

The LandReport

*A Monthly Report for the
American Landowner*



Newsletter

NOVEMBER 2016 • LANDREPORT.COM



LANDLEADER TO SPONSOR LAND REPORT 100 BEGINNING WITH 2016 EDITION IN DECEMBER

Nationwide network to enhance and expand reach of blockbuster study.

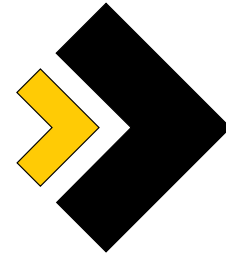
The Magazine of the American Landowner's signature survey of leading landowners will be sponsored by LandLeader, the largest network of brokerages across the country dedicated to farm, ranch, and recreational properties. The agreement, which was finalized this fall, will launch with the release of the 2016 Land Report 100 in December.

"Each year, the publication of The Land Report 100 stands out like a beacon that illuminates land, landowners, and

the stewardship of our country's greatest asset. It is a celebration of all the things that we in the LandLeader network stand for. When Eddie Lee presented the sponsorship opportunity to us, we jumped at the chance to partner with The Land Report," says Dax Hayden, Managing Director for the LandLeader network.

"LandLeader's national network is a perfect fit for The Land Report 100," says Land Report Publisher Eddie Lee Rider Jr. "LandLeader members offer expertise in all land uses — timber tracts, ag land, plantations, recreational properties, and more sophisticated multi-use holdings. The marketing reach of LandLeader members mirrors the breadth and diversity of America's leading landowners."

The Land Report 100 was first presented in April 2007 and has since been recognized as the gold standard for the industry. Over the last decade, it has been featured on TV and in numerous publications, including *The Wall Street Journal* and *The New York Times*.



LANDLEADER.

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RENEWABLE ENERGY



PACIFIC

PRIVATE LANDOWNERS FUEL JET TRAVEL. Secretary of Agriculture Tom Vilsack greeted Seattle passengers deplaning at Washington Reagan after an Alaska Airlines flight powered in part by a new renewable fuel made of wood waste salvaged from private lands in Washington, Oregon, and Montana. “In 2011, USDA awarded our largest-ever competitive research grant to the Northwest Advanced Renewables Alliance, betting on the promise that cellulose-rich, discarded wood products could be a viable renewable fuel source instead of going to waste. Today, we are able to celebrate the results of that investment, which is a major advancement for clean alternatives to conventional fossil fuels,” Vilsack said. He added that fuels from beef fat, agricultural byproducts, and other low-value sources create extra income for farmers and ranchers. Read more [HERE](#).



GREAT PLAINS

AUCTION

NEBRASKA FARMLAND

HALL AND HALL TO AUCTION 28,645-ACRE THOMAS LAND

COMPANY. A rare opportunity to acquire a major Great Plains farmland holding presents

itself on December 1 when Thomas Land Company goes to auction at the Keith County Fairgrounds in Ogallala. The 28,645-acre farm includes 26,739 deeded acres and 1,906 leased acres of Nebraska state farm and ranchland with 11,705 acres in dryland crops, 13,293 acres in ranchland, and 3,647 acres in irrigated farmland. “It is very rare to find an assemblage of this magnitude and diversity being offered for sale,” said Scott Shuman of Hall and Hall Auctions. “This diversity allows for the ability to market a cross-section of crops and livestock at different points in the production cycle, and the location is hard to beat given that the ranch overlooks the largest lake in Nebraska.” Located in Deuel, Keith, and Perkins counties, Thomas Land Company will be offered in 50 tracts ranging from 10 acres to more than 5,000 acres. For more information, call Shuman at (800) 829-8747 or read more [HERE](#).



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WEST

LISTING

COLORADO HUNTING RANCH

WORLD-CLASS HUNTING RANCH COMES TO MARKET OUTSIDE STEAMBOAT.

Previously owned by Peabody Energy, The Ranches at Williams

Fork serves as a migratory corridor for the White River elk herd, the world's largest herd. More than 1,000 elk live on The Ranches at Williams Fork year round as do black bear, mountain lion, mule deer, pronghorns, and grouse. The property functioned as Peabody's executive hunting retreat for 75 years. Due to plummeting coal prices, the mining company began selling off non-core assets in 2015. Dallas-based Todd Interests acquired the ranch prior to the Peabody bankruptcy declaration. Dax Hayden of Hayden Outdoors has the listing on [Bear View Ranch](#) and the [Green Ranch](#), the first two tracts to come to market. Watch Land Report Editor Eric O'Keefe describe his impressions of The Ranches at Williams Fork [HERE](#).

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SOUTHWEST

CONSERVED

TEXAS FORESTLAND

CONSERVATION EASEMENT PROTECTS VALUABLE NECHES RIVER

TRACT. A collaboration between the Texas A&M Forest Service and The Conservation

Fund has preserved approximately 7,000 acres of forestland in the Pineywoods of East Texas. Known as Bobcat Ridge, the acreage fronts the Neches River near Palestine and will almost double the amount of land within the boundaries of the [Neches River National Wildlife Refuge](#). "The forested wetland habitat now permanently protected at Bobcat Ridge was deemed a top-tier Priority 1 Site by the U.S. Fish and Wildlife Service," said The Conservation Fund's Julie Shackelford. "Many of these Priority 1 sites in Texas have been flooded or developed in the last 30 years. Being able to protect this habitat is a real victory." Almost half of the known species of birds in the Lone Star State can be found in this particular national wildlife refuge.

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SOUTH

CONSERVED

FLORIDA FARMLAND

HISTORIC SEMINOLE LAND

CONSERVED. Coldwell Banker Commercial Saunders Real Estate brokered the sale of a perpetual conservation easement on 2,526 acres along Arbuckle Creek to the State of

Florida for \$4.3 million. Sebring's S.Y. Hartt & Son Inc. sold the easement to the Rural and Family Lands Protection Program. The program was created in 2001 by the Florida Legislature and is administered by the Florida Forest Service, a division of the Florida Department of Agriculture and Consumer Services. The program acquires perpetual conservation easements on Florida ranches and farms to protect rural and working agricultural lands that are threatened by development. Such easements allow landowners to continue to work the lands, thus keeping the property agriculturally sustainable as well as on tax rolls. "There are 760,000 acres in Florida protected by conservation easements," said Dean Saunders of Coldwell Banker Commercial Saunders Real Estate, who brokered the sale. "This property was an ideal fit, allowing for the protection of the water and wildlife, keeping it from being developed, and protecting it for future generations."

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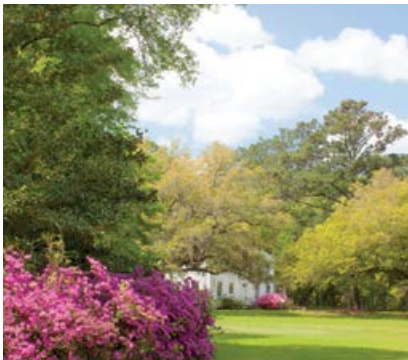
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- Property located in South Carolina
- Buckfield Plantation
- 11,452 acre timber and hunting plantation
- Located between Charleston, South Carolina and Savannah, Georgia
- One contiguous tract, totally private, self-maintained
- Substantial timber value
- 75% upland and 25% lowland with extensive river frontage
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- Substantial tax benefits may be available for buyer willing to protect the property from future development.
- PRICE \$51,175,000.
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