



FALL 2012 AUCTION

No STARTING BIDS OR HIDDEN RESERVES!

OREGON • WASHINGTON • IDAHO • CALIFORNIA

95 Properties to be sold for Lenders, Corporations, Investment Firms, Foundation and Oregon Department of State Lands

PRICE REDUCTIONS OF OVER 60%!

Fifteen Properties with No Minimum to be Sold to the High Bidder!

INVESTMENT AND INCOME



Ranch at the Canyons near Bend, OR

Gas station/C-Store/Car wash by retail center near I-5



Office condominium in Rocklin, CA



Downtown Concord development site near BART

- Bulk sale of 29 estate homesites including controlling interest at Ranch at the Canyons, along Crooked River, near Bend and Central Oregon Resorts. **\$2,295,000**
- Two gas station / convenience store / car wash turn-key opportunities, next to retail centers in Roseburg and near Eugene, Oregon. **\$575,000 and \$695,000**
- Office and medical condominiums in Roseburg, Oregon and Rocklin, California. **\$112,500 and \$425,000**
- Former JC Penney and Safeway buildings in Moses Lake, Washington and Dallas, Oregon. **Prices start at less than \$10.00 per sq. ft.**
- Downtown mixed-use redevelopment opportunity near BART Station in Concord, California. **\$1,175,000**
- Former Blue Mountain School campus near I-5 exit in Cottage Grove, Oregon. **\$265,000**

Auction Conducted By:

Realty Marketing/Northwest

522 S.W. 5th Avenue, Suite 1250, Portland, Oregon 97204

Washington Auction License #96



FALL 2012

GREEN GOLD TIMBERLAND

23 TIMBER TRACTS WITH NEAR-TERM CASH FLOW AND LONG-TERM GROWTH



North Santiam River frontage tracts, near Idanha, OR



Dupee Valley tract with 650± MBF in Yamhill County, OR



29± acre tract near Portland with 1,239± MBF



150± acre tract with 335± MBF near Olympia, WA



Coastal Wolf Creek tract with 4,700± MBF along Nestucca River Valley



- Four timber tracts along North Santiam River in Linn County, Oregon. Two to be sold with **No Minimum Bid**
- Five timber tracts being sold for Oregon Department of State Lands with well-stocked reproduction and merch timber located in Multnomah, Polk, Lincoln, Josephine, and Jackson Counties. **\$89,500 to \$450,500**
- 1,155± acre Dupee Valley timber and ranch tract with meadows and home. Has vineyard potential, in heart of Oregon's Yamhill Wine Country. **Price reduced by over \$1 million**
- Three timber tracts with well stocked reproduction and merch in Pacific County, Washington. **Prices start at less than \$1,400 per acre**
- Two timber tracts located near Olympia and Tacoma, Washington. **\$60,000 and \$395,000**
- 195± acre timber tract with approved homesite, riverfront, 20± year reproduction and merch, near Eugene, Oregon. **\$495,000**
- 208± acre coastal timber tract with 4,700± MBF of 130± year old Douglas-fir and mature alder near Tillamook, Oregon. Has home, barn, and 34± acres of pasture with water rights. **\$2,565,000**

AUCTION

DEVELOPMENT SITES



Apartment and business park sites in Eugene, OR



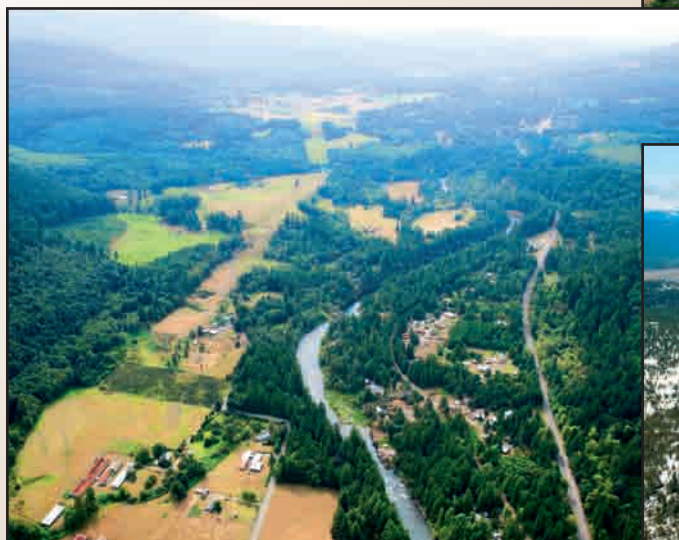
4.7± acre site near Tacoma, WA



Apartment site near Kinder Park in Albany, OR



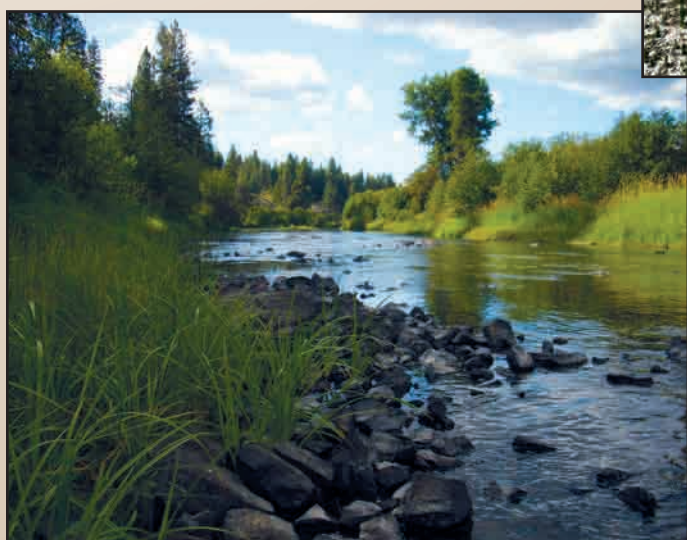
112± acre subdivision tract in Red Bluff, CA



