



PUBLISHED RESERVE: No Minimum Bid

LAST ASKING: First Time Offered

SIZE: 320± Acres

ELEVATION: 3,200± to 3,400± Feet

ZONING: OS -- Open Space

PROPERTY INSPECTION: Travel Permit Required. Please contact Auction Information Office

FINANCING: None – All Cash

DESCRIPTION: The 320± acre Summit Creek and Kinney Creek Timber Tract is located within the southern part of the Yakama Indian Reservation, 15± miles northwest of Goldendale, Washington. In 2001, the property was enrolled in the Natural Resources Conservation Service (NRCS) Riparian Enhancement CRP Program to improve the quality of the riparian areas along both Summit and Kinney Creeks through fencing to exclude livestock. A total of 56 acres has been fenced -- 18 acres along Kinney Creek in the northern section of the tract, and 38 acres along Summit Creek in the southwestern portion.

Replanting efforts to restore native species were undertaken starting in 2001, using Douglas-fir, ponderosa pine, Sitka alder, aspen, black cottonwood, and others.

The Seller's conservation efforts have had the objective of improving long-term productivity of this timber tract, which had been harvested in 1991. The property was purchased in 1997 and has been enrolled in the NRCS program starting in 2001. A Forest Management Stewardship Plan was prepared by the Seller in 2011, and is available in the Supplemental Information Package.

The tract has moderate to rolling topography, with physical access from Kaiser Butte Road into the southwest corner of the property. There is a logging road that provides access through the property, and a culvert where the road crosses Summit Creek.

The location of the property within this area of the Yakama Indian Reservation requires a travel permit. There is no fishing or hunting allowed on the property unless one is a member of the Yakama Nation.

LOCATION: Township 6 North, Range 15 East, West 1/2 of Section 4

APN #06-15-0400-0002