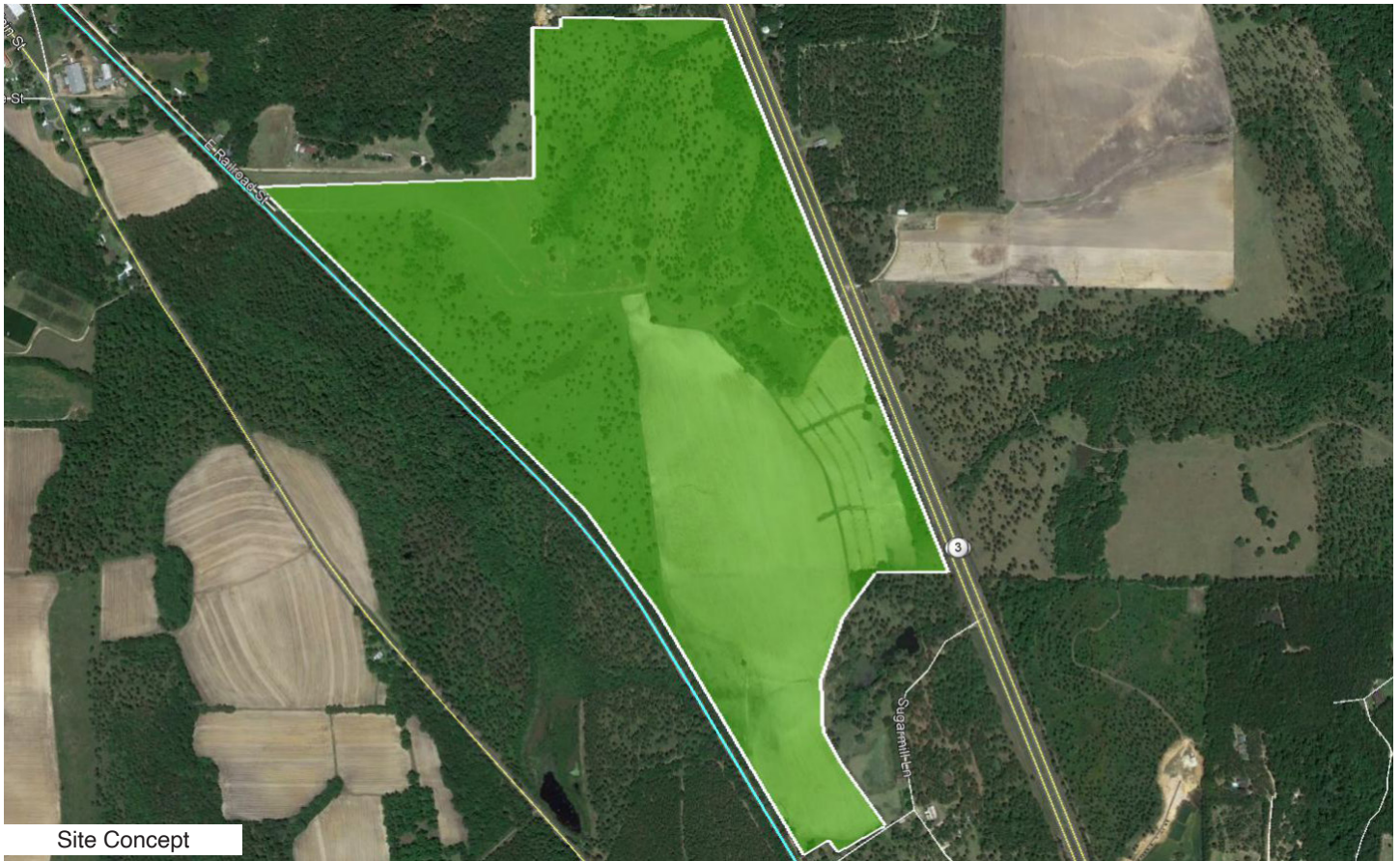


N US HIGHWAY 19 • THOMAS COUNTY

Ochlocknee, Georgia



Site Concept



Site Specifications

Thomasville and Thomas County provide the unique combination of great quality of life and the state of the art infrastructure necessary to support business. Located on the Georgia Florida state line, Thomas County is strategically located on six four lane divided highways.

