



Acquisition of Rock'n LB Ranch provides a new owner with outstanding value and opportunity for use as a private sportsman retreat, development of equestrian facilities or operation as a commercial hunting and fishing base camp.

PRICE

A Published Reserve Price has been established by the Seller for Rock'n LB Ranch in its entirety at \$1,225,000. The sale of either Parcel A at \$975,000 or Parcel B at \$250,000 is subject to combined accepted bids in the aggregate to equal, or exceed, \$1,225,000. Seller has the option to accept either the highest bulk bid, or individual bids, at or above the Published Reserve Price.

FINANCING

None - All Cash. Financing from Northwest Farm Credit Services may be available for qualified parties (see Supplemental Information Package for details).

INSPECTIONS

Locked Gate - Call Auction Information Office to Schedule Appointment on:

Wednesday, October 26, 12:00 pm to 3:00 pm

Friday, November 18, 12:00 pm to 3:00 pm

Saturday, November 26, 12:00 pm to 3:00 pm



Left: View of Saddle Mountain from Parcel B

Right: View of Sprague River from main residence