

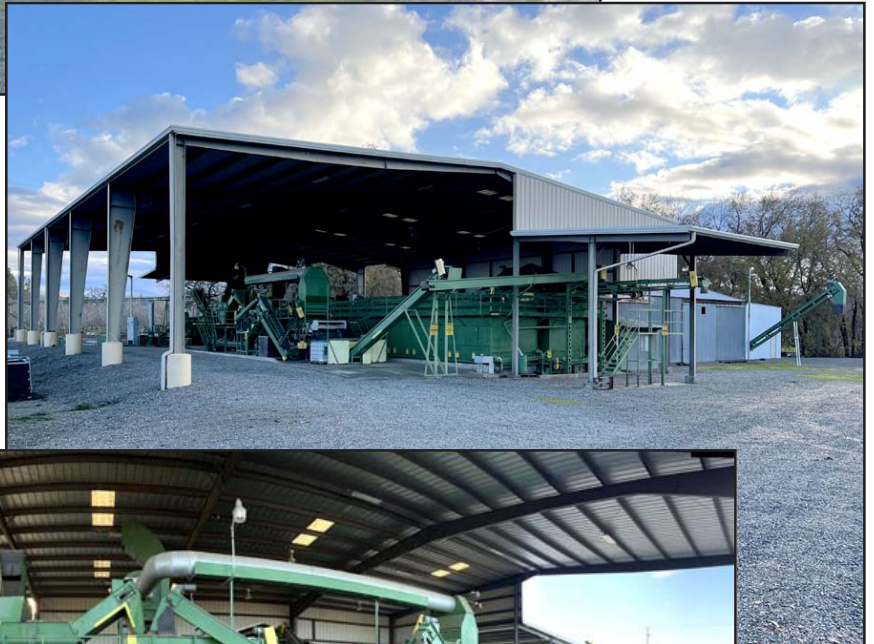
AG-LAND Investment Brokers

275 Sale Lane • Red Bluff, CA 96080
530-529-4400 • Fax 530-527-5042

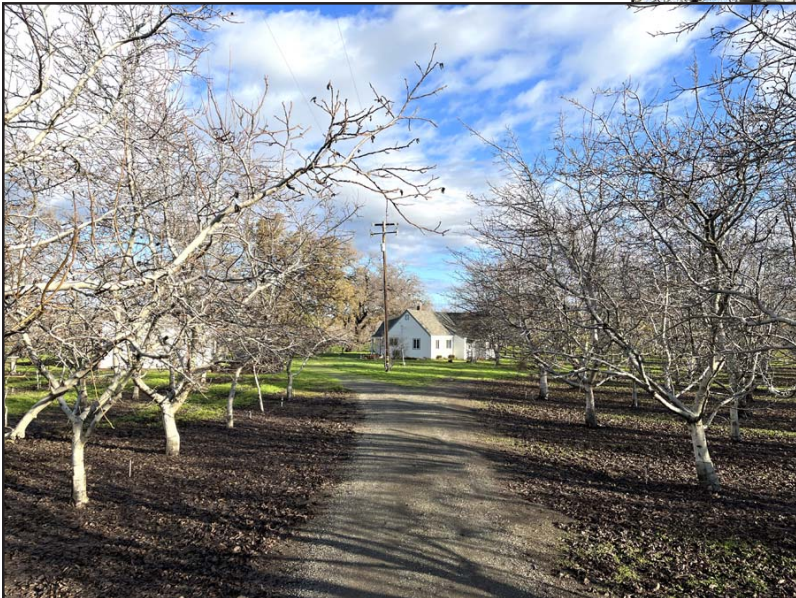


Walnut Huller, Orchard & Homes

Red Bluff, California







AG-LAND INVESTMENT BROKERS

275 Sale Lane / P. O. Box 896
Red Bluff, CA 96080
530.529.4400 office / 530.527.5042 fax

Walnut Huller, Orchard, Homes & Shop Red Bluff, California

Property: 200 +/- ton huller/dryer on nearly 53 acres of class I Vina loam surrounded by producing walnuts, (2) irrigation wells, (2) homes, shop and office. Located just 9 miles (SE) of Red Bluff on Highway 99E.

Location: The property is located about 30 miles (N) of Chico and 9 miles (S) of Red Bluff. The Dairyville area is known for quality water, productive soils and strong community. The address is 12262 & 12300 Highway 99E, Red Bluff, CA 96080.

Huller/Dryer: The total drying capacity of both the Northern and Southern Complex' is 200 +/- tons. The Northern Complex constructed in 2007 was built to house the facility's hulling equipment and portion of the drying equipment. The structure consists of an open iron beam and truss structure with an approximate 36' eave height. The structural beams sit on concrete footings with the interior flooring being almost entirely concrete flatwork including processing pits and raised curbs for equipment mounting. The adjacent Southern Complex is a remodeled portion of the original facility (per County records, originally built in 1949) consisting of enclosed warehouse space housing stadium style dryers. The structure consists of wood framing with metal roof and siding with concrete slab foundation. Dryer heat is provided by propane & owned 18,000 gallon tank. See attached scheduled for detail of processing and drying equipment.

Peerless Dryers: Additional drying capacity can be achieved by utilizing the Peerless Drying Complex adjacent to the Huller/Dryer. (22) hydraulic dumping trailers with dryer blowers plus unloading pit with elevator for dry load out.

Orchard: 39 +/- acres planted in 2004 to producing walnuts irrigated using irrigation wells and micro-sprinklers. Tulare walnuts are the primary variety followed by Chandler, Howard and Solano. Primary tree spacing is 15' x 26', 111 trees per acre. 2021 production was 4,593 inshell pounds per acre. 2022 crop included provided Buyer reimburses Seller cultural costs to close of escrow.

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Water: (2) irrigation wells with turbine pumps (25Hp & 15Hp) provide water to the orchard. The smaller well/pump also provides water to the Huller/Dryer. Each home has a domestic well with submersible pump.

Soils: Per Natural Resources Conservation Service, nearly 95% of the soils are rated Class 1, VnA; Vina loam. The balance of the soils are unrated, Rr; Riverwash along the bank of Craig Creek.

Home #1: This home is on the 35.22 acre parcel planted to Tulare walnuts. The address is 12262 Highway 99E, Red Bluff, CA 96080. Per County records, the home was built in 1938, 1,308 sqft, 3 bedrooms and 2 bathrooms. This single story home with raised foundation has central HVAC and wood insert. Per Seller, the composition roof and windows have recently been replaced. The home is occupied by long time tenant. A useful detached 1,248 sqft garage / shop is located nearby. This wood frame structure has concrete floor, metal siding and roof, (2) rollup doors and man door.

Home #2: This home is on the 5.78 acre huller/dryer parcel. The address is 12300 Highway 99E, Red Bluff, CA 96080. Per County records, the home was built in 1949, 1,516 sqft, 3 bedrooms and 1.5 bathrooms. This single story home with raised foundation has stucco siding and metal roof. The home condition is uninhabitable although it may be “restorable”.

Zoning: Tehama County Parcel Numbers 043-150-002 (35.22 acres), 043-150-039 (5.78 acres) and 043-150-040 (11.99 acres). Parcel 043-150-002 is zoned AG-2-AP, Ag Preserve, aka Williamson Act, 40 acre minimum. The other parcels are zoned AG-2, 20 acre minimum.

Mineral Rights: Oil, gas and minerals rights owned by Seller are included in the sale.

Depreciation: Improvements such as the huller/dryer, trees, wells, irrigation systems and buildings may offer deprecation advantages to a prospective Buyer.

Showing: Do not disturb occupants. Listing Broker to accompany showings.

Listing Price: \$3,500,000 cash to Seller

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www.aglandbrokers.com, website



