

164 Acres | Murray Lane  
Murray Lane  
Huntsville, TX 77320

**\$1,459,600**  
164± Acres  
Walker County



**MORE INFO ONLINE:**  
[www.homelandprop.com](http://www.homelandprop.com)



**164 Acres | Murray Lane**  
**Huntsville, TX / Walker County**

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**SUMMARY**

**Address**

Murray Lane

**City, State Zip**

Huntsville, TX 77320

**County**

Walker County

**Type**

Hunting Land, Recreational Land, Undeveloped Land

**Latitude / Longitude**

30.728759 / -95.693187

**Taxes (Annually)**

463

**Acreage**

164

**Price**

\$1,459,600

**Property Website**

<https://homelandprop.com/property/164-acres-murray-lane-walker-texas/77788/>



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### **PROPERTY DESCRIPTION**

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**WEST Walker County! One hour north of The Woodlands, west of I-45. One hour to Bryan/College Station. Secluded, private, easy access! Mostly wooded in native pine and hardwoods with planted longleaf pine (2012). Gently rolling terrain with creek drains. Trails, deer stands, food plots. 1 acre stocked pond with 20' X 20' concrete pavilion. Deer, hogs, coyotes, bobcats, and native birds. Gated and partially fenced. Several potential homesites.**

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**Utilities:** Electricity Available, Water Available

**Utility Provider:** Mid South, Walker County SUD

**School District:** Huntsville ISD



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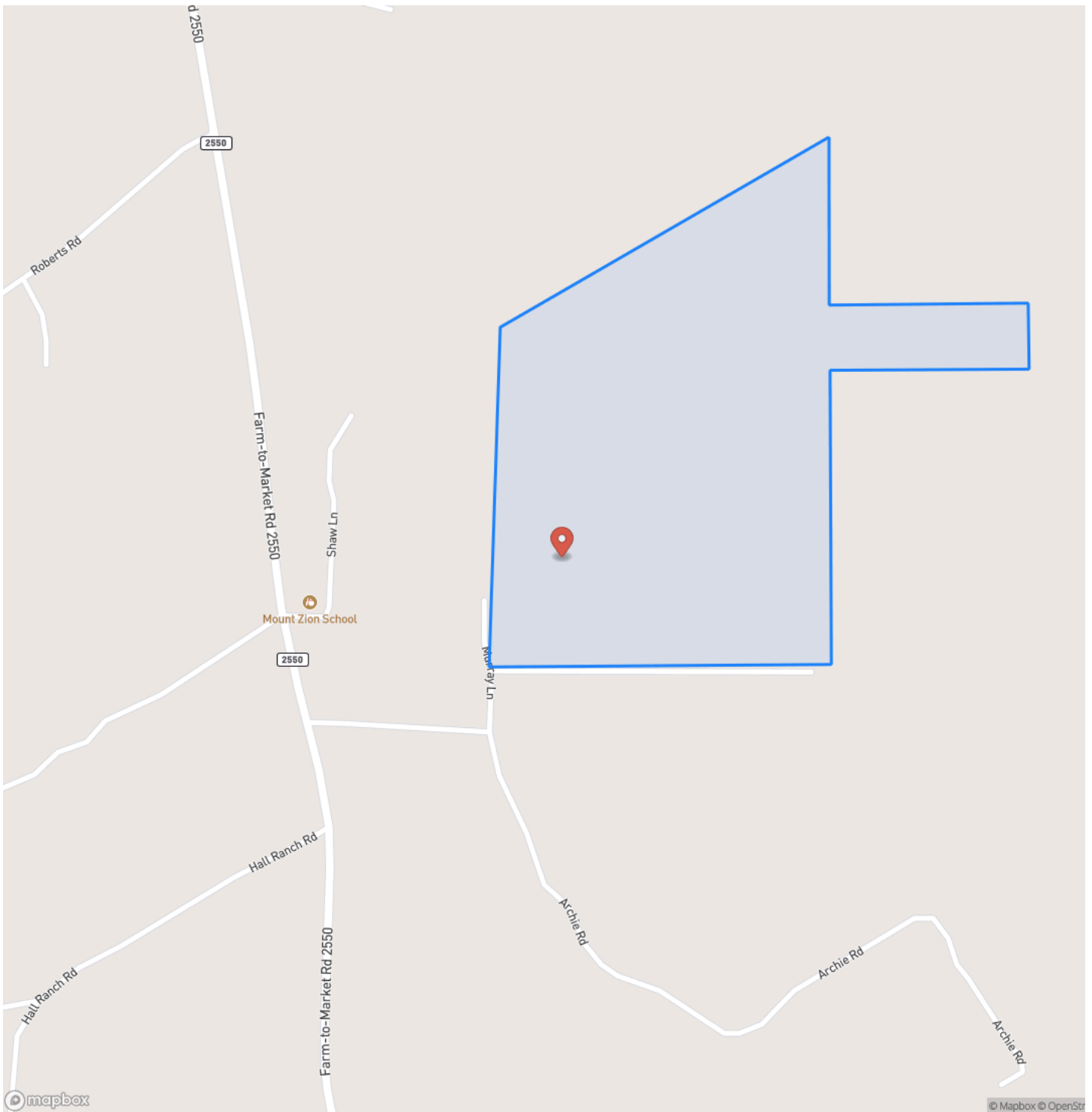


