

DOCKETED

Docket Number:	23-OPT-01
Project Title:	Fountain Wind Project
TN #:	251202
Document Title:	Option_Lease_Wind_FNW_OxbowTimber_20160404_(executed) (004)(168976722)_Redacted
Description:	N/A
Filer:	Caitlin Barns
Organization:	Stantec Consulting Services, Inc.
Submitter Role:	Applicant Consultant
Submission Date:	7/27/2023 11:29:42 AM
Docketed Date:	7/27/2023

AMENDED, RESTATED AND COMBINED OPTION FOR WIND ENERGY LEASE

THIS AMENDED, RESTATED AND COMBINED OPTION FOR WIND ENERGY LEASE (“**Option Agreement**”) is made and entered into as of April 4, 2016 (“**Effective Date**”) by and between **OXBOW TIMBER I, LLC**, a Delaware limited liability company (“**Grantor**”), and **PACIFIC WIND DEVELOPMENT LLC**, an Oregon limited liability company (“**Grantee**”). Grantee and Grantor are sometimes referred to herein individually as a “**Party**” or collectively as the “**Parties**”. The Parties specifically agree that this Option Agreement is intended to stand as a distinct and fully separate agreement and compensation arrangement from any other agreement that the Parties may have entered into as pooled project participants with respect to other land located in Shasta County and Siskiyou County, California. Notwithstanding the foregoing sentence, the Parties recognize and agree that this Option Agreement acts to amend, restate and combine certain existing option agreements between the Parties with respect to the Property (as such capitalized term is herein defined, and as such existing agreements are more particularly set forth in the recitals of this Option Agreement). Accordingly, upon the Effective Date of this Option Agreement, the Parties agree that the terms and payment provisions of this Option Agreement will supersede the terms and payment provisions of the Prior Existing Property Options (as such capitalized term is defined herein) as the operative option terms and payment provisions between the Parties with respect to the Property, without compromising the previous dates of the public notice of Grantee’s prior existing option interests in the Property provided by recording memoranda of the Prior Existing Property Options in the Official Records of Shasta County, California (the “**Official Records**”).

RECITALS

A. Grantee is a renewable energy developer that desires to evaluate the development, installation, construction, and operation of a wind energy project located in Shasta County, California (“**Project**”).

B. The Parties previously entered into two distinct agreements, each titled an Option For Wind Energy Lease, that each cover portions of the Property (as such capitalized term is defined herein), and together cover the entire Property (together with certain excess land that is now intentionally no longer identified on Exhibit “A” as a part of the Property). Such two distinct prior agreements covered more areas of land than just the Property identified on the Exhibit “A” attached hereto, and the Parties are intentionally reducing the total area of optioned land by entering into this updated Option Agreement that purposely applies to a smaller area. The first Option for Wind Energy Lease that was entered into between the Parties, dated May 31, 2012, pertains to approximately 17,279 acres of property (the “**First Existing Option**”), a memorandum of which was recorded in the Official Records as Document # 2012-0032392 on September 25, 2012. The property acreage previously covered by the First Existing Option has been intentionally reduced from approximately 17,279 acres to approximately 13,857 acres of property, as more particularly set forth herein on the second half of Exhibit “A” and as further set forth in the second APN parcel table included within the Exhibit “A”, attached hereto and incorporated herein. The second Option for Wind Energy Lease that was entered into between the Parties, dated December 14, 2012, pertains to approximately 43,743 acres of property (the “**Second Existing Option**”, and together with the First Existing Option, the “**Prior Existing Property Options**”), a memorandum of which was recorded in the Official Records as Document# 2015-0016028 on June 5, 2015. The property acreage previously covered by the Second Existing Option has been intentionally reduced from approximately 43,743 acres to approximately 25,339 acres of property, as more particularly set forth herein on the first half of Exhibit “A” and as further set forth in the first APN parcel table

included within the Exhibit "A". The Parties desire to amend, restate, combine and supersede the Prior Existing Property Options with this Option Agreement that encompasses the entire Property into a single agreement document without compromising the previous dates of the public notice of Grantee's prior existing option interests in the Property that has been provided and accomplished by the prior recordation of memoranda of the Prior Existing Property Options in the Official Records.

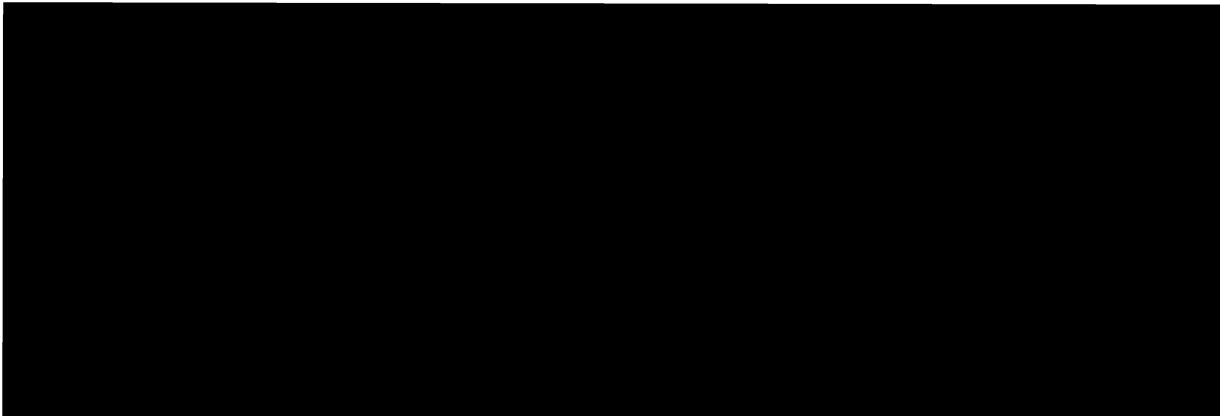
C. During the Option Term (as such capitalized term is defined herein), Grantee desires to conduct certain resource assessment studies, and to erect and maintain temporary equipment on Grantor's property located in Shasta County, California, as such property is more particularly described on Exhibit "A", attached hereto and made a part hereof ("**Property**"). The Property consists of approximately 39,196 Gross Acres.

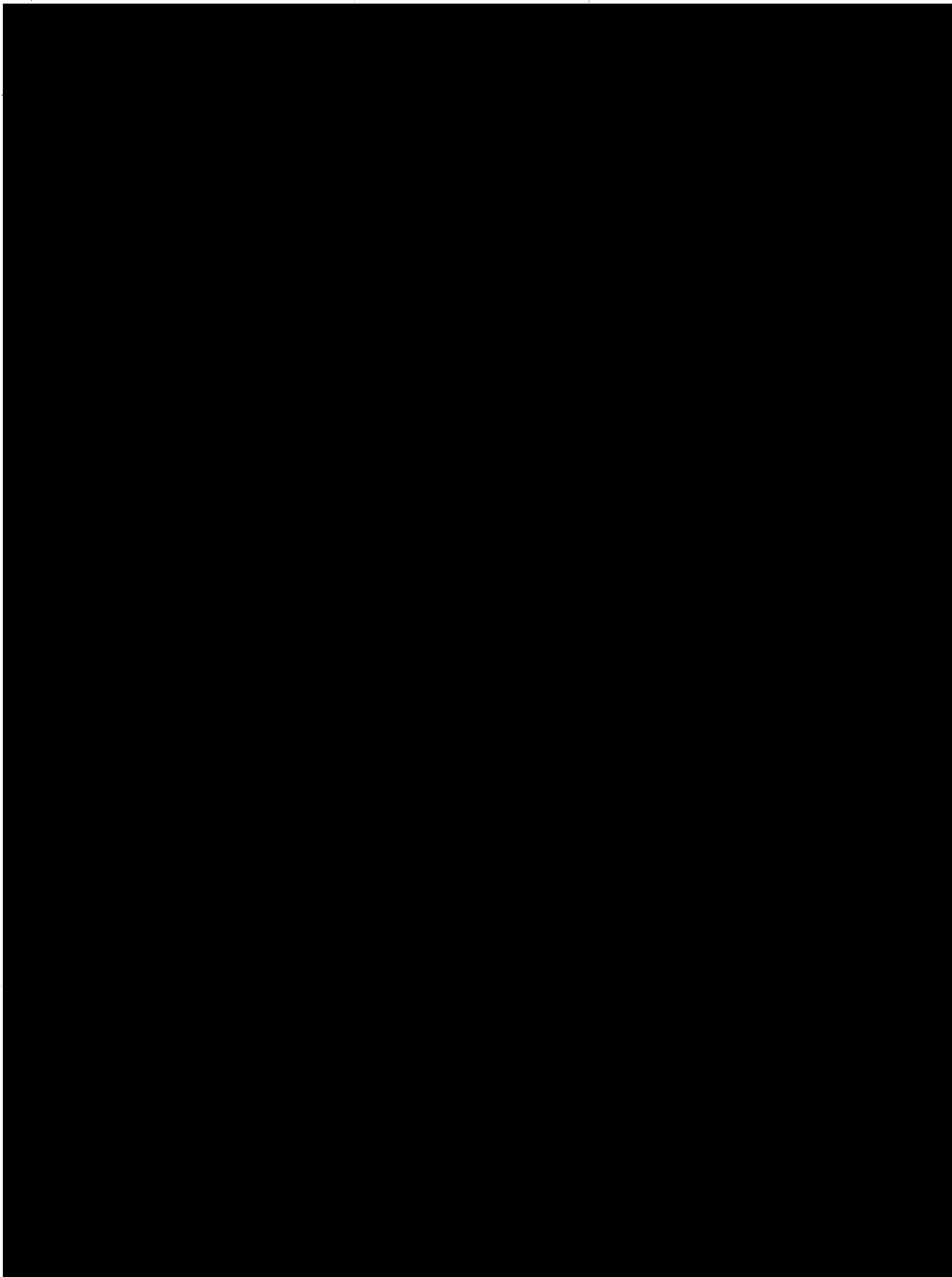
D. Grantee desires to obtain from Grantor, and Grantor desires to grant to Grantee, an irrevocable option for the Option Term (as such capitalized term is defined herein) to exclusively lease a portion of the Property for development, construction, operation, transmission, access, and other purposes related to the generation and supply of electrical power from wind energy upon the terms and conditions set forth in this Option Agreement.

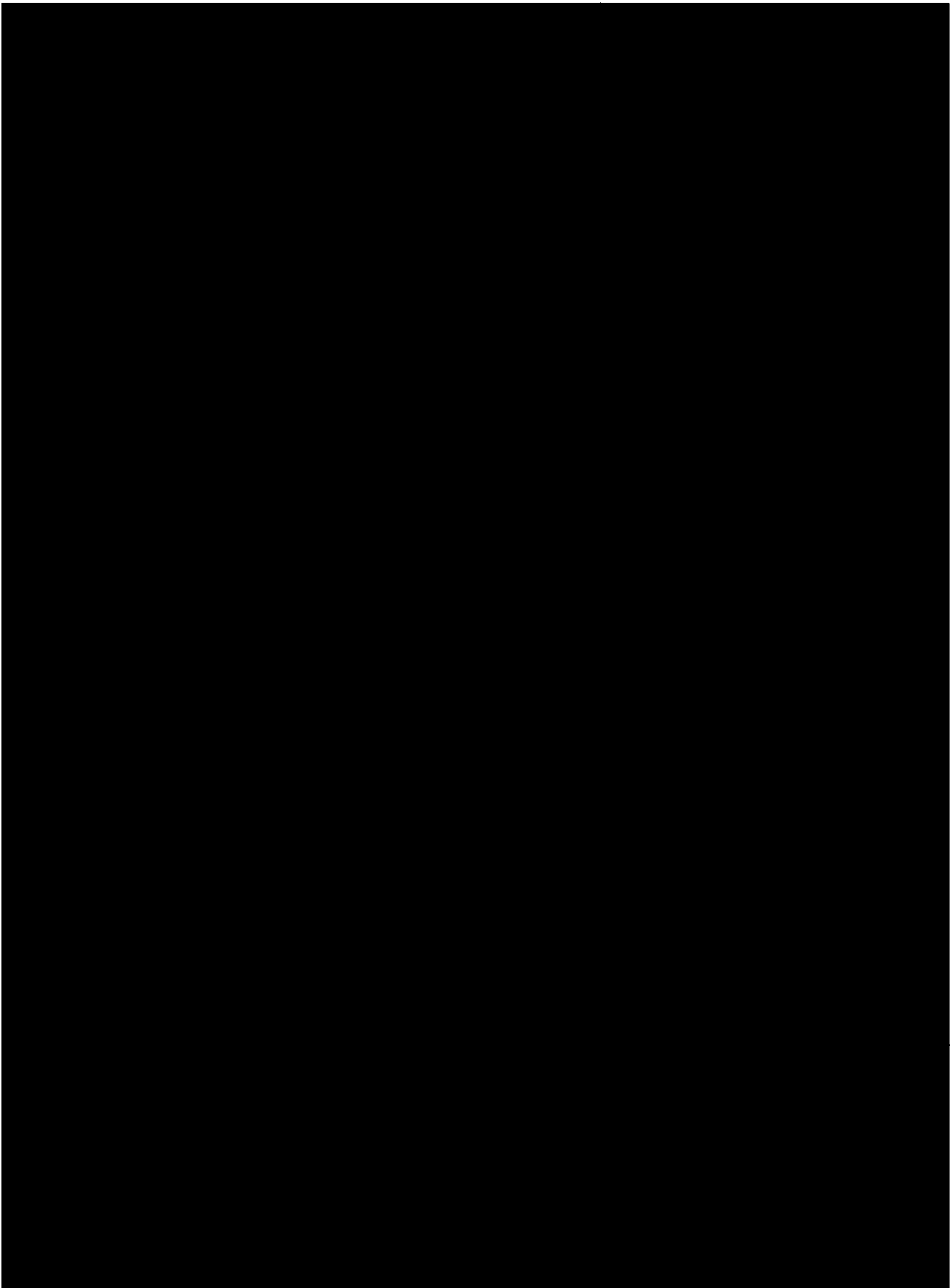
E. The Parties also desire to agree upon the terms of the lease for the portion of the Property that Grantee elects to lease, should Grantee exercise the Option (as such capitalized term is defined herein).

