

12. (SALE OF VACANT FEDERAL LAND, OBTAINED THROUGH USE OF BASE, SCRIP APPLICATION NO. 4859, SACRAMENTO LAND DISTRICT, MERCED COUNTY, ADRIAN BROS. - S.W.O. 5439.) The following report was presented to the Commission by the staff:

"An offer has been received from Adrian Bros. of Los Banos, California, to purchase Lot 6 of Section 12, NW $\frac{1}{4}$ of NW $\frac{1}{4}$, E $\frac{1}{2}$ of NW $\frac{1}{4}$, W $\frac{1}{2}$ of NE $\frac{1}{4}$, W $\frac{1}{2}$ of SE $\frac{1}{4}$ and Lots 1, 2, 3 and 4 (or E $\frac{1}{2}$ of E $\frac{1}{2}$) of Section 13, T. 13 S., R. 9 E., and Lots 1, 2, 3 and 4 of Section 18, and Lots 1 and 2 of Section 19, T. 13 S., R. 10 E., M.D.M., containing 602.48 acres in Merced County. This land may be obtained by the State from the Federal Government through use of base. Adrian Bros. made an offer of \$3,012.40, or \$5 per acre.

"The Assessor of Merced County has assessed contiguous land at \$4 and \$5 per acre, thus indicating its appraised value to be \$8 and \$10 per acre.

"An inspection and appraisal by a member of the Commission's staff on November 18, 1954, establishes the value on 300.05 acres of the subject land at \$8 per acre, or \$2,400.40, and 302.43 acres of the subject land at \$10 per acre, or \$3,024.30, a total of \$5,424.70. Adrian Bros. posted the necessary amount to meet this value. The appraisal also indicates that the land is not suitable for cultivation without artificial irrigation.

"The selection of the subject land is considered to be to the advantage of the State in that the selection thereof will assist the State in satisfying the loss to the School Land Grant and in addition will place said land on the tax rolls of the county in which it is situated.

"The State's application to select the land has been accepted by the Bureau of Land Management, and the land was listed (conveyed) to the State January 10, 1955."

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

THE COMMISSION DETERMINES THAT IT IS TO THE ADVANTAGE OF THE STATE TO SELECT THE FEDERAL LAND COMPRISED IN LOT 6 OF SECTION 12, NW $\frac{1}{4}$ OF NW $\frac{1}{4}$, E $\frac{1}{2}$ OF NW $\frac{1}{4}$, W $\frac{1}{2}$ OF NE $\frac{1}{4}$, W $\frac{1}{2}$ OF SE $\frac{1}{4}$ AND LOTS 1, 2, 3 AND 4 (OR E $\frac{1}{2}$ OF E $\frac{1}{2}$) OF SECTION 13, T. 13 S., R. 9 E., AND LOTS 1, 2, 3 AND 4 OF SECTION 18, AND LOTS 1 AND 2 OF SECTION 19, T. 13 S., R. 10 E., M.D.M., CONTAINING 602.48 ACRES IN MERCED COUNTY; THE COMMISSION FINDS THAT SAID FEDERAL LAND IS NOT SUITABLE FOR CULTIVATION; THE COMMISSION SELECTS AND AUTHORIZES THE SALE OF SAID LAND, FOR CASH, TO ADRIAN BROS., AT THE APPRAISED CASH PRICE OF \$5,424.70, SUBJECT TO ALL STATUTORY RESERVATIONS INCLUDING MINERALS.

13. (ACCEPTANCE OF GRANT OF TENANCY IN COMMON, PATENTED SCHOOL LANDS, RIVERSIDE COUNTY, LLOYD R. AND KATHLEEN M. EARL - W.O. 2031.) The following report was presented to the Commission by the staff: