

20 Acres | County Road 437
County Road 437
Laneville, TX 75667

\$129,900
20± Acres
Rusk County



MORE INFO ONLINE:
www.homelandprop.com

20 Acres | County Road 437
Laneville, TX / Rusk County

SUMMARY

Address

County Road 437

City, State Zip

Laneville, TX 75667

County

Rusk County

Type

Hunting Land, Recreational Land, Timberland

Latitude / Longitude

32.000759 / -94.782912

Taxes (Annually)

23

Acreage

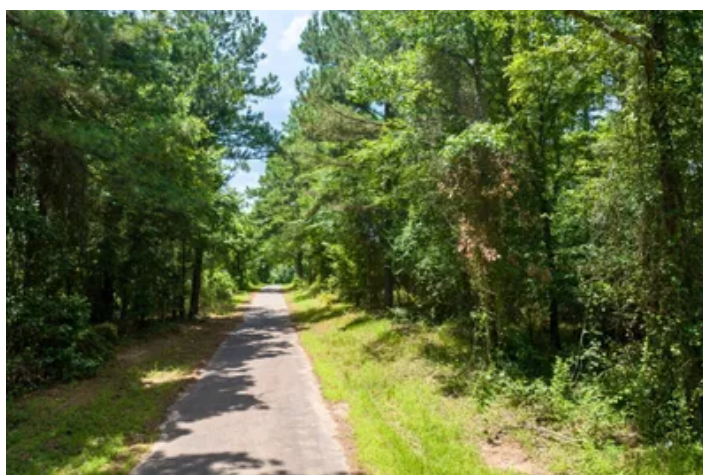
20

Price

\$129,900

Property Website

<https://homelandprop.com/property/20-acres-county-road-437-rusk-texas/83572/>



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PROPERTY DESCRIPTION

20 untouched acres in the Laneville area - just a short drive from Mount Enterprise or Henderson. Secluded on a low traffic county road surrounded by timberland. This property is natural with a mix of pines and hardwoods and slopes from the front to the back down to Mill Creek on the adjoining property. Excellent tract for hunting or recreation!