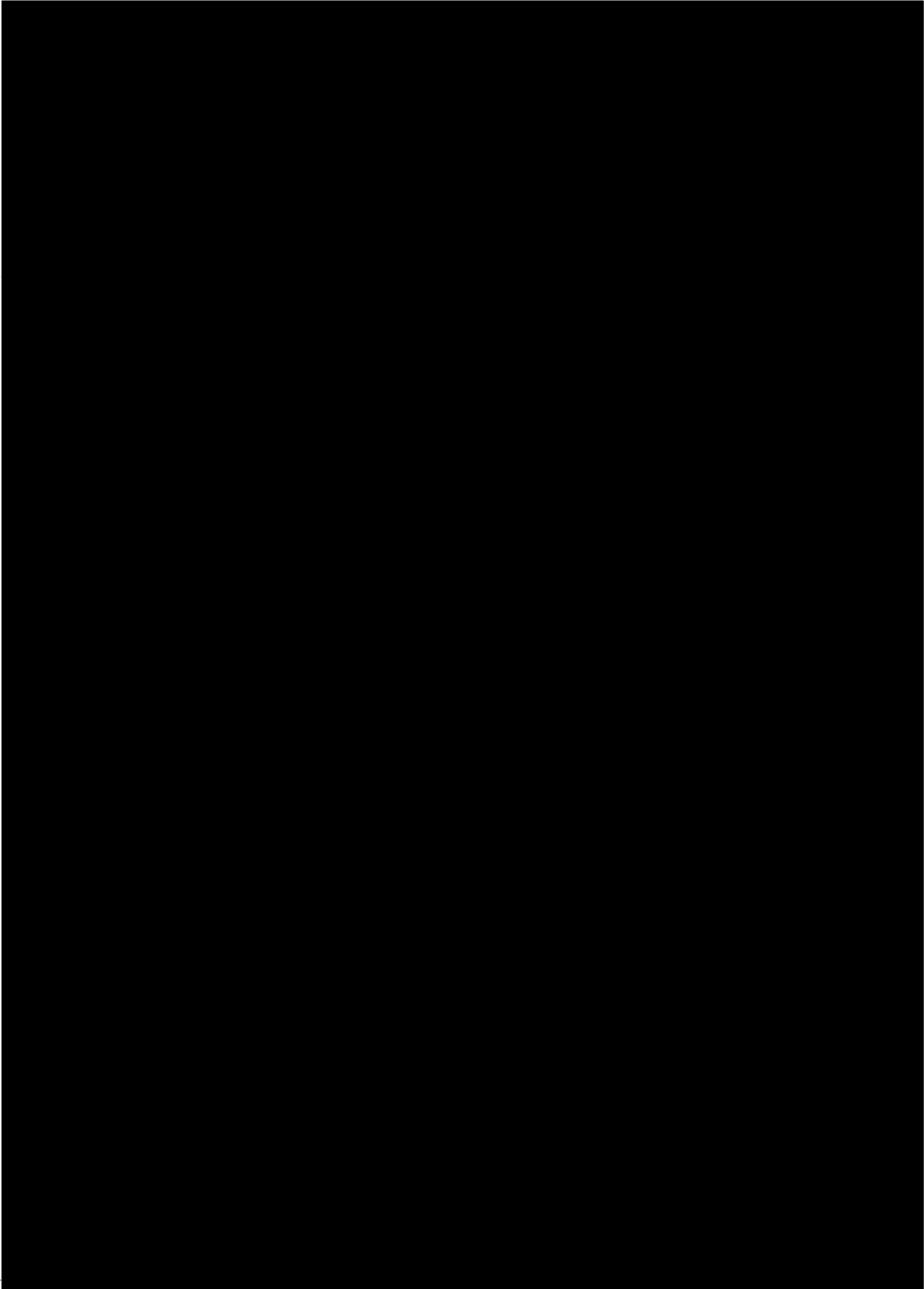
NOW, THEREFORE, for good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, Grantee and Grantor hereby agree as follows:

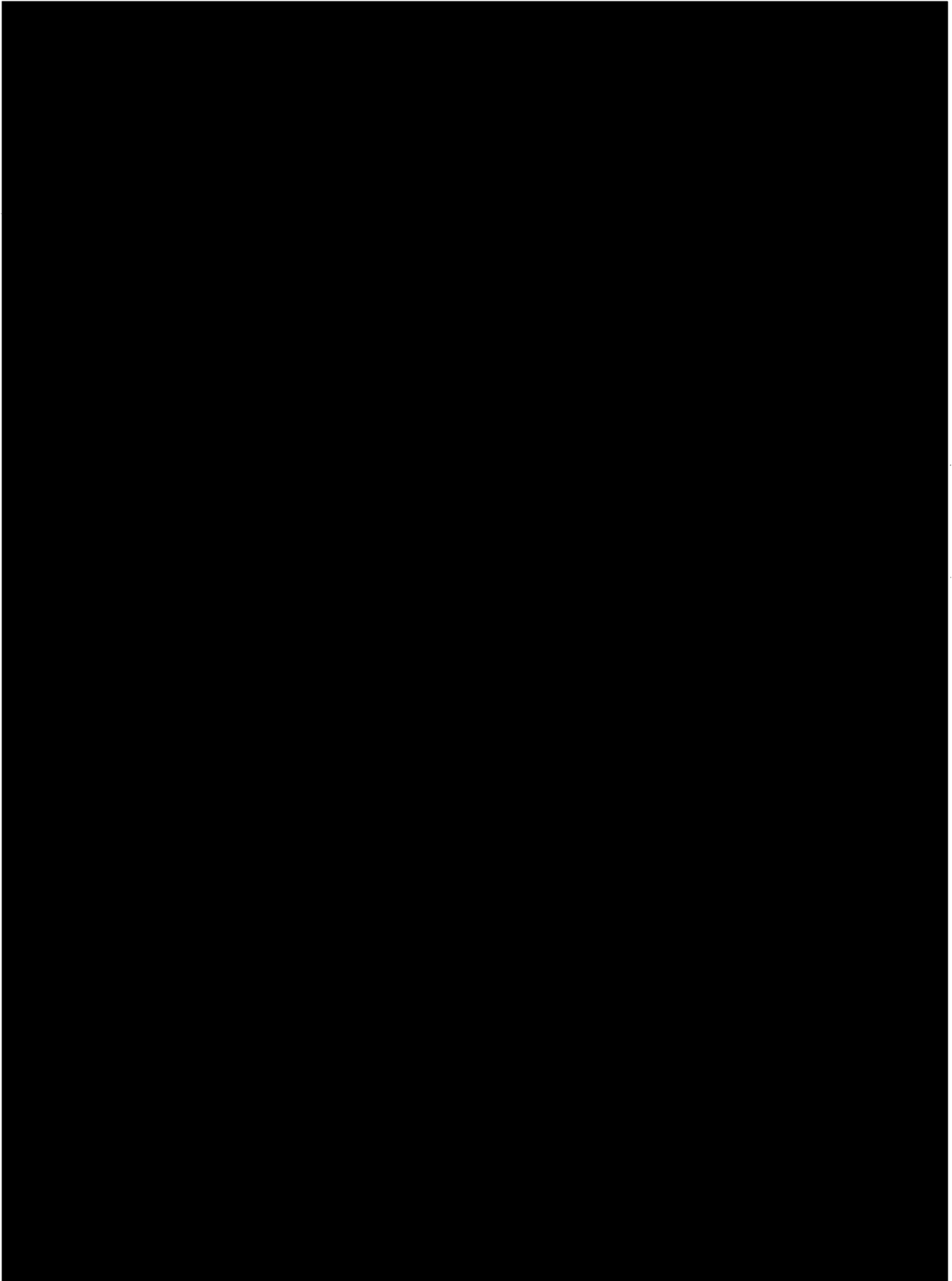
1. **Grant of Option.** Grantor hereby grants to Grantee and its successors and assigns, subject to the terms and conditions set forth in this Option Agreement, an exclusive, irrevocable option (the "**Option**") to lease and disturb via Project construction and utilization any portion of the Property consisting of not less than 1 acre and not more than 2,000 acres, for the Project, for the term and on the terms and conditions hereinafter set forth. Said lease shall consist of the terms and provisions set forth in that form of Renewable Energy Lease Agreement attached hereto marked Exhibit "B" and made a part hereof ("**Lease**"). Notwithstanding any provision in this Option Agreement to the contrary, the Parties mutually agree that in the event of Option exercise, the Parties will reasonably and diligently cooperate, communicate and act throughout the life of the Project to promote and support wind non-obstruction and non-interference with the Project, as set forth within the Lease.

