

**E. Jones Rd. 41**  
**250 E. Jones Rd.**  
**Velvet Ridge, AR 72010**

**\$92,250**  
**41 +/- acres**  
**White County**





**E. Jones Rd. 41**  
**Velvet Ridge, AR / White County**

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## **SUMMARY**

**Address**

250 E. Jones Rd.

**City, State Zip**

Velvet Ridge, AR 72010

**County**

White County

**Type**

Hunting Land, Recreational Land

**Latitude / Longitude**

35.4538 / -91.606

**Taxes (Annually)**

61

**Acreage**

41

**Price**

\$92,250

**Property Website**

<https://habitatlandcompany.com/property/e-jones-rd-41-white-arkansas/21302>



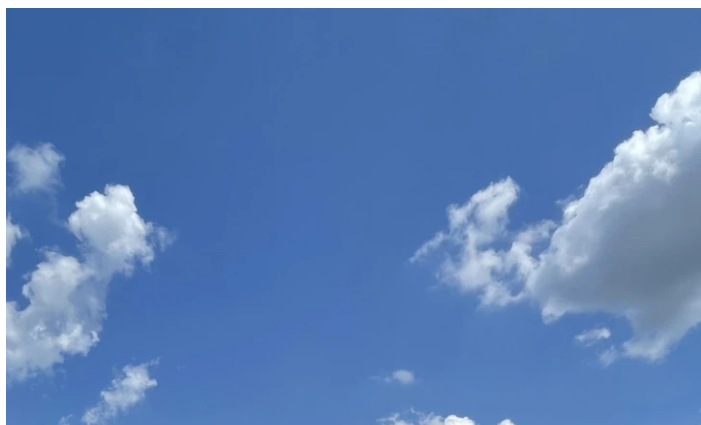
## **PROPERTY DESCRIPTION**

41 acres +/- located on E. Jones Rd. in northern White County, AR. This tract has county road frontage along the 1/4 mile stretch of the southern boundary as well as a gas road leading to the back side of the property. It offers a mix of recently (2020) clear cut hardwoods, 5-7 acres of pastureland, and a gas pad lying in the NW portion of the property. Existing power stretches along the county road offering ability to have electricity. Property also has gas pipelines running through and is where the deer stand in the provided picture is located...making for a good shooting lane. Due to the timber harvest, there is a beautiful view looking to the north. Exact acreage to be determined by new survey prior to closing.