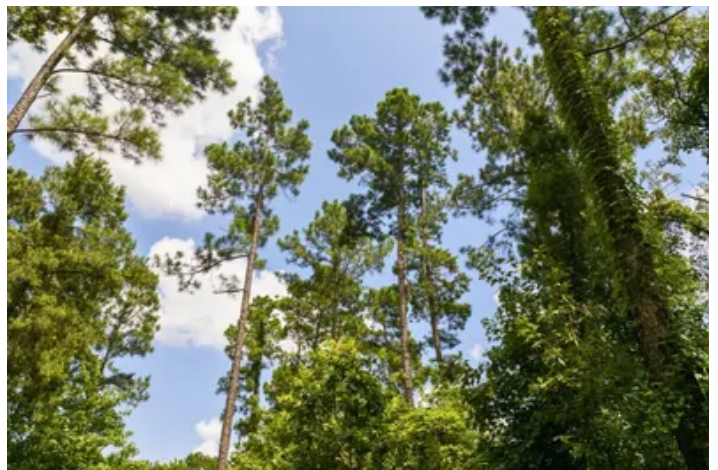
Utilities: Go Solar



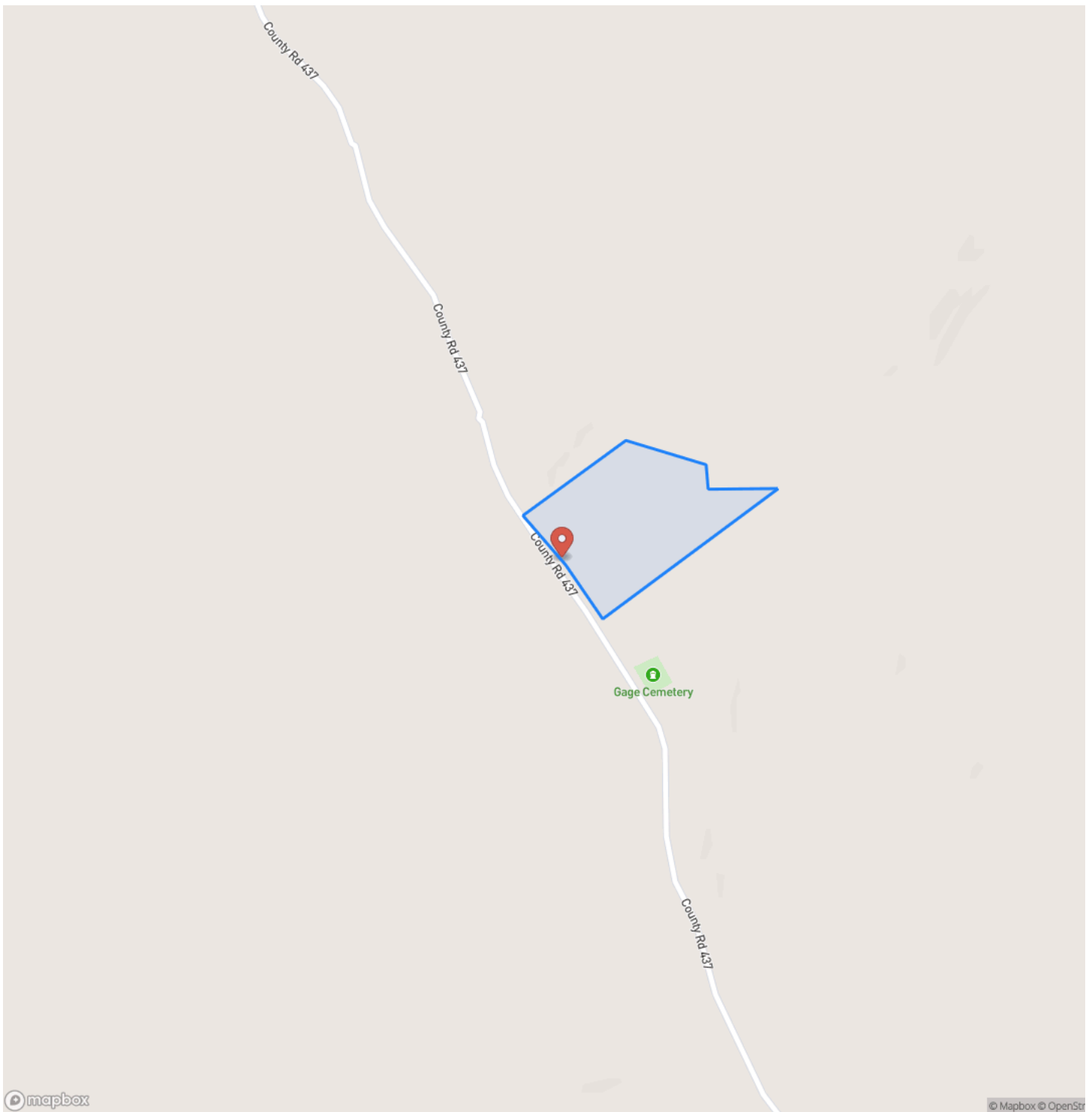
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