

**Mud Creek Ranch**  
N 3010 Rd (Cemetery Road)  
Ringling, OK 73456

**\$830,000**  
200± Acres  
Jefferson County





**Mud Creek Ranch**  
**Ringling, OK / Jefferson County**

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**SUMMARY**

**Address**

N 3010 Rd (Cemetery Road)

**City, State Zip**

Ringling, OK 73456

**County**

Jefferson County

**Type**

Farms, Hunting Land, Recreational Land, Ranches

**Latitude / Longitude**

34.07771 / -97.632469

**Taxes (Annually)**

437

**Acreage**

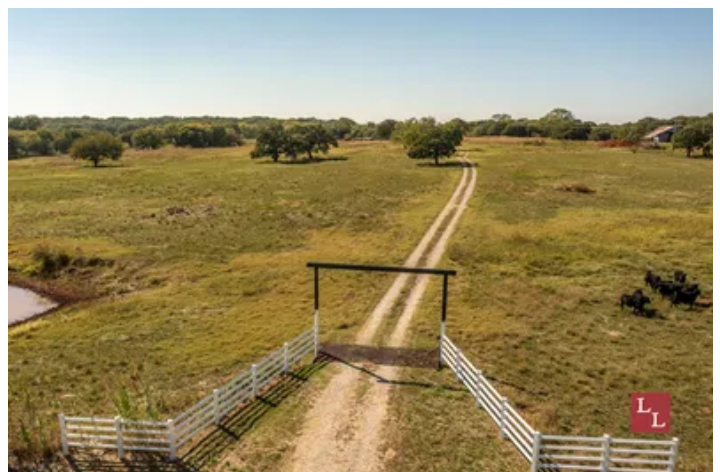
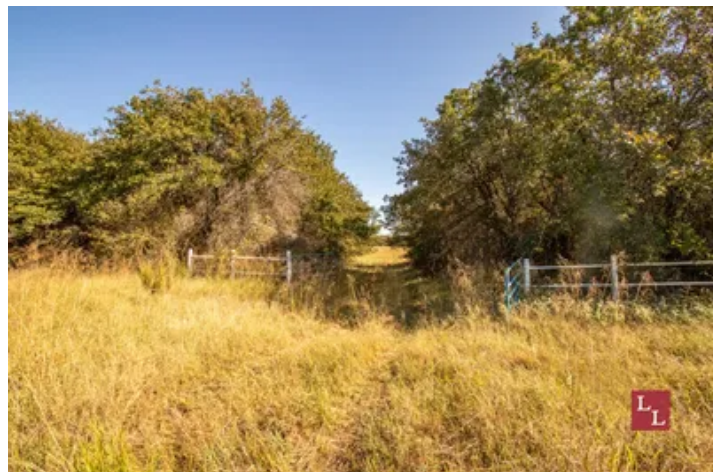
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**Price**

\$830,000

**Property Website**

<https://legendary.land/property/mud-creek-ranch-jefferson-oklahoma/53531/>



## **Mud Creek Ranch**

### **Ringling, OK / Jefferson County**

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#### **PROPERTY DESCRIPTION**

Mud Creek Ranch in eastern Jefferson County is in ideal combination property offering fertile cattle and hay pastures mixed with hardwood timber which makes this also an outstanding hunting property. The Mud Creek bottom is widely known for producing big whitetail deer and healthy flocks of Rio Grande turkeys. The flat topography in the creek bottom has potential for building waterfowl impoundments.

#### **Location:**

- \*Ardmore - 33 miles
- \*Marietta - 37 miles
- \*Oklahoma City - 113 miles
- \*DFW - 104 miles
- \*\*There is a bridge out on "N 3010 Rd (Cemetery Road)" just south of the property, must come in from the North and East

#### **Access:**

- \*1/2 mile of gravel County Road frontage

#### **Water:**

- \*Four ponds
- \*Just off Mud Creek
- \*Duck impoundment potential

#### **Utilities:**

- \*Electric Meter
- \*Water well

#### **Climate:**

- \*Approximately +/- 35 inches of annual precipitation

#### **Minerals:**

- \*Surface Only

#### **Wildlife:**

- \*Whitetail Deer
- \*Wild Turkey
- \*Waterfowl
- \*Dove
- \*Hogs

#### **Fishing:**

- \*Bass
- \*Bluegill
- \*Catfish

#### **Terrain:**

- \*Class 2 & 3 sandy loam soils
- \*Rolling, mixed grass pastures with bermuda and native grasses
- \*Topography ranging from 780' to 830'
- \*Post oak timber
- \*Flat hay field
- \*Scattered native pecan trees