A combination of an excellent transportation system, both road and rail, and high speed internet and telecommunication makes Thomasville the perfect home for Flowers Foods Headquarters, one of the top two providers of baked products nationally. Thomasville has a population of 18,413 and Thomas County has a population of 44,720. They both serve a five county area with a population of 144,000.

Job Tax Credit rank	1
Address	N US Highway 19 Ochlocknee, GA Thomas
County	Thomas
Site Type	Greenfield
Acres	257
Rail Frontage	6,000 ft
Rail Spur	n/a
Zoning	Agricultural
Flood Zone	Low-to-Moderate
Airport	ABY - 43 miles; TLH - 58 miles
Interstate	I-75: 53 miles; I-10: 45 miles
Ownership	private
Sewer	City of Ochlocknee
Water	City of Ochlocknee
Gas	City of Ochlocknee
Telecom	City of Ochlocknee
Electricity	Grady EMC

N US HIGHWAY 19 • THOMAS COUNTY

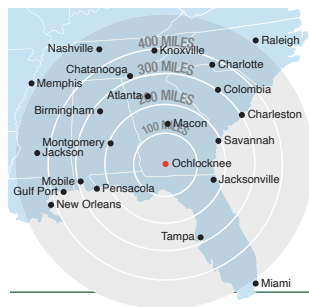
Georgia & Florida Railway

Regional Information



BUSINESS PORTFOLIO
from homegrown,
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632,637

households

\$42,261

median household income

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median age

642,501

total workforce population

57,182

employed in manufacturing

34,052

employed by logistics operations

30+

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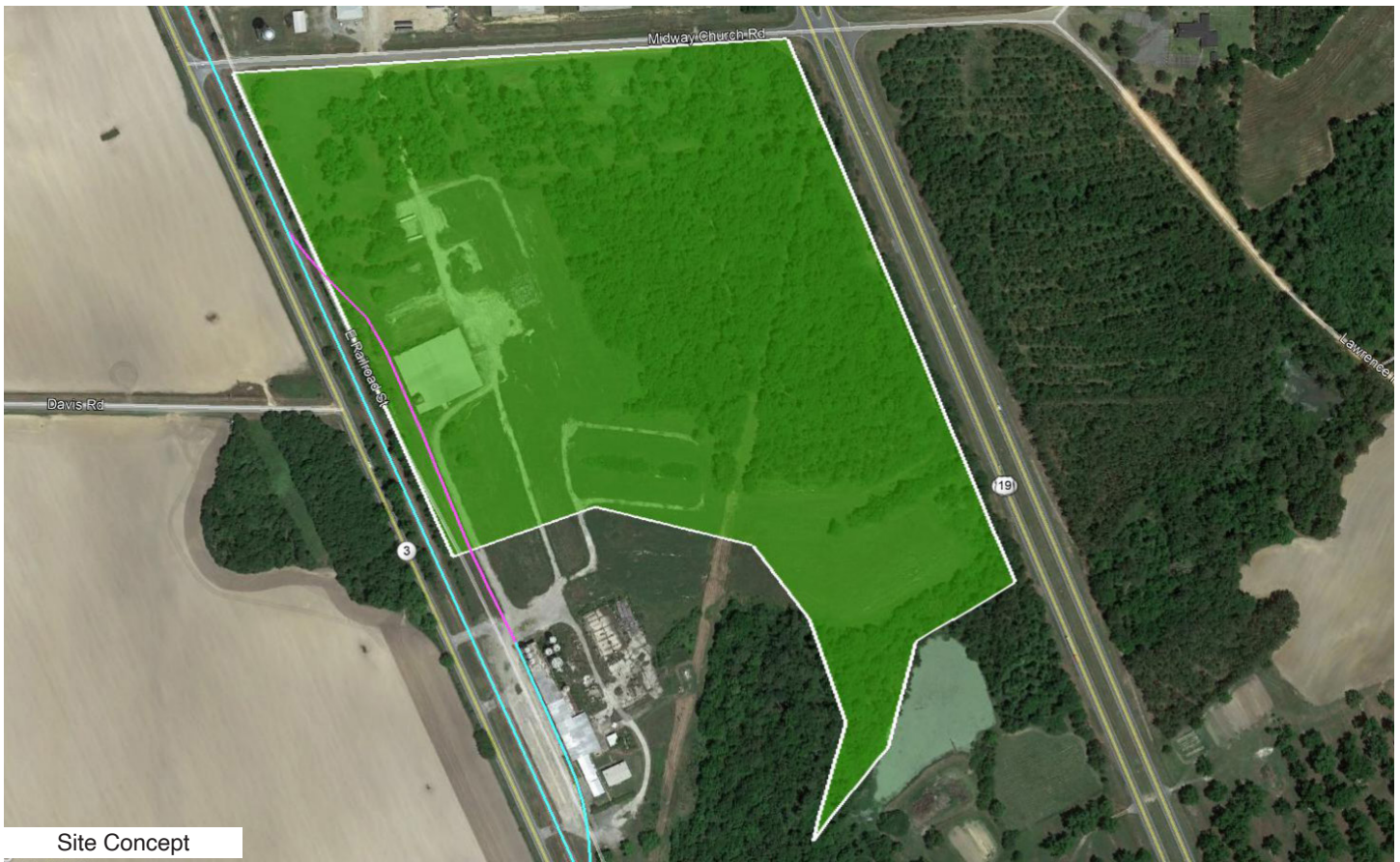
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31670 HIGHWAY 3 • THOMAS COUNTY

Meigs, Georgia



Site Concept



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Job Tax Credit rank	1
Address	31670 Highway 3 Meigs, GA
County	Thomas
Site Type	Greenfield / OOS
Acres	56
Rail Frontage	1,525 ft
Rail Spur	Yes - OOS
Building Sq. Ft.	30,000
Zoning	Industrial
Flood Zone	Low-to-Moderate
Airport	ABY - 50 miles; TLH - 53 miles
Interstate	I-75: 51 miles; I-10: 41 miles
Ownership	private
Sewer	City of Meigs
Water	City of Meigs
Gas	City of Meigs
Telecom	City of Meigs
Electricity	Grady EMC

31670 HIGHWAY 3 • THOMAS COUNTY

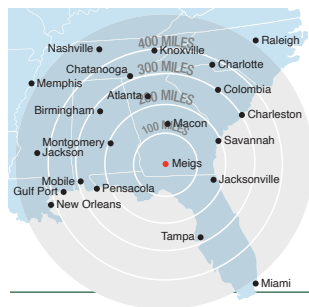
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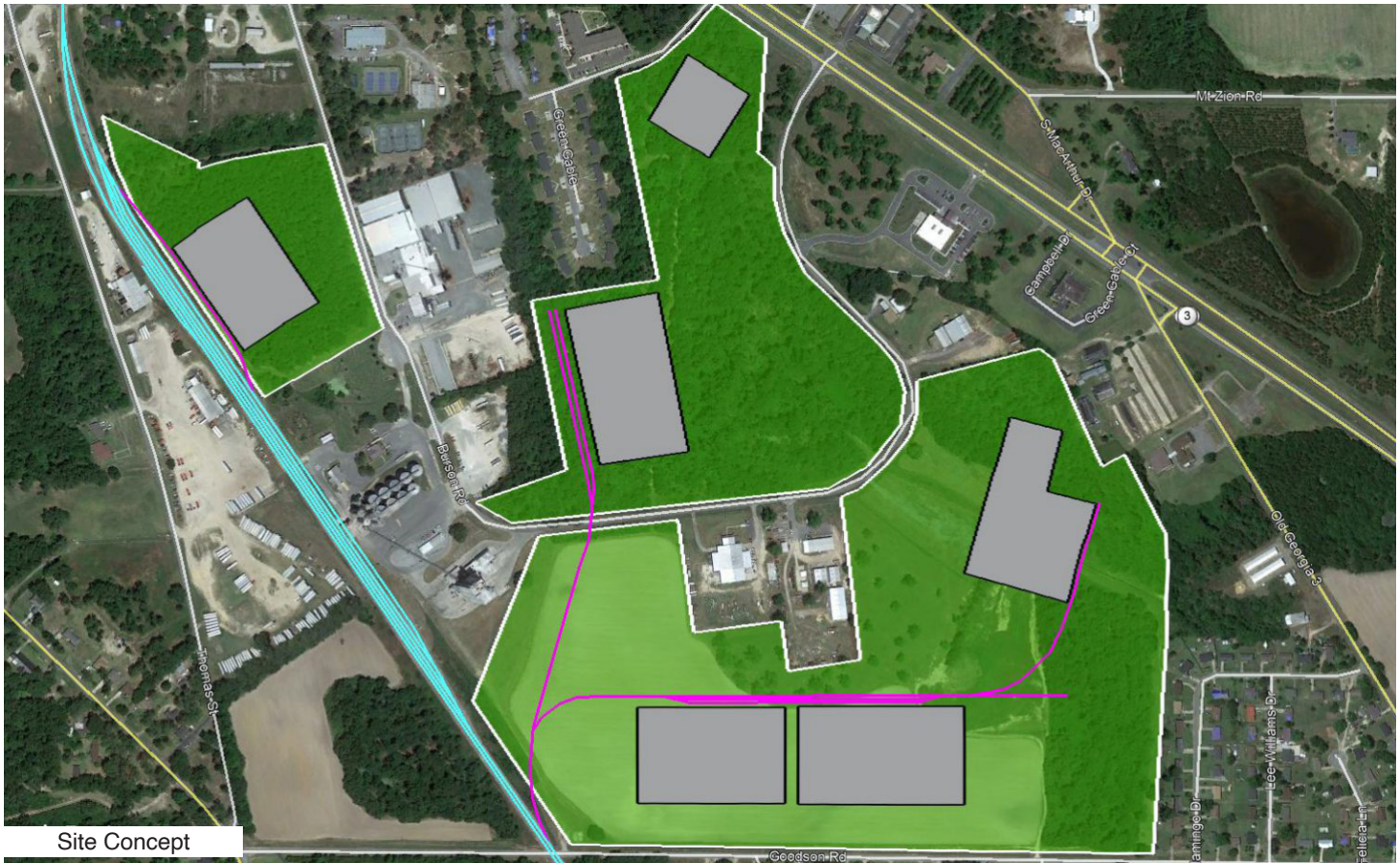
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HIGHWAY 19 • MITCHELL COUNTY

