



Crab Creek Home Site

Direct Transfer

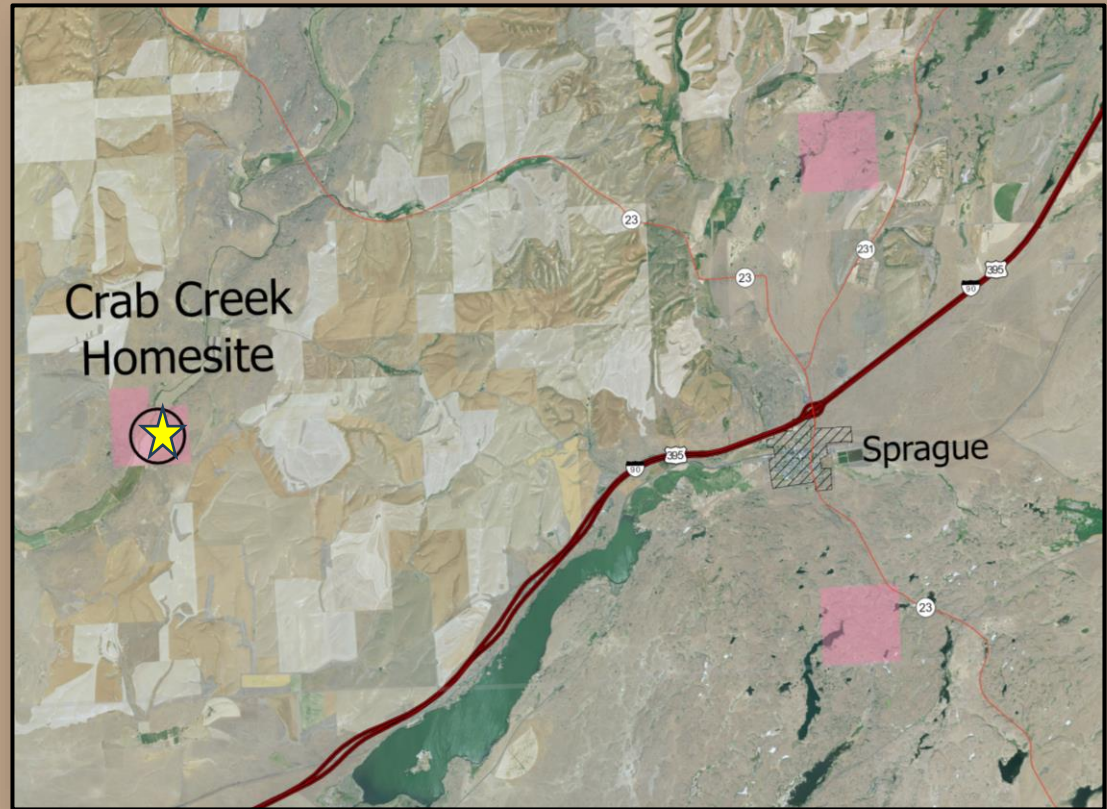
Lincoln County



Crab Creek Home Site

Proposal

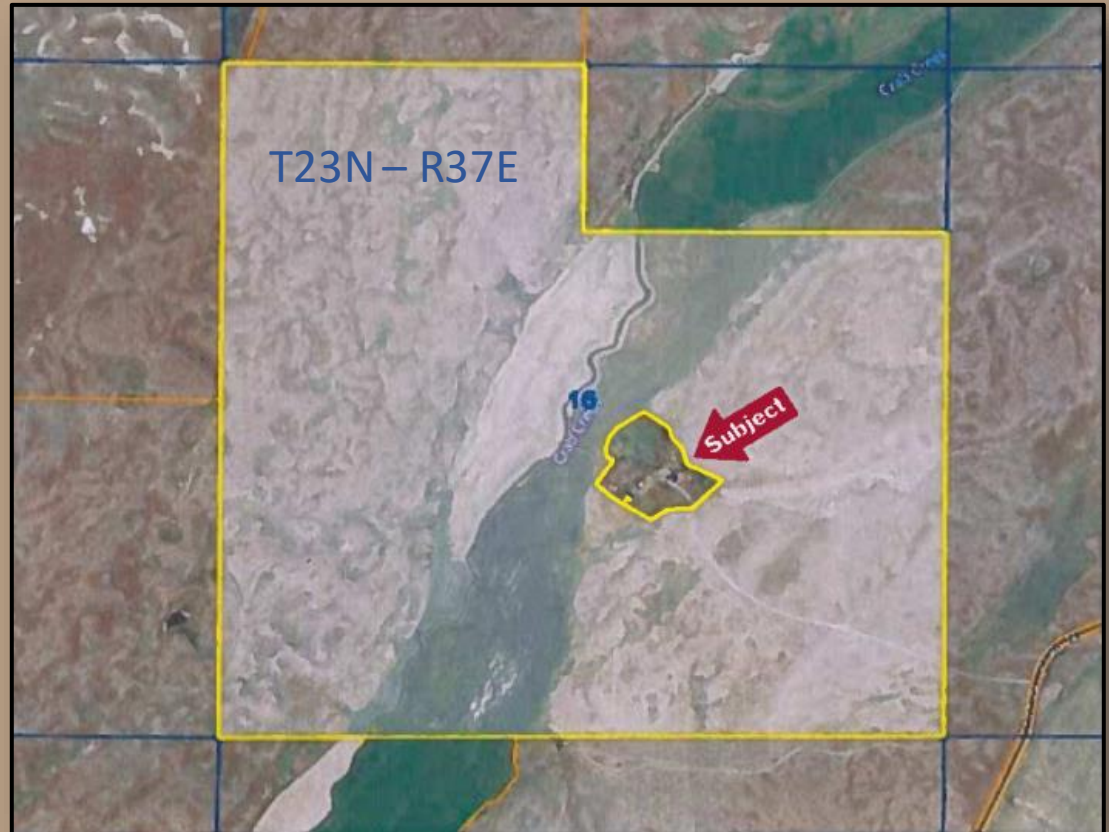
- Located in Lincoln County
- Approx 10 miles West of Sprague
- 9.75 Acres
- Zoning = Agriculture



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Property

- Zoning = Agriculture
- Does not include farm irrigation rights.
- DNR will retain an access easement to manage adjacent lands.
- Common School Trust.



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Property

- Current Lessee desires to purchase the home site.
- Lessee owns the improvements: House, outbuildings, ponds, septic and well.
- Lessee paid for property survey.
- Property has been leased for agriculture since the 1800's. Since the 1920's by the same family.



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Valuation

Appraisal	Acreage	Appraised Value – Recommended Transfer Price
Fee Interest	9.75 acres	\$70,000



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Benefits

- Disposes of a property that generates little revenue.
- Facilitates repositioning a trust asset to lands better suited for long-term revenue production.
- The proceeds will be used to purchase replacement land for the Common School Trust.
- DNR retains road and utility easement through the parcel for access to the greater surrounding section.



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Resolution

Questions ?

Staff recommends that Resolution #1636 be considered.