**Improvements:**

- \*Old metal barn
- \*Fenced and crossfenced

**Equipment:**

- \*NA

*If you are not already on the Legendary Land Company website, please follow the "Property Website" link.*

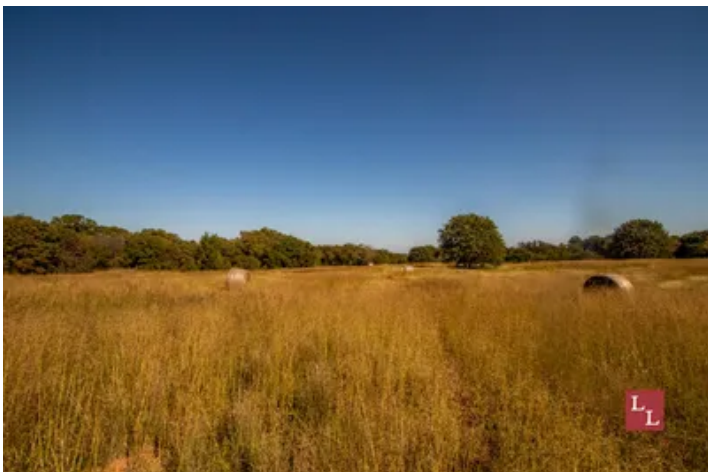
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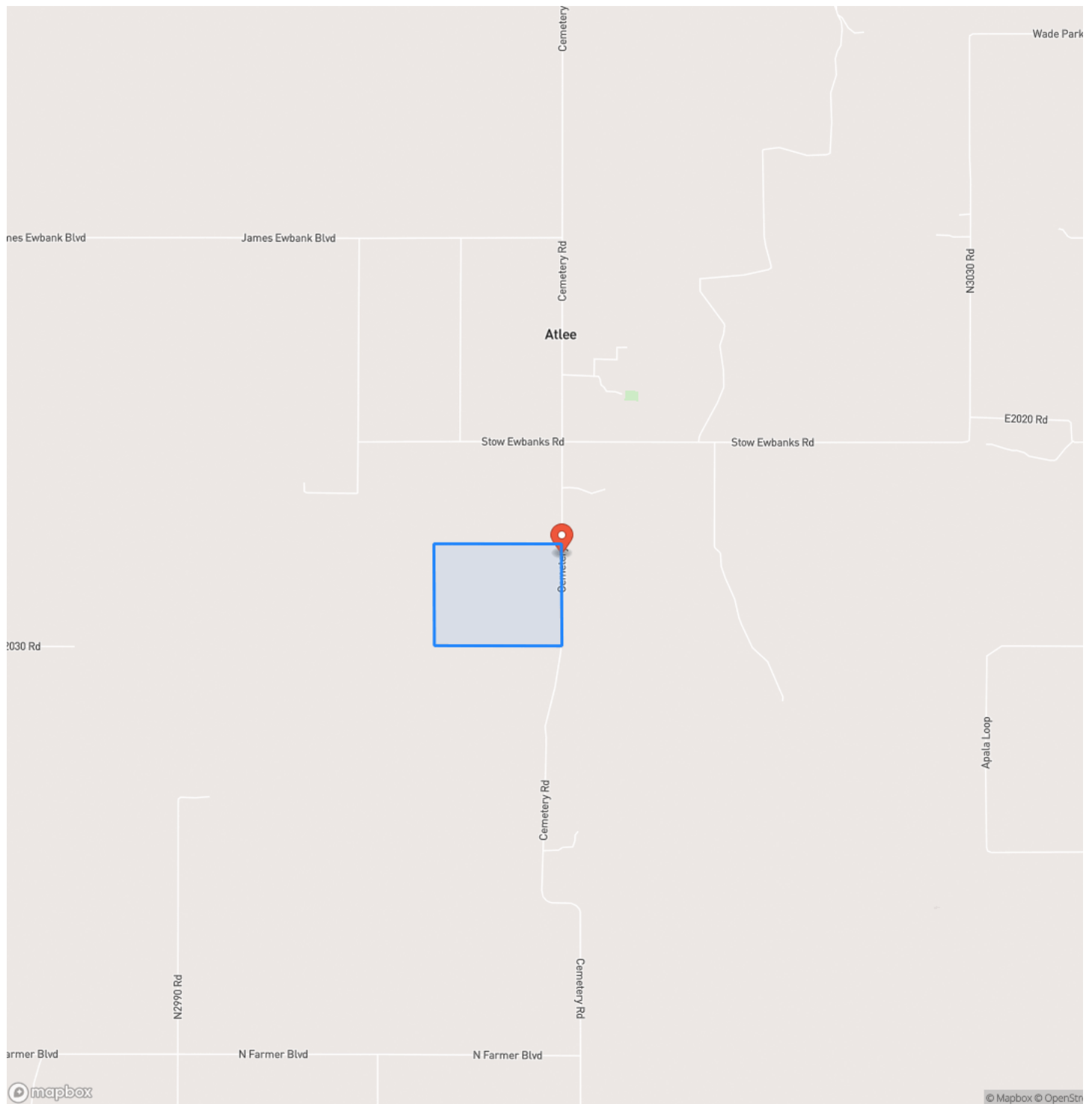


