



Eglon Trust Land Transfer

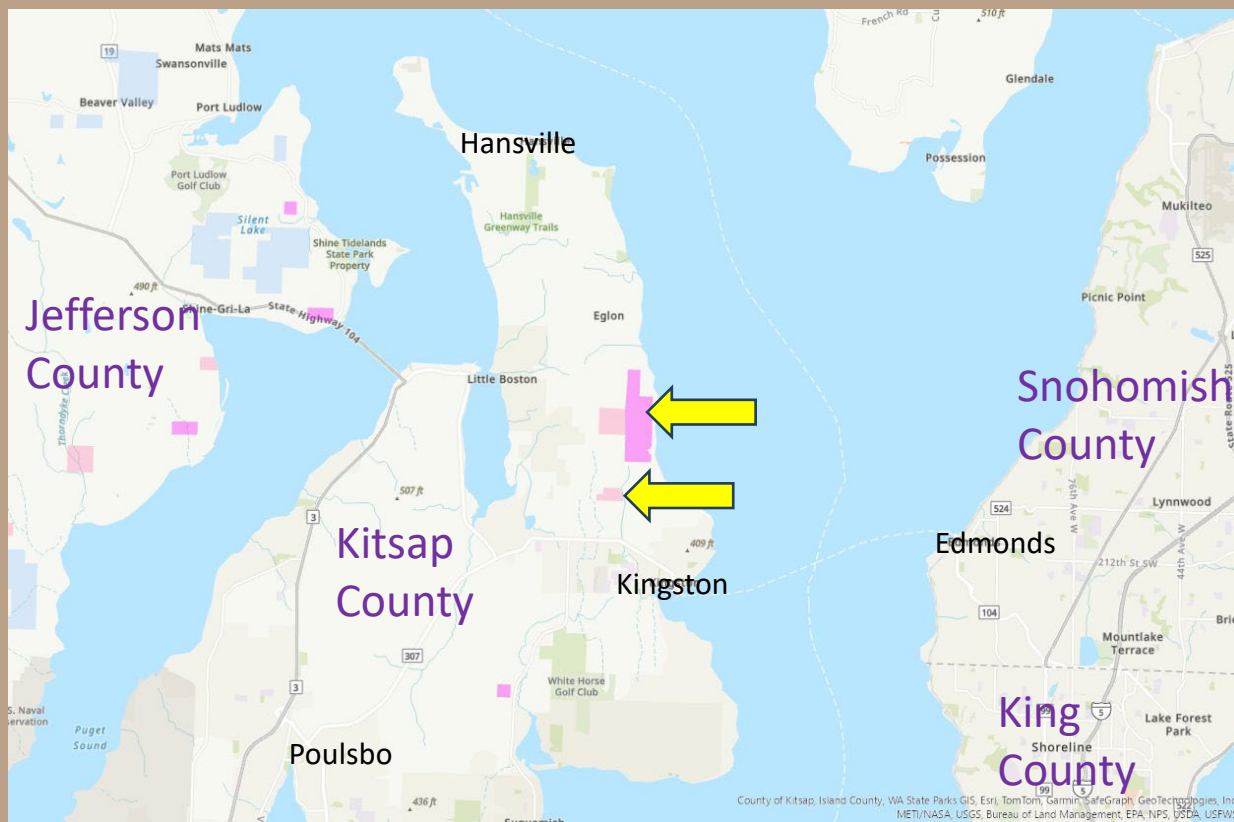
Kitsap County



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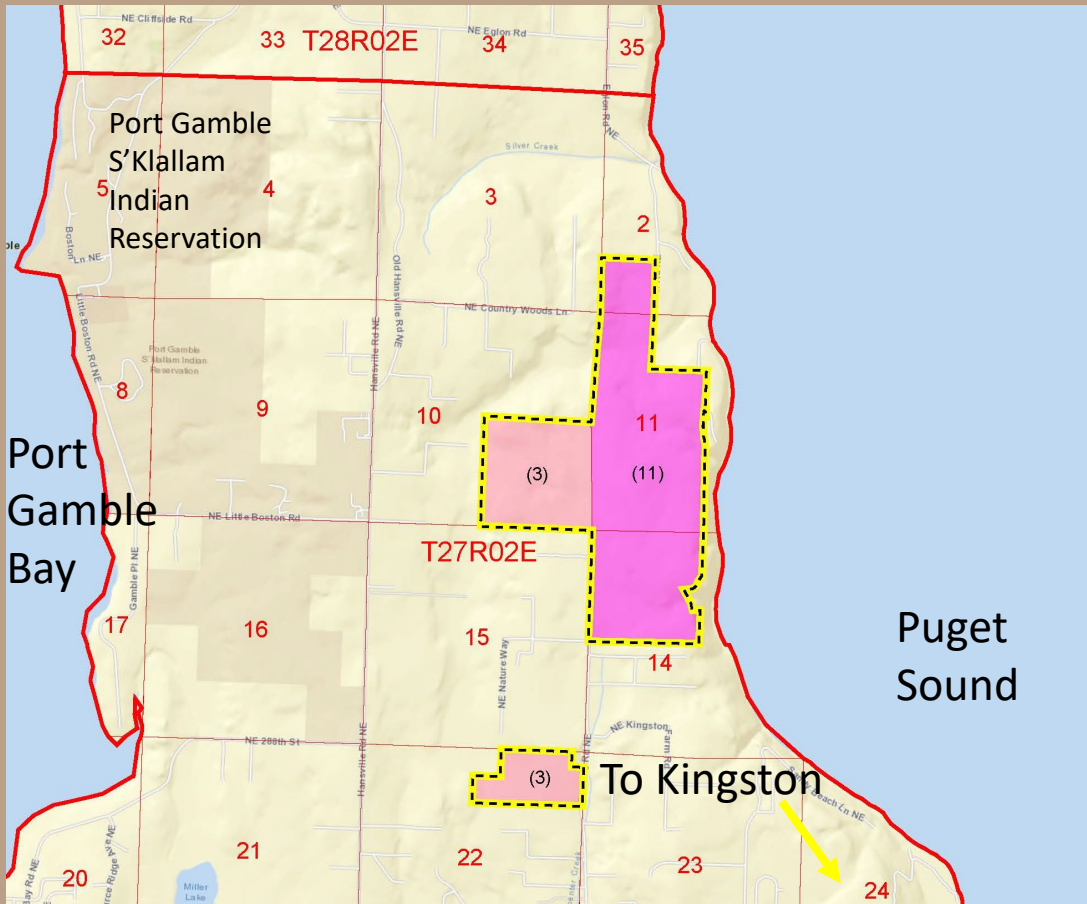
Vicinity Map