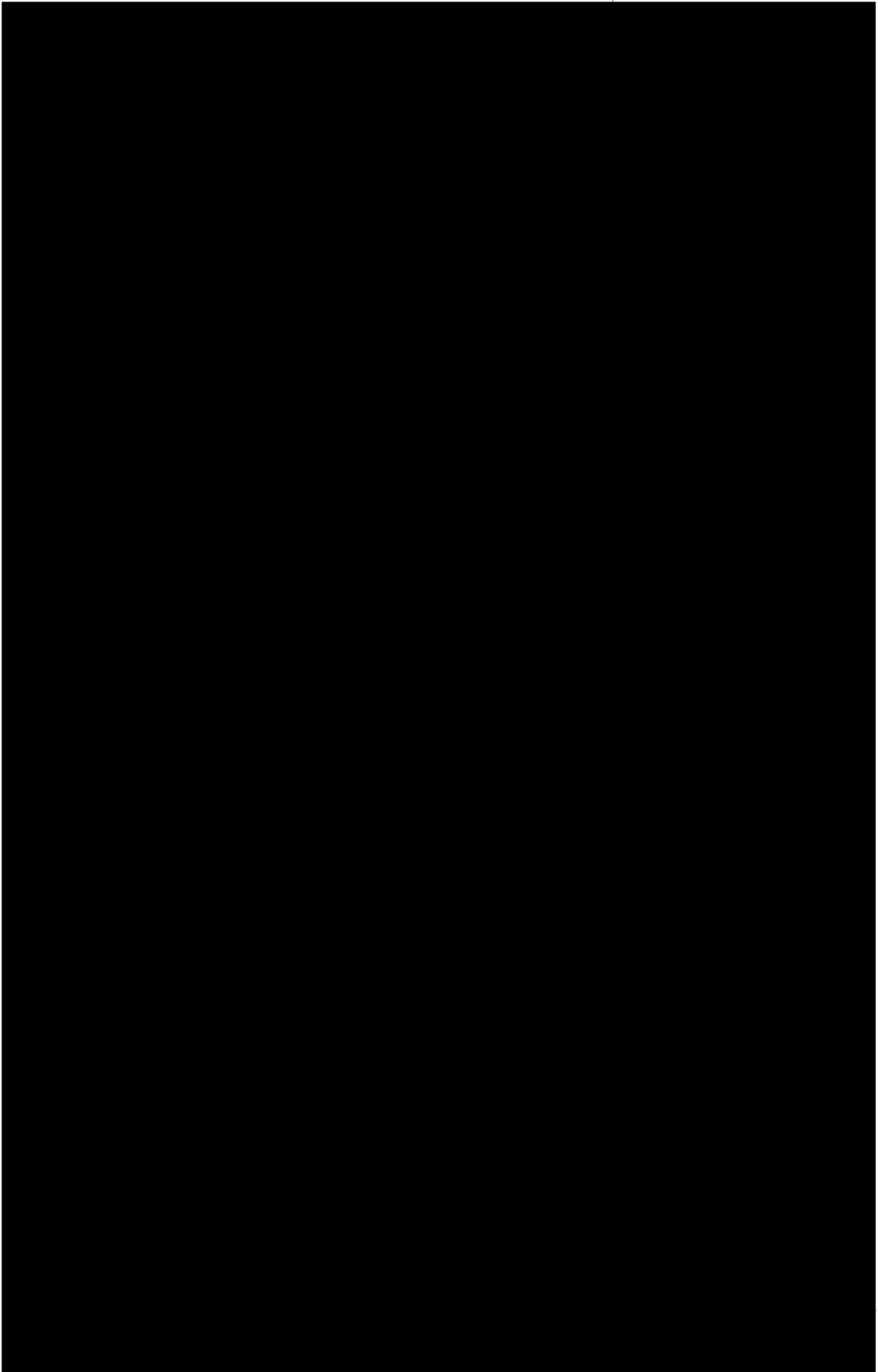


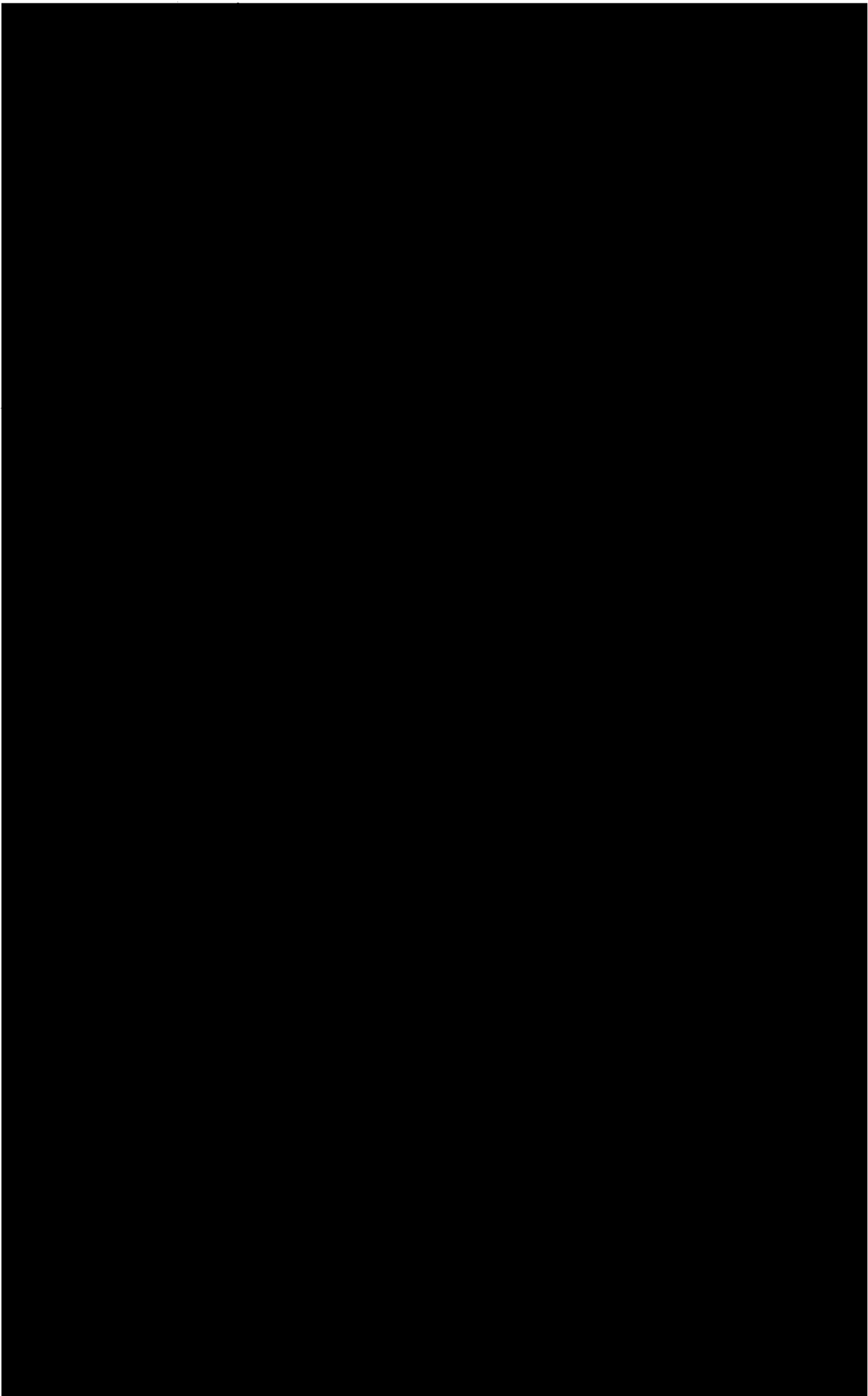


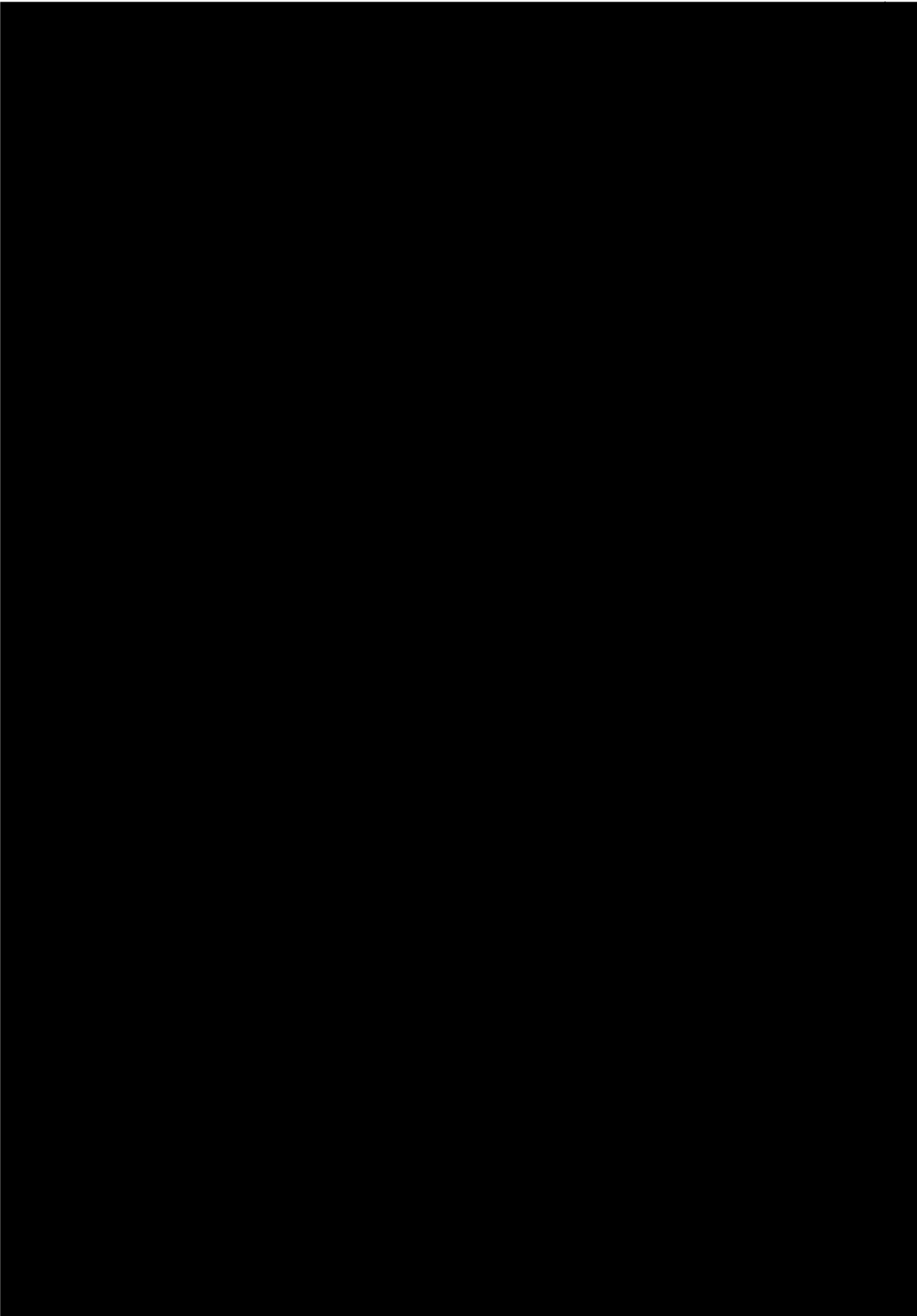


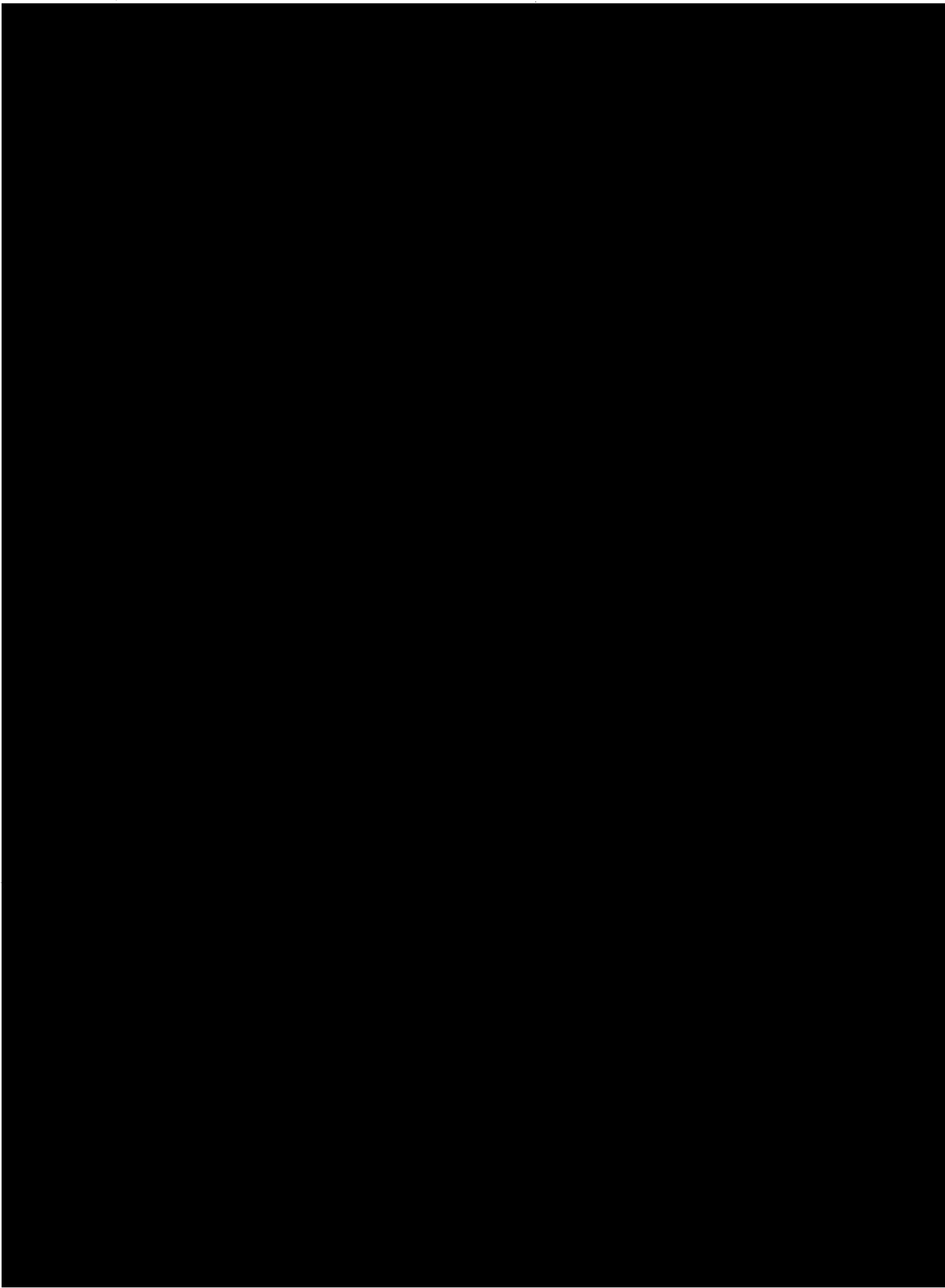


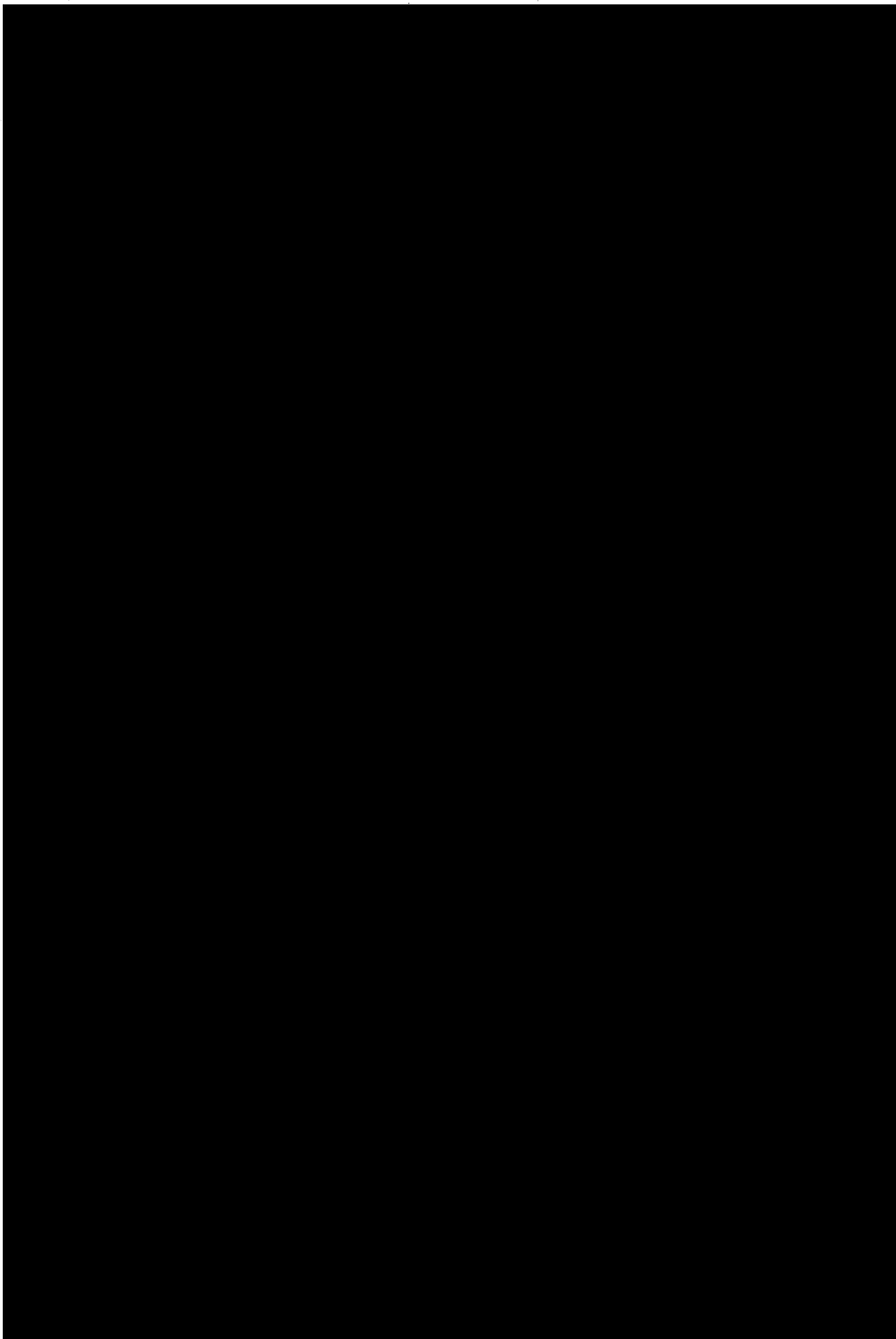


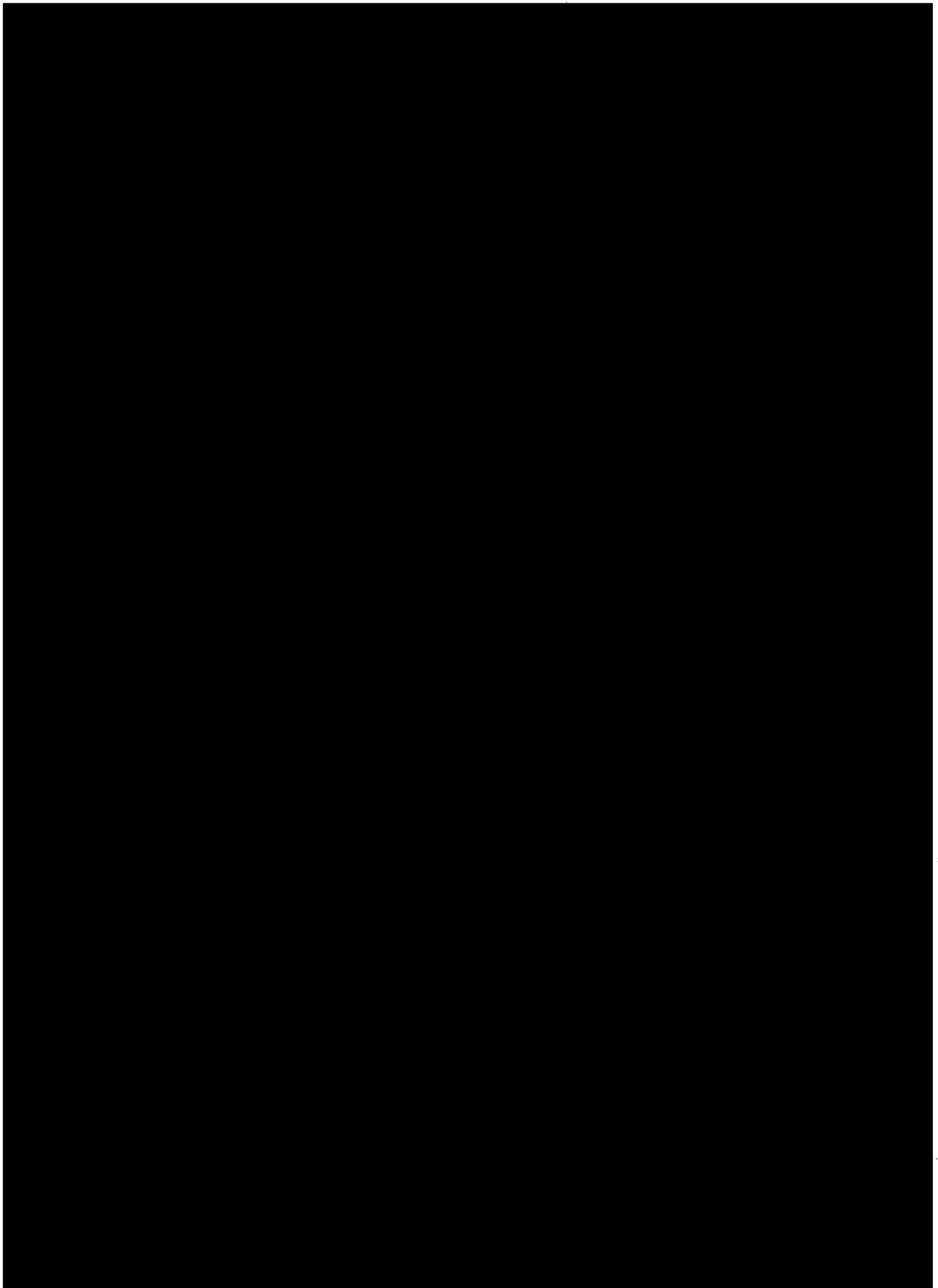


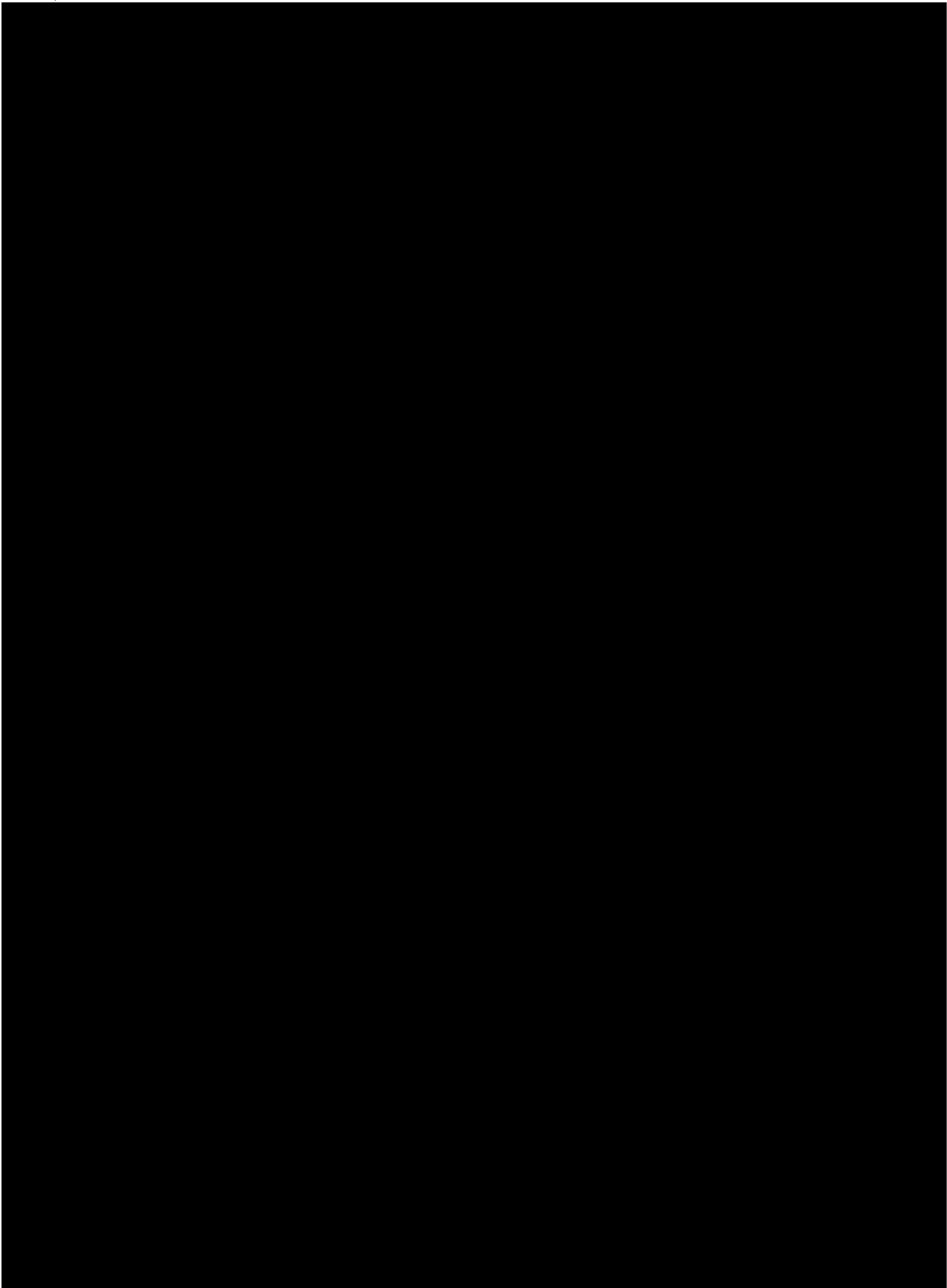


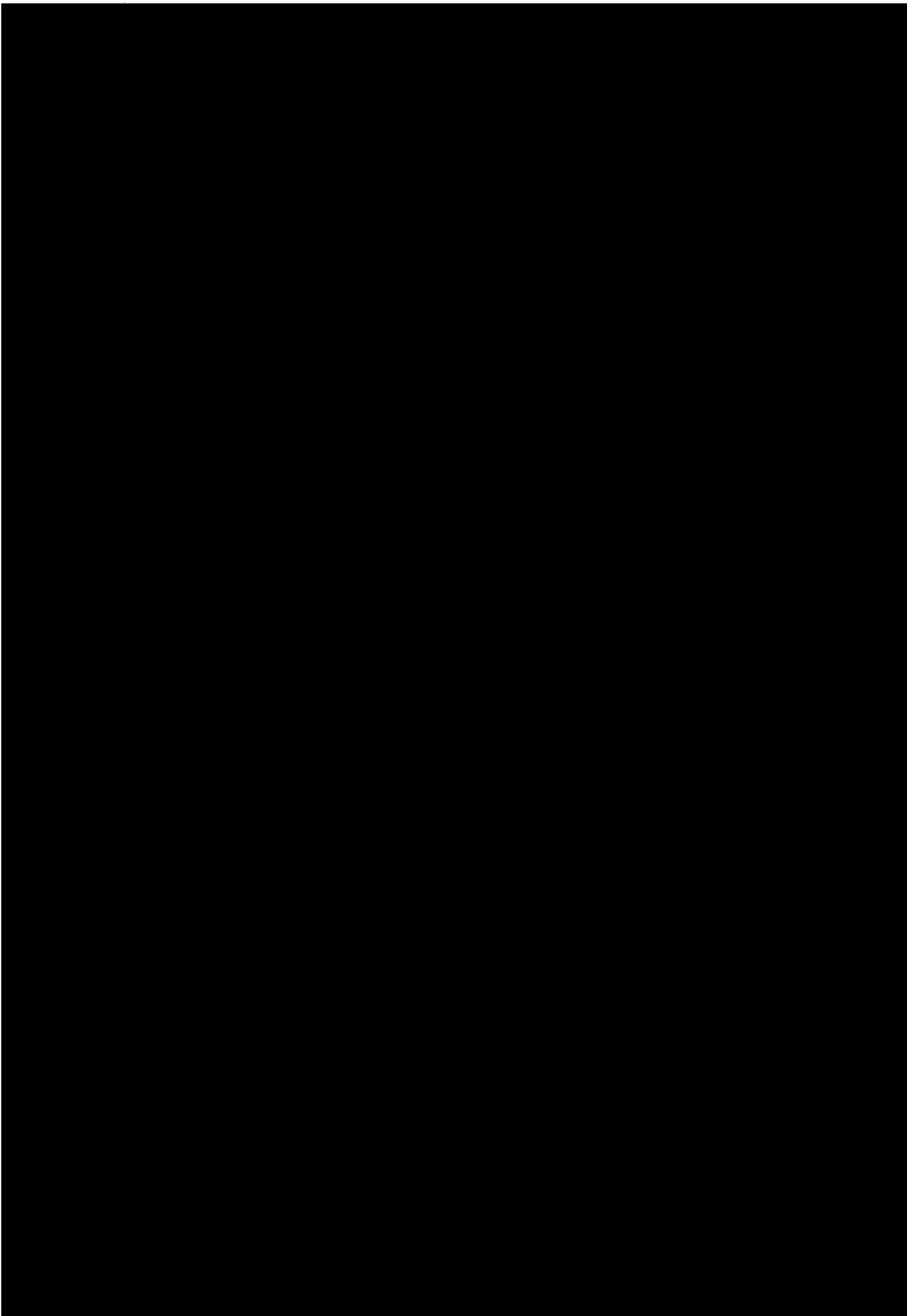


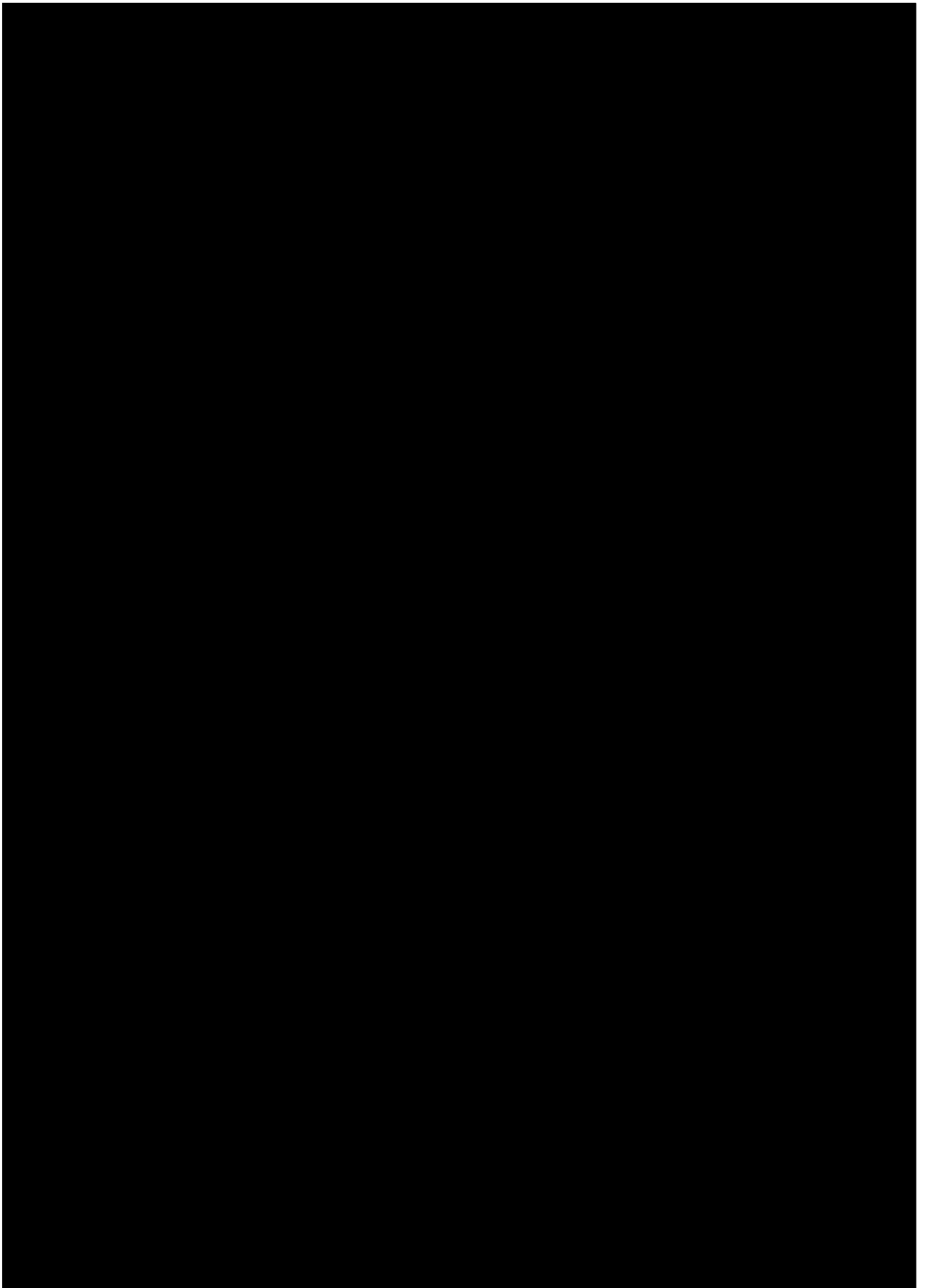


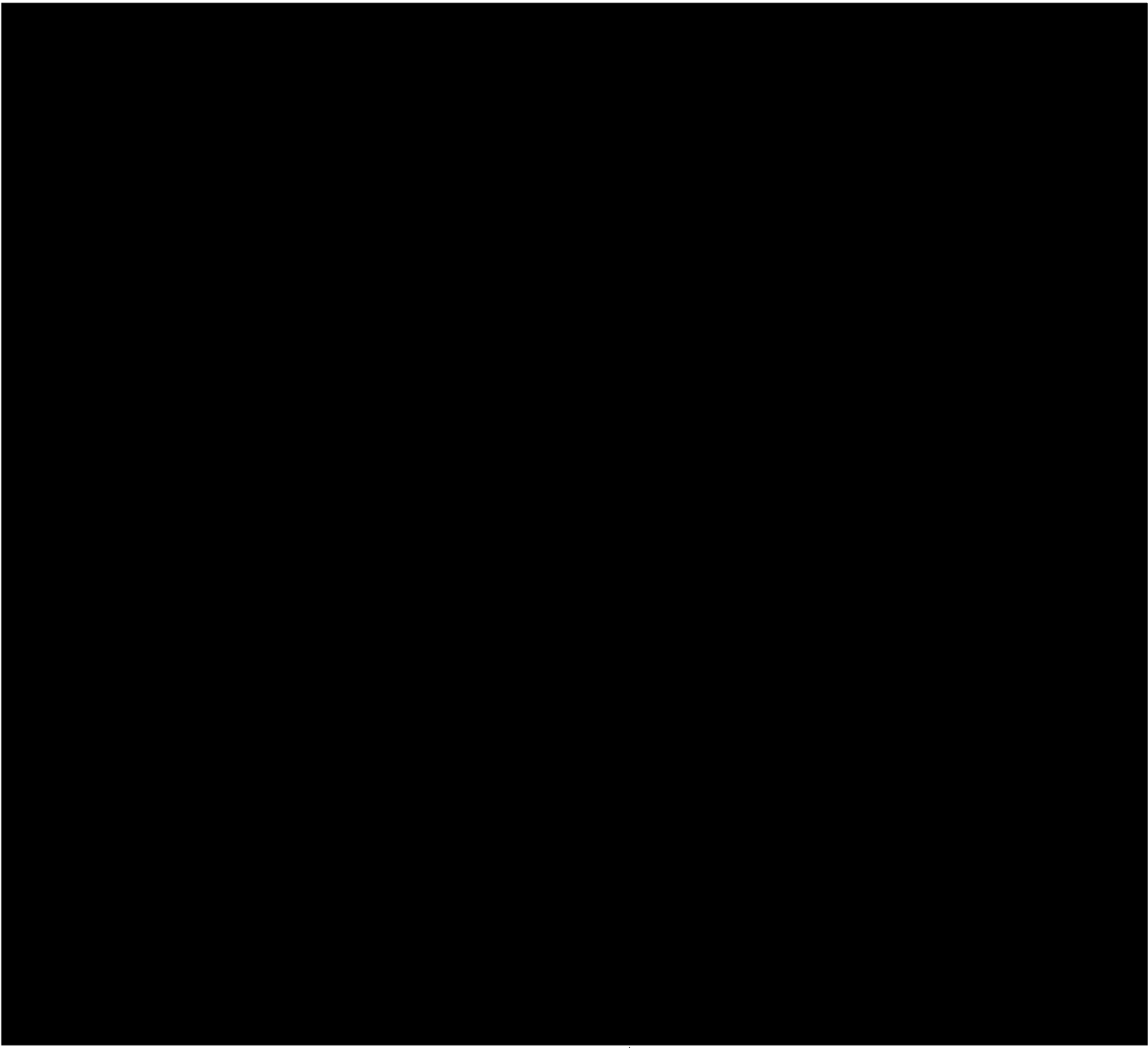












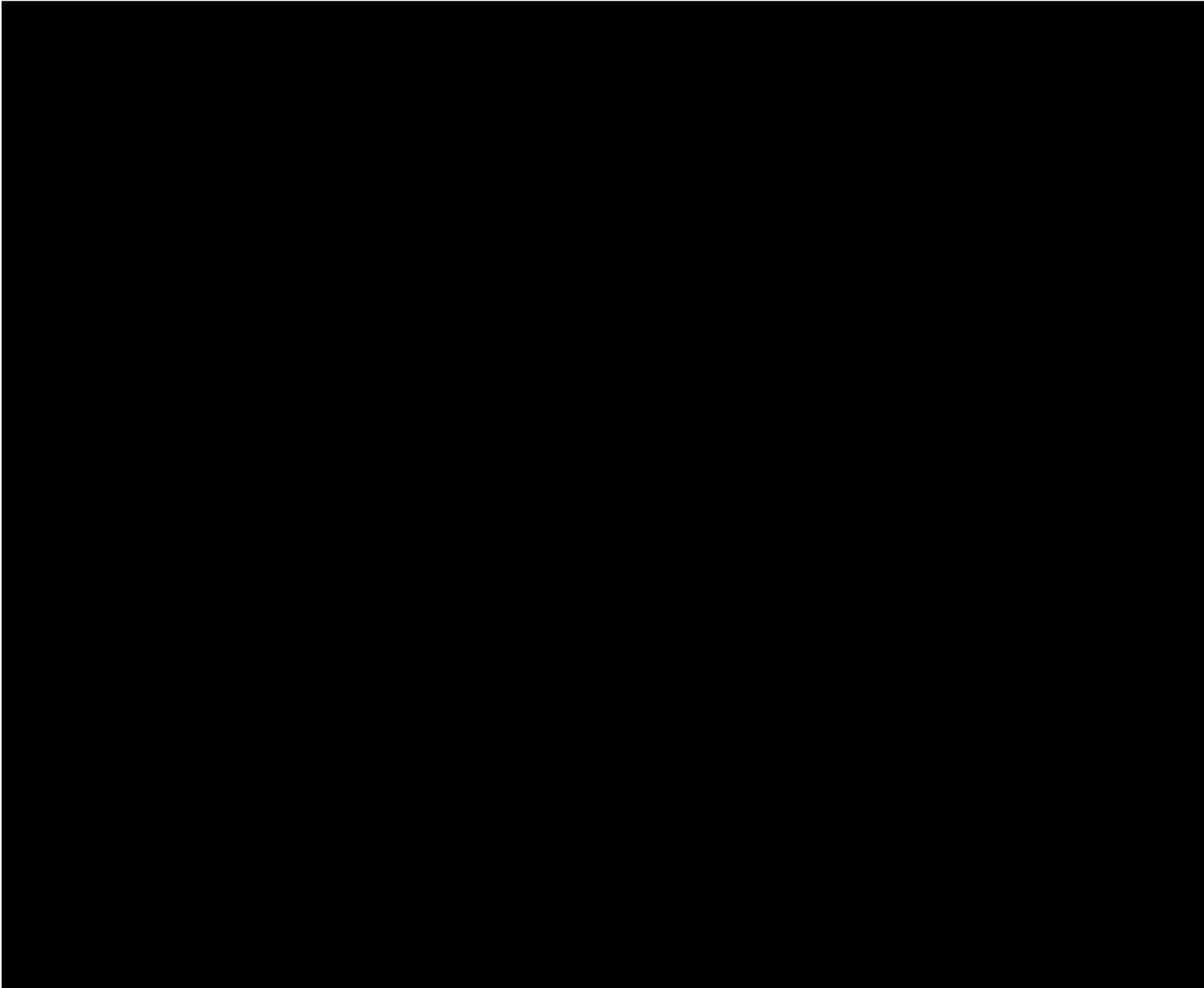


EXHIBIT "A"

Description of the Property

The following described real property in Shasta County, California, unincorporated area, consisting of approximately 39,196 acres:

THE LAND DESCRIBED HEREIN IS SITUATED IN THE STATE OF CALIFORNIA, COUNTY OF SHASTA, UNINCORPORATED AREA, AND IS DESCRIBED AS FOLLOWS:

TRACT I:

TOWNSHIP 33 NORTH, RANGE 1 EAST, M.D.B.&M.

SECTION 3: LOTS 1, 2, 3, 4, 5, 6, 7 AND 8; THE SOUTHWEST ONE-QUARTER; AND THE WEST ONE-HALF OF THE SOUTHEAST ONE-QUARTER
APN: 098-270-001

TOWNSHIP 34 NORTH, RANGE 1 EAST, M.D.B.&M.