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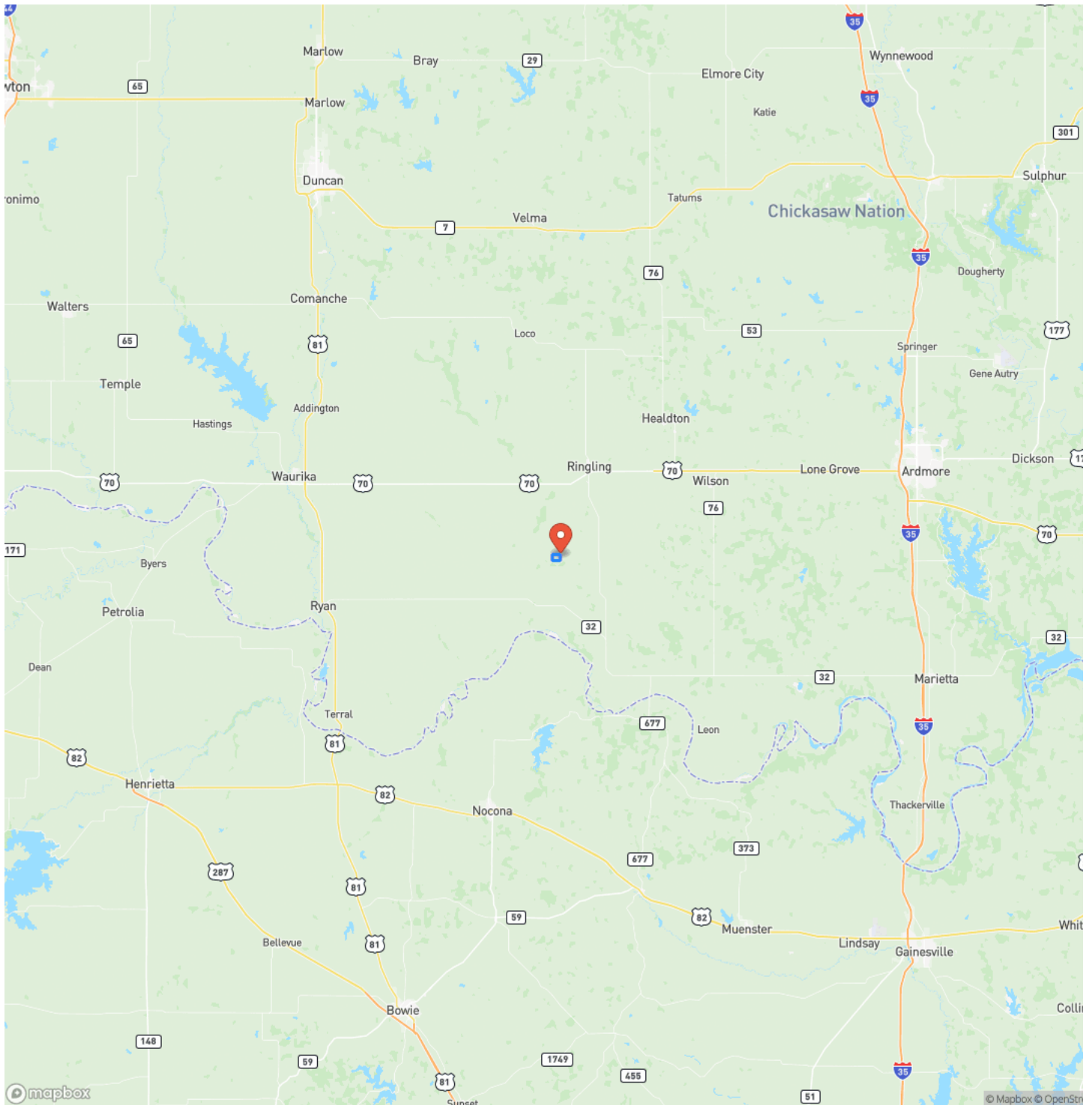
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## Locator Map

