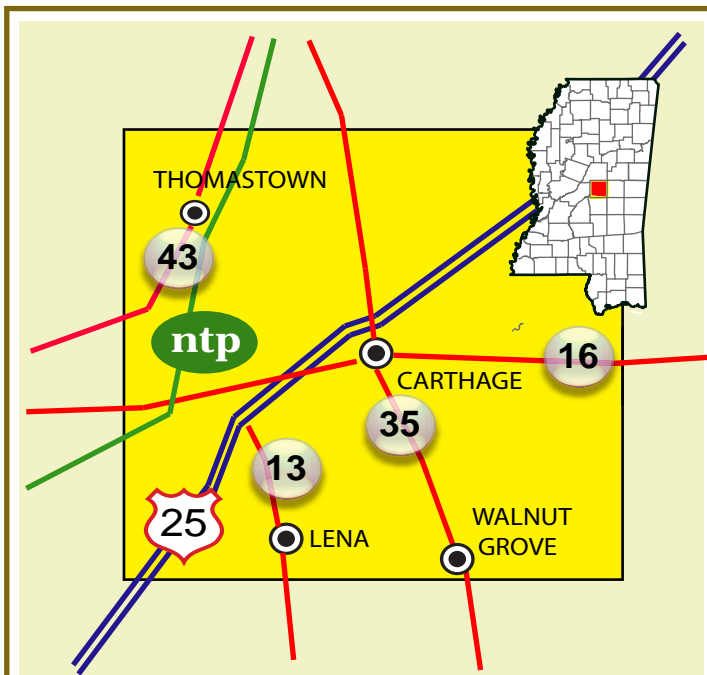
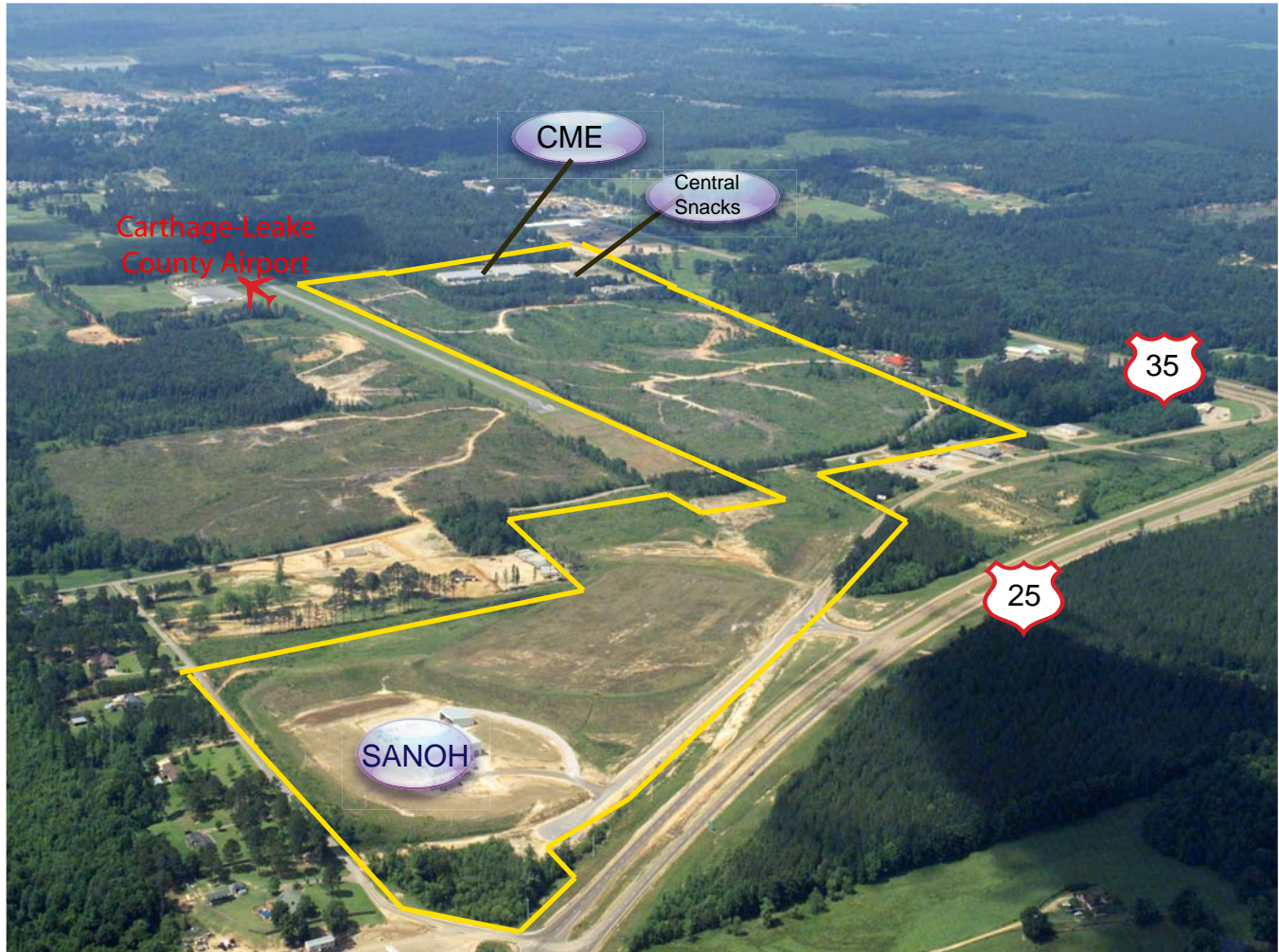