SECTION 1: ALL
APN: 029-190-013

SECTION 2: ALL
APN: 029-190-014

SECTION 3: ALL
APN: 029-190-017

SECTION 4: ALL

EXCEPTING FROM SAID LOT 4 AN UNDIVIDED 1/16 INTEREST IN AND TO ALL COAL, OIL, GAS AND OTHER MINERAL DEPOSITS AS RESERVED IN THE PATENT FROM THE STATE OF CALIFORNIA TO FREDA LAMSON, RECORDED JULY 30, 1928, IN BOOK 42, OFFICIAL RECORDS PAGE 485.
APN: 029-170-005, 006, 007 AND 008

SECTION 8: THE NORTH ONE-HALF OF THE NORTHEAST ONE-QUARTER; THE SOUTHEAST ONE-QUARTER OF THE NORTHEAST ONE-QUARTER; THE NORTHEAST ONE-QUARTER OF THE NORTHWEST ONE-QUARTER; THE NORTHEAST ONE-QUARTER OF THE SOUTHWEST ONE-QUARTER AND THE SOUTHEAST ONE-QUARTER.
APN: 029-310-005

SECTION 7 AND 8: PARCELS 29, 30, 32 AND 33 AS SHOWN ON THE RECORD OF SURVEY FOR FOREST SPRINGS LAND COMPANY RECORDED DECEMBER 18, 1969, IN BOOK 34 OF LAND SURVEYS AT PAGE 58 AND ON THE AMENDED RECORD OF SURVEY RECORDED MAY 27, 1970, IN BOOK 34 OF LAND SURVEYS AT PAGE 133.

EXCEPTING THEREFROM ALL COAL AND OTHER MINERALS, TOGETHER WITH THE RIGHT TO PROSPECT FOR, MINE AND REMOVE THE SAME AS CONTAINED IN THE PATENT FROM THE UNITED STATES OF AMERICA TO JOHN MAINTIE RECORDED MAY 18, 1929, IN BOOK 15 OF PATENTS AT PAGE 200.

APN: 029-310-006, 029-310-007, 029-310-010 AND 029-310-012

SECTION 9: ALL

APN: 029-170-017

SECTION 10: ALL

APN: 029-190-016

SECTION 11: ALL

APN: 029-190-010

SECTION 12: ALL

APN: 029-190-011 AND 012

SECTION 13: ALL

APN: 029-210-019

SECTION 14: ALL EXCEPT THE NORTHEAST ONE-QUARTER OF THE SOUTHEAST ONE-QUARTER EXCEPTING FROM THE SOUTHEAST ONE-QUARTER OF THE SOUTHEAST ONE-QUARTER ALL OIL, GAS, OIL SHALE, COAL, PHOSPHATE, SODIUM, GOLD, SILVER, GEOTHERMAL RESOURCES AND ALL OTHER MINERAL DEPOSITS, AS RESERVED IN THE PATENT FROM THE STATE OF CALIFORNIA TO KIMBERLY-CLARK CORPORATION, RECORDED JUNE 5, 1968, IN BOOK 958 OF OFFICIAL RECORDS AT PAGE 255, SHASTA COUNTY RECORDS.

APN: 029-210-020

SECTION 15: THE EAST ONE-HALF; THE NORTH ONE-HALF OF THE NORTHWEST ONE-QUARTER; AND THE SOUTH ONE-HALF OF THE SOUTHWEST ONE-QUARTER; AND THE NORTHWEST ONE-QUARTER OF THE SOUTHWEST ONE-QUARTER

APN: 029-210-001, 030 AND 033

SECTION 16: ALL

APN: 029-200-041

SECTION 17: THE EAST ONE-HALF

APN: 029-200-042

SECTION 21: ALL
APN: 029-200-043

SECTION 22: ALL
APN: 029-210-021

SECTION 23: ALL
APN: 029-210-009

SECTION 25: ALL
APN: 029-250-005

SECTION 26: ALL

EXCEPTING FROM THE NORTHEAST ONE-QUARTER ALL OIL, GAS, OIL SHALE, COAL,
PHOSPHATE, SODIUM, GOLD, SILVER AND ALL OTHER MINERAL DEPOSITS AS RESERVED IN
THE PATENT FROM THE STATE OF CALIFORNIA RECORDED DECEMBER 14, 1956, IN BOOK 516
OF OFFICIAL RECORDS AT PAGE 219, SHASTA COUNTY RECORDS.
APN: 029-250-010

SECTION 27: ALL
APN: 029-250-001

SECTION 28: ALL
APN: 029-220-006

SECTION 29: ALL
APN: 029-220-005

SECTION 33: ALL
APN: 029-220-012

SECTION 34: ALL
APN: 029-250-006

SECTION 35: ALL
APN: 029-250-007

SECTION 36: ALL
APN: 029-250-011

TOWNSHIP 34 NORTH, RANGE 2 EAST, M.D.B.&M.

SECTION 5: LOTS 3 AND 4; THE SOUTH ONE-HALF OF THE NORTHWEST ONE-QUARTER AND THE NORTH ONE-HALF OF THE SOUTHWEST ONE-QUARTER
APN: 034-010-003

SECTION 6: ALL
APN: 034-010-017

TOWNSHIP 35 NORTH, RANGE 1 EAST, M.D.B.&M.

SECTION 14: LOTS 3 AND 4, THE NORTH ONE-HALF OF THE SOUTHWEST ONE-QUARTER, THE SOUTHEAST ONE-QUARTER OF THE SOUTHWEST ONE-QUARTER, THE NORTHWEST ONE-QUARTER, THE SOUTHEAST ONE-QUARTER.
APN: 027-140-002

SECTION 14: THE SOUTHWEST ONE-QUARTER OF THE SOUTHWEST ONE-QUARTER.
APN: 027-140-004

SECTION 22: THAT PORTION LYING SOUTHEASTERLY OF HIGHWAY 299 IN THE NORTHEAST ONE-QUARTER AND THE SOUTH ONE-HALF

APN: 027-140-028

SECTION 23: ALL

APN: 027-140-022 and 027-140-015

SECTION 25: THE NORTHEAST ONE-QUARTER, THE SOUTH ONE-HALF.

LESS AND EXCEPT ALL OF THAT PORTION OF THE NORTHEAST ONE-QUARTER THAT IS LOCATED NORTH OF HIGHWAY 299 WHICH IS OTHERWISE COMMONLY KNOWN AS APN: 027-160-017

APN: 027-160-049

SECTION 26: ALL

EXCEPTING THEREFROM THAT PORTION CONVEYED BY THE QUITCLAIM DEED TO THE STATE OF CALIFORNIA RECORDED IN THE OFFICE OF THE COUNTY RECORDER OCTOBER 26, 1955, IN BOOK 474 OF OFFICIAL RECORDS AT PAGE 213 SHASTA COUNTY RECORDS.

ALSO EXCEPTING THEREFROM THE PARCEL DESCRIBED IN THE DEED TO C.S. ERICKSON, ET UX, RECORDED IN THE OFFICE OF THE COUNTY RECORDER DECEMBER 15, 1960, IN BOOK 652 OF OFFICIAL RECORDS AT PAGE 609, SHASTA COUNTY RECORDS.

ALSO EXCEPTING THEREFROM THAT PORTION DESCRIBED IN THE DEED TO THE STATE OF CALIFORNIA RECORDED IN THE OFFICE OF THE COUNTY RECORDER MAY 23, 1956, IN BOOK 492 OF OFFICIAL RECORDS AT PAGE 368, SHASTA COUNTY RECORDS.

ALSO EXCEPTING THEREFROM ONE-SIXTEENTH INTEREST OF ALL COAL, OIL, GAS AND OTHER MINERAL DEPOSITS AS RESERVED IN THE PATENT DATED JULY 14, 1928 FROM THE STATE OF CALIFORNIA TO FREDA LAMSON, RECORDED JULY 30, 1928, IN BOOK 42 OF OFFICIAL RECORDS AT PAGE 485, SHASTA COUNTY RECORDS.
APN: 027-160-034 AND 048

SECTION 27: THE SOUTH ONE-HALF OF THE NORTH ONE-HÁLF, THE NORTHWEST ONE-QUARTER OF THE NORTHEAST ONE-QUARTER, THE NORTH ONE-HALF OF THE NORTHWEST ONE-QUARTER, THE SOUTHWEST ONE-QUARTER, THE WEST ONE-HALF OF THE SOUTHEAST ONE-QUARTER.

EXCEPTING THEREFROM THE FOLLOWING DESCRIBED PARCEL:

"BEGINNING AT THE CENTER OF THE NORTHEAST ONE-QUARTER OF SECTION 27, TOWNSHIP 35 NORTH, RANGE 1 EAST M.D.B.&M.; THENCE ALONG THE WEST LINE OF THE NORTHEAST ONE-QUARTER OF THE NORTHEAST ONE-QUARTER OF SAID SECTION 27 NORTH 00 DEGREES 21'52" EAST A DISTANCE OF 521.26 FEET TO A POINT IN THE SOUTHERLY RIGHT OF WAY LINE OF THE HIGHWAY U.S. 299; THENCE ON AND ALONG THE SOUTHERLY RIGHT OF WAY LINE OF HIGHWAY U.S. 299 , NORTH 86 DEGREES 45'30" WEST A DISTANCE OF 108.15 FEET; THENCE NORTH 71 DEGREES 00' WEST A DISTANCE OF 34.55 FEET TO A POINT IN THE SOUTHERLY RIGHT OF WAY LINE OF U.S. 299 AND THE CENTER OF COUNTY ROAD NO. 42-C; THENCE SOUTH 19 DEGREES 00' WEST A DISTANCE OF 51.45 FEET; THENCE SOUTH 17 DEGREES 27'26" EAST A DISTANCE OF 513.62 FEET TO THE POINT OF BEGINNING, CONTAINING .101 ACRES IN THE NORTHWEST ONE-QUARTER OF THE NORTHEAST ONE-QUARTER OF SECTION 27, TOWNSHIP 35 NORTH, RANGE 1 EAST, M.D. B.&M., THE LAST TWO COURSES OF THE ABOVE DESCRIPTION RUN ALONG COUNTY ROAD NO. 42-C BUT NOT THE CENTERLINE."

ALSO EXCEPTING THEREFROM THAT PORTION DESCRIBED IN THE DEED TO THE COUNTY OF SHASTA, RECORDED IN THE OFFICE OF THE COUNTY RECORDER DECEMBER 15, 1970, IN BOOK 1050 OF OFFICIAL RECORDS AT PAGE 601, SHASTA COUNTY RECORDS.

ALSO EXCEPTING THEREFROM THE PARCEL DESCRIBED IN THE DEED TO MOOSE RECREATIONAL CAMP LTD, RECORDED IN THE OFFICE OF THE COUNTY RECORDER AUGUST 4, 1947, IN BOOK 276 OF OFFICIAL RECORDS AT PAGE 45, SHASTA COUNTY RECORDS.
APN: 027-160-047

SECTION 28: ALL
EXCEPTING THEREFROM THE PARCEL DESCRIBED IN THE DEED TO THE STATE OF CALIFORNIA, RECORDED IN THE OFFICE OF THE COUNTY RECORDER AUGUST 8, 1960, IN BOOK 642 OF OFFICIAL RECORDS AT PAGE 49, SHASTA COUNTY RECORDS.
APN: 027-210-006

SECTION 32: THE NORTH ONE-HALF OF THE NORTHEAST ONE-QUARTER. THE PORTION OF THE SOUTHWEST ONE-QUARTER OF THE NORTHEAST ONE-QUARTER DESCRIBED IN THE DEED FROM BERTHA F. JOHNSTONE DATED OCTOBER 3, 1960 AND RECORDED FEBRUARY 14, 1961, IN BOOK 657 OF OFFICIAL RECORDS AT PAGE 578, SHASTA COUNTY RECORDS.

THE SOUTHEAST ONE-QUARTER OF THE NORTHEAST ONE-QUARTER.

EXCEPTING THEREFROM THAT PORTION DESCRIBED IN THE DEED TO BERTHA F. JOHNSTONE DATED OCTOBER 13, 1960 AND RECORDED FEBRUARY 14, 1961, IN BOOK 657 OF OFFICIAL RECORDS AT PAGE 571, SHASTA COUNTY RECORDS.
APN: 027-220-013

SECTION 33: ALL
APN: 027-220-001

SECTION 34: THE NORTH ONE-HALF OF THE NORTHEAST ONE-QUARTER, THE NORTHWEST ONE-QUARTER, AND THE NORTH ONE-HALF OF THE SOUTHWEST ONE-QUARTER
APN: 027-160-020

SECTION 35: ALL, EXCEPT THE WEST ONE-HALF OF THE NORTHWEST ONE-QUARTER OF THE SOUTHWEST ONE-QUARTER
APN: 027-160-042

SECTION 36: ALL
APN: 027-160-027

TOWNSHIP 35 NORTH, RANGE 2 EAST, M.D.B.&M.

SECTION 29: THAT PORTION OF THE SOUTHWEST ONE-QUARTER OF THE SOUTHWEST ONE-QUARTER THAT EXISTS SOUTHWESTERLY OF HIGHWAY 299.
A portion of APN: 030-080-014

SECTION 30: ALL OF THAT PORTION OF SECTION 30 THAT EXISTS TO THE SOUTH OF HIGHWAY 299.

EXCEPT THAT PORTION THEREOF DESCRIBED AS FOLLOWS:

COMMENCING AT A POINT IN CENTER OF EAST BRANCH OF HATCHET CREEK 660' FEET EAST OF AND 621' NORTH OF THE ONE-QUARTER SECTION CORNER ON THE WEST SIDE OF SECTION 30, TOWNSHIP 35 NORTH, RANGE 2 EAST, M.D.M.; THENCE SOUTH 621' TO A YEW POST; THENCE EAST 660' TO A POST; THENCE NORTH 630' TO A CENTER OF CREEK; THENCE DOWN SAID CREEK TO A POINT OF BEGINNING

APN: 030-080-006; 030-080-008; A portion of APN: 030-080-005;

A portion of APN: 030-080-007

SECTION 31: ALL
APN: 030-080-013

SECTION 32: THE WEST ONE-HALF.

EXCEPT THAT PORTION THEREOF DESCRIBED AS FOLLOWS:

THAT PORTION OF THE WEST ONE-HALF OF SECTION 32 THAT EXISTS NORTHEASTERLY OF HIGHWAY 299.

A portion of APN: 030-080-014

**EXHIBIT "A" A.P.N. TABLE FOR
APPROXIMATELY 25,339 ACRES OF THE PROPERTY**

APN	Area (acres)	APN	Area (acres)
027-140-002-000	519	029-200-043-000	640
027-140-004-000	40	029-210-001-000	480
027-140-015-000	320	029-210-009-000	640
027-140-022-000	320	029-210-019-000	640
027-140-028-000	48	029-210-020-000	600
027-160-020-000	320	029-210-021-000	640
027-160-027-000	640	029-210-033-000	20
027-160-034-000	75	029-220-005-000	640
027-160-042-000	620	029-220-006-000	640
027-160-047-000	432	029-220-012-000	640
027-160-048-000	524	029-250-001-000	640
027-160-049-000	389	029-210-001-000	480
027-210-006-000	639	029-250-005-000	640
027-220-001-000	640	029-250-006-000	640
029-170-005-000	39	030-080-005-000	160
029-170-006-000	39	030-080-006-000	40
029-170-007-000	40	030-080-007-000	95
029-170-008-000	517	030-080-008-000	40
029-170-017-000	640	030-080-013-000	528
029-190-010-000	640	030-080-014-000	290
029-190-011-000	320	034-010-003-000	241
029-190-012-000	320	034-010-017-000	528
029-190-013-000	654	029-250-005-000	640
029-190-014-000	623	029-250-006-000	640
029-190-016-000	640	029-250-007-000	640
029-190-017-000	628	029-250-010-000	640
029-200-041-000	640	029-310-005-000	360
029-200-042-000	320	098-270-001-000	633
029-310-006-000	41	029-310-007-000	50
029-310-010-000	40	029-310-012-000	40
027-220-013-000	127		
		<u>TOTAL AREA (Acres):</u>	<u>25,339</u>

Together with the following described real property located in Shasta County, California:

TOWNSHIP 35 NORTH, RANGE 1 EAST, M.D.B.&M.

SECTION 2: ALL EXCEPT LOTS 1, 2, 7 AND 8.

APN: 027-120-002

SECTION 3: ALL

APN: 027-120-001

SECTION 4: ALL EXCEPT THE SOUTHWEST ONE-QUARTER.

APN: 027-110-013

SECTION 9: ALL

APN: 027-110-020

SECTION 10: ALL

APN: 027-120-009

SECTION 15: ALL

APN: 027-140-001

Section 16: THE EAST ONE-HALF.

A portion of APN: 027-130-009

SECTION 22: THE NORTHEAST ONE-QUARTER, THE SOUTH ONE-HALF
EXCEPTING THEREFROM THAT PORTION LYING SOUTHEASTERLY OF HIGHWAY 299

APN: 027-140-027

TOWNSHIP 36 NORTH, RANGE 1 EAST, M.D.B.&M.