Camilla, Georgia



Site Concept



Site Specifications

Mitchell County in Southwest Georgia covers 514 square miles of farmland, industry and historic towns. The Flint River defines the western border of the county and U.S. Highway 19, a major four-lane corridor passes through the heart of the area. The City of Camilla-owned industrial park features excellent rail and transportation access.

Job Tax Credit rank	1
Address	Highway 19 Camilla, GA
County	Mitchell
Site Type	Greenfield
Acres	143
Rail Frontage	2,000 ft
Rail Spur	n/a
Zoning	Industrial
Flood Zone	Low-to-Moderate
Airport	ABY - 29.8 miles
Interstate	I-75: 64 miles
Ownership	public
Sewer	City of Camilla
Water	City of Camilla
Gas	City of Camilla
Telecom	CNS
Electricity	City of Camilla

HIGHWAY 19 • MITCHELL COUNTY

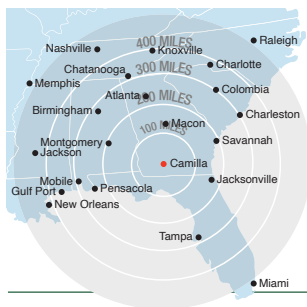
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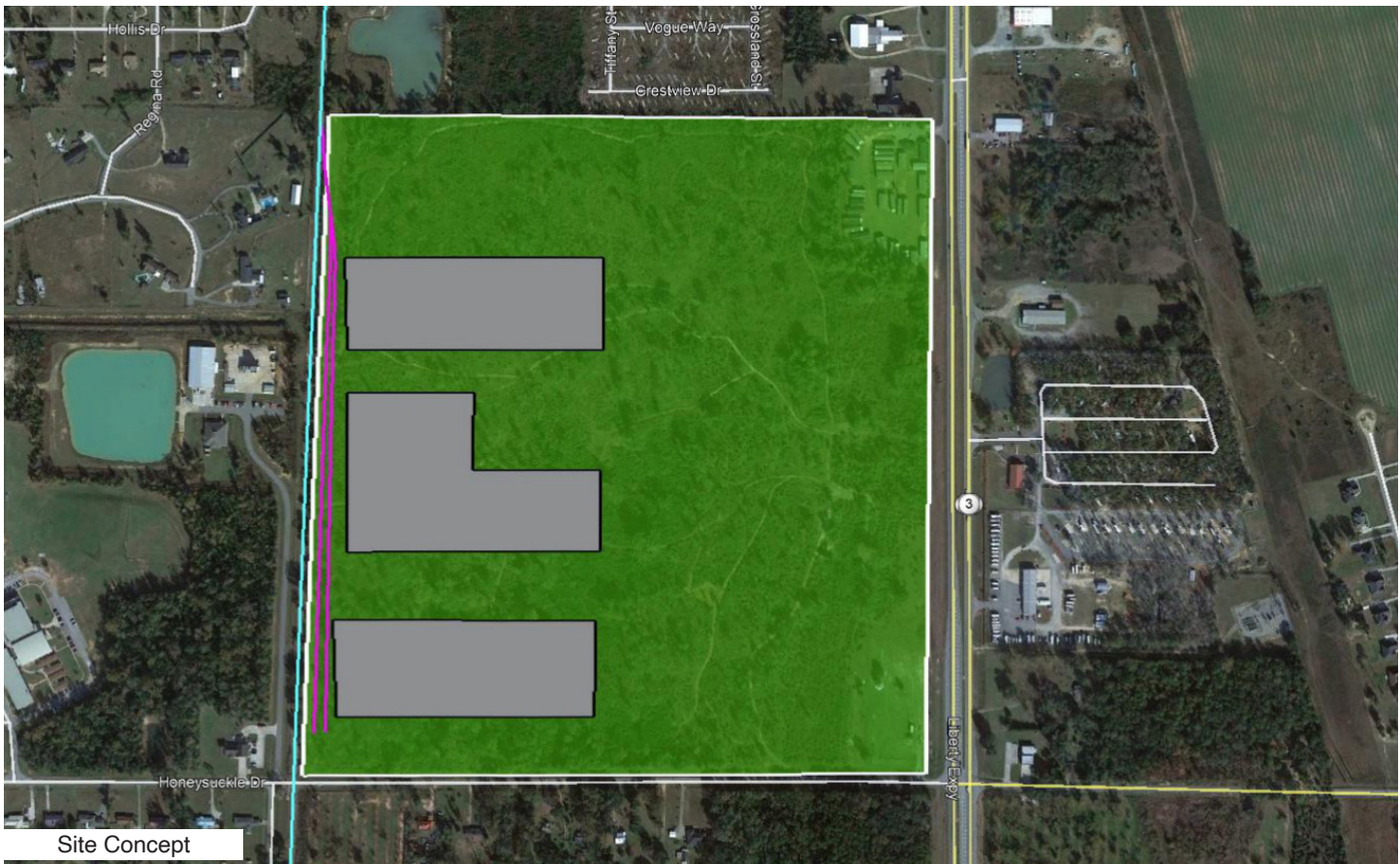
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201 HONEYSUCKLE DRIVE • DOUGHERTY COUNTY

Albany, Georgia



Site Concept



Site Specifications