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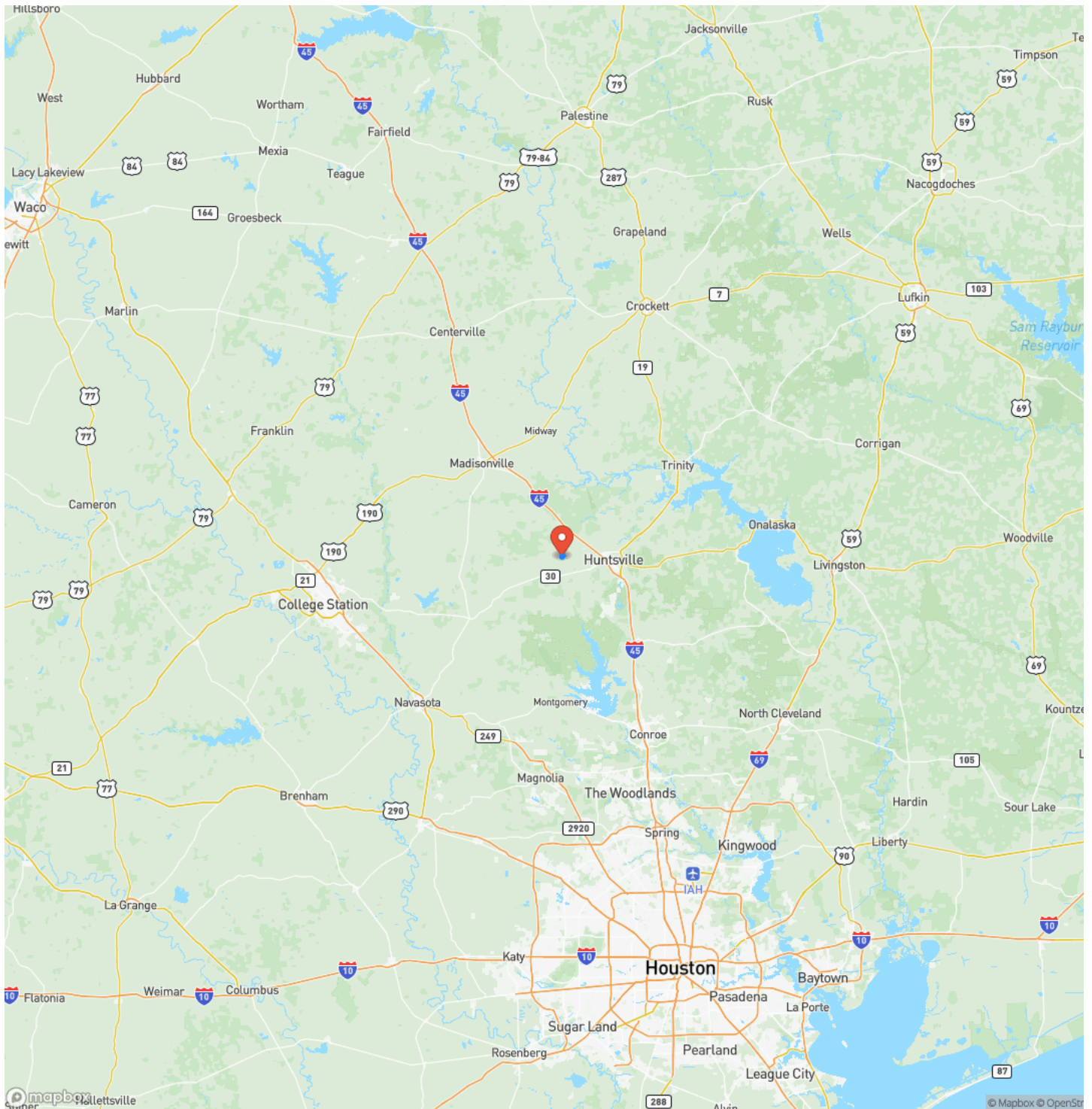
## Locator Map