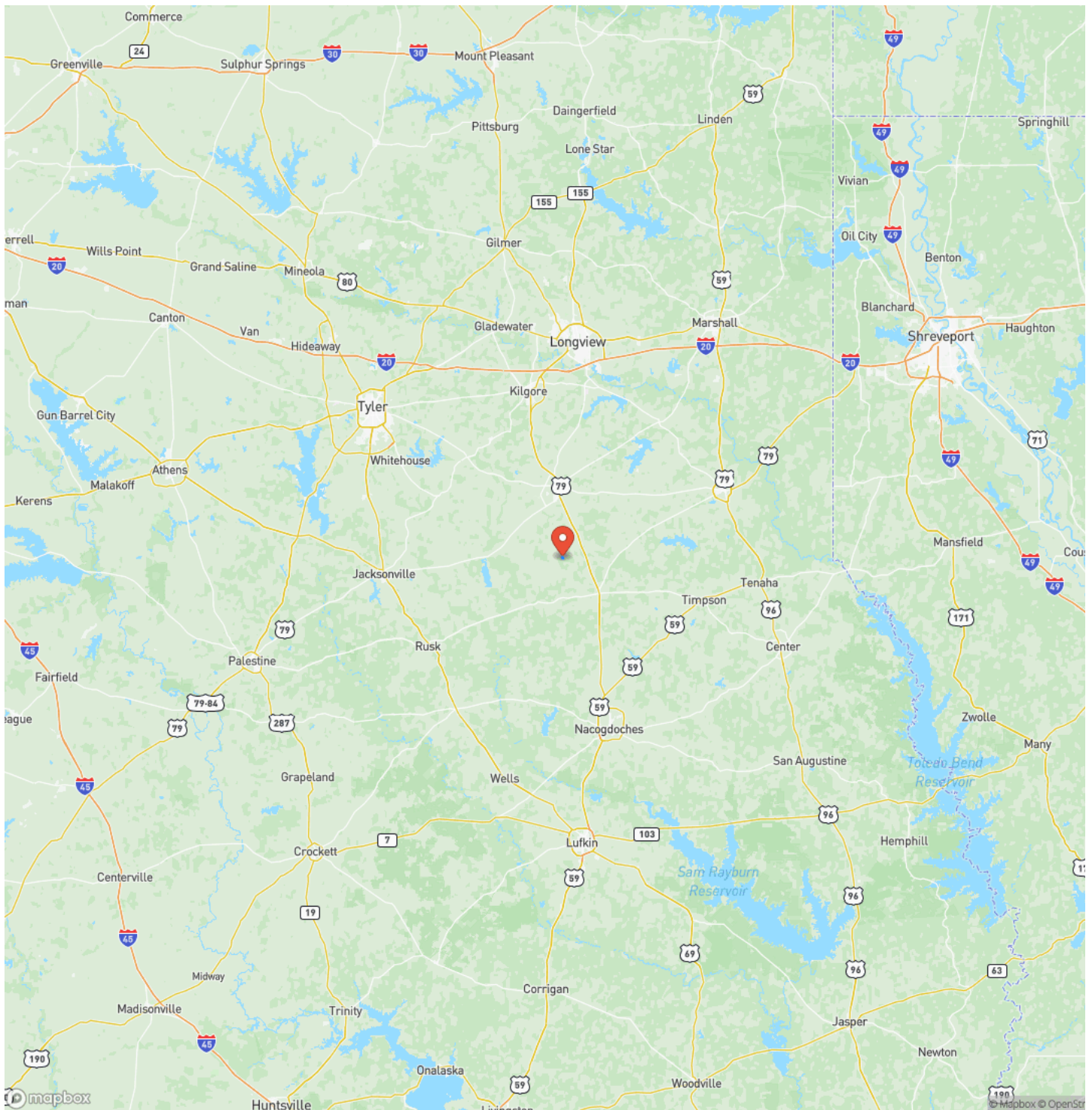
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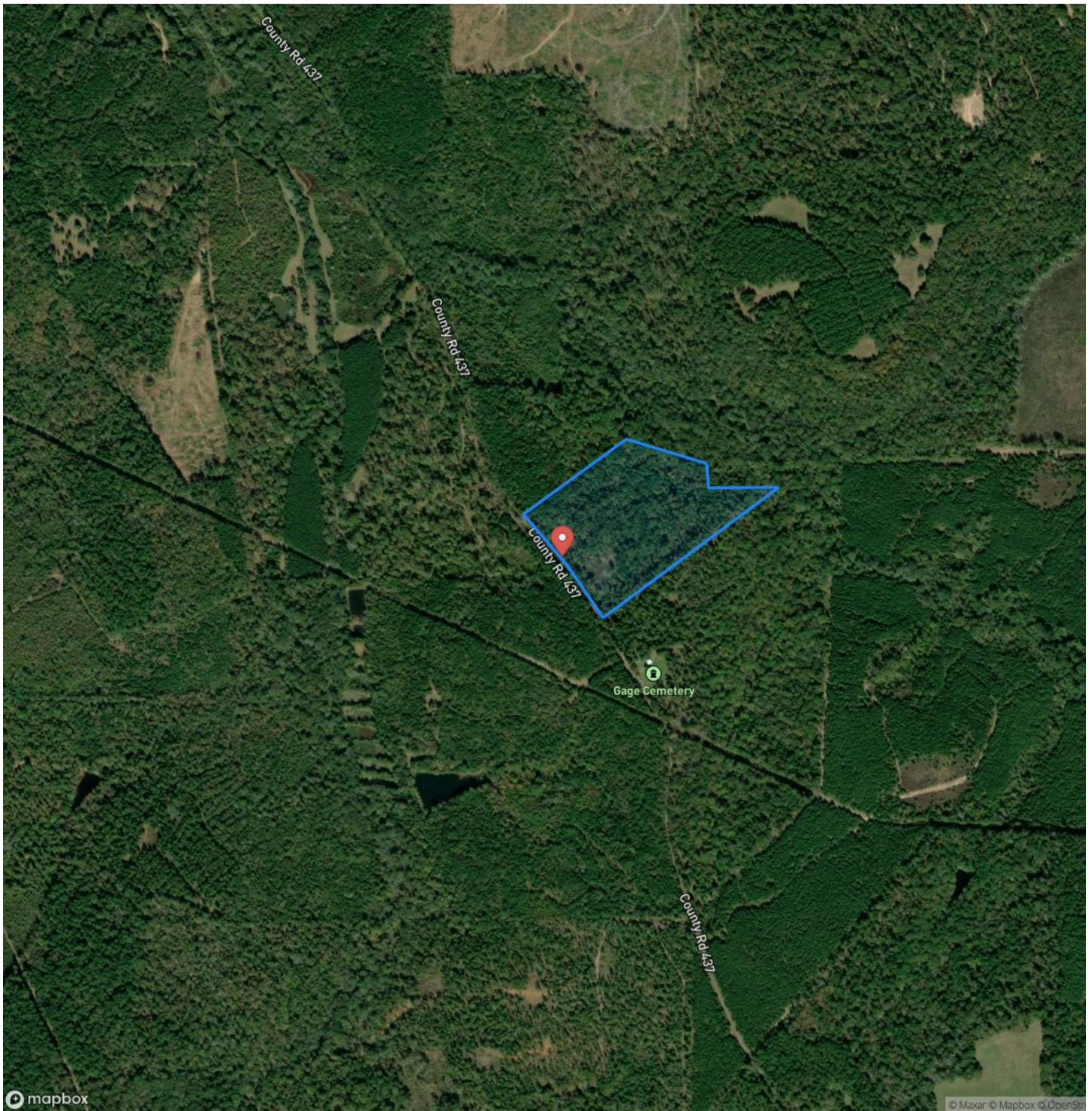
Locator Map