Albany has developed a diversified industrial economy, which includes Procter & Gamble, MolsonCoors, and Mars Wrigley US. Over \$1 billion has been invested into the community by new and local industries over the last 20 years. Healthcare and education systems, along with the Marine Corps Logistics Base Albany are the largest employers. Manufacturing, transportation, tourism, and retail trade are also important foundations of Albany's economy. The city acts as a center for commerce in Southwest Georgia.

Job Tax Credit rank	1
Address	201 Honeysuckle Drive Albany, GA
County	Dougherty
Site Type	Greenfield
Acres	144
Rail Frontage	2,580 ft
Rail Spur	n/a
Zoning	Industrial
Flood Zone	Moderate
Airport	ABY - 6.9 miles
Interstate	I-75: 38 miles; I-10: 75 miles
Ownership	private
Sewer	City of Albany
Water	City Albany
Gas	City of Albany
Telecom	City of Albany/ AT&T
Electricity	Georgia Power

201 HONEYSUCKLE DRIVE • DOUGHERTY COUNTY

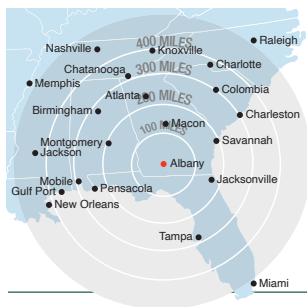
Georgia & Florida Railway

Regional Information



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1725 CLARK AVENUE • DOUGHERTY COUNTY

