

MINUTE ITEM

15. SELECTION AND SALE OF VACANT FEDERAL LAND, LIEU LAND APPLICATION NO. 10682, LOS ANGELES LAND DISTRICT, RIVERSIDE COUNTY; SUZANNAH S. NEIGHBOUR - S.W.O. 5807.

After consideration of Calendar Item 1 attached, and upon motion duly made and unanimously carried, the following resolution was adopted:

THE COMMISSION:

1. DETERMINES THAT IT IS TO THE ADVANTAGE OF THE STATE TO SELECT THE FEDERAL LAND EMBRACED IN THE $W\frac{1}{2}$ OF $NE\frac{1}{4}$ AND $NW\frac{1}{4}$ OF $SE\frac{1}{4}$ OF SECTION 11, T. 6 S., R. 22 E., S.B.M., AS SHOWN ON OFFICIAL UNITED STATES PLAT OF SURVEY APPROVED OCTOBER 6, 1856 (CONTAINING A TOTAL OF 120 ACRES), IN RIVERSIDE COUNTY;
2. FINDS THAT THE $W\frac{1}{2}$ OF $NE\frac{1}{4}$ AND $N\frac{1}{2}$ OF $NW\frac{1}{4}$ OF $SE\frac{1}{4}$ OF SECTION 11, T. 6 S., R. 22 E., S.B.M., ARE NOT SUITABLE FOR CULTIVATION WITHOUT ARTIFICIAL IRRIGATION;
3. APPROVES THE SELECTION OF THE $W\frac{1}{2}$ OF $NE\frac{1}{4}$ AND $NW\frac{1}{4}$ OF $SE\frac{1}{4}$, CONTAINING 120 ACRES; AND
4. AUTHORIZES THE SALE OF THE $W\frac{1}{2}$ OF $NE\frac{1}{4}$ AND $N\frac{1}{2}$ OF $NW\frac{1}{4}$ OF $SE\frac{1}{4}$ OF SECTION 11, T. 6 S., R. 22 E., S.B.M., CONTAINING 100 ACRES, FOR CASH, TO SUZANNAH S. NEIGHBOUR, AT THE APPRAISED PRICE OF \$4,425, SUBJECT TO ALL STATUTORY AND CONSTITUTIONAL RESERVATIONS INCLUDING MINERALS.

Attachment

Calendar Item 1 (2 pages)

CALENDAR ITEM

1.

SELECTION AND SALE OF VACANT FEDERAL LAND, LIEU LAND APPLICATION NO. 10682, LOS ANGELES LAND DISTRICT, RIVERSIDE COUNTY; SUZANNAH S. NEIGHBOUR - S.W.O. 5807.

On April 23, 1954, an application was received from Suzannah S. Neighbour of Santa Ana, California, to purchase, under the indemnity selection procedure, vacant federal land described as the $W\frac{1}{2}$ of $SE\frac{1}{4}$ and $S\frac{1}{2}$ of $SE\frac{1}{4}$ of $SE\frac{1}{4}$ of Section 11, T. 6 S., R. 22E., S.B.M., containing 100 acres in Riverside County. Subsequently, on July 14, 1958, the applicant amended her application to purchase by substituting in place of the foregoing the $W\frac{1}{2}$ of $NE\frac{1}{4}$ and $N\frac{1}{2}$ of $NW\frac{1}{4}$ of $SE\frac{1}{4}$ of Section 11, T. 6S., R. 22 E., S.B.M., as shown on official United States plat of survey approved October 6, 1856 (containing 100 acres), in Riverside County. The applicant offered \$500, or an average of \$5 per acre. Before the United States Bureau of Land Management would approve the State's application for the land in the amended application above referred to, it required that the State include therein all of the adjoining federal land described as the $S\frac{1}{2}$ of $NW\frac{1}{4}$ of $SE\frac{1}{4}$ of Section 11, T. 6 S., R. 22 E., S.B.M. (containing 20 acres). This latter acreage is therefore being acquired solely for the State and will not be subject to purchase by the applicant, Suzannah S. Neighbour, under her application.

A staff appraisal shows that the 100 acres of land is not suitable for cultivation without artificial irrigation and establishes the total value of the parcel at \$4,425, or an average of \$44.25 per acre, which amount has been deposited by the applicant.

THE PROPERTY ($W\frac{1}{2}$ of $NE\frac{1}{4}$ and $N\frac{1}{2}$ of $NW\frac{1}{4}$ of $SE\frac{1}{4}$ of Section 11, T. 6 S., R. 22 E., S.B.M.)

Location: Blythe is 5 miles southeast and Riverside 170 miles west. Elevation ranges between 340 and 400 feet.

Access: Year around. $S\frac{1}{2}$ accessible by public road and $N\frac{1}{2}$ by private road.

Water: There is no visible source of surface water; however, three commercial wells are located on a mesa within a half-mile radius to the east.

Cover: Scattered creosote and willows.

Highest Use: Recreational cabin or homesite, with a secondary use for hunting, hiking, etc.

This selection is considered to be to the advantage of the State in that it will assist the State in satisfying deficiencies under the School Land Grant.

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 on December 18, 1962.

CALENDAR ITEM 1. (CONTD.)

IT IS RECOMMENDED THAT THE COMMISSION:

1. DETERMINE THAT IT IS TO THE ADVANTAGE OF THE STATE TO SELECT THE FEDERAL LAND EMBRACED IN THE $W\frac{1}{2}$ OF $NE\frac{1}{4}$ AND $NW\frac{1}{4}$ OF $SE\frac{1}{4}$ OF SECTION 11, T. 6 S., R. 22 E., S.B.M., AS SHOWN ON OFFICIAL UNITED STATES PLAT OF SURVEY APPROVED OCTOBER 6, 1856 (CONTAINING A TOTAL OF 120 ACRES), IN RIVERSIDE COUNTY;
2. FIND THAT THE $W\frac{1}{2}$ OF $NE\frac{1}{4}$ AND $N\frac{1}{2}$ OF $NW\frac{1}{4}$ OF $SE\frac{1}{4}$ OF SECTION 11, T. 6 S., R. 22 E., S.B.M., ARE NOT SUITABLE FOR CULTIVATION WITHOUT ARTIFICIAL IRRIGATION;
3. APPROVE THE SELECTION OF THE $W\frac{1}{2}$ OF $NE\frac{1}{4}$ AND $NW\frac{1}{4}$ OF $SE\frac{1}{4}$, CONTAINING 120 ACRES; AND
4. AUTHORIZE THE SALE OF THE $W\frac{1}{2}$ OF $NE\frac{1}{4}$ AND $N\frac{1}{2}$ OF $NW\frac{1}{4}$ OF $SE\frac{1}{4}$ OF SECTION 11, T. 6 S., R. 22 E., S.B.M., CONTAINING 100 ACRES, FOR CASH, TO SUZANNAH S. NEIGHBOUR, AT THE APPRAISED PRICE OF \$4,425, SUBJECT TO ALL STATUTORY AND CONSTITUTIONAL RESERVATIONS INCLUDING MINERALS.