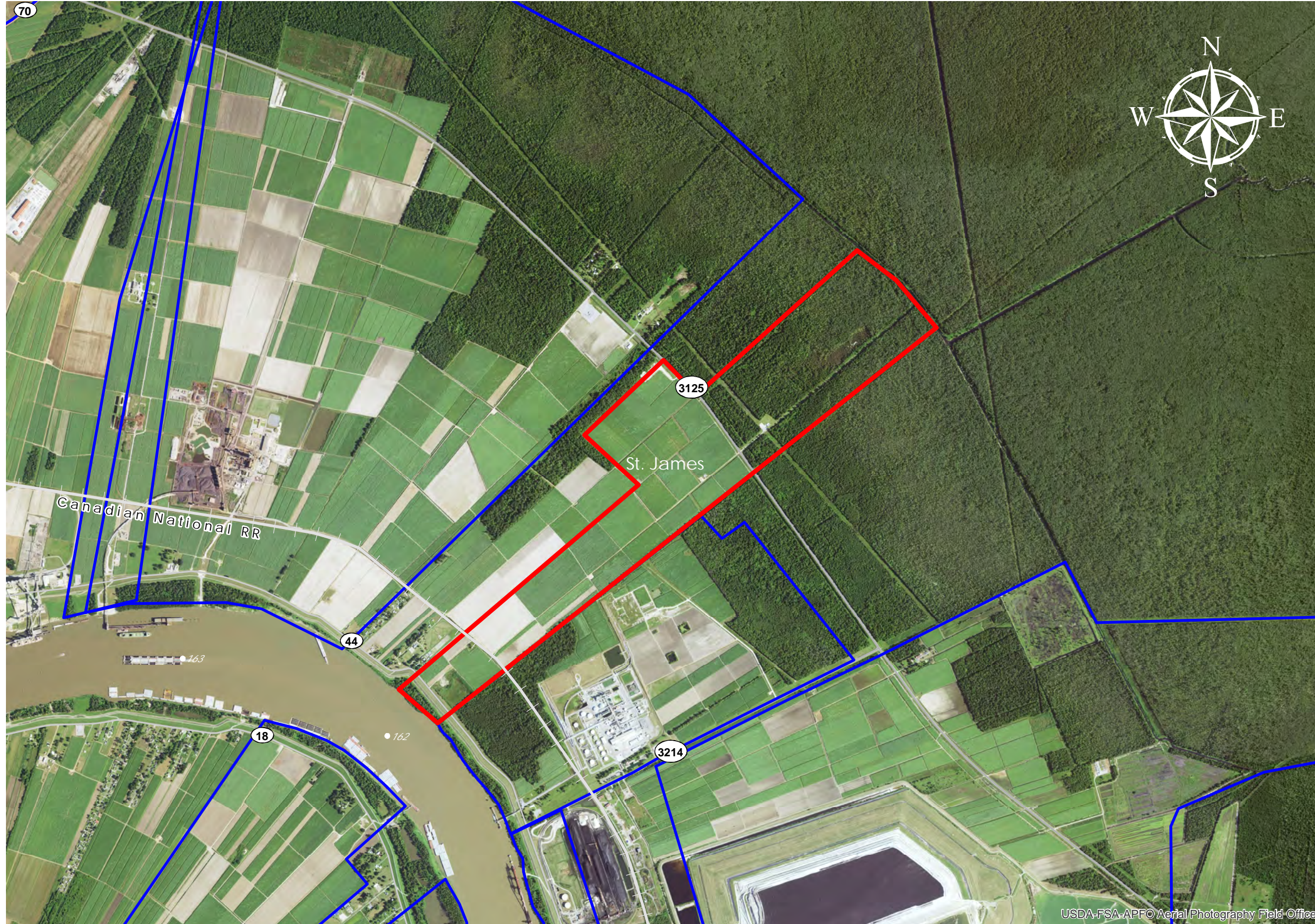


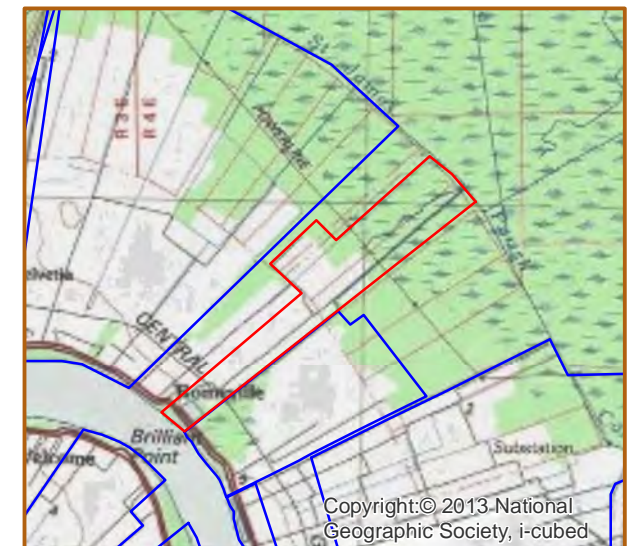
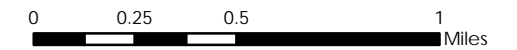
SHADY GROVE (#71)



SHADY GROVE
 +/- 517 Acres *209.2 Hectares*
 +/- 1,690' River Frontage *515.1m River Frontage*
 +/- 1,690' CN Rail Onsite *515.1m CN Rail Onsite*

- Resident Industry
- Interstates
- U.S. Highway
- State Highway
- Railroads

Updated 2021-01-19



USDA-FSA-APFO Aerial Photography Field Office

Available Site Descriptions

| | | | |
|--|--|---|--|
| PROPERTY NAME: <u>SHADY GROVE</u> | | Map #: <u>71</u> | |
| Mile Marker: <u>E 161.6</u> | | Acreage: <u>517.00</u> | |
| | | Hectares: <u>209.22</u> | |
| GENERAL DETAILS | | | |
| Site Draft: <u>Deep Draft</u> | | River Frontage (in ft.): <u>1,690.00</u> | |
| | | Rail Frontage (in ft.): <u>1,690.00</u> | |
| AGENT DETAILS | | | |
| Agent: <u>Steve Nosacka</u> | | Company: <u>St. James Parish</u> | |
| | | Phone: <u>225-295-5631</u> | |
| | | E-Mail: <u>steve.trinity@cox.net</u> | |
| TRANSPORTATION | | | |
| Airport: <u>Louis Armstrong International (54 miles); Baton Rouge Metropolitan (44 miles); PSL Executive Regional Airport (32 miles)</u> | | | |
| Rail: <u>CN (Onsite - 1,690.00 ft)</u> | | | |
| Highway: <u>I-10 (9 miles); US 61 (11 miles); LA 70 (8 miles); LA 3125 (Onsite); LA 44 (Onsite)</u> | | | |
| Zoning: <u>None</u> | | | |
| | | Adjacent Land Use: <u>Agricultural</u> | |
| Access Road: <u>Paved</u> | | Parish: <u>St. James</u> | |
| UTILITIES | | | |
| Electricity: <u>Entergy</u> | | Water: <u>St. James Parish Utilities</u> | |
| Natural Gas: <u>St. James Parish Utilities</u> | | Sewage: <u>St. James Parish Utilities</u> | |
| Telecommunications: <u>AT&T</u> | | | |