Albany, Georgia



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Job Tax Credit rank	1
Address	1725 Clark Avenue Albany, GA
County	Dougherty
Site Type	Greenfield
Acres	72
Rail Frontage	3,050 ft
Rail Spur	n/a
Zoning	Industrial
Flood Zone	Low-to-Moderate
Airport	ABY - 8.8 miles
Interstate	I-75: 37 miles; I-10: 81 miles
Ownership	private
Sewer	City of Albany
Water	City of Albany
Gas	City of Albany
Telecom	City of Albany/ AT&T
Electricity	City of Albany

1725 CLARK AVENUE • DOUGHERTY COUNTY

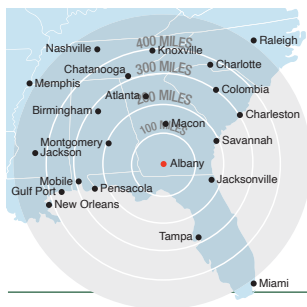
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101 OLD STATE ROUTE 50 • WORTH COUNTY

Sylvester, Georgia



Site Concept



Site Specifications

Worth County is Georgia's fifth largest county in land area, with a population of 22,000 people. Sylvester is located on four-lane South Georgia Parkway, Hwy 82, just 18 miles from I-75, offering excellent highway access. As a 100 percent Freeport inventory tax exemption and Tier 2 job tax Credit County, we offer some of the best incentives in Georgia. Our county and city tax rates are among the lowest in the region. We maintain a modest but solid industrial base with a hardworking and dedicated labor force. We have two colleges and superb technical schools within 20 miles, offering excellent availability of skilled and semi-skilled labor.

Job Tax Credit rank	1
Address	101 Old State Route 50 Sylvester, GA
County	Worth
Site Type	Greenfield / OOS
Acres	88
Rail Frontage	3,775 ft
Rail Spur	n/a
Building Sq. Ft.	43,000
Zoning	Industrial
Flood Zone	Low-to-Moderate
Airport	ABY - 19 miles
Interstate	I-75: 18 miles; I-10: 88 miles
Ownership	public
Sewer	City of Sylvester
Water	City of Sylvester
Gas	City of Sylvester
Telecom	City of Sylvester/ AT&T
Electricity	Georgia Power/ Mitchell EMC