- Kitsap County
- North of the town of Kingston
- Total of 705.80 acres



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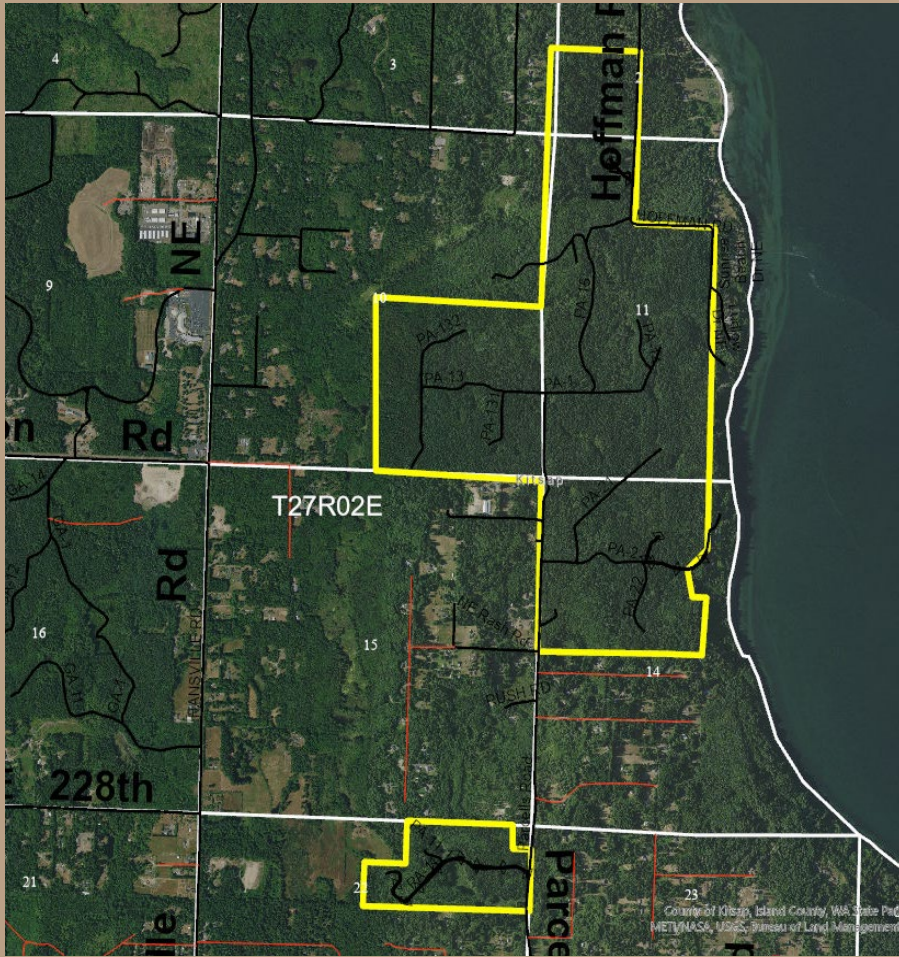
Parcel Information



- 705.80 acres total
- 224.79 acres of Common School Trust Property
- 481.01 Acres of University Trust land
- Total of five tax parcels

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Overview



- High ecological value
- Difficult to manage for timber harvest
- Isolated from other Trusts
- Replacement property will benefit the Trusts
- Public benefit for habitat protection and passive recreational opportunities



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Valuation

| Trust Beneficiary | Acreage | Appraised Value | Value Per Acre |
|---------------------------|-------------------|--------------------|----------------------|
| Common School Trust | 224.79 | \$5,836,160 | \$25,963 / ac |
| University Original Trust | 481.01 | \$2,977,200 | \$ 6,189 / ac |
| Totals | 705.80 +/- | \$8,813,360 | \$12,487 / ac |



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Benefits

- Divests of a property with current and future challenges for natural resources trust revenue production.
- Transfers the property to Kitsap County, which is an agency suited to manage, monitor, and protect the present ecological values.
- Proceeds will be used to purchase replacement land better suited for revenue production for the Common School Trust and University Trust.



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Resolution 1631

Questions ?