3 Results

Property Data

043-150-002-000

Property Data

043-150-039-000

Property Data

043-150-040-000

Google

Map data ©2021 Imagery ©2021, Maxar Technologies, U.S. Geological Survey,



ENPLAN

Red Bluff Walnut Huller & Orchard



SUBJECT PLAT

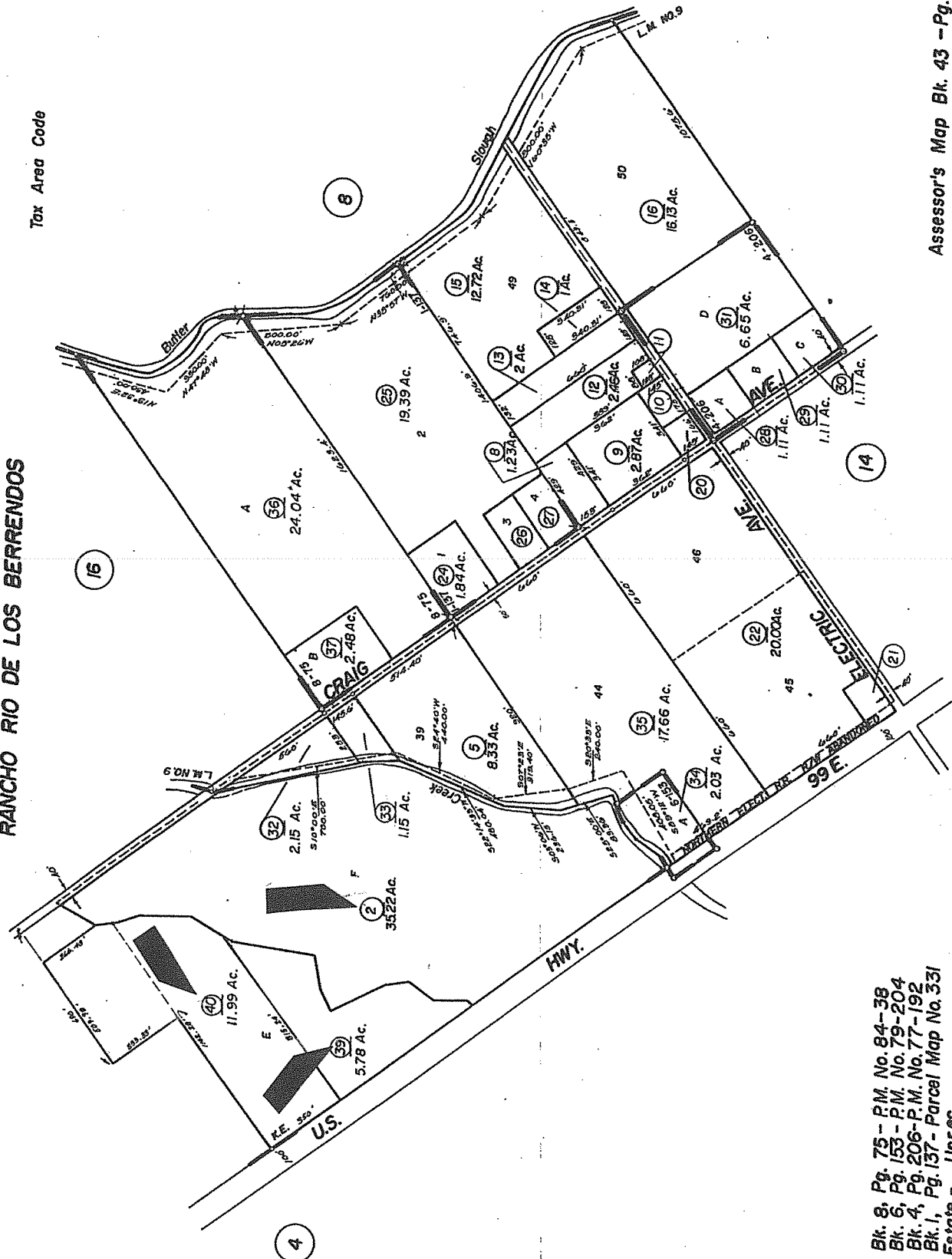


Red Bluff Huller/Dryer

043-150-002, -039, 040

Tax Area Code

RANCHO RIO DE LOS BERRENDOS



P.M. Bk. 8, Pg. 75 - P.M. No. 84-38
 P.M. Bk. 6, Pg. 153 - P.M. No. 79-204
 P.M. Bk. 4, Pg. 206 - P.M. No. 77-192
 P.M. Bk. 1, Pg. 137 - Parcel Map No. 331
 King Estate - Unrec.
 R.M. Bk. E, Pg. 8 - Los Molinos Land Co. Subdivision No. 9

NOTE - Assessor's Block Numbers Shown in Ellipses.
 Assessor's Parcel Numbers Shown in Circles.

Assessor's Map Bk. 43 - Pg. 15
 County of Tehama, Calif.

Property Detail Report

12262 State Highway 99e, Red Bluff, CA 96080-8946

APN: 043-150-002-000

Tehama County Data as of: 12/13/2021

Owner Information

Owner Name:	Andersen & Sons Ranch Inc	Occupancy:	Unknown
Vesting:	Company / Corporation		
Mailing Address:	Po Box 100, Vina, CA 96092-0100		

Location Information

Legal Description:	Ptn Lt 4 King Estate	County:	Tehama, CA
APN:	043-150-002-000	Alternate APN:	04315002
Munic / Twnshp:		Twshp-Rng-Sec:	
Subdivision:	King Estate	Tract #:	
Neighborhood:		School District:	Lassen View Union Elementary
Elementary School:	Lassen View Elemen...	Middle School:	Lassen View Elemen...
Latitude:	40.15093	Longitude:	-122.13801
		High School:	Red Bluff High

Last Transfer / Conveyance - Current Owner

Transfer / Rec Date:	04/24/2012 / 04/27/2012	Price:	\$2,800,000	Transfer Doc #:	2012.4525
Buyer Name:	Andersen & Sons Ranch Inc	Seller Name:	Spanfelner F R & M R Trust	Deed Type:	Deed

Last Market Sale

Sale / Rec Date:	04/24/2012 / 04/27/2012	Sale Price / Type:	\$2,800,000 / Full Value	Deed Type:	Deed
Multi / Split Sale:	Y	Price / Sq. Ft.:	\$2,141	New Construction:	
1st Mtg Amt / Type:	\$2,010,000 / Conventional	1st Mtg Rate / Type:	/ Unknown Or Not Provided	1st Mtg Doc #:	2012.4526
2nd Mtg Amt / Type:	\$800,000 / Conventional	2nd Mtg Rate / Type:	/ Unknown	Sale Doc #:	2012.4525
Seller Name:	Spanfelner F R & M R Trust			Title Company:	Placer Title
Lender:	American Agcredit Flca				

