

MIDWEST LAND GROUP PRESENTS

56.3 ACRES IN

SULLIVAN COUNTY TENNESSEE



MidwestLandGroup.com

MIDWEST LAND GROUP IS HONORED TO PRESENT

HUNTER'S DREAM - 56.3 ACRES OF PRIME RECREATIONAL LAND

An absolute hunter's paradise! Whether you're after deer, turkey, or bear, this rare tract of land is packed with wildlife and ready for your next adventure. Nestled in the upper end of Sullivan County, this exceptional 56.3 +/- acre property offers unmatched privacy, natural beauty, and premium hunting opportunities.

A serene creek runs the full length of the hollow, creating a peaceful, picturesque setting that feels like your own private wilderness retreat. The land features mature,

near-untouched timber, enhancing both its beauty and potential value. Access is a breeze with a well-maintained road, nearly concrete the entire way, leading deep into the heart of the property. This gives you unparalleled entry to some of the best hunting spots the region has to offer.

Tracts like this are rare. If you're looking for a secluded recreational haven that's rich in wildlife and natural charm, this is it.

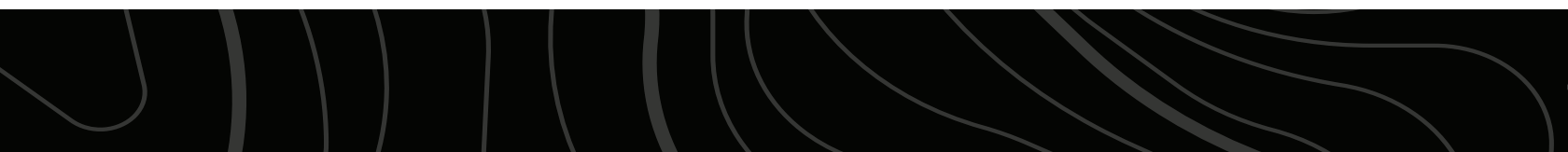
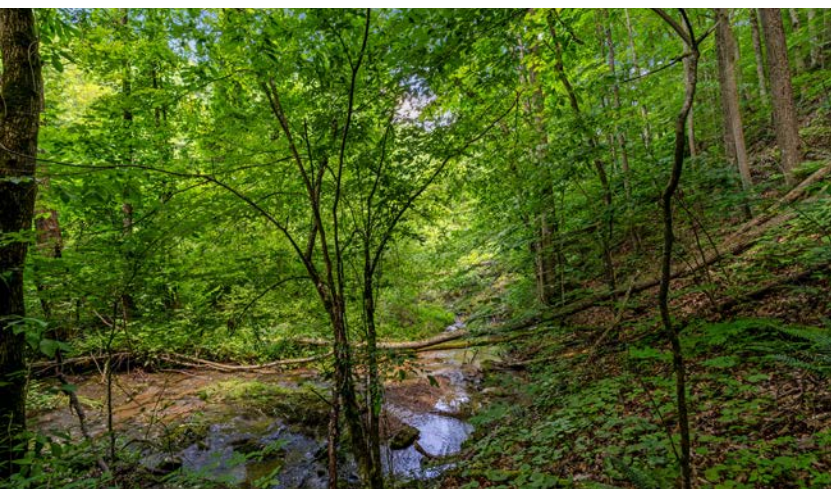
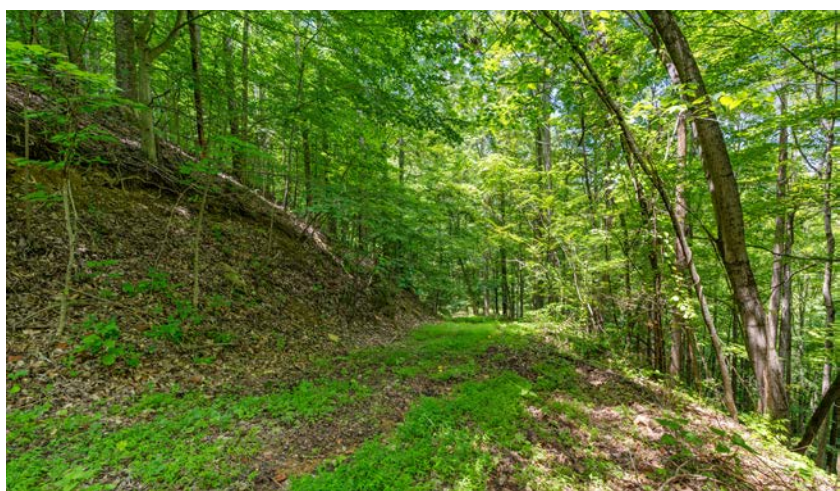
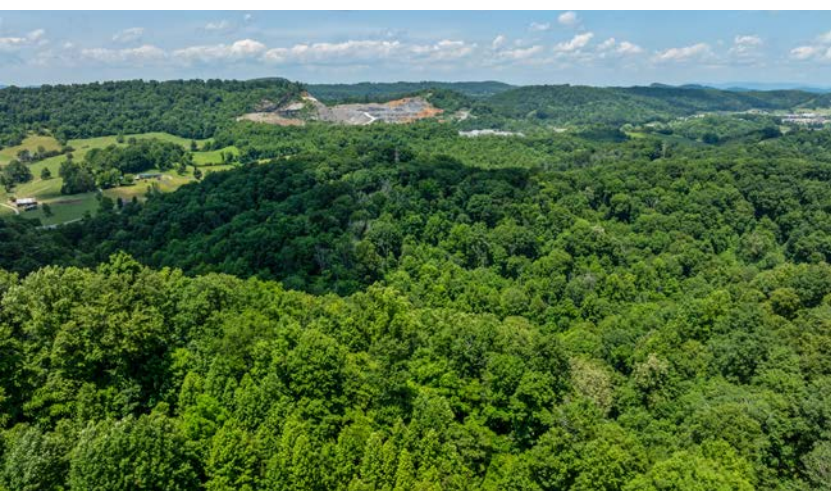


