



PUBLISHED RESERVE: No Minimum Bid

LAST ASKING: First Time Offered

SIZE: 160± Acres

ELEVATION: 4,540± to 4,640± Feet

ZONING: F – Forest

PROPERTY INSPECTION: At Any Time. Four wheel drive is recommended.

FINANCING: None – All Cash

DESCRIPTION: The 160± acre Pole Creek East Timber and Recreation Tract is contained in two tax lots, and is located 1/8 mile east of Auction Property #137, Pole Creek West Timber and Recreation Tract. USFS ownership is between both auction properties, and a logging road through Pole Creek West provides access to the southwest section. The Seller will provide an easement over the existing logging road on Auction Property #137 as part of the sale. The topography is mostly gentle north-facing slopes, with some residual timber remaining on the property. The tract is located within the Interstate Wildlife Management Unit, and a new owner can obtain landowner preference tags. (Please see Supplemental Information Package for details.)

LOCATION: Township 37 South, Range 14 East, Section 23, Tax Lot 3600 and Section 26 Tax Lot 3900.

From Bly, take Keno Springs Road south 1± mile and turn left on Forest Service Road 3752. Follow 2± miles and after crossing bridge proceed 1/2± mile to road 802-74. Follow road 802-74 1/2± mile to the property.

SEALED BIDS DUE NO LATER THAN 5:00 P.M., WEDNESDAY, JUNE 12, 2013