

**Tbd Palmer**  
Theodosia, MO 65761



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MLS# SOM60316804



**\$720,000**

Here is something you seldom see, now you have the opportunity to call it your own! 160 acres, fenced, in grass, lays good on a county maintained road, and WATER, always lots of SPRING WATER. This property is on the Taney County side of the Ozark/Taney County line. It is 1/4 mile wide, 1 mile deep, joins the Mark Twain National Forest for 1.25 miles, and has plenty of long-range views. This property has been in the same family for many, many years and continues to be used as a cow/calf operation. Even in the severe drought of the 1950's, this family could always count on water for them and their livestock at the Rock Springs. There is also a cave on the property. Who knows, it could contain gold? The owner states there are rooms where you can stand up, but don't ask me to prove it!! The Mark Twain National Forest has miles of 4-wheeler and side x side trails. One trail runs along part of the north border of this property giving you your own private entrance to acres and acres of fun and pleasure. You can explore for days and not run out of new territory. There are several species of wildlife here, some you might enjoy having over for dinner. The options here are unlimited. You can run livestock, build your dream home in the foothills and privacy of the Caney Mountains, or simply build a cabin to stay in while you hunt or play. The water on this place is



**H K Gaulding**

Phone: (417) 273-4212

Sierra Ozark Corporation

For full listing details, please scan:

