

We've been busy here at Oakwood. As many of you know we welcomed Christian our 4th child, but first boy, to our family in January. Our Barn is literally filled to overflowing but we are very grateful. We have had a few complications with Christian, but God has been incredibly faithful to my family during this time, as he promised, and we are thankful for the support of so many of our friends and clients.

In company news we have completely redesigned our website as I'm sure you can see if you are reading this. Schuler Design handles the majority of our website work and they did a great job. Oakwood specializes in high quality properties and we want the website to represent our clients' in the same way. Feel free to drop us a note with any feedback, we'd love to hear it.

In Land Sales news we have been honored to be a part of the sale of three high quality farms this summer. As different and varied as these properties are they all have one thing in common... ***"A River Runs Through Them!"***

ST. MARY'S RIVER FARM



A 300 acre tract right here in our backyard in the highly coveted stretch of the St Mary's River in Nassau County just north of Jacksonville. This property was a former chicken farm turned timber property with beautiful old growth hardwoods along the St. Mary's and native longleafs planted in what used to be the cleared land for the chicken houses. The extensive high bluff frontage on the St Mary's was a big selling point for this tract. Some timbering activities will need to be cleaned up on about 60 acres of the site but our client is in the equipment business and plans to do a lot of the work himself. He is an avid turkey hunter and we look forward to seeing this property turned into a turkey mecca, which it certainly has the potential to be. We have done some prescribed burning for this client in the past and will be out this winter cleaning up this tract with some prescribed fire, cant wait!

FLINT RIVER YACHT CLUB



589 acres on the Flint River in Macon County, Georgia near Warner Robins in the heart of big deer country for Georgia. Macon County is a top 3 County for record book deer in Georgia, both Pope&Young and Boone&Crockett. The new owner is an avid deer hunter and plans to work alongside 4 of the existing neighbors to manage for trophy whitetails in this renowned stretch of the Flint River. This property is almost completely natural hardwood / pine mix forest and really beautiful with over 2 miles of frontage on the Flint River. The property also has a 60-acre agricultural field that the Owner plans to convert to a year round deer grocery store! A 23-acre lake will make an ideal home site for the new home planned to be built in the next few years.

HUCKLEBERRY FARM



Lastly is Huckleberry Farm on the Satilla River in Waycross, Georgia. It has been a real honor to be a part of this listing and represent it's Owner. This property has one of the most truly beautiful and perfectly fitting homes of any farm we have ever sold. Over 6,600 SF of Frank McCall design sits amongst what is likely virgin pine timber well in excess of 100 yrs. old overlooking a stocked fishing lake. Ask anyone who has seen it and the pictures just don't do adequate justice, although our Drone Video footage comes pretty close I might say. I am very proud of the job our marketing and videography team did! This sale includes both homes, the lake and 25 acres of land. The Owner has decided to retain the remaining riverfront land along the Satilla River and has applied for a conservation easement for this property with the NRCS through their wetland reserve program. We were able to connect the Owner with the NRCS as part of this sale and we were pleased to be

able to find a solution that involved multiple avenues of compensation. Oakwood has been involved in numerous conservation properties along these rivers over the years and is happy to consult with our clients concerning both donation and purchase easements. Conservation is becoming an increasingly more common land use in Georgia and Florida and landowners should consult a firm with experience in these areas to make sure they understand their options and are taking advantage of the many public and private opportunities that are available.



In other news, we are looking forward to our annual pilgrimage to the Prairie coming up in October and hope to encounter the drake mallard up there! Can't wait for that, a great time with clients and fellow waterfowl hunters! Deer season is right around the corner meaning fall isn't far away, here's to football and hunting, two of God's greatest gifts! God Bless to all!