Locator Map



Satellite Map



20 Acres | County Road 437
Laneville, TX / Rusk County

LISTING REPRESENTATIVE

For more information contact:



Representative

Robbi Flack Langley

Mobile

(936) 295-2500

Email

robbi@homelandprop.com

Address

1600 Normal Park Dr

City / State / Zip

NOTES



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www.homelandprop.com

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DISCLAIMERS

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Acreage, Survey & Easement Disclaimer: HomeLand Properties, Inc. provides no warranties as to the size area or quantity of acres of the Property in this listing. Any representations shown in this listing of number of acres, dimensions of the Property, or shape of the Property, should be considered approximate and are not guaranteed accurate. For any property being divided out of a larger tract of land, a survey shall be required to be purchased, subject to negotiation between Seller and Buyer. Seller reserves the right to require the use of Seller's preferred surveyor. Easements may exist on the Property that are not currently visible and apparent and/or marked in the field. The approximate front corners are marked with red/yellow tape.

Title Insurance Company Disclaimer: Seller reserves the right to require the use of Seller's preferred Title Insurance Company.

Tax Disclaimer: Approximately \$5/Acre/Year with Timber Exemption. HomeLand Properties, Inc. provides no warranties as to the Central Appraisal Districts ("CAD") appraisal designation of the Property, market and tax values of the Property, status of any existing tax exemptions of the Property, or qualification of any exemptions based upon Buyer's future usage of the Property. Property may be subject to roll back taxes. Payment of any future rollback taxes shall be subject to negotiation between Buyer and Seller, at the time of contract. Current taxes for the Property may or may not be available due to subject Property being part of a larger overall tract, and not yet assigned a Tax Identification number by the CAD.

Legal Description Disclaimer: Size is approximate and subject to recorded legal description or surveyed gross acres to include, but not limited to, any acres lying within roads and/or easements. CAD shape files are not reliable. Shape files per maps herein are considered the most accurate available and are derived using the best information available, included, but not limited to, GIS data, field data, legal descriptions, and survey, if available.

Easement Disclaimer: Visible and apparent and/or marked in field.



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