

A regular meeting of the State Lands Commission was held in Room 5102 State Capitol, Sacramento, California, on February 14, 1952, at 10 a.m.

Present: Honorable James S. Dean, Chairman  
Honorable Thomas H. Kuchel, Member

Absent: Honorable George J. Knight, Member

Staff Members in Attendance:

Rufus W. Putnam, Executive Officer  
A. P. Ireland, Supervising Land Title Abstractor  
Elsie Latta, Acting Secretary

Visitors in Attendance:

Representatives for Associated Press

1. UPON MOTION DULY MADE AND UNANIMOUSLY CARRIED, THE MINUTES OF THE MEETING OF JANUARY 4, 1952, WERE APPROVED AND CONFIRMED AS SUBMITTED.
2. UPON MOTION DULY MADE AND UNANIMOUSLY CARRIED, IT WAS DECIDED TO DEFER SETTING A DATE FOR THE NEXT COMMISSION MEETING.
3. (SALE OF VACANT SCHOOL LAND, APPLICATION 10505 (OF RALPH C. DILLS, OF COMPTON, CALIFORNIA - S.W.O. 5402), AND 10510 (OF MERLE A. RICKERT AND ROYAL K. HUNTLEY, OF SAN BERNARDINO, CALIFORNIA - S.W.O. 5414), LOS ANGELES LAND DISTRICT, SAN BERNARDINO COUNTY.)

An offer was received from Ralph C. Dills of Compton, California, to purchase Lot 1 of Section 36, T. 4 N., R. 7 W., S.B.M., containing 39.43 acres in San Bernardino County.

On December 5, 1951, Mr. Dills made an offer of \$80, being \$2.03 per acre. The Assessor of San Bernardino County advised that contiguous lands were assessed at \$1.25 per acre, indicating a market value for the land of \$2.50 per acre. The subject land is of about the same character as contiguous lands, except that contiguous lands have some improvements.

An appraisal by the Commission's staff made on December 1, 1951, indicated that the offer of \$80 was adequate. The land is sandy, mountainous, covered with dense chaparral, with soil of third quality, cut by canyons, at an elevation of 4600 to 4800 feet. There is no water on the land. The land is accessible by an existing road one-half mile north at quarter corner of Sections 25 and 26. The only value of the subject land is for a mountain cabin site and the proximity to metropolitan centers.

The land was advertised for sale on December 8, 1951, with the stipulation that no offer of less than \$80 would be accepted. Pursuant to the advertising and prior to the expiration of the 30-day period, the application (10510, Los Angeles Land District) of Merle A. Rickert and Royal K. Huntley of San Bernardino, California, was received and filed. Messrs. Rickert and Huntley made an offer of \$165, or \$4.18 per acre. No other applications for said land were received pursuant to the advertising.

Mr. Dills, as the first applicant, has the right, within 20 days after notice, to deposit the amount necessary to meet the price fixed by the Commission.

UPON MOTION DULY MADE AND UNANIMOUSLY CARRIED, A RESOLUTION WAS ADOPTED/ AUTHORIZING THE SALE OF LOT 1, OF SECTION 36, T. 4 N., R. 7 W., S.B.M., TO THE FIRST APPLICANT, RALPH C. DILLS, AT A CASH PRICE OF \$165, SUBJECT TO ALL STATUTORY RESERVATIONS INCLUDING MINERALS. IN THE EVENT THE FIRST APPLICANT, MR. DILLS, FAILS TO EXERCISE HIS RIGHT TO MEET THE PRICE FIXED BY THE COMMISSION, THE SUBJECT LAND SHALL BE SOLD TO THE SECOND APPLICANTS, MR. MERLE A. RICKERT AND MR. ROYAL K. HUNTLEY, WHO ARE THE HIGH BIDDERS, AT \$165, SUBJECT TO ALL STATUTORY RESERVATIONS INCLUDING MINERALS.

4. (SALE OF VACANT SCHOOL LAND, APPLICATION NO. 4848, SACRAMENTO LAND DISTRICT, LASSEN COUNTY, WARREN A. TINSLEY AND HARRY S. HOOPER - S.W.O. 5410) An offer has been received from Messrs. Warren A. Tinsley of Marysville, California, and Harry S. Hooper of Yuba City, California, to purchase the E $\frac{1}{2}$  of SW $\frac{1}{4}$  and S $\frac{1}{2}$  of SE $\frac{1}{4}$  of Section 18, T. 28 N., R. 17 E., M.D.M., containing 160 acres in Lassen County.

Messrs. Tinsley and Hooper have made an offer of \$720, of \$4.50 per acre. The Assessor of Lassen County has assessed contiguous land at \$2.25 per acre, thus indicating an appraised value of the land of \$4.50 per acre. An appraisal by the Commission's staff indicates that the offer as made is adequate.

The land is sandy, level, supports sagebrush, and is accessible by an existing road. The soil is of first quality.

The land was advertised for sale with a stipulation that no offer of less than \$720 would be accepted. Messrs. Tinsley and Hooper bid \$720.

No other applications for said land were received pursuant to the advertising.

UPON MOTION DULY MADE AND UNANIMOUSLY CARRIED, A RESOLUTION WAS ADOPTED AUTHORIZING THE SALE OF THE E $\frac{1}{2}$  OF SW $\frac{1}{4}$  AND S $\frac{1}{2}$  OF SE $\frac{1}{4}$  OF SECTION 18, T. 28 N., R. 17 E., M.D.M., TO THE SINGLE BIDDERS, MESSRS. WARREN A. TINSLEY AND HARRY S. HOOPER, AT A CASH PRICE OF \$720, SUBJECT TO ALL STATUTORY RESERVATIONS INCLUDING MINERALS.

5. (ASSIGNMENT OF LEASE P.R.C. 1027, LOT 25, FISH CANYON, LOS ANGELES COUNTY, N. E. LANGSTAFF TO L. M. AND G. M. LEWIS - W.O. 1212.)

UPON MOTION DULY MADE AND UNANIMOUSLY CARRIED, A RESOLUTION WAS ADOPTED AUTHORIZING THE EXECUTIVE OFFICER TO APPROVE THE ASSIGNMENT OF LEASE P.R.C. 1027, COVERING LOT 25, FISH CANYON, FROM NATHAN E. LANGSTAFF TO LAWRENCE M. LEWIS AND GEORGIA M. LEWIS.

Mr. Langstaff has requested the assignment of Lease P.R.C. 1027, covering Lot 25, Fish Canyon, to Mr. and Mrs. Lewis, expiration date of the lease being June 13, 1952. Filing fee has been paid.