



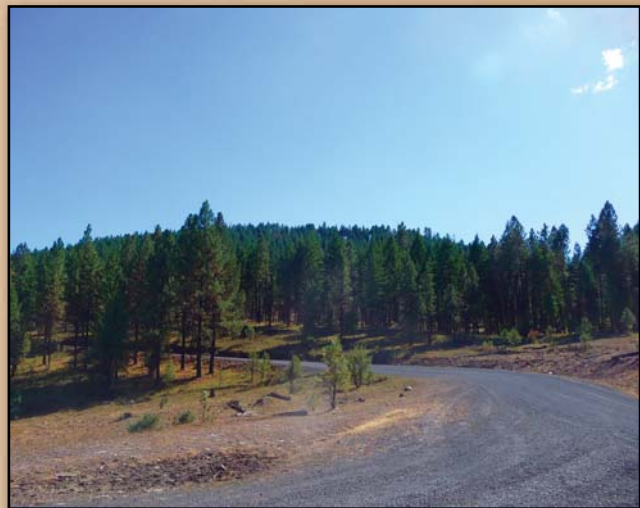
*USFS Road 1003 bridge in northeast section of property*

shine, Spring, Starveout and East Fork Meadow Brook creeks. There are a total of approximately 12.7 miles of fish-bearing and 38.1± miles of seasonal creeks on the property.

86% of the Desolation Creek Tract, or 11,601± acres, are classified as forestland, with 61% located on north- and east-facing slopes, having good site productivity. Elevations range from 3,500± to 4,800± feet, with a well-developed system of both USFS and private roads. There are 17.1± miles of mainline rocked road and 42.3± miles of additional roads, with several rock sources located on the property. The bulk of the property may be harvested using ground-based systems.

The 2013 cruise estimates a total of 35,700± MBF, a 57% increase over the 2001 volume, which was prior to purchase by Hood River County. 72% of the 2013 estimated volume is Douglas-fir and ponderosa pine, with the balance being western larch, grand fir and lodgepole pine. The Seller has harvested only 221.9± MBF during its eleven-year ownership. It has been projected that within the next twenty-five years timber volume will increase by over 265% to 96± million board feet.

The Desolation Creek Tract is an excellent hunting and recreation property. It has not been leased for hunting by the Seller. The combination of ridge tops, meadows, steep draws and plentiful water



*17.1± miles of mainline rocked roads*



*Property is leased for grazing. Wassen Meadows has potential for development of a cabin with horse barn*