

Pursuant to the advertising and prior to the expiration of the 30-day period, the application (No. 10629, Los Angeles Land District) of Jessie H. Downie, E. W. Downie and LeRoy Forsythe of Los Angeles and Torrance, California, was received and filed. These applicants offered \$995, or \$4.797 per acre. No other application was received.

Mr. Cho 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, IT WAS RESOLVED AS FOLLOWS:

The sale is authorized of the fractional $N\frac{1}{2}$ of Section 36, T. 12 N., R. 11 W., S.B.M., containing 207.42 acres in Kern County, to the first applicant, Mon Cho, at a cash price of \$995, subject to all statutory reservations including minerals. In the event the first applicant, Mr. Cho, fails to exercise his right to meet the price fixed by the Commission, it is further authorized that the land be sold to the second applicants, Jessie H. Downie, E. W. Downie and LeRoy Forsythe, who are the high bidders, at \$995, subject to all statutory reservations including minerals.

10. (SALE OF VACANT FEDERAL LAND, OBTAINED THROUGH USE OF BASE, SCRIP APPLICATION NO. 4824, SACRAMENTO LAND DISTRICT, YUBA COUNTY, JACK E. LARSON - S.W.O. 5376.) An offer has been received from Jack E. Larson of Sacramento, California, to purchase the $S\frac{1}{2}$ of $SE\frac{1}{4}$ of $NW\frac{1}{4}$ of Section 35, T. 19 N., R. 6 E., M.D.M., containing 20 acres in Yuba County. This land may be obtained by the State from the Federal Government through use of base. The minimum price for scrip for this type of land has been set heretofore at \$5 per acre. Mr. Larson made an offer of \$100, or \$5 per acre.

The Assessor of Yuba County has assessed contiguous cut-over land at \$3.20 per acre, thus indicating its appraised value to be approximately \$6.40 per acre.

An inspection and appraisal by a member of the Commission's Staff on August 12, 1953, sets the minimum value at \$46.65 per acre, due largely to the existence of timber thereon. Mr. Larson posted the necessary amount to meet this value. The land is partly rocky, rolling and lies at an elevation of 2,150 to 2,375 feet. It is unsuitable for grazing, supports no streams, and is not suitable for agriculture without artificial irrigation. The soil is of second and third quality and supports ponderosa pine, fir and chaparral. The land is accessible by an existing road about one mile away which connects with a logging road. The only value in addition to the timber value lies in possible use of the land for a summer home.

The State's application to select the land has been accepted by the Bureau of Land Management, subject to future approval and listing.

UPON MOTION DULY MADE AND UNANIMOUSLY CARRIED, IT WAS RESOLVED AS FOLLOWS:

The sale is authorized of the $S\frac{1}{2}$ of $SE\frac{1}{4}$ of $NW\frac{1}{4}$ of Section 35, T. 19 N., R. 6 E., M.D.M., containing 20 acres in Yuba County, to Jack E. Larson at the appraised cash price of \$933, subject to all statutory reservations including minerals, upon the listing (conveyance) of said land to the State by the Federal Government.