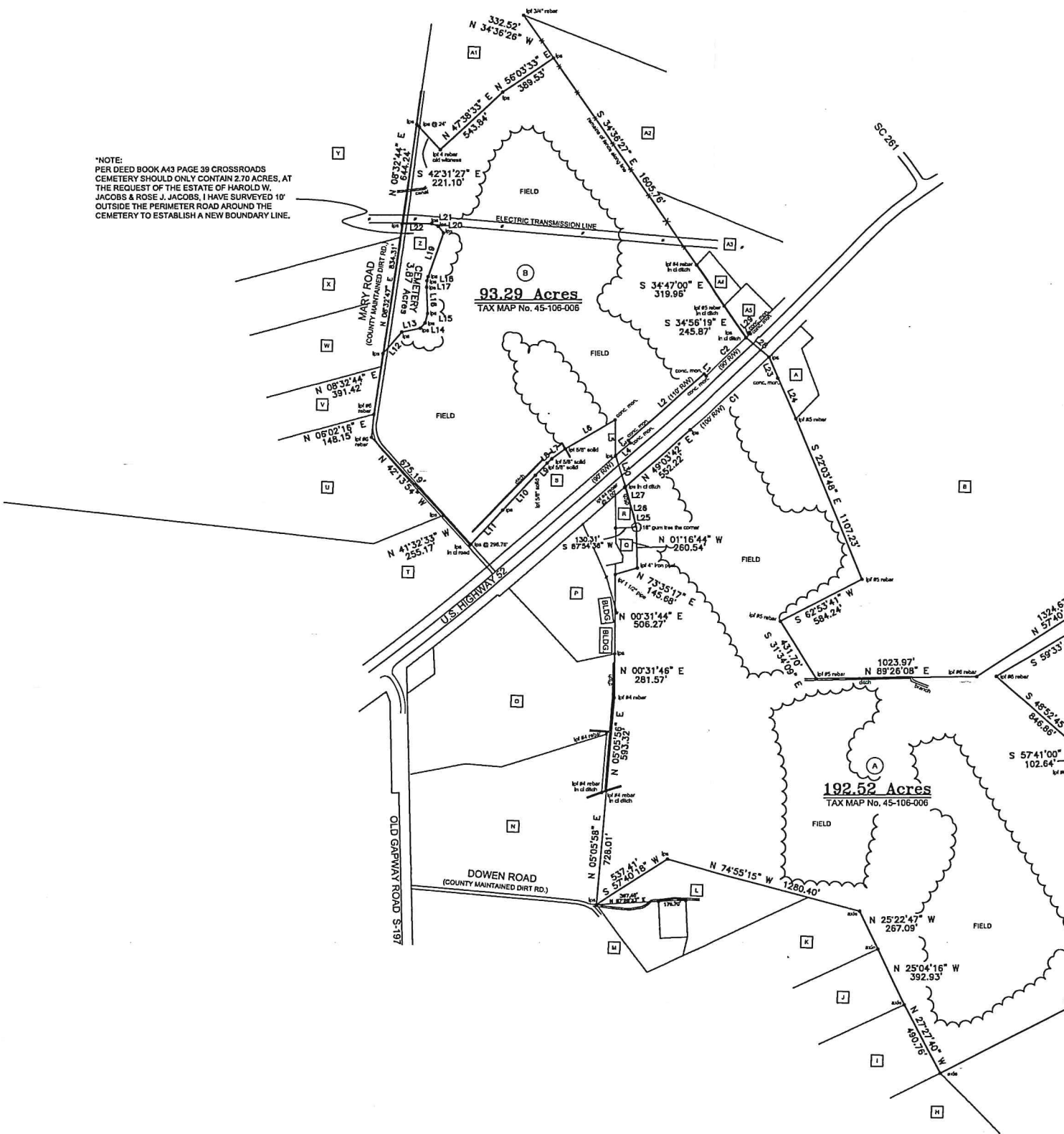
NOTES:
1) THIS DOCUMENT DOES NOT REPRESENT A TITLE EXAMINATION.
