

The LandReport

A Monthly Report for
The American Landowner



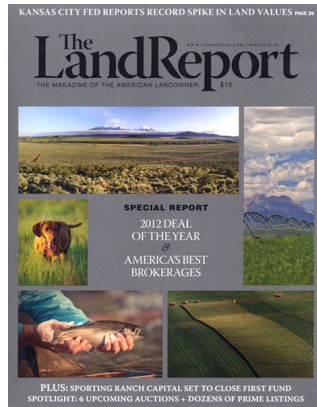
Newsletter

APRIL 2013 • LANDREPORT.COM



My Fellow Americans:

Please take a moment to enjoy our **latest issue**, which is now available at **Land Report.com**. We cover a lot of ground in the **Spring issue**, beginning with our annual survey of America's Best Brokerages, which goes coast to coast to identify the nation's top firms. You'll also get an in-depth look at Sporting Ranch Capital, which is primed to close its first fund at \$25 million. Three standout transactions that closed in 2012 also receive special recognition. Our editors recognized the sale of Wyoming's Moriah Ranch as the 2012 Public Lands Deal of the Year. The sale of Texas's Devils River Ranches was recognized as the 2012 Conservation Deal of the Year. And the sale of Montana's Broken O Ranch was singled out as the 2012 Land Report Deal of the Year. If you're like me, you'll enjoy learning the stories behind each of these amazing properties, their impressive legacies, and how they changed hands.



All the Best,

Eric O'Keefe, Editor & Broker

P.S. I invite you to subscribe to **The Land Report** [HERE](#).

LAND REPORT TOP TEN AMERICA'S LEADING INVESTMENT QUALITY RURAL LAND LISTINGS

1. **Big Homer's Pond:**
\$92 million
2. **Broken O Ranch (Texas):**
\$81 million
3. **Rancho Dos Pueblos:**
\$79 million
4. **Four Peaks Ranch:**
\$75 million
5. **Walton Ranch:**
\$68.7 million
6. **Sagg Pond Estate:**
\$65 million
7. **Big Creek Ranch:**
\$59.9 million
8. **Rockpile Ranch:**
\$54.5 million
9. **Winding Stair Ranch:**
\$51.3 million
10. **Rosenthal – The Malibu Estate:**
\$43.5 million

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24 issues (2 years), and \$99 for 36 issues (3 years).

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HOUSING REBOUND REVIVES TIMBER INDUSTRY.

A depleted housing supply coupled with resurgent consumer demand has brought economic vitality to U.S. and Canadian forests. Thanks to a 40 percent rise in lumber prices, furloughed lumberjacks are being rehired and shuttered sawmills are coming back on line. "It's a combination of new housing and repairs and remodels," said Mark Pawlicki of Sierra Pacific Industries in an interview with the *Los Angeles Times*. California-based Sierra Pacific is a third-generation forest products company that is owned by the Emmerson Family, which ranked third on the 2012 Land Report 100 with holdings of 1.84 million acres. "The low interest rates for housing are helping. We are seeing an uptick in demand for windows, a lot of which go into remodels of homes," said Pawlicki. Read more [HERE](#).



SOUTH

BOUNDARY DISPUTE

Tennessee River

"OCCUPIED GEORGIA" THE FOCUS OF NEW RESOLUTION. One of the country's most contentious water wars is raging on into its third century, and it shows no signs of abating. In 1802, Congress decreed the 35th parallel to be the boundary between

Tennessee and Georgia. As fate would have it, the surveyors who were tasked with mapping this boundary made a minor miscalculation, one fraught with enormous significance. As originally surveyed, the Georgia-Tennessee line runs approximately a mile south of the Tennessee River through Marion County, Georgia. As decreed by Congress, however, the state line is the river itself. Because of this error, the Peach State has no access (or right) to the abundant waters of the mighty Tennessee. Given the severe drought conditions that have plagued Georgia over the last few years, it should come as no surprise that the Georgia Senate recently passed a resolution by a 48-2 vote calling for a correction of this survey. At the heart of the dispute is a tiny tract of approximately 1,000 acres in Tennessee known as Occupied Georgia. House Resolution 4 proposes a settlement of the boundary dispute. If no agreement is reached, the resolution also directs Georgia's Attorney General to commence litigation and sue for the entire area south of the 35th parallel, which encompasses more than 68 square miles, several townships, and substantial Tennessee River frontage. Read more [HERE](#).

Walton Ranch
JACKSON, WYOMING

1,848 acres
\$68,700,000

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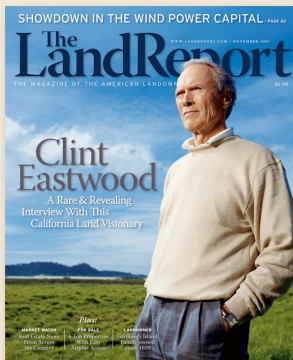
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FEDERAL POLICY

Oregon Timberland

WYDEN CONSIDERING LAND TRANSFER.

Oregon's senior Senator, Ron Wyden, is mulling the possibility of ceding control of 30,000 acres of federal timberlands to Indian tribes in his state. Wyden's proposal calls for transferring 15,000 acres of the O&C

Lands from the Bureau of Land Management to the Bureau of Indian Affairs, to be held in trust for the Confederated Tribes of Coos, Lower Umpqua, and Siuslaw Indians. An additional 17,000 acres would be transferred to the control of the Cow Creek Band of the Umpqua Tribe of Indians. Read more [HERE](#).



SOUTHWEST

DROUGHT

Texas Waters

TEXANS DEBATE WATER DEVELOPMENT.

Politicians in the drought-prone Lone Star State are duking it out over a possible \$2 billion funding allocation to the Texas Water Development Board, an entity that is tasked with developing water-supply projects such as

reservoirs and pipelines. Presently, the agency's loan portfolio is at its highest level ever – \$5.8 billion. According to supporters, a \$2 billion injection from the Texas Rainy Day Fund could be leveraged into \$27 billion in water-related infrastructure over the next 50 years. Critics contend that the requisite accountability isn't in place. Read more [HERE](#).

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