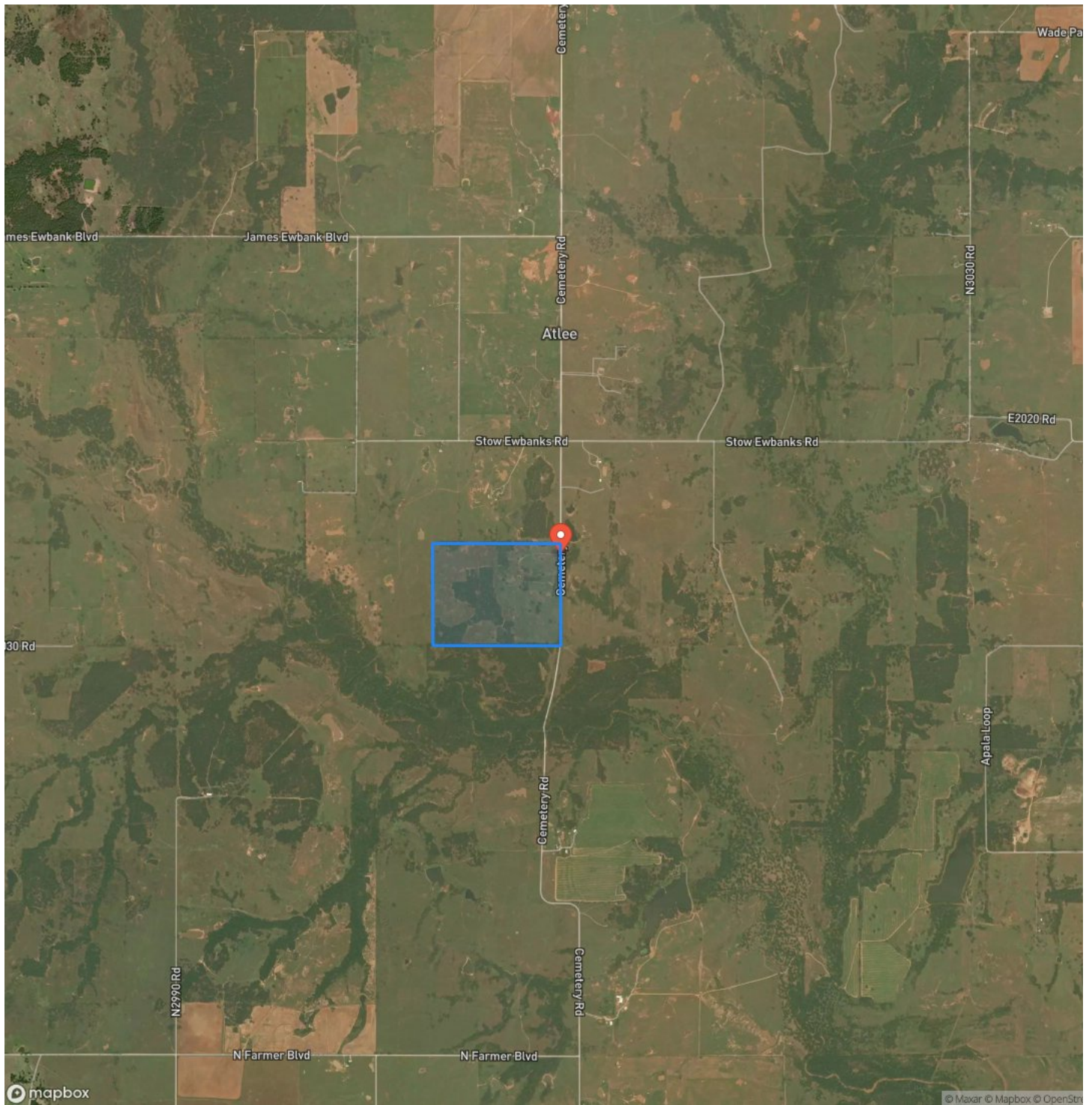


## Locator Map





## Satellite Map





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**Ringling, OK / Jefferson County**

## LISTING REPRESENTATIVE

**For more information contact:**



### Representative

Trevor Potts

## Mobile

(580) 220-7790

## Email

Trevor@Legendary.Land

## Address

111 D Street SW

## City / State / Zip

Ardmore, OK 73401

## NOTES



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## **DISCLAIMERS**

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