



PUBLISHED RESERVE: \$39,500

LAST ASKING: First Time Offered

SIZE: 40± Acres

ELEVATION: 2,000± to 3,000± Feet

ZONING: FCM – Forest Conservation Management

PROPERTY INSPECTION: At Any Time – See Supplemental Information Package for Map and Directions

FINANCING: None – All Cash

DESCRIPTION: This 40± acre timber tract is located 1.5± miles east of Green Peter Lake, a recreation reservoir operated by US Army Corps of Engineers, ten miles northeast of Sweet Home and Highway 20. The property has steep, north facing slopes and 24± year old Douglas-fir reproduction. There is access to the southwest corner from T-100 Road. The tract is near a ridge top between Tally Creek Drainage and Green Peter Lake.

LOCATION: Township 12 South, Range 4 East, Section 30, Tax Lot 3300