PROPERTY FEATURES

PRICE: **\$180,300** | COUNTY: **SULLIVAN** | STATE: **TENNESSEE** | ACRES: **56.3**

- Abundant wildlife, including deer, bear, and turkey - a true haven for nature lovers and hunters
- Multiple food plot sites
- Conveniently located just minutes from Blountville, TN
- Only 15 minutes from the charming city of Bristol, TN
- A short 30 minute drive to vibrant Johnson City, TN
- Just 10 minutes from the scenic Steele Creek Park
- 20 minutes from the stunning Bristol Caverns - perfect for weekend adventures
- Quick and easy access to I-81 for seamless travel
- Private, secluded, and tranquil - ideal for nature lovers or prime hunting grounds

PRIVATE, SECLUDED, AND TRANQUIL



SERENE CREEK



ABUNDANT WILDLIFE



TOPOGRAPHY MAP



Maps Provided By:
surety
CUSTOMIZED ONLINE MAPPING
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Source: USGS 1 meter dem
Interval(ft): 10.0
Min: 1,708.8
Max: 2,045.1
Range: 336.3
Average: 1,818.4
Standard Deviation: 67.29 ft

0ft 463ft 926ft

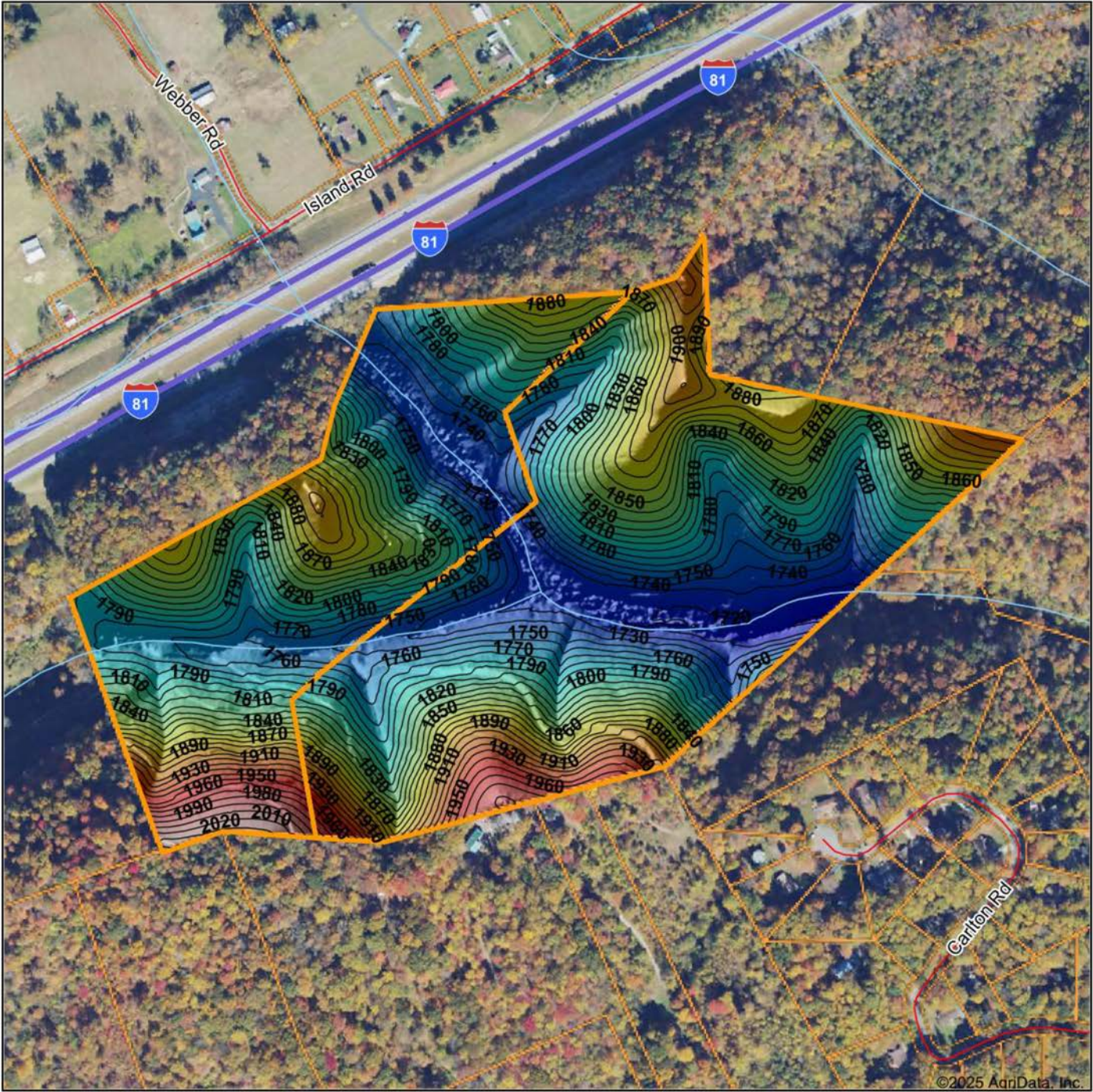


6/3/2025

Sullivan County
Tennessee