LEAKE COUNTY, MISSISSIPPI

Industrial Park - Carthage



The Leake County Industrial Park at Carthage is located on Highway 25 and Highway 35.

Three industries are currently located within the park. SANOH, a Nissan Supplier; Choctaw Manufacturing Enterprise, a wire harness manufacturer; and Central Snacks, a snack food maker. The Carthage-Leake County Airport is also adjacent to the park.

The Right People. The Right Location.

Leake County
Development Association

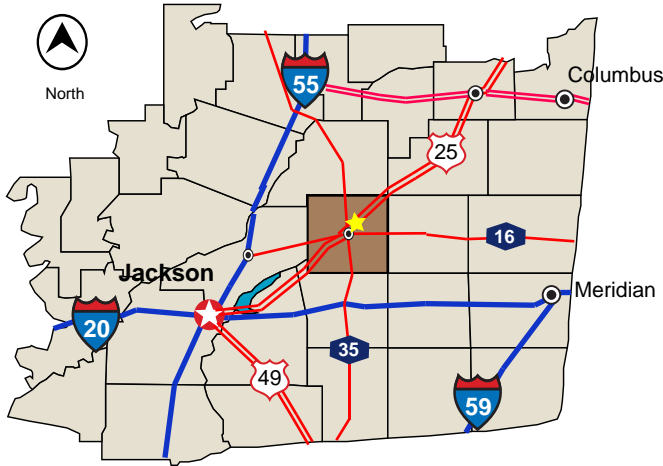
Post Office Box 209 - Carthage, Mississippi 39051
Phone: (601) 267-7161 Email: info@leakeida.com

LEAKE COUNTY, MISSISSIPPI

Industrial Park - Carthage

TOTAL ACREAGE AVAILABLE: 165
ACREAGE IN LARGEST TRACT AVAILABLE: 105
TOTAL ACREAGE: 175
STATUS: Available for Sale or Lease

Landowner:
 Leake County Economic
 Development District
 c/o Leake County Dev. Assn.
 PO Box 209
 Carthage, MS 39051-0209
 601.267.7161



UTILITIES

Electricity Three-phase electric service is available onsite. The industrial park is served by Central Electric Power Association, a TVA distributor.

Natural Gas Natural Gas is available adjacent to the site. Atmos Energy is the service provider.

Diameter of Main: 2 in
 Pressure: 30 psi (max 60)

Diameter of Main: 4 in
 Pressure: 275 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 mi (0.41km) from the site.

Diameter of Main: 10 in
 Pressure: 50 psi

Sewer The City of Carthage Sanitary Sewer System has service onsite. The system is a lagoon type.

Diameter of Main: 8 in

Solid Waste Waste Management and BFI provide solid waste disposal within the City of Carthage.

LOCATION

Physical Address	MS Hwy 25 North	
Within City Limits	Yes, City of Carthage	
Zoning Restrictions	Yes, also Park Covenants	
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	0	0
Carthage-Leake County Airport (3000')	0	0
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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