Prior Sale Information

Sale / Rec Date:	12/25/1997 / 12/31/1997	Sale Price / Type:	\$300,000 / Full Value	Prior Deed Type:	
1st Mtg Amt / Type:	\$250,000 / Conventional	1st Mtg Rate / Type:	/ Fix	Prior Sale Doc #:	1761.52
Prior Lender:	Ronald C Crivelli Trustee				

Property Characteristics

Gross Living Area:	1,308 Sq. Ft.	Total Rooms:	3	Year Built / Eff:	1938 / 1938
Living Area:	1,308 Sq. Ft.	Bedrooms:	3	Stories:	
Total Adj. Area:		Baths (F / H):	2 /	Parking Type:	
Above Grade:		Pool:		Garage #:	
Basement Area:		Fireplace:		Garage Area:	
Style:		Cooling:		Porch Type:	
Foundation:		Heating:		Patio Type:	
Quality:	Average	Exterior Wall:		Roof Type:	
Condition:		Construction Type:	Wood	Roof Material:	

Site Information

Land Use:	Orchard	Lot Area:	1,534,183 Sq. Ft.	Zoning:	
State Use:		Lot Width / Depth:		# of Buildings:	1
County Use:	311 - Irr Walnut Orchard-W/Res	Usable Lot:		Res / Comm Units:	
Site Influence:		Acres:	35.22	Water / Sewer Type:	
Flood Zone Code:	X	Flood Map #:	06103C0795H	Flood Map Date:	09/29/2011
Community Name:	Tehama County	Flood Panel #:	0795H	Inside SFHA:	False
	Unincorporated Areas				

Tax Information

Assessed Year:	2021	Assessed Value:	\$470,907	Market Total Value:	
Tax Year:	2020	Land Value:	\$91,556	Market Land Value:	
Tax Area:	104-002	Improvement Value:	\$379,351	Market Imprv Value:	
Property Tax:	\$5,194.48	Improved %:	80.56%	Market Imprv %:	
Exemption:		Delinquent Year:			

Property Detail Report

12300 State Highway 99e, Red Bluff, CA 96080

APN: 043-150-039-000

Tehama County Data as of: 12/13/2021

Owner Information

Owner Name: Andersen & Sons Ranch Inc
Vesting: Company / Corporation
Mailing Address: Po Box 100, Vina, CA 96092-0100

Occupancy: Unknown

Location Information

Legal Description: Ptn Rancho Rio Delosberrendos
APN: 043-150-039-000
Munic / Twnshp: Alternate APN: 04315039
Subdivision: Twnshp-Rng-Sec:
Neighborhood: Tract #:
Elementary School: Lassen View Union Elementary
Latitude: 40.15135
Longitude: -122.14007
County: Tehama, CA
Census Tract / Block: 000500 / 3064
Legal Lot / Block:
Legal Book / Page:
High School: Red Bluff High

Last Transfer / Conveyance - Current Owner

Transfer / Rec Date: 04/24/2012 / 04/27/2012
Buyer Name: Andersen & Sons Ranch Inc
Price: \$2,800,000
Seller Name: Spanfelner F R & M R Trust
Transfer Doc #: 2012.4525
Deed Type: High Liability Loan

Last Market Sale

Sale / Rec Date: 04/24/2012 / 04/27/2012
Multi / Split Sale: Y
1st Mtg Amt / Type: \$2,010,000 / Conventional
Sale Price / Type: \$2,800,000 / Full Value
Price / Sq. Ft.: \$1,847
1st Mtg Rate / Type: / Unknown Or Not Provided
2nd Mtg Amt / Type: \$800,000 / Conventional
Seller Name: Spanfelner F R & M R Trust
Lender: American Agcredit Fica
Deed Type: High Liability Loan
New Construction:
1st Mtg Doc #: 2012.4526
Sale Doc #: 2012.4525
Title Company: Placer Title

Prior Sale Information

Sale / Rec Date:
1st Mtg Amt / Type:
Prior Lender:
Sale Price / Type:
1st Mtg Rate / Type:
Prior Deed Type:
Prior Sale Doc #: N/A

Property Characteristics

Gross Living Area: 1,516 Sq. Ft.
Living Area: 1,516 Sq. Ft.
Total Adj. Area:
Above Grade:
Basement Area:
Style:
Foundation:
Quality: Average
Condition:
Total Rooms: 3
Bedrooms: 3
Baths (F / H): 1 / 1
Pool:
Fireplace: 1
Cooling: Evaporative
Heating:
Exterior Wall:
Construction Type: Wood
Year Built / Eff: 1949 / 1949
Stories: 1
Parking Type:
Garage #:
Garage Area:
Porch Type:
Patio Type:
Roof Type:
Roof Material:

Site Information

Land Use: Packing
State Use:
County Use: 250 - Fruit & Vegetable
Site Influence:
Flood Zone Code: X
Community Name: Tehama County
Unincorporated Areas
Lot Area: 251,776 Sq. Ft.
Lot Width / Depth:
Usable Lot:
Acres: 5.78
Flood Map #: 06103C0795H
Flood Panel #: 0795H
Zoning:
of Buildings: 1
Res / Comm Units:
Water / Sewer Type:
Flood Map Date: 09/29/2011
Inside SFHA: False

Tax Information

Assessed Year: 2021
Tax Year: 2020
Tax Area: 104-002
Property Tax: \$13,684.60
Exemption:
Assessed Value: \$1,313,737
Land Value: \$98,630
Improvement Value: \$1,215,107
Improved %: 92.49%
Delinquent Year:
Market Total Value:
Market Land Value:
Market Imprv Value:

Property Detail Report

CA

APN: 043-150-040-000

Tehama County Data as of: 12/13/2021

Owner Information

Owner Name: Andersen & Sons Ranch Inc
Vesting: Company / Corporation
Mailing Address: Po Box 100, Vina, CA 96092-0100

Occupancy: Unknown

Location Information

Legal Description: Ptn Rancho Rio Delosberrendos
APN: 043-150-040-000
Munic / Twnshp: Alternate APN: 04315040
Subdivision: Twnshp-Rng-Sec:
Neighborhood: Tract #:
Elementary School: Lassen View Union Elementary
Latitude: 40.1531
Longitude: -122.14004
County: Tehama, CA
Census Tract / Block:
Legal Lot / Block:
Legal Book / Page:
High School: Red Bluff High

Last Transfer / Conveyance - Current Owner

Transfer / Rec Date: 04/24/2012 / 04/27/2012 Price: \$2,800,000 Transfer Doc #: 2012.4525
Buyer Name: Andersen & Sons Ranch Inc Seller Name: Spanfelner F R & M R Trust Deed Type: High Liability Loan

Last Market Sale

Sale / Rec Date: 04/24/2012 / 04/27/2012 Sale Price / Type: \$2,800,000 / Full Value Deed Type: High Liability Loan
Multi / Split Sale: Y Price / Sq. Ft.: New Construction:
1st Mtg Amt / Type: \$2,010,000 / Conventional 1st Mtg Rate / Type: / Unknown Or Not Provided 1st Mtg Doc #: 2012.4526
2nd Mtg Amt / Type: \$800,000 / Conventional 2nd Mtg Rate / Type: / Unknown Sale Doc #: 2012.4525
Seller Name: Spanfelner F R & M R Trust
Lender: American Agcredit Fica Title Company: Placer Title

Prior Sale Information

Sale / Rec Date: 01/26/1996 / 02/01/1996 Sale Price / Type: \$92,500 / Full Value Prior Deed Type:
1st Mtg Amt / Type: \$83,250 / Conventional 1st Mtg Rate / Type: / Fix Prior Sale Doc #: 1632.361
Prior Lender: Seller

Property Characteristics

Gross Living Area: Total Rooms: 0 Year Built / Eff:
Living Area: Bedrooms:
Total Adj. Area: Baths (F / H):
Above Grade: Pool:
Basement Area: Fireplace:
Style: Cooling:
Foundation: Heating:
Quality: Exterior Wall:
Condition: Construction Type: Roof Type:
Roof Material:

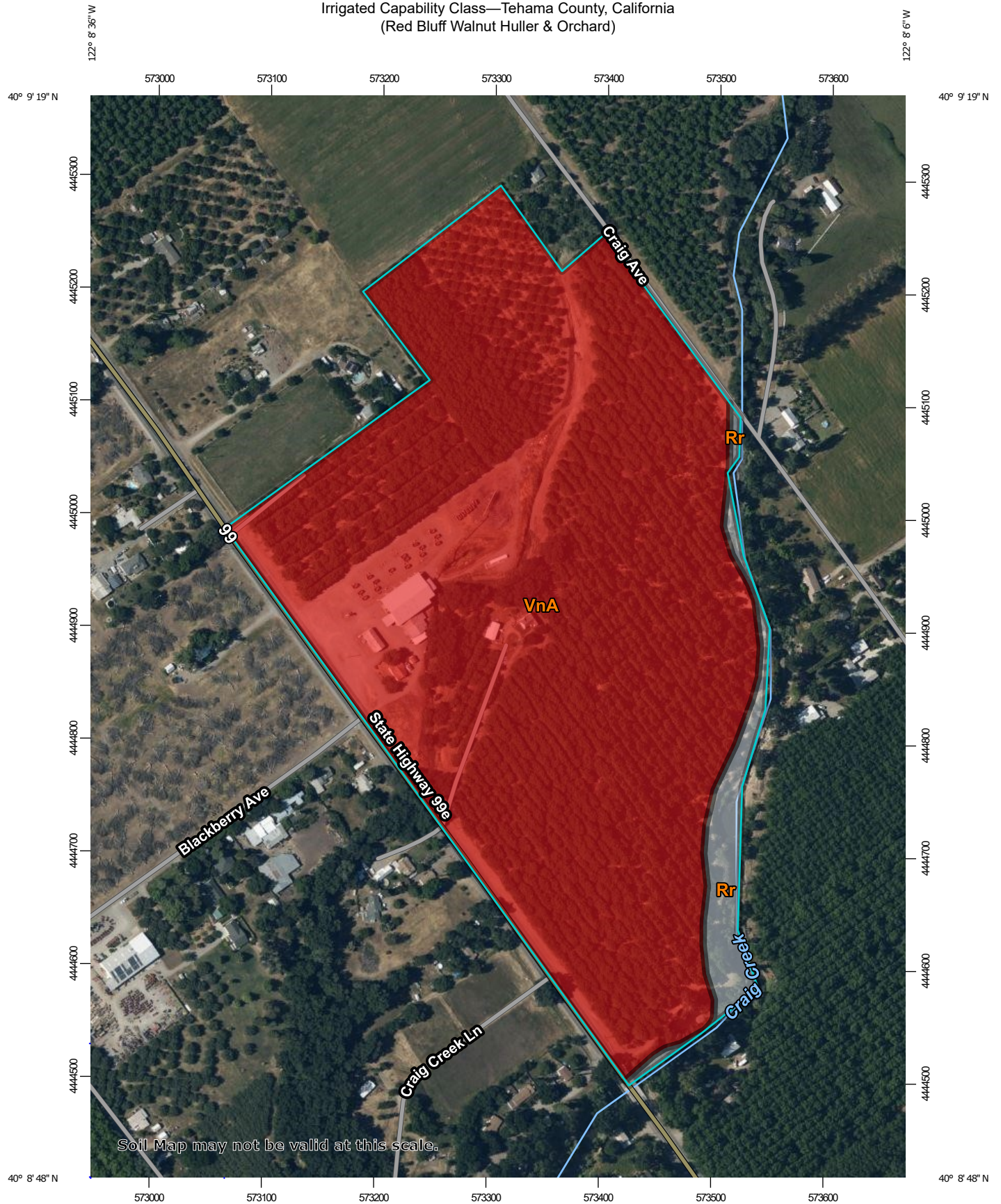
Site Information

Land Use: Orchard Lot Area: 522,284 Sq. Ft. Zoning:
State Use: Lot Width / Depth:
County Use: 314 - Irr Walnut Orch- W/Misc Impv Usable Lot: # of Buildings:
Res / Comm Units:
Site Influence: Acres: 11.99 Water / Sewer Type:
Flood Zone Code: X Flood Map #: 06103C0795H Flood Map Date: 09/29/2011
Community Name: Tehama County Flood Panel #: 0795H Inside SFHA: False
Unincorporated Areas

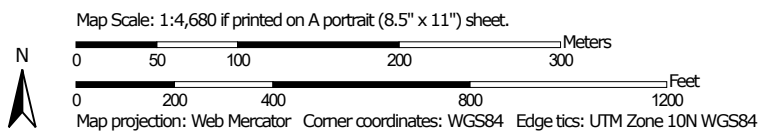
Tax Information

Assessed Year: 2021 Assessed Value: \$251,914 Market Total Value:
Tax Year: 2020 Land Value: \$139,244 Market Land Value:
Tax Area: 104-002 Improvement Value: \$112,670 Market Imprv Value:
Property Tax: \$2,588.56 Improved %: 44.73% Market Imprv %:
Exemption: Delinquent Year:

Irrigated Capability Class—Tehama County, California
(Red Bluff Walnut Huller & Orchard)



Soil Map may not be valid at this scale.



Natural Resources
Conservation Service

Web Soil Survey
National Cooperative Soil Survey

12/30/2021
Page 1 of 5

Irrigated Capability Class—Tehama County, California
(Red Bluff Walnut Huller & Orchard)

MAP LEGEND

Area of Interest (AOI)

 Area of Interest (AOI)

Soils

Soil Rating Polygons

-  Capability Class - I
-  Capability Class - II
-  Capability Class - III
-  Capability Class - IV
-  Capability Class - V
-  Capability Class - VI
-  Capability Class - VII
-  Capability Class - VIII
-  Not rated or not available

Soil Rating Lines

-  Capability Class - I
-  Capability Class - II
-  Capability Class - III
-  Capability Class - IV
-  Capability Class - V
-  Capability Class - VI
-  Capability Class - VII
-  Capability Class - VIII
-  Not rated or not available

Soil Rating Points

-  Capability Class - I
-  Capability Class - II

-  Capability Class - III
-  Capability Class - IV
-  Capability Class - V
-  Capability Class - VI
-  Capability Class - VII
-  Capability Class - VIII
-  Not rated or not available

Water Features

 Streams and Canals

Transportation

-  Rails
-  Interstate Highways
-  US Routes
-  Major Roads
-  Local Roads

Background

 Aerial Photography

MAP INFORMATION

The soil surveys that comprise your AOI were mapped at 1:20,000.