Boundary Center: 36° 34' 28.37, -82° 16' 42.42

HILLSHADE MAP



Maps Provided By:
surety
CUSTOMIZED ONLINE MAPPING
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Source: USGS 1 meter dem
Interval(ft): 10
Min: 1,708.8
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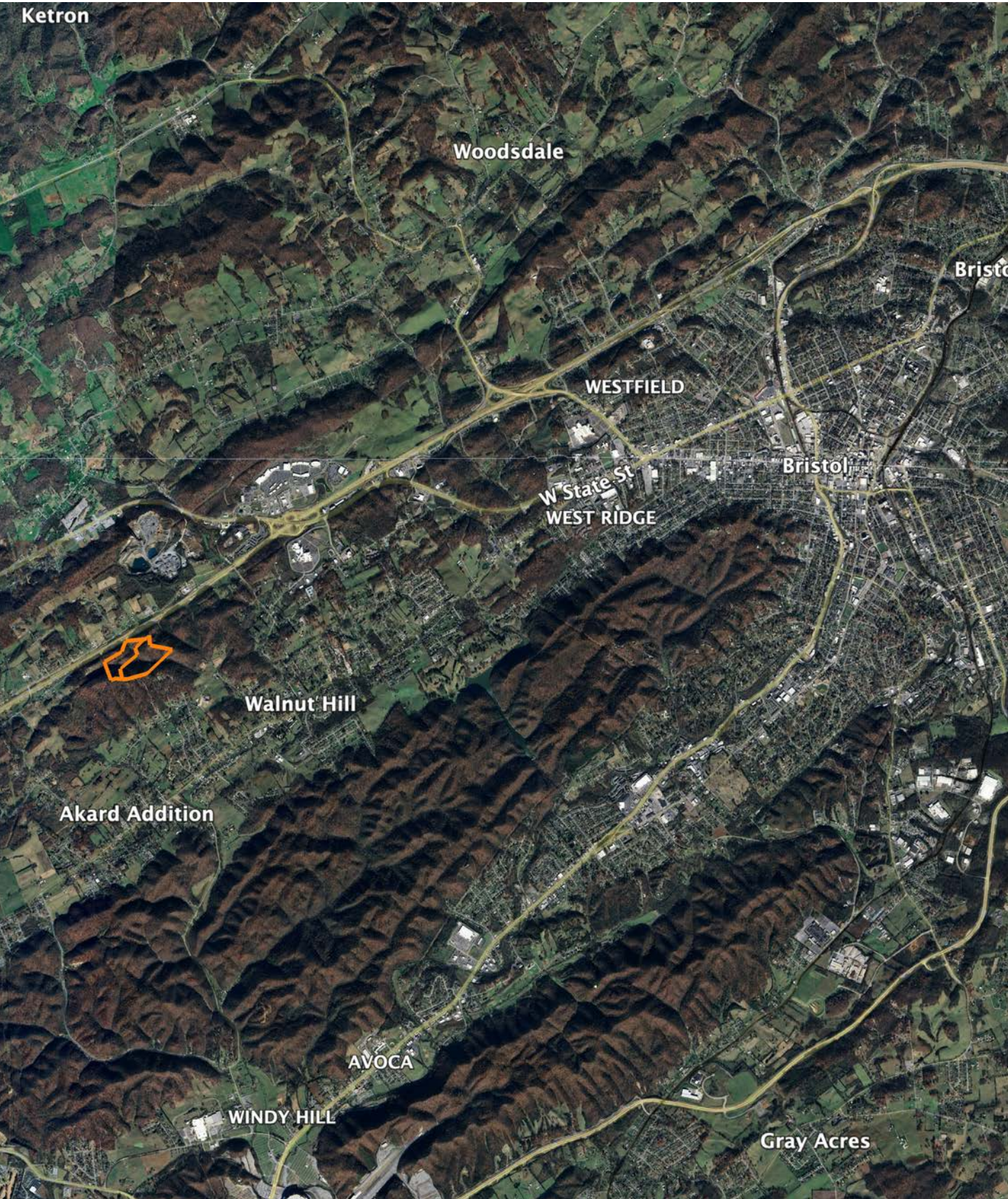


6/3/2025

**Sullivan County
Tennessee**

Boundary Center: 36° 34' 28.37, -82° 16' 42.42

OVERVIEW MAP



AGENT CONTACT

Buying or selling land is a deeply personal experience, and Jason Mitchem understands this better than most. With a diverse background in farming, ministry, and real estate, he combines a steady hand with a servant's heart to guide clients through decisions that are as emotionally significant as they are financially impactful.

Raised on a working farm in Fort Valley, Georgia, Jason's upbringing involved hands-on work such as baling hay, tending livestock, and repairing farm equipment — all before most children learn to drive. Additionally, his family operated a wholesale farm equipment distributorship, providing him with early exposure to the complexities of both business and labor of rural life. Whether managing land for wildlife or farming for profit, Jason's lifelong experience has afforded him a unique understanding of the land and lifestyle many clients are chasing.

Though he later founded and led a church in Augusta, Georgia, and supported his wife's successful real estate career, Jason maintained a strong connection to the land. After the passing of his wife in early 2023, he felt a renewed sense of purpose to return to real estate, offering his services with a focus on serving others in a new way.

Jason now resides in Johnson City, Tennessee, with his wife Kristina and stepchildren, John and Ari. His son, Devin, has taken on the role of lead pastor at the church, while his daughter, Jaysa, has launched her own thriving real estate career in Georgia. A licensed pilot, avid outdoorsman, grandfather and man of deep conviction, Jason leads with integrity and treats every transaction as if it were his own land at stake.



JASON MITCHEM

LAND AGENT

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