Section 16: THE SOUTH ONE-HALF.

A portion of APN: 022-110-006

Section 17: THE SOUTH ONE-HALF.

A portion of APN: 022-110-003

Section 18: THE SOUTH ONE-HALF.

A portion of APN: 022-110-002

SECTION 19: ALL
APN: 022-110-007

SECTION 20: ALL
APN: 022-110-008

SECTION 21: ALL
APN: 022-110-011

SECTION 28: THE WEST ONE-HALF OF THE WEST ONE-HALF
APN 022-130-010

SECTION 29: ALL
APN: 022-130-009

SECTION 30: LOTS 1, 2, 3 AND 4; THE EAST ONE-HALF; THE EAST ONE-HALF OF THE
SOUTHWEST ONE-QUARTER; THE SOUTHEAST ONE-QUARTER OF THE NORTHWEST ONE-QUARTER;
AND THE NORTHEAST ONE-QUARTER OF THE NORTHEAST ONE-QUARTER OF THE NORTHWEST
ONE-QUARTER.
APN: 022-130-001, 003, 004, 005, 006, 007, AND 008

SECTION 31: THE NORTH ONE-HALF OF THE NORTHEAST ONE-QUARTER;
THE NORTH ONE-HALF OF THE SOUTHWEST ONE-QUARTER OF THE
NORTHEAST ONE-QUARTER; THE NORTHWEST ONE-QUARTER.

A portion of APN: 022-130-020

SECTION 32: THE EAST ONE-HALF; THE NORTH ONE-HALF OF THE NORTHWEST ONE-QUARTER;
THE SOUTHWEST ONE-QUARTER OF THE NORTHWEST ONE-QUARTER
APN: 022-130-023

TOWNSHIP 36 NORTH, RANGE 1 WEST, M.D.B.&M.

SECTION 13: ALL
APN: 021-290-001

SECTION 14: THE FOLLOWING DESCRIBED PARCELS OF LAND:

(A) THE SOUTH ONE-HALF OF THE EAST ONE-HALF OF THE EAST ONE-
HALF; THE SOUTH ONE-HALF OF THE SOUTHWEST ONE-QUARTER; THE

SOUTHWEST ONE-QUARTER OF THE SOUTHEAST ONE-QUARTER; THE NORTH ONE-HALF OF THE SOUTHWEST ONE-QUARTER.

A portion of APN: 021-290-002

(B) THE SOUTH ONE-HALF OF THE NORTHWEST ONE-QUARTER OF THE SOUTHEAST ONE-QUARTER OF SECTION 14, TOWNSHIP 36 NORTH, RANGE 1 WEST, M.D.B.&M.

APN: 021-290-010

SECTION 15: ALL

EXCEPTING THEREFROM THAT PORTION CONVEYED TO THE TRANSMISSION AGENCY OF NORTHERN CALIFORNIA BY DEED RECORDED JANUARY 14, 1991, IN BOOK 2679, PAGE 536, SHASTA COUNTY RECORDS.

APN: 021-230-028

SECTION 16: THE SOUTH ONE-HALF OF THE NORTHEAST ONE-QUARTER; THE SOUTHEAST ONE-QUARTER

APN: 021-220-009

SECTION 21: THE WEST ONE-HALF OF THE NORTHEAST ONE-QUARTER; THE NORTH ONE-HALF OF THE EAST ONE-HALF OF THE WEST ONE-HALF; THE EAST ONE-HALF OF THE NORTHEAST ONE-QUARTER.

A portion of APN: 021-220-010

SECTION 22: THE NORTH ONE-HALF.

EXCEPTING THEREFROM THAT PORTION CONVEYED TO THE TRANSMISSION AGENCY OF NORTHERN CALIFORNIA BY DEED RECORDED JANUARY 14, 1991, IN BOOK 2679 PAGE 536, SHASTA COUNTY RECORDS.

A portion of APN: 021-230-030

SECTION 23: ALL

APN: 021-230-012

SECTION 24: ALL

APN: 021-230-013

SECTION 25: ALL

APN: 021-250-005

SECTION 36: THE NORTH ONE-HALF.
 APN: 021-250-008

**EXHIBIT "A" A.P.N. TABLE FOR
 APPROXIMATELY 13,857 ACRES OF THE PROPERTY**

APN	Area (acres)	APN	Area (acres)
027-120-002-000	489	022-130-004-000	30
027-120-001-000	664	022-130-005-000	30
027-110-013-000	480	022-130-006-000	30
027-110-020-000	640	022-130-007-000	440
027-120-009-000	640	022-130-008-000	30
027-140-001-000	640	022-130-020-000	261
027-130-009-000	320	022-130-023-000	440
027-140-027-000	409	021-290-001-000	640
022-110-006-000	320	021-290-002-000	280
022-110-003-000	320	021-290-010-000	20
022-110-002-000	320	021-230-028-000	616
022-110-007-000	640	021-220-009-000	240
022-110-008-000	640	021-220-010-000	240
022-110-011-000	640	021-230-030-000	308
022-130-010-000	160	021-230-012-000	640
022-130-009-000	640	021-230-013-000	640
022-130-001-000	40	021-250-005-000	640
022-130-003-000	10	021-250-008-000	320
		<u>TOTAL AREA (Acres):</u>	<u>13,857</u>

EXHIBIT 'B'

Form of Renewable Energy Lease Agreement

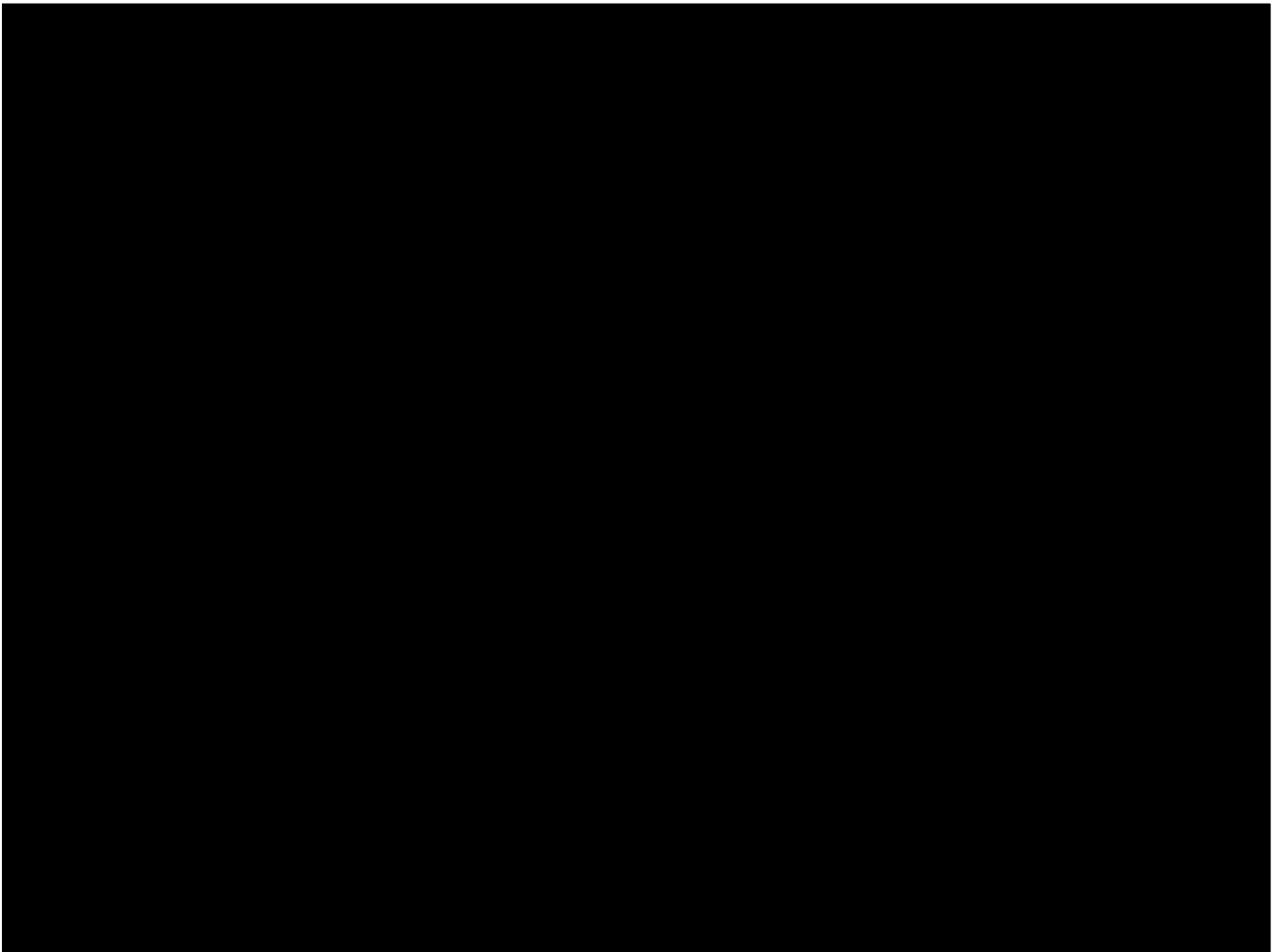
[ATTACH FORM OF RENEWABLE ENERGY LEASE AGREEMENT]

RENEWABLE ENERGY LEASE AGREEMENT

This RENEWABLE ENERGY LEASE AGREEMENT (this "**Lease**") is entered into by and between OXBOW TIMBER I, LLC, a Delaware limited liability company ("**Landlord**") and PACIFIC WIND DEVELOPMENT LLC, an Oregon limited liability company ("**Tenant**"). This Lease is being executed as the contemplated result of that certain Amended, Restated and Combined Option For Wind Energy Lease, dated _____, by and between Landlord and Tenant (the "**Original Amended Option**").

NOW THEREFORE, for good and valuable consideration, including the covenants, terms and conditions of this Lease, the sufficiency of which is hereby acknowledged, Landlord and Tenant agree as follows:

1. BASIC LEASE TERMS.

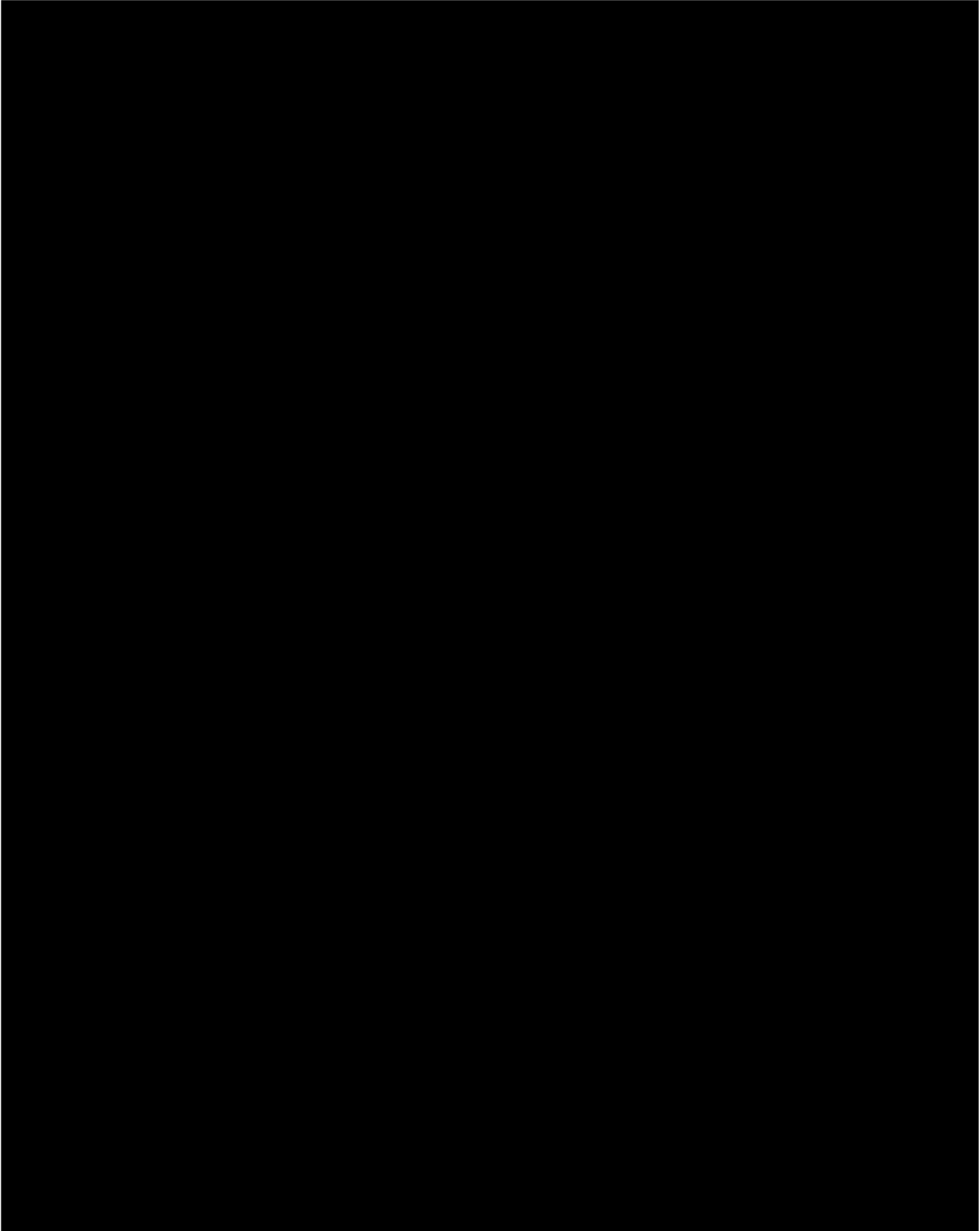


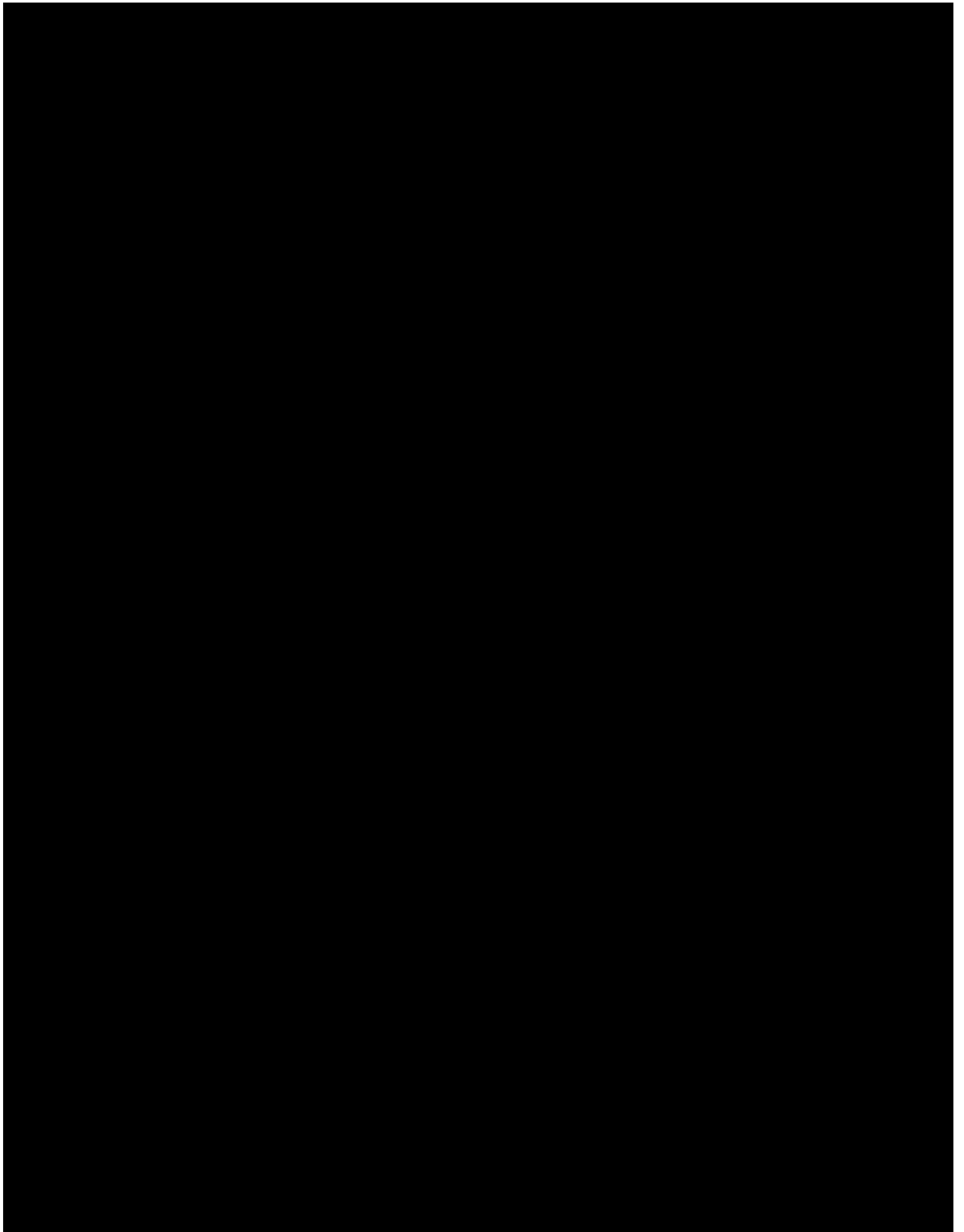
1.4 Development Period.