Warning: Soil Map may not be valid at this scale.

Enlargement of maps beyond the scale of mapping can cause misunderstanding of the detail of mapping and accuracy of soil line placement. The maps do not show the small areas of contrasting soils that could have been shown at a more detailed scale.

Please rely on the bar scale on each map sheet for map measurements.

Source of Map: Natural Resources Conservation Service
Web Soil Survey URL:
Coordinate System: Web Mercator (EPSG:3857)

Maps from the Web Soil Survey are based on the Web Mercator projection, which preserves direction and shape but distorts distance and area. A projection that preserves area, such as the Albers equal-area conic projection, should be used if more accurate calculations of distance or area are required.

This product is generated from the USDA-NRCS certified data as of the version date(s) listed below.

Soil Survey Area: Tehama County, California
Survey Area Data: Version 15, Sep 6, 2021

Soil map units are labeled (as space allows) for map scales 1:50,000 or larger.

Date(s) aerial images were photographed: May 8, 2019—Jun 21, 2019

The orthophoto or other base map on which the soil lines were compiled and digitized probably differs from the background imagery displayed on these maps. As a result, some minor shifting of map unit boundaries may be evident.

Irrigated Capability Class

Map unit symbol	Map unit name	Rating	Acres in AOI	Percent of AOI
Rr	Riverwash		2.5	4.7%
VnA	Vina loam, 0 to 2 percent slopes, MLRA 17	1	51.2	95.3%
Totals for Area of Interest			53.8	100.0%

Description

Land capability classification shows, in a general way, the suitability of soils for most kinds of field crops. Crops that require special management are excluded. The soils are grouped according to their limitations for field crops, the risk of damage if they are used for crops, and the way they respond to management. The criteria used in grouping the soils do not include major and generally expensive landforming that would change slope, depth, or other characteristics of the soils, nor do they include possible but unlikely major reclamation projects. Capability classification is not a substitute for interpretations that show suitability and limitations of groups of soils for rangeland, for woodland, or for engineering purposes.

In the capability system, soils are generally grouped at three levels—capability class, subclass, and unit. Only class and subclass are included in this data set.

Capability classes, the broadest groups, are designated by the numbers 1 through 8. The numbers indicate progressively greater limitations and narrower choices for practical use. The classes are defined as follows:

Class 1 soils have few limitations that restrict their use.

Class 2 soils have moderate limitations that reduce the choice of plants or that require moderate conservation practices.

Class 3 soils have severe limitations that reduce the choice of plants or that require special conservation practices, or both.

Class 4 soils have very severe limitations that reduce the choice of plants or that require very careful management, or both.

Class 5 soils are subject to little or no erosion but have other limitations, impractical to remove, that restrict their use mainly to pasture, rangeland, forestland, or wildlife habitat.

Class 6 soils have severe limitations that make them generally unsuitable for cultivation and that restrict their use mainly to pasture, rangeland, forestland, or wildlife habitat.

Class 7 soils have very severe limitations that make them unsuitable for cultivation and that restrict their use mainly to grazing, forestland, or wildlife habitat.

Class 8 soils and miscellaneous areas have limitations that preclude commercial plant production and that restrict their use to recreational purposes, wildlife habitat, watershed, or esthetic purposes.

Rating Options

Aggregation Method: Dominant Condition

Component Percent Cutoff: None Specified

Tie-break Rule: Higher

HULLING EQUIPMENT

RECEIVING PIT (HOLDS A SET OF DOUBLES)
PIT CONVEYOR
2 - PIT ELEVATOR
TWIN PRECLEANER CAGES
TWIN TRASH CONVEYORS UNDER P/C's
SHORT TRASH ELEVATOR
TRASH ELEVATOR TO TRASH CONVEYOR
TRASH CONVEYOR TO #9 (HAS CHUTE TO POND)
TRASH CONVEYOR TO PILE
FEED CONVEYOR FROM P/C CAGES TO ELEVATOR TO DESTICKER
ELEVATOR TO DESTICKER
DESTICKER
ELEVATOR FROM D/S TO TRASH ASP FD TABLE
TRASH ASPIRATOR FEED TABLE
TRASH ASPIRATOR
TRASH ASPIRATOR FAN AND STAND
AIRLOCK TRASH CONVEYOR
TRASH CONVEYOR FROM AIR LOCK TR. CONV TO MAIN TRASH ELEVATOR
FEED ELEVATOR (NUTS) FROM T/A TO DISTRIBUTION BARREL
DISTRIBUTION BARREL W/SWING CONVEYOR (FWD/REV)
4- HOLDING PITS (cinder block and concrete) approx 8x8x20' deep with chutes
TWO PITS (old. Used now for light to below conveyors)
1 FEED CONVEYOR FOR EACH HOLDING PIT (4 TOTAL CONVEYOR)
2 CROSS CONVEYORS IN PITS
3 FEED CONVEYORS IN PITS TO FEED INTO ELEVATOR TO FLOAT TANK
FLOAT TANK FEED ELEVATOR
FLOAT TANK
DISTRIBUTION CONVEYOR TO 2 HULLERS OR CONTINUES ON TO WASHER CAGE
DUAL BARTON STYLE HULLERS
WASHER CAGE FEED CONVEYOR FROM HULLERS
WASHER CAGE
FINISH ASPIRATOR FEED ELEVATOR
FINISH ASPIRATOR
FINISH ASPIRATOR FAN AND STAND
AIRLOCK TRASH CONVEYOR