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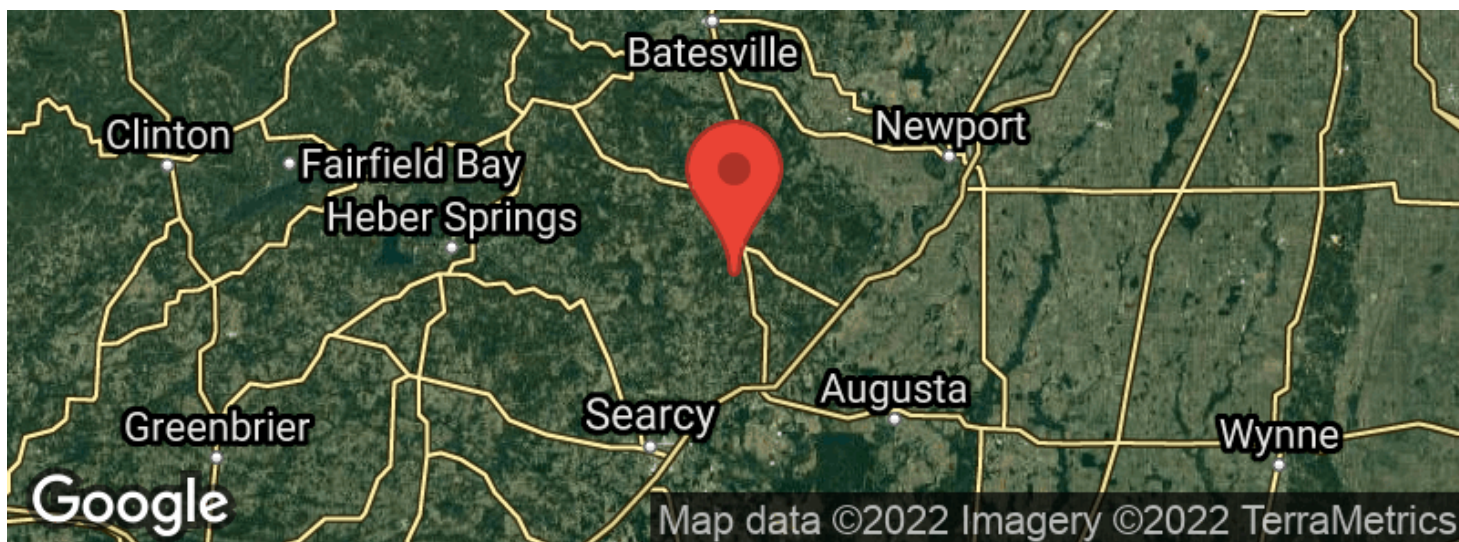
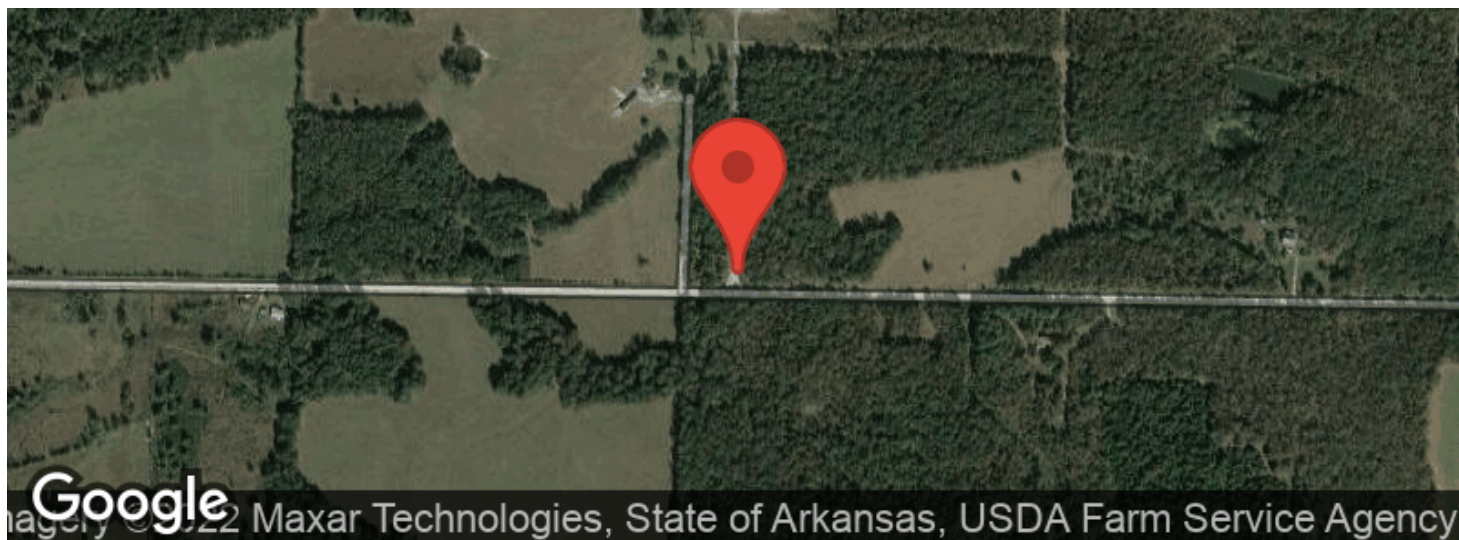


# Locator Maps





## Aerial Maps



E. Jones Rd. 41  
Velvet Ridge, AR / White County

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## LISTING REPRESENTATIVE

For more information contact:



### Representative

Will Hardin

### Mobile

(870) 512-9298

### Email

will@habitatlandcompany.com

### Address

118 Meadowview Circle

### City / State / Zip

Judsonia, AR 72081

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## 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**

Information in this brochure is provided solely for information purposes and does not constitute an offer to sell or advertise real estate outside the states in which broker or agent licensed. The information presented has been obtained from sources deemed to be reliable, but is not guaranteed or warranted by the agent, broker, or the sellers of these properties. This offering is subject to errors, omissions, prior sale, price change, correction or withdrawal from the market without notice. All references to age, square footage, income, expenses, acreage, carrying capacity, and land classification, etc. are approximate. Prospective buyers are chargeable with and expected to conduct their own independent investigation of the information and the property and to rely only on those results. Sellers reserve the right to accept or reject any and all offers without liability to any buyer or cooperating broker.

Maps are provided for illustration purposes only, the accuracy is not warranted. Parcels on interactive maps are not adjusted to match aerial backgrounds. This information is for reference purposes only and is not a legal document. Data maps contain errors. The seller and seller's agent are making known to all potential buyers that there may be variations between the location of the existing fence lines and the legal description of the deeded property. Seller and seller's agent make no warranties with regard to the location of the fence lines in relationship to the deeded property lines, nor does the Seller make any warranties or representations with regard to the specific acreage contained within the fenced property lines. Seller is selling the property in an "as is" condition, which includes the location of the fences as they exist. Boundaries shown on the accompanying maps are approximate, based on county parcel data. The maps are not to scale. The accuracy of the maps is not guaranteed. Prospective buyers are encouraged to verify fence lines, deeded property lines and acreages using a licensed surveyor at their own expense.





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**Habitat Land Company**  
403 Llama Drive  
Searcy, AR 72143  
(870) 830-5263  
<https://www.habitatlandcompany.com/>

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