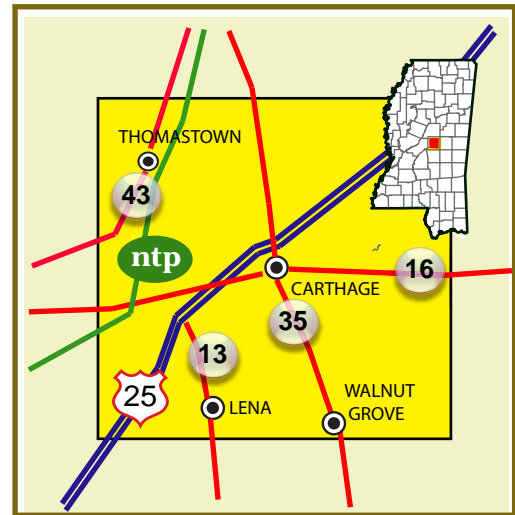


LEAKE COUNTY, MISSISSIPPI

Carthage Company Barrett Building - Carthage



Number of Buildings	1
Number of Floors	1
Building Type	Manufacturing
Acres included w/building	6
Total Square Footage	101,500
Manufacturing	71,500
Warehouse	26,500
Office space	3,500
Can building be subdivided?	Yes
Parking Spaces	300
Date of Original Construction	1952, 1969, 1984
Exterior Construction	Metal/Block
Roof Construction	Metal/Built-up
Walls insulated?	Yes
Roof insulated?	Yes
Ceiling Clearance of 26,500 Warehouse	
at side under beam	13 ft
at center under beam	15 ft
at side between beam	13.6 ft
at center between beam	16 ft
Column Type	Steel
Column Spacing - Manufacturing	24' L, 30' W
Column Spacing - Warehouse	24' L, 60' W
Number of Truck Wells	6
Number of Dock High Doors	5
Can building support cranes?	No
Lighting	Flourescent
Skylights?	No
Floor Type	Reinforced Concrete
Main Building Heated?	Yes, Natural Gas
Main Building Cooled?	Yes
Sprinkler System?	Yes, wet



The Right People. The Right Location.

Leake County
Development Association

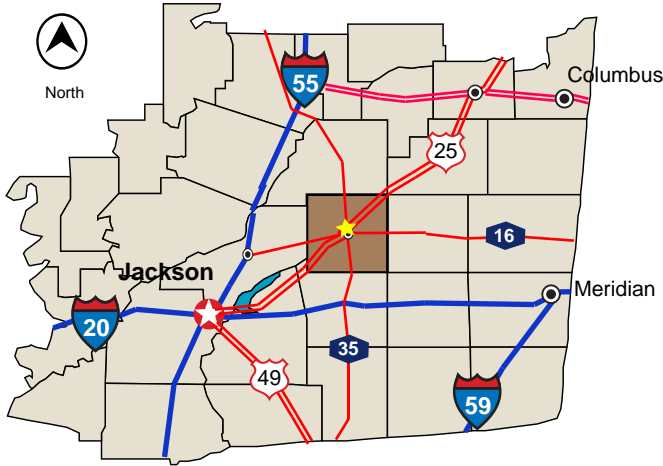
Post Office Box 209 - Carthage, Mississippi 39051
Phone: (601) 267-7161 Email: info@leakeida.com

LEAKE COUNTY, MISSISSIPPI

Carthage Company Barrett Building - Carthage

TOTAL AREA: 101,500 sq ft
TOTAL ACREAGE WITH BUILDING: 6
STATUS: Available for Lease

Property owner:
 Gaston Barrett
 PO Box 518
 Philadelphia, MS 39350
 601.656.2300



UTILITIES

Electricity	Three-phase electric service is available onsite. The facility is served by Entergy Mississippi.
Natural Gas	Natural Gas is available onsite. Atmos Energy services this facility. Diameter of Main: 2 in Pressure: 30 psi
Water	The City of Carthage Water System has a total of 750,000 gallons storage on the system. The nearest elevated tank is 0.25 miles from the facility. Diameter of Main: 6 in Pressure: 65 psi
Sewer	The City of Carthage Sanitary Sewer System has service onsite. The system is a lagoon type. Diameter of Main: 6 in
Solid Waste	Waste Management and BFI provide solid waste disposal within the City of Carthage.

LOCATION

Physical Address	511 East Franklin St	
Within City Limits	Yes, City of Carthage	
Zoning Restrictions	Yes	
Gulf Opportunity Zone	Yes	
Federal Renewal Community	Yes	
Flood Zone	No	
Fire Insurance Rating	Class 7	
Commercial Truck Zone	Yes	
Distance to:	mi	km
Interstate 20 @ Forest	30	48
Interstate 55 @ Canton	33	53
Interstate 55 @ Vaiden	44	71
Interstate 59 @ Meridian	80	129
4-lane MS Hwy 25 @ Carthage	2	3.2
Carthage-Leake County Airport (3000')	2	3.2
Jackson International Airport	50	81
Meridan Regional Airport	80	129
Golden Triangle Regional Airport	75	144
Memphis International Airport	163	262
Port of Vicksburg (Miss.)	101	162
Port of Columbus (Tenn-Tom)	82	132
Port of Gulfport (Gulf)	190	306
Rail (KCS-Forest)	27	43

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