101 OLD STATE ROUTE 50 • WORTH COUNTY

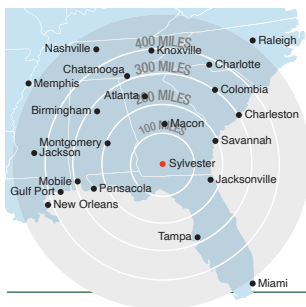
Georgia & Florida Railway

Regional Information



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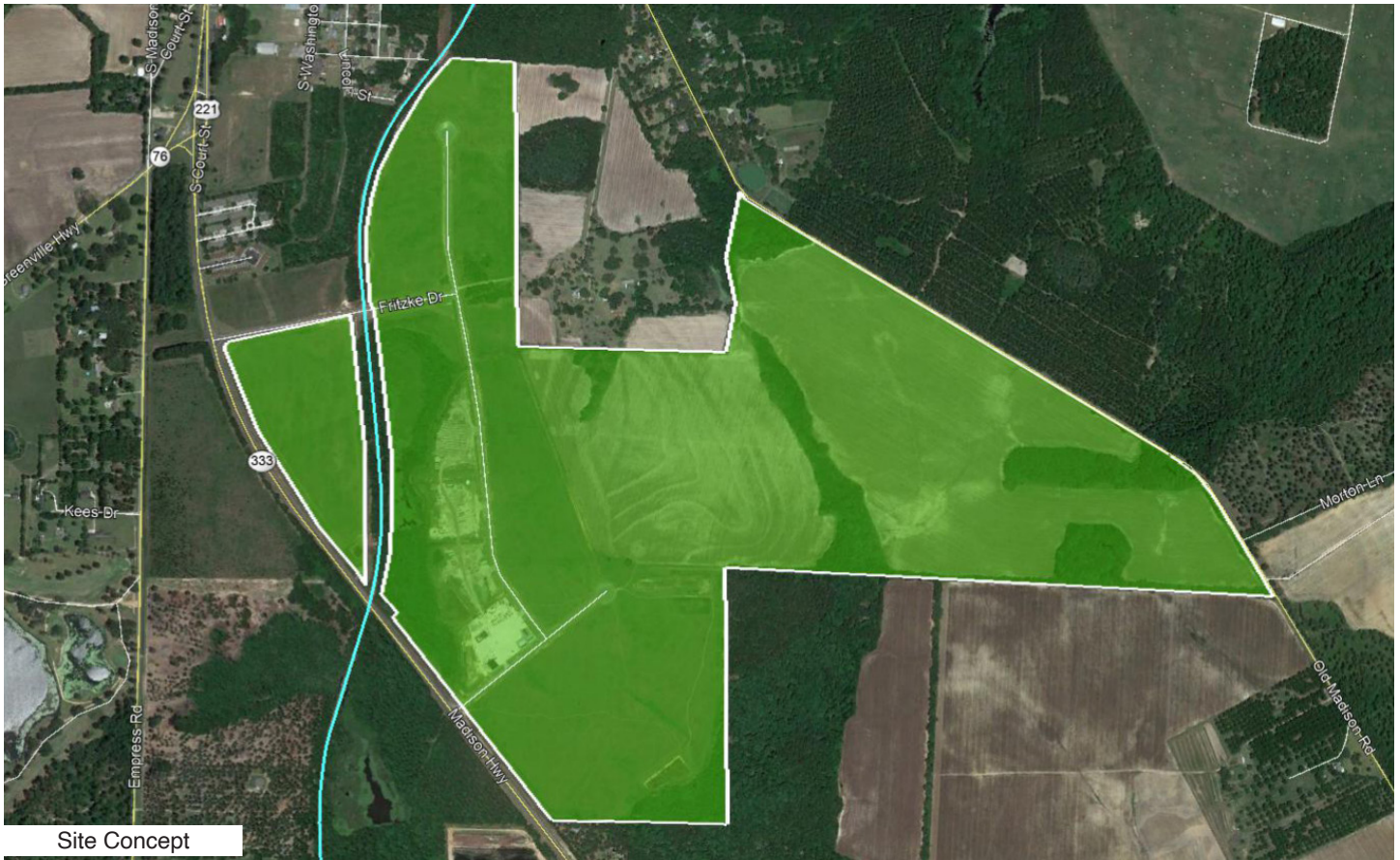
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100 PROSPECT DRIVE • BROOKS COUNTY

Quitman, Georgia



Site Concept



Site Specifications

It starts with a strategic location on the south-central border of Georgia offering endless opportunity and a wealth of logistical, land, and labor advantages, like multi-modal connections for rapid reach to desirable Southeastern markets as well as global ports. Abundant and well-resourced acreage at a premiere industrial park where operations run sleek and fast with on-site rail and direct highway access. A massive labor shed—over 100,000—brimming with skills-ready workers ready to perform. In Brooks County, Georgia, the perfect start is also a happy ending for families who seek an inviting community where small-town friendliness accentuates world-class quality. Get more, be more in Brooks County. Perfectly located. Primed for growth.

Job Tax Credit rank	1
Address	100 Prospect Drive Quitman, GA
County	Brooks
Site Type	Greenfield
Acres	458
Rail Frontage	4,350 ft
Rail Spur	n/a
Zoning	Agricultural
Flood Zone	Low-to-Moderate
Airport	VLD - 19 miles
Interstate	I-75: 14 miles; I-10: 24 miles
Ownership	public
Sewer	City of Quitman
Water	City of Quitman
Gas	City of Quitman
Telecom	City of Quitman
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100 PROSPECT DRIVE • BROOKS COUNTY