EQUIPMENT LIST FOR ANDERSEN AND SONS AT FRED SPANFELNER'S

COLOR SORTER

SORT TABLE

RESORT CONVEYOR

RESORTER

1 - BLACK NUT ELEVATOR TO TRASH CROSS CONVEYOR FWD/REV

1 GREEN NUT ELEVATOR TO SIZER

SIZER

2 - MINI HULLERS FOR GREEN NUT RETURN

GREEN NUT RETURN ELEVATOR TO MAIN HULLERS

TRASH CONVEYOR UNDER HULLING LINE

TRASH CROSS CONVEYOR TO TRASH SYSTEM UNDER PRECLEANING EQUIPMENT

PLANT LOAD OUT ELEVATOR

DRYING EQUIPMENT

DRYING DISTRIBUTION CROSS CONVEYOR TO PEERSLESS CROSS AND BIN DIST. CONVEYOR

LOAD OUT CONVEYOR TO PEERLESS CHUTES

DISTRIBUTION CONVEYOR TO 2 ROWS OF EAST DRYING

DISTRIBUTION CROSS CONVEYOR TO WEST DRYING

DISTRIBUTION CONVEYOR FOR 2 ROWS OF WEST DRYING

EAST DRYING HAS 24 BINS

WEST DRYING HAS 19 BINS

DISTRIBUTION CROSS ELEVATOR TO INDOOR DRYING DIST. CONVEYOR

DOUBLE DISTRIBUTION CONVEYOR

24 BINS IN INDOOR DRYING

3 - LOAD OUT CONVEYORS FOR EAST AND WEST DRYING BINS

1 LOAD OUT CROSS CONVEYOR FOR EAST AND WEST BINS

1 SHORT LOAD OUT ELEVATOR FROM EAST/WEST LOAD OUT TO BUILDING LOAD OUT CONVEYOR

2 LOAD OUT CONVEYORS FOR INDOOR BINS

1 LOAD OUT CROSS CONVEYOR FOR INDOOR LOAD OUT CONVEYORS

1 LOAD OUT ELEVATOR TO TRUCK

2 DRYING FANS

1 BURNER

4 UNDERGROUND DUNNELS UNDER EAST/WEST DRYING BINS

1 TUNNEL UNDER INDOOR DRYING BINS

PEERLESS DRYING EQUIPMENT

2 ROWS OF 6 DRYING STATIONS 2 PEERLESS FANS/ STATION

24 PEERLESS FANS

19 PEERLESS TRAILERS

EQUIPMENT LIST FOR ANDERSEN AND SONS AT FRED SPANFELNER'S

MISC EQUIPMENT

CLOSED CURCUIT TELEVISION AT ALL EQUIPMENT IN THE PLANT

CENTRAL CONTROL PANEL AND TV MONITORS FOR ENTIRE PLANT

LOAD OUT PIT

LOAD OUT PIT CONVEYOR

LOAD OUT BUCKET ELEVATOR

ELECTRICAL PANELS (see photos)

STANDS, CATWALKS, SLOPE SHEETS, & CHUTES FOR COMPLETE HULLING AND DRYING LINE

NOT IN USE

ELEVATOR FROM EAST/WEST DRYING TO DIST CONVEYOR FOR STORAGE BINS

DISTRIBUTION CONVEYOR FOR STORAGE BINS

5 STORAGE BINS

1 LOAD OUT CONVEYOR FOR STORAGE BINS

1 LOAD OUT CROSS CONVEYOR TO LOAD OUT ELEVATOR

Red Bluff Walnut Huller/Dryer, Orchard Production
Revised 12/22/2021

Variety	Acres	2019 Production		2020 Production		2021 Production		3 Yr. Average Production	
		Total	Lbs/Ac	Total	Lbs/Ac	Total	Lbs/Ac	Total	Lbs/Ac
Tulare	34	98,040	2,884	130,423	3,836	156,700	4,609	128,388	3,776
Mix	3	12,240	4,080	41,040	13,680	13,400	4,467	22,227	7,409
Solano	2	5,200	2,600	11,320	5,660	9,040	4,520	8,520	4,260
Total	<u>39</u>	115,480	2,961	182,783	4,687	179,140	4,593	159,134	4,080