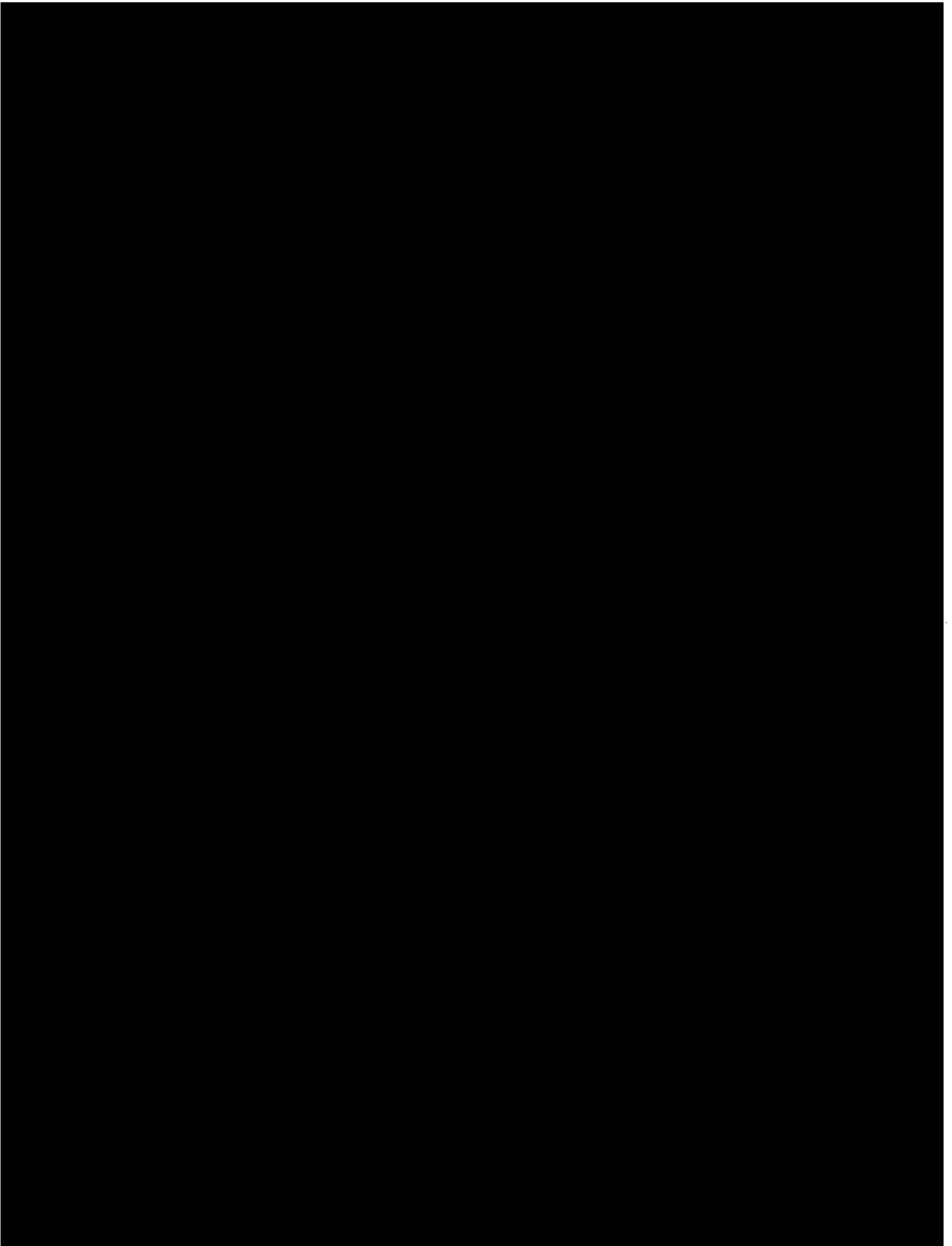
The period commencing on the Effective Date of this Lease and expiring _____, 2021, if not extended or sooner terminated as provided in this Lease (including, but not limited to, pursuant to Section 4.1).

1.5 **Operations Period.**

The period commencing on the first day after the expiration of the Development Period and expiring May 1, 2047, if not terminated sooner as provided in this Lease (including, but not limited to, pursuant to Section 4.3).







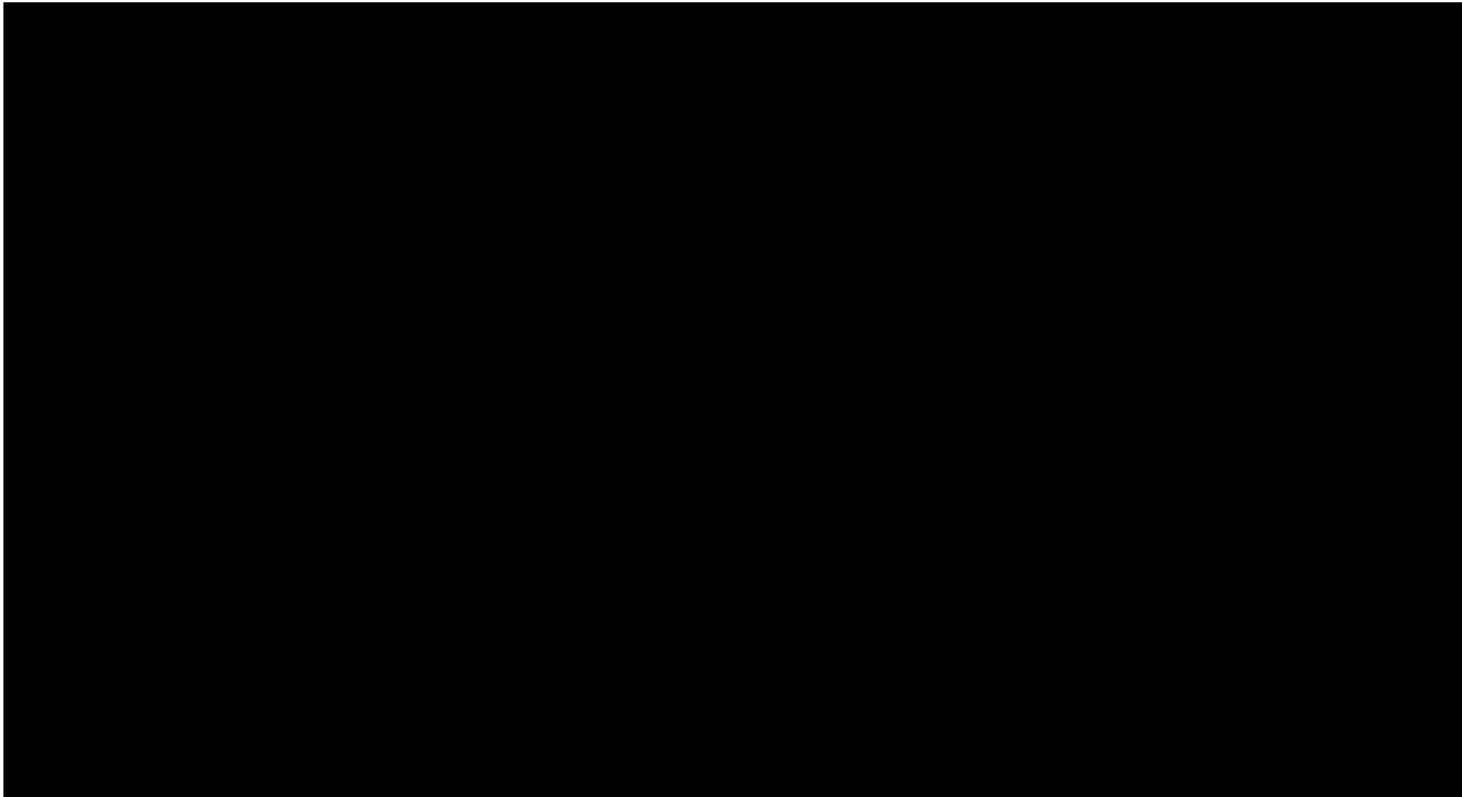
3. **LEASING CLAUSE.**

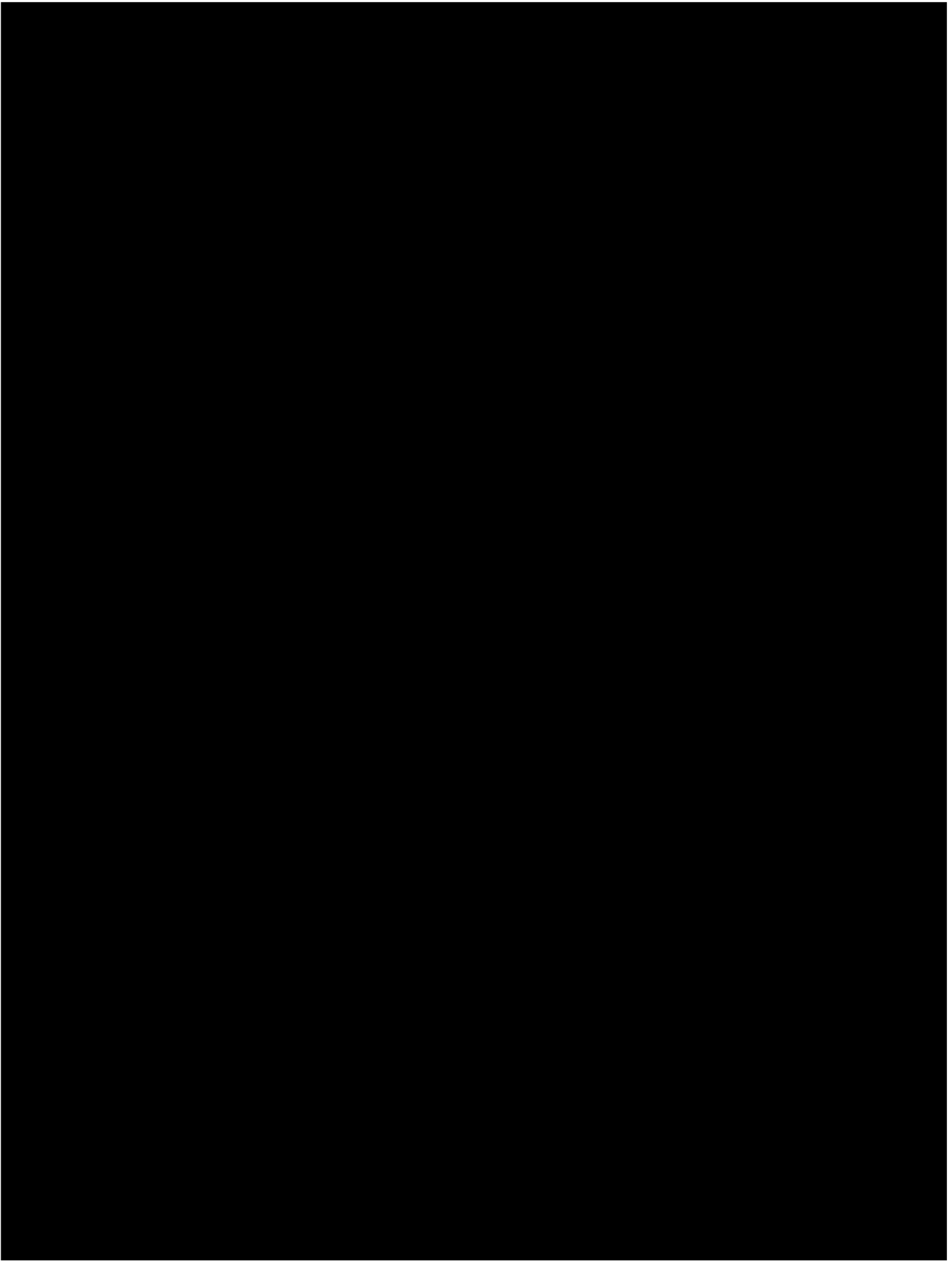
Landlord leases the Premises to Tenant, and Tenant leases the Premises from Landlord, on the terms and conditions of this Lease.