2) NOT A VALID DOCUMENT WITHOUT ORIGINAL SIGNATURE AND RAISED EMBOSSED SEAL.

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'

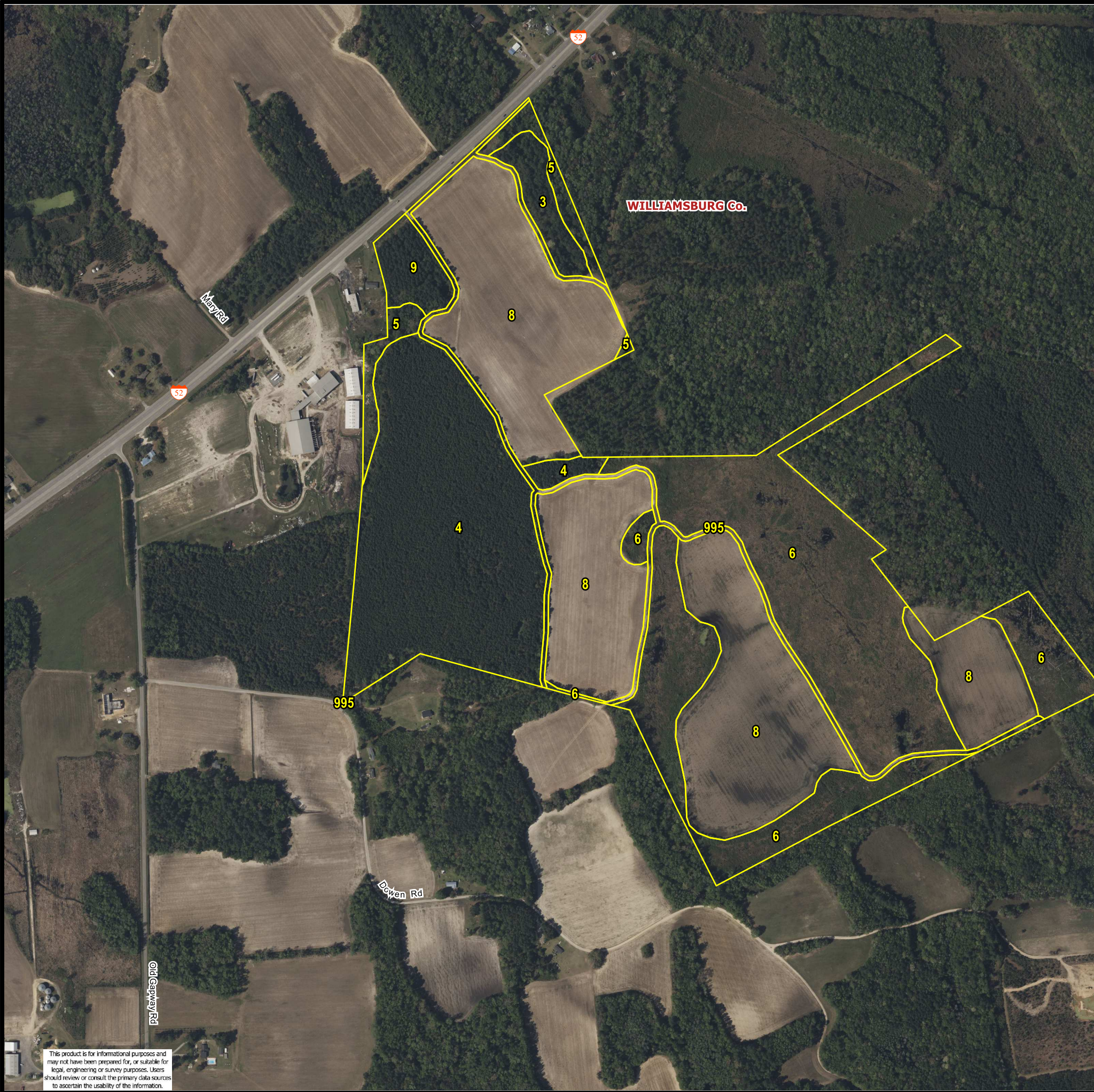
*NOTE:
PER DEED BOOK A43 PAGE 38 CROSSROADS
CEMETERY SHOULD ONLY CONTAIN 2.70 ACRES, AT
THE REQUEST OF THE ESTATE OF HAROLD W.