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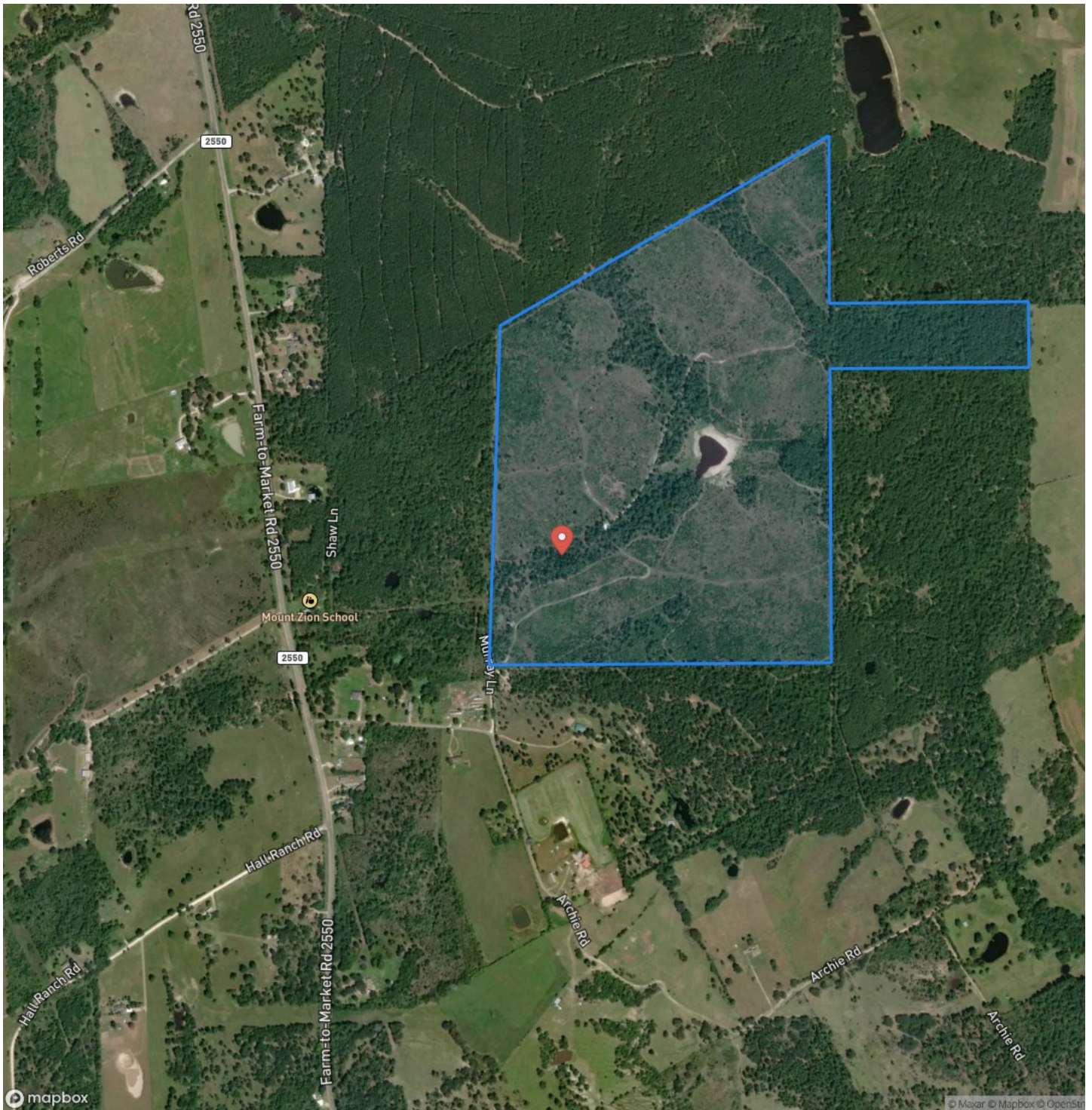


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## Satellite Map



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## LISTING REPRESENTATIVE

**For more information contact:**



### Representative

Andy Flack

## Mobile

(936) 295-2500

## Email

agents@homelandprop.com

**Address**

1600 Normal Park Dr

## City / State / Zip

## NOTES



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## This image shows a blank sheet of white paper with horizontal ruling lines. The lines are evenly spaced and run across the width of the page. There are no margins, text, or other markings on the paper.



## **DISCLAIMERS**

### **Listing Disclaimer**

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### **Title and Survey Disclaimer**

Expense subject to negotiation. Seller requires use of seller's preferred surveyor/title company.

### **Mineral Disclaimer**

HomeLand Properties, Inc provides no warranties as to the status of title of any Mineral Rights and other Natural Resources of the Property. Seller may require Seller's own Purchase and Sale Agreement ("PSA") to be used that may expressly reserve or except the Mineral Rights and other Natural Resources on the Property from the purchase. Oil and Gas minerals have been reserved by prior owners.

### **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.

### **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, therefore, Buyer is hereby advised to consider purchasing a current survey on the Property. The approximate front corners are marked with red/yellow tape.

### **Easement Disclaimer**

None known. Subject to title.

### **Tax Disclaimer**

Approximately \$5/Ac/Yr with timber exemption. Properties may qualify for future exemption subject to usage.



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