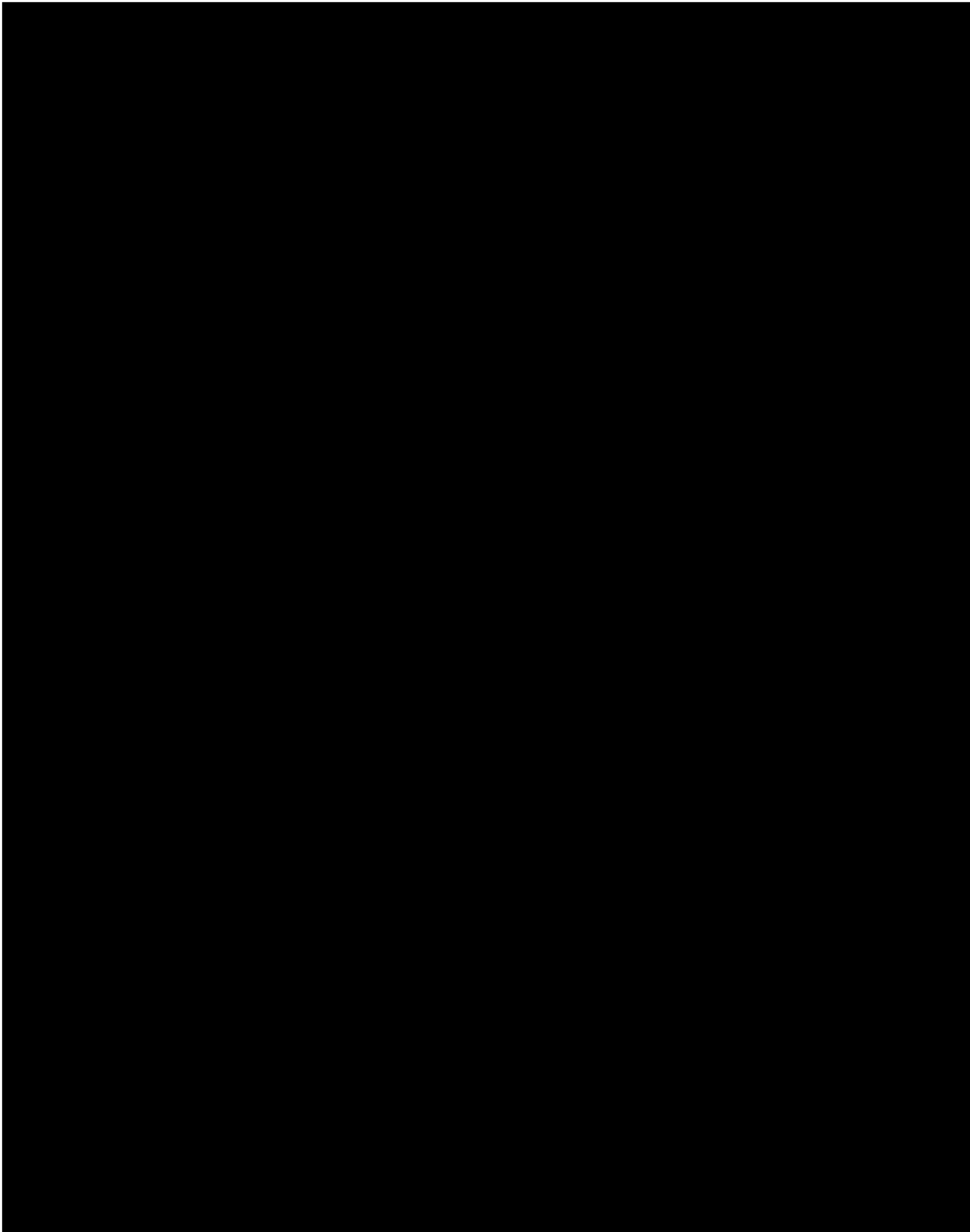
4. **TERM.**

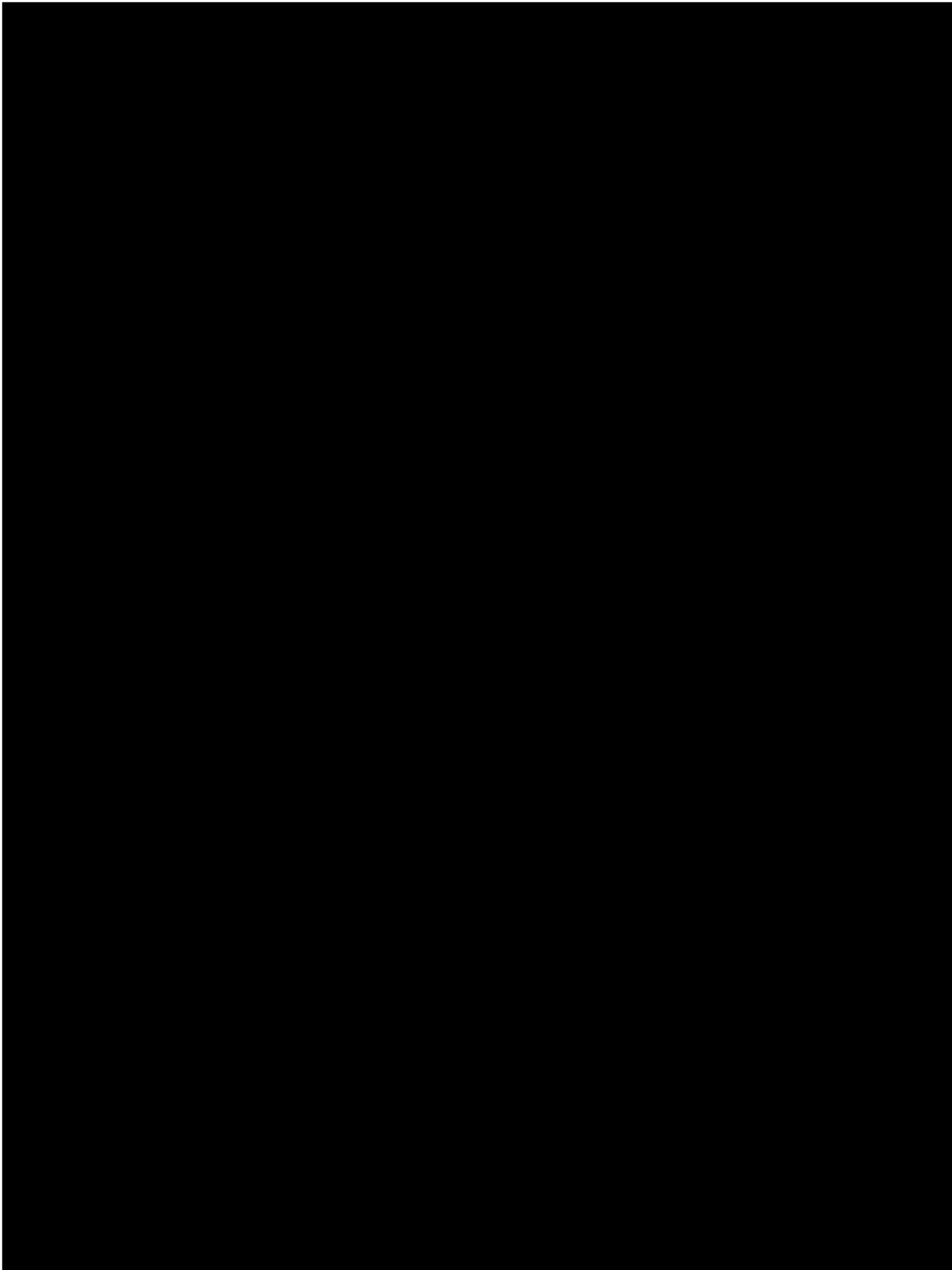
4.1 Development Period. The initial Term of this Lease shall be for the Development Period specified in Section 1.4. Provided Tenant is not then in default of this Lease, Tenant may, by written notice to Landlord no later than thirty (30) days prior to the fifth anniversary of the Effective Date of the Original Amended Option, extend the Development Period for up to an additional one (1) year. If after the expiration of the Development Period (as extended, as the case may be) the Project has not attained the Commercial Operations Date, either party may terminate this Lease at their sole and absolute discretion, unless Tenant, prior to such expiration, pays to Landlord the Annual Alternative Rent Payment, as more particularly set forth in Section 6.9.

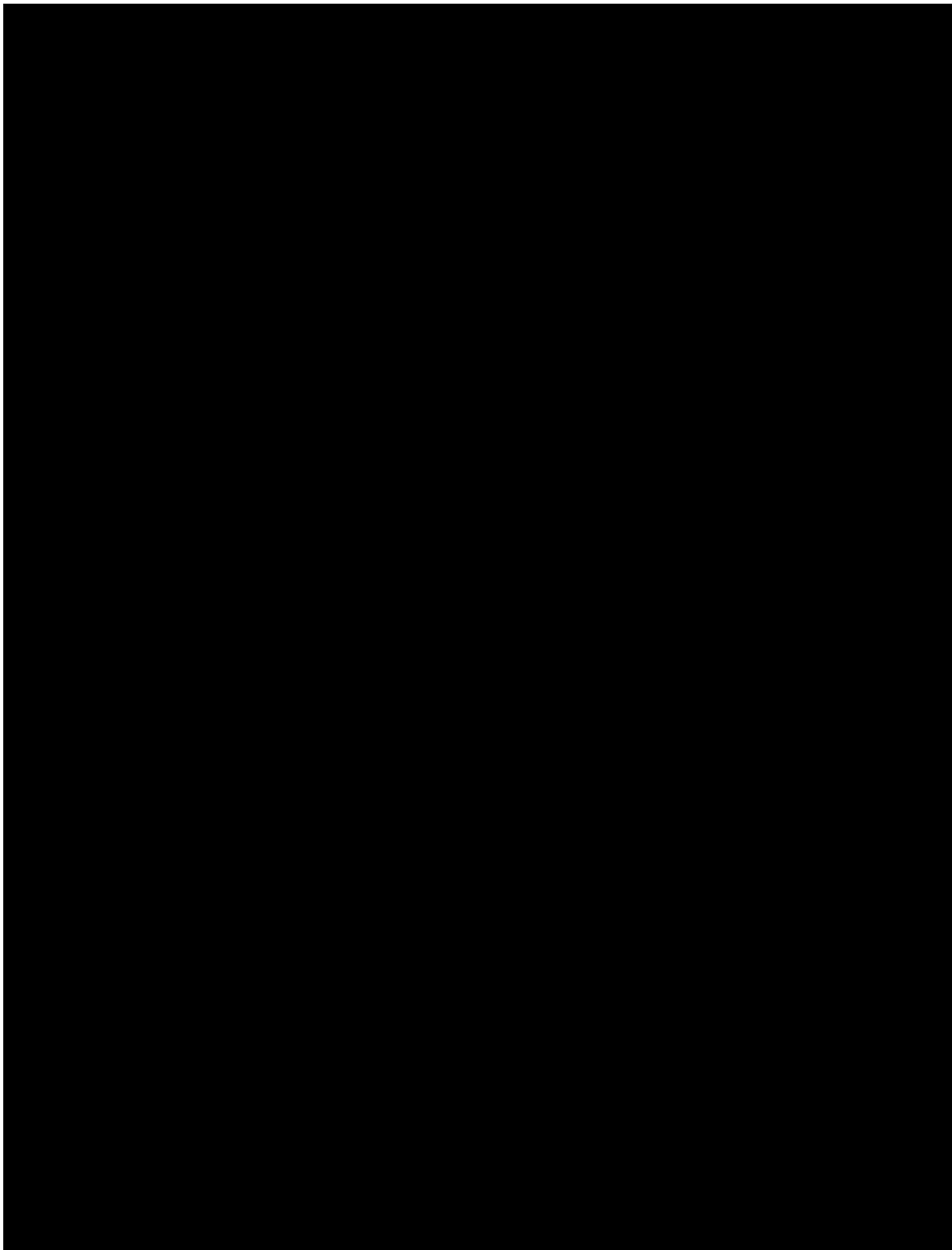
4.2 Operations Period. If, at any time during the Development Period, the Commercial Operations Date for a Phase that includes all of the Premises occurs, then the Development Period of this Lease shall end and the Term of this Lease automatically shall be extended for the Operations Period specified in Section 1.5 as to the entire Premises. If the Commercial Operations Date for a Phase that includes only a portion of the Premises occurs, then the Development Period of this Lease for that portion of the Premises shall end, the Term of this Lease automatically shall be extended for the Operations Period specified in Section 1.5 as to such portion of the Premises and the Development Period for the remainder of the Premises shall continue as specified in Section 1.4. As used hereafter, "**Term**" refers collectively to the Development Period and any Operations Period.

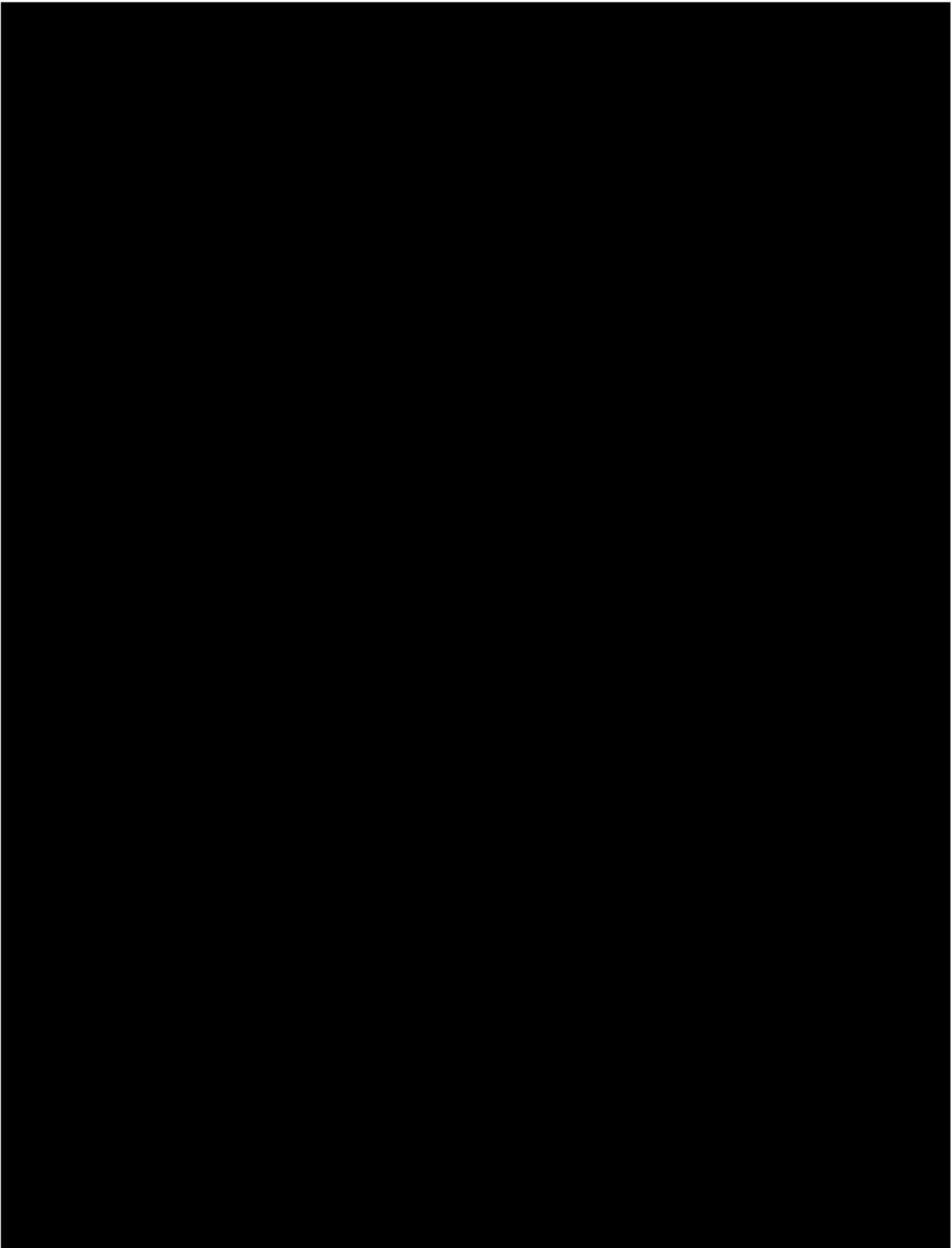


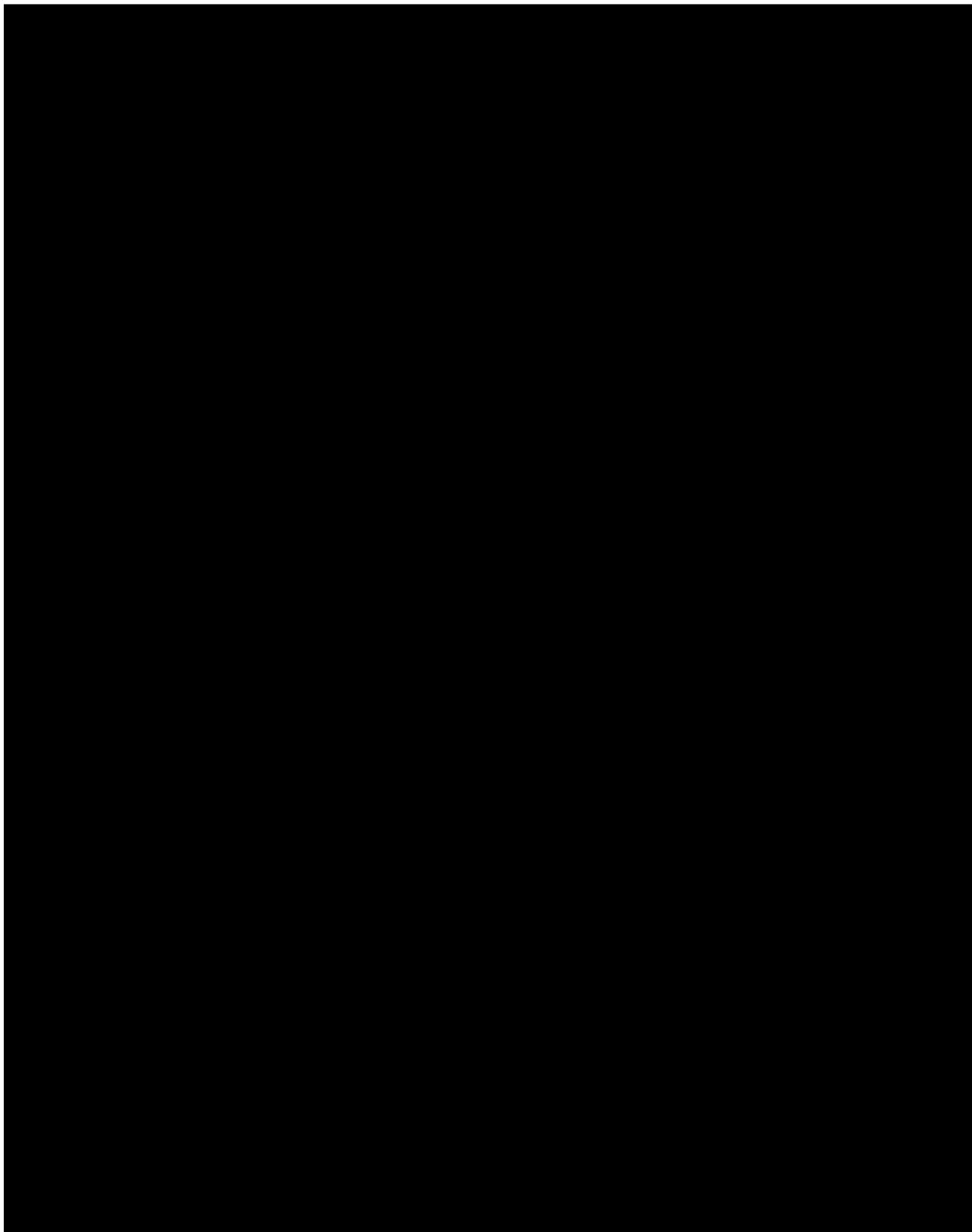