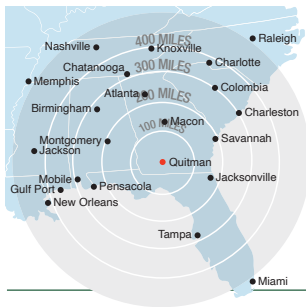
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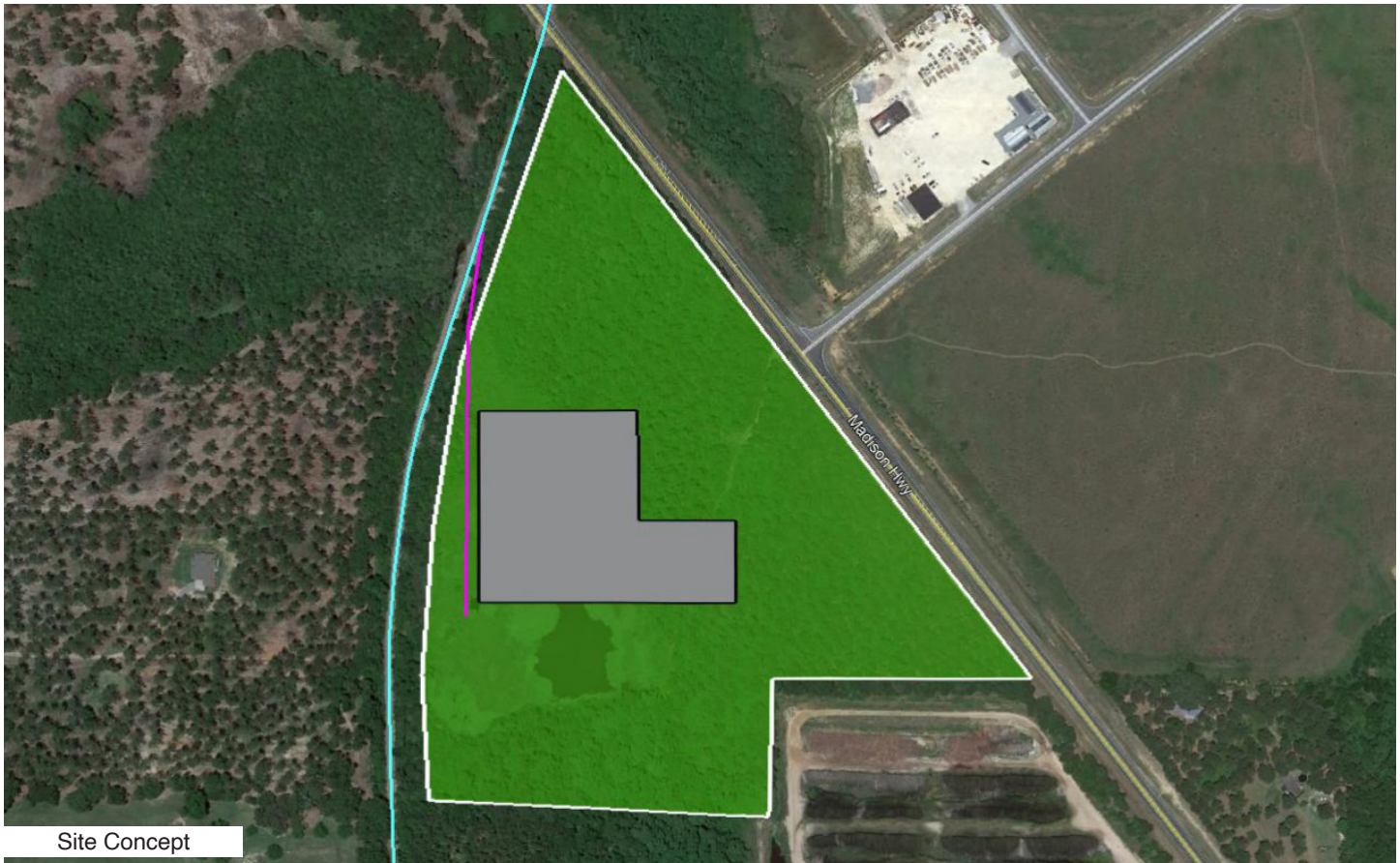
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MADISON HIGHWAY • BROOKS COUNTY

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Job Tax Credit rank	1
Address	Madison Highway Quitman, GA
County	Brooks
Site Type	Greenfield
Acres	36
Rail Frontage	1,950 ft
Rail Spur	n/a
Zoning	Agricultural
Flood Zone	Low-to-Moderate
Airport	VLD - 22 miles
Interstate	I-75: 16 miles; I-10: 26 miles
Ownership	public
Sewer	City of Quitman
Water	City of Quitman
Gas	City of Quitman
Telecom	City of Quitman
Electricity	City of Quitman

MADISON HIGHWAY • BROOKS COUNTY

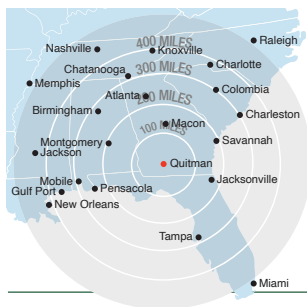
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