North Santiam River frontage



Upper Klamath Lake frontage near Eagle Ridge State Park



St. Maries River frontage

- 12± acre apartment development site and 47± acre business park by Walmart and Target in Eugene, Oregon. **\$1,495,000 and \$6,250,000**
- Two residential development sites near Tacoma and Vancouver, Washington. **\$68,500 and \$225,000**
- 10± acre office site in Sacramento, California. **\$700,000**
- 2.4± acre and 3.1± acre infill apartment sites in Florence and Albany, Oregon. **\$187,500 and \$295,000**
- 12± acre industrial site in Cameron Park, California. **\$465,000**
- 112± acre subdivision tract reduced to less than \$2,700 per acre in Red Bluff, California. **\$299,500**
- 120± acre Highway 97 industrial site by both manufacturing plant and Kla-Mo-Ya Casino, at less than \$1,000 per acre, near Klamath Falls, Oregon. **\$99,500**

RIVERFRONT AND LAKEFRONT RECREATION PROPERTY

- Four riverfront recreation tracts along North Santiam River in Gates and Idanha, near Detroit Lake, Oregon, to be sold with **No Minimum Bid**
- 128± acre tract along Upper Klamath Lake near Running Y Resort in Klamath Falls, Oregon to be sold with **No Minimum Bid**
- Two residential parcels of 14± acres and 33± acres, along St. Maries River in North Idaho. **\$69,500 and \$60,000**

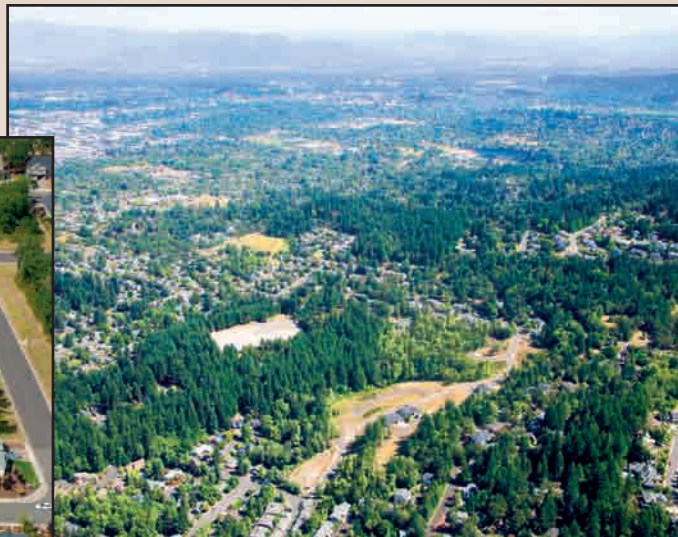


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HOMESITES AND SUBDIVISION LOTS



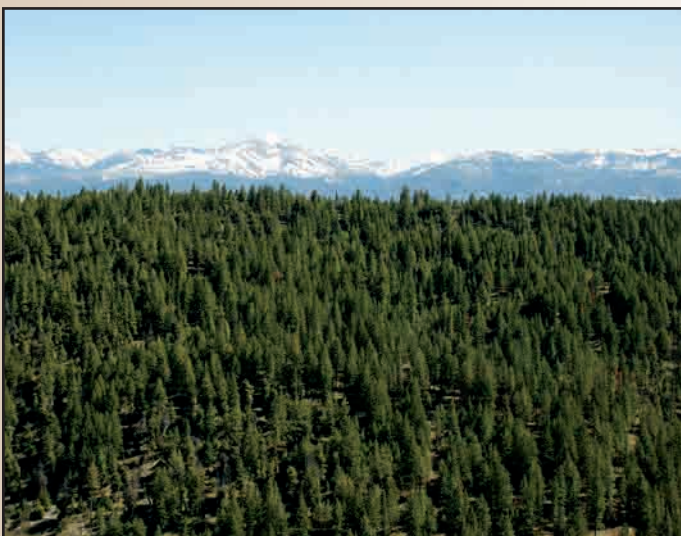
Subdivision lot in Dallas, OR



Homesites in Eugene, OR

- Bulk sale of seven homesites at Aerie Park Subdivision in Eugene, Oregon. Prices start at \$19,500 per lot
- Two residential parcels near Salem, Oregon and in White Swan, Washington to be sold with **No Minimum Bid**
- Five parcels at Benewah River Ranch near St. Maries, Idaho – one to be sold with **No Minimum Bid**
- Residential parcel in Redmond and subdivision lot in Dallas, Oregon. \$16,500 and \$27,500

HUNTING AND RECREATION



Bear Creek Ranch

Upper Klamath Basin



- Seven hunting and recreation tracts being sold for Oregon Department of State Lands in Union, Crook, Jefferson, Wasco, Polk and Hood River Counties. Prices start at less than \$270 per acre
- 4,300± acre Bear Creek Hunting Ranch with timber near John Day, OR. \$1,995,000
- Five Upper Klamath Basin tracts from 40± to 327± acres – two to be sold with **No Minimum Bid**

Oral Auction November 10, 2012

Sealed Bids Due November 14 & 29, 2012

Broker Cooperation Invited • Seller Financing Available on Some Offerings

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