

**Indian Creek Tract near Trinity River
Trinity County, California**

PUBLISHED RESERVE: \$100,000

LAST ASKING: First Time Offered

SIZE: 160± Acres

ELEVATION: 1,950 to 2,400± Feet

ZONING: TPZ (Timberland Production Zone)

PROPERTY INSPECTION: At Any Time

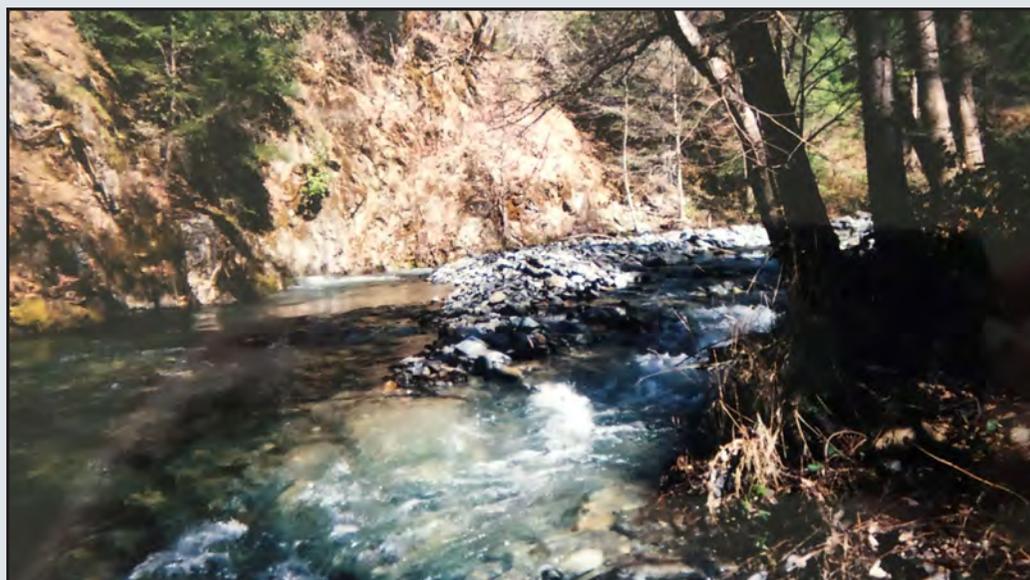
FINANCING: None – All Cash

DESCRIPTION: This 160± acre timber and recreation tract is located 3.5 miles southwest of the Trinity River community of Douglas City, and 1.5 miles south of Highway 299, and Trinity River. Indian Creek, a fish spawning creek, is along the southwest section of the property, and is tributary to Trinity River. The tract was partially harvested, and has some stands remaining of residual Douglas-fir and ponderosa pine.

There is physical access to the west from logging roads through lands owned by Sierra Pacific Industries, the largest timberland owner in California. Redding is located less than an hour drive from the tract.

LOCATION: Township 32 North, Range 9 West, Section 8.

SEALED BIDS DUE NO LATER THAN 5:00 PM, NOVEMBER 13, 2019



Indian Creek