JACOBS & ROSE J. JACOBS, I HAVE SURVEYED 10'
OUTSIDE THE PERIMETER ROAD AROUND THE
CEMETERY TO ESTABLISH A NEW BOUNDARY LINE.

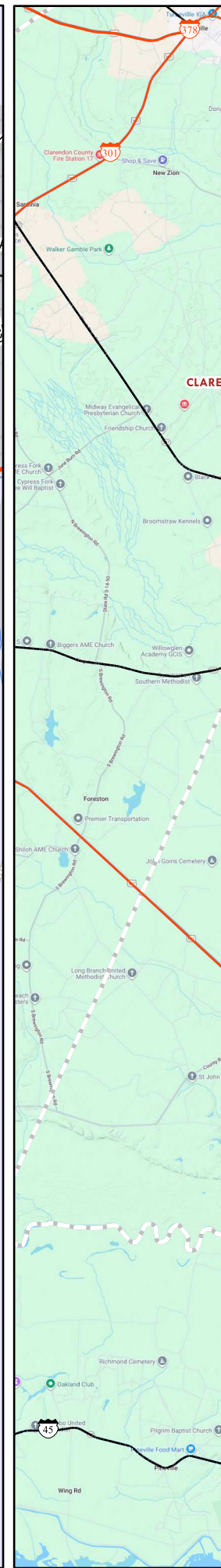
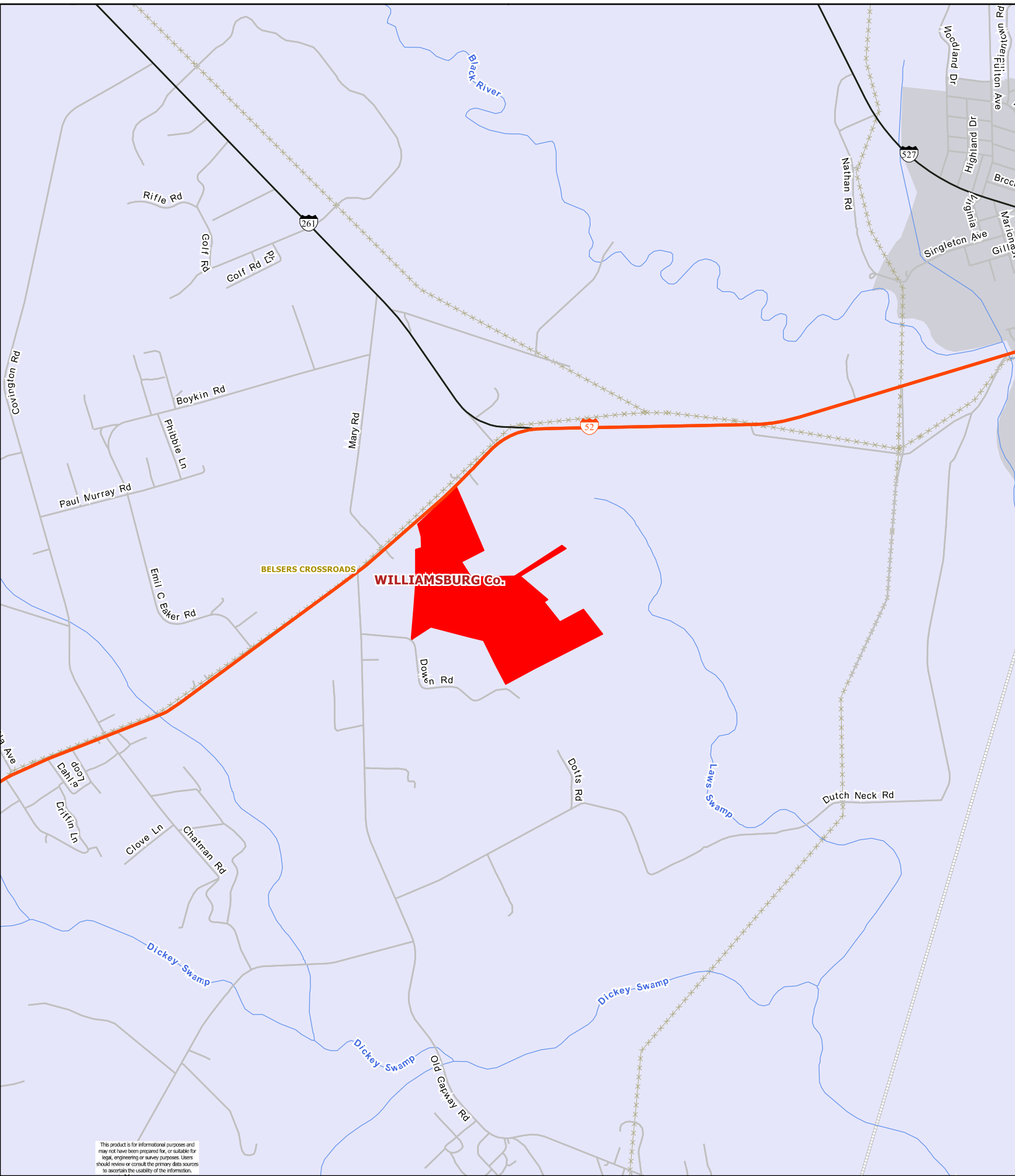


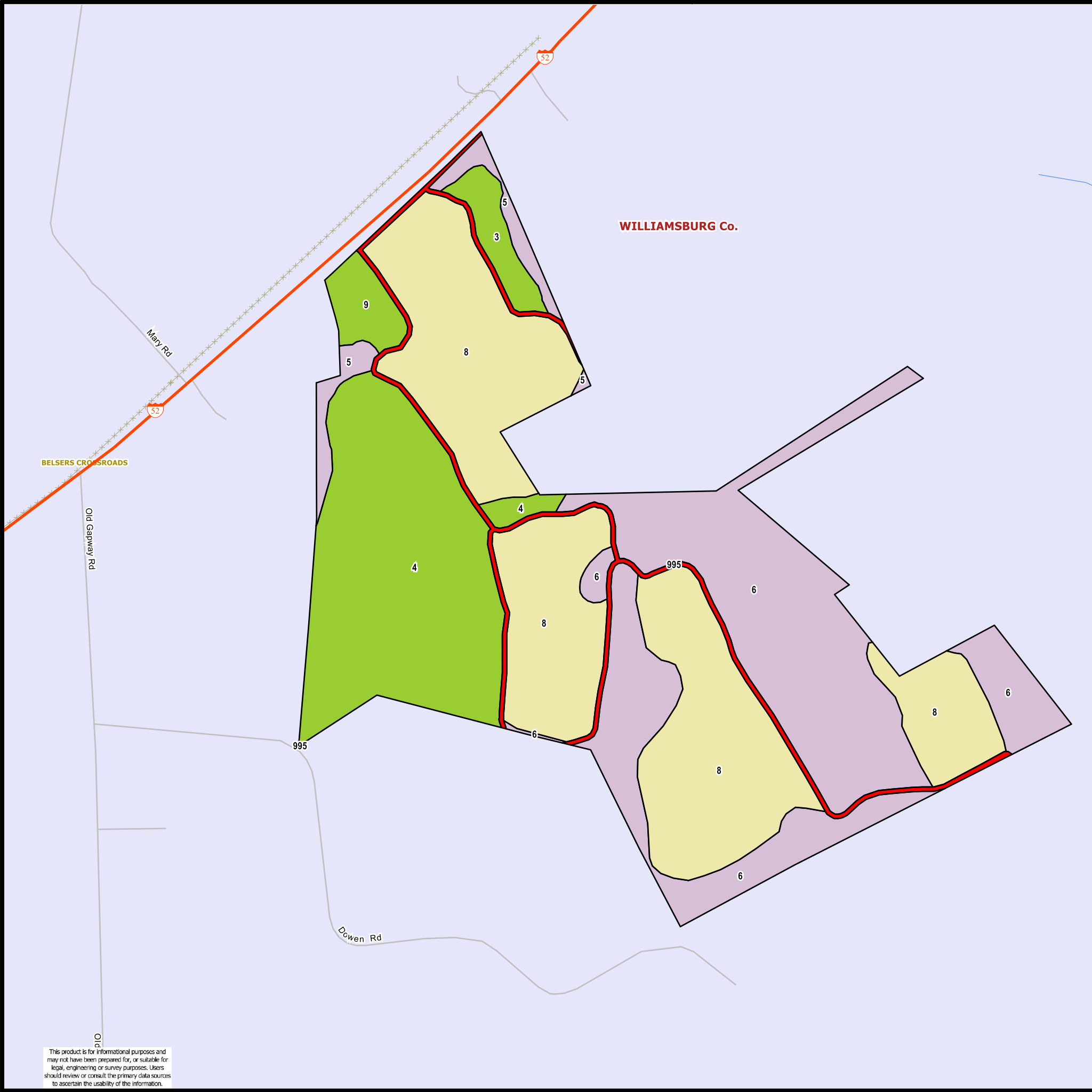
THIS PROPERTY DESIGNATED AS
DIST. _____ MAP _____ PARCEL _____
