

STANDARD B & P "NOI-EAR"

15. (SALE OF VACANT SWAMP AND OVERFLOWED LAND, LOCATION NO. 4265, SOLANO COUNTY, HENRY ELLWOOD PETERS - S.W.O. 6064.) The following report was presented to the Commission:

"An offer has been received from Henry Ellwood Peters, an incompetent, of Dixon, California, by Jule O. Pritchard, Guardian of the Estate of said incompetent, to purchase the fractional NE $\frac{1}{4}$  of Section 9, T. 5 N., R. 2 E., M.D.M., lying on the north bank of Cache Slough, containing one acre in Solano County. The applicant made an offer of \$12.

"The Assessor of Solano County has assessed similar slough frontage at \$12.50 for each 200 front feet, thus indicating its appraised value to be \$25.

"An inspection and appraisal by a member of the Commission's staff on June 3, 1955 establishes the 400 feet of slough frontage at \$100 and the upland portion of the parcel at \$120, or a total valuation of \$220. Said appraisal indicates that said land is not suitable for cultivation without artificial irrigation.

"The applicant was advised that the subject land was appraised at \$220, and he posted the necessary amount to meet the appraised value.

"Said parcel is situated adjacent to the ranch holdings of the applicant and for many years has been utilized as a part of said ranch."

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

THE COMMISSION FINDS THAT THE HERENAFTER DESCRIBED LAND IS NOT SUITABLE FOR CULTIVATION AND AUTHORIZES THE SALE OF THAT PORTION OF SECTION 9, T. 5 N., R. 2 E., M.D.M., LYING NORTHERLY FROM THE LEFT BANK OF CACHE SLOUGH, SOLANO COUNTY, MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHEAST CORNER OF SECTION 9, T. 5 N., R. 2 E., M.D.M., THENCE WEST ALONG SAID SECTION LINE 392 FEET, MORE OR LESS, TO CACHE SLOUGH, THENCE ALONG THE NORTHERLY BANK OF SAID SLOUGH SOUTH 84° EAST 100 FEET AND SOUTH 69° 20' EAST 313 FEET TO THE EASTERLY LINE OF SECTION 9; THENCE ALONG SAID SECTION LINE NORTH 121 FEET TO THE POINT OF BEGINNING, CONTAINING ONE ACRE, MORE OR LESS, TO THE SINGLE APPLICANT, HENRY ELLWOOD PETERS, WITHOUT ADVERTISING, AT THE APPRAISED CASH PRICE OF \$220, SUBJECT TO ALL STATUTORY RESERVATIONS INCLUDING MINERALS.

16. (SALE OF VACANT SCHOOL LAND, APPLICATION NO. 10802, LOS ANGELES LAND DISTRICT, SAN BERNARDINO COUNTY, WM. H. PARKER - S.W.O. 6027.) The following report was presented to the Commission:

"An offer has been received from Wm. H. Parker of San Bernardino, California, to purchase the W $\frac{1}{2}$  and SE $\frac{1}{4}$  of Section 36, T. 5 N., R. 2 E., S.B.M., containing 480 acres in San Bernardino County. Mr. Parker made an offer of \$960, or \$2 per acre.

"The Assessor of San Bernardino County has assessed contiguous land at \$1.25 to \$1.50 per acre, thus indicating its appraised value to be \$2.50 to \$3 per acre.

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"An inspection and appraisal by a member of the Commission's staff on April 22, 1955 establishes the value of the subject land at \$7.50 per acre.

"Before the land was advertised for sale, Mr. Parker was advised that the appraised value was \$7.50 per acre. He posted the necessary amount to meet the appraised value of \$3,600.

"The land was advertised for sale with a stipulation that no offer of less than \$3,600 would be accepted. Pursuant to the advertising the application (18074, Los Angeles Land District, S.W.O. 6263) of Alvin M. Kurtzman of Beverly Hills, California, was received and filed. Mr. Kurtzman made an offer of \$4,440, or \$9.25 per acre. Mr. Parker, 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 W $\frac{1}{2}$  AND SE $\frac{1}{4}$  OF SECTION 36, T. 5 N., R. 2 E., S.B.M., CONTAINING 480 ACRES IN SAN BERNARDINO COUNTY, TO THE FIRST APPLICANT, WM. H. PARKER, AT A CASH PRICE OF \$4,440, SUBJECT TO ALL STATUTORY RESERVATIONS INCLUDING MINERALS. IN THE EVENT THE FIRST APPLICANT, MR. PARKER, FAILS TO EXERCISE HIS RIGHT TO MEET THE PRICE FIXED BY THE COMMISSION, THE SUBJECT LAND IS TO BE SOLD TO THE SECOND APPLICANT, ALVIN M. KURTZMAN, WHO IS THE HIGH BIDDER, AT \$4,440, SUBJECT TO ALL STATUTORY RESERVATIONS INCLUDING MINERALS.

17. (SALE OF VACANT SCHOOL LAND, APPLICATION NO. 5102, SACRAMENTO LAND DISTRICT, TEHAMA COUNTY, H. R. CRANE - S.W.O. 5973.) The following report was presented to the Commission:

"An offer has been received from H. R. Crane of Corning, California, to purchase lots 2 and 3 of Section 6, and Lot 2 of Section 31, T. 25 N., R. 8 W., M.D.M., containing 53.31 acres in Tehama County. Mr. Crane made an offer of \$266.55, or \$5 per acre.

"The Assessor of Tehama County has assessed contiguous land at \$2 per acre, plus the value of timber thereon, thus indicating its appraised value to be \$4 per acre, plus timber value.

"An inspection and appraisal was made by an independent appraiser on February 17, 1955. Said appraisal, on file with the Commission, establishes the value of the subject land, including timber, at \$45 per acre.

"Before the land was advertised for sale, Mr. Crane was advised that the appraised value was \$45 per acre, including timber thereon. He posted the necessary amount to meet the appraised value of \$2,398.95.

"The land was advertised for sale with a stipulation that no offer of less than \$2,398.95 would be accepted. Pursuant to the advertising the application (5201, Sacramento Land District, S.W.O. 6267) of Lyle Williams of Red Bluff, California, was received and