ON WILLIAMSBURG COUNTY TAX MAP
SPLIT FROM _____
WILLIAMSBURG COUNTY TAX ASSESSOR

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'









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-2

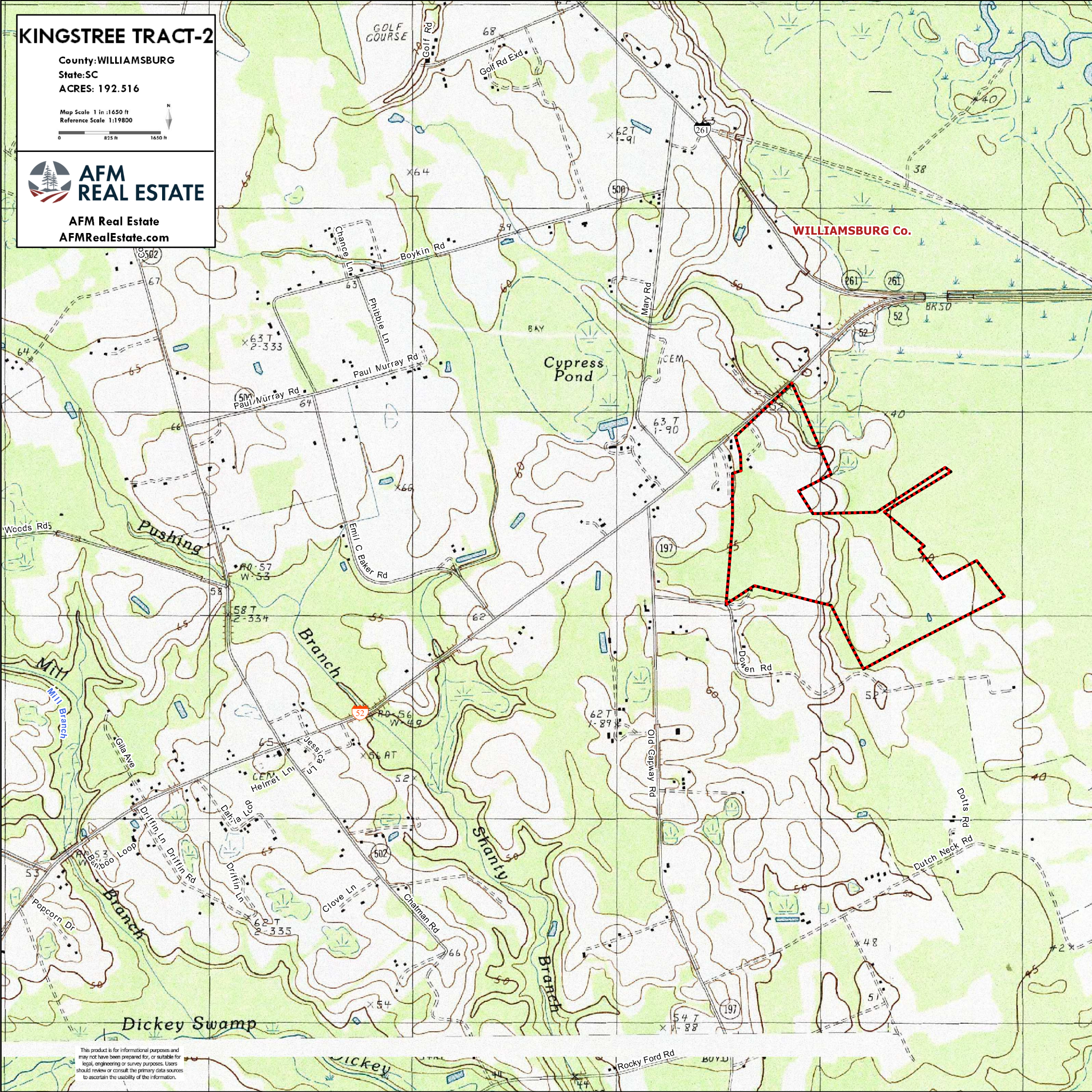
County: WILLIAMSBURG
State: SC
ACRES: 192.516

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

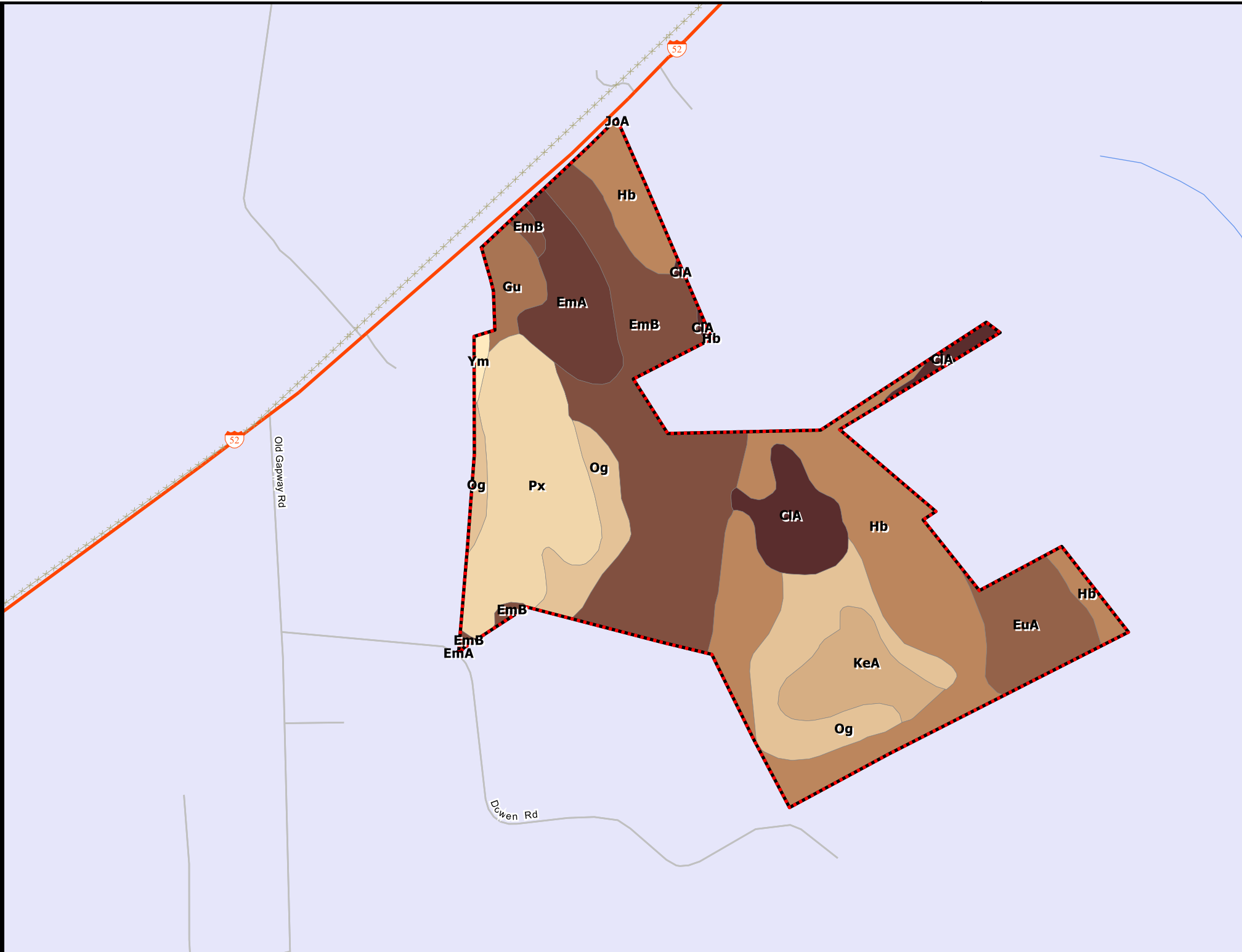


AFM
REAL ESTATE

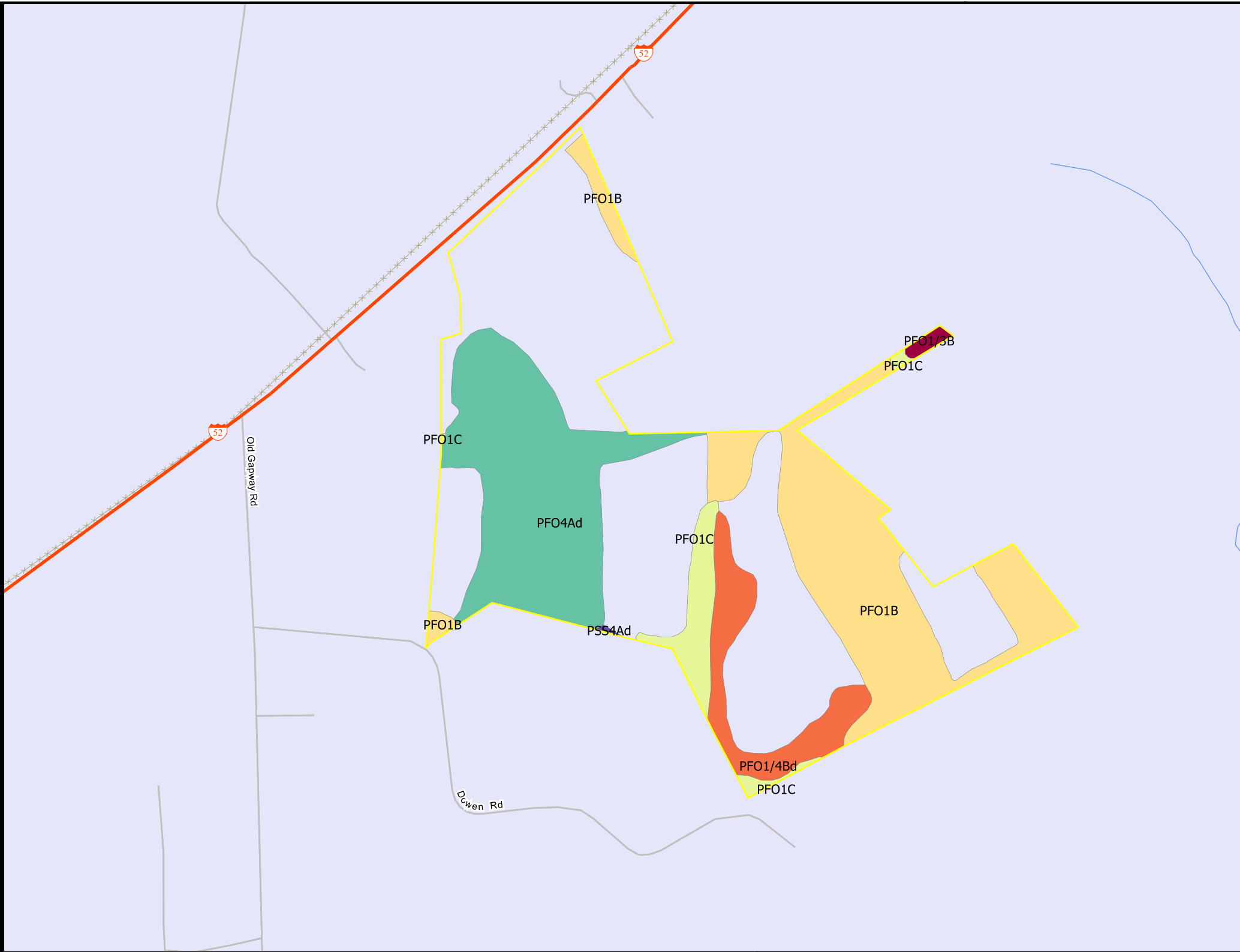
AFM Real Estate
AFMRealEstate.com



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SOIL SYMBOL	SOIL NAME	FARMLAND	ACRES
CIA	Chipley sand, 0 to 2 percent slopes	Not prime farmland	10.70
EmA	Emporia loamy sand, 0 to 2 percent slopes	All areas are prime farmland	11.66
EmB	Emporia loamy sand, 2 to 6 percent slopes	All areas are prime farmland	43.32
EuA	Eunola loamy sand, 0 to 2 percent slopes	All areas are prime farmland	11.33
Gu	Gourdin loam	Farmland of statewide importance	4.83
Hb	Hobcaw sandy loam, frequently flooded	Not prime farmland	49.54
JoA	Johns fine sandy loam, 0 to 2 percent slopes	All areas are prime farmland	0.01
KeA	Kenansville sand, 0 to 2 percent slopes	Not prime farmland	10.26
Og	Ogeechee fine sandy loam	Farmland of statewide importance	25.11
Px	Paxville fine sandy loam	Farmland of statewide importance	26.26
Ym	Yemassee sandy loam	Prime farmland if drained	0.76



WETLAND SYMBOL	WETLAND TYPE	ACRES
PFO1/3B	Freshwater Forested/Shrub Wetland	0.74
PFO1/4Bd	Freshwater Forested/Shrub Wetland	10.99
PFO1B	Freshwater Forested/Shrub Wetland	42.04
PFO1C	Freshwater Forested/Shrub Wetland	6.86
PFO4Ad	Freshwater Forested/Shrub Wetland	38.26
PSS4Ad	Freshwater Forested/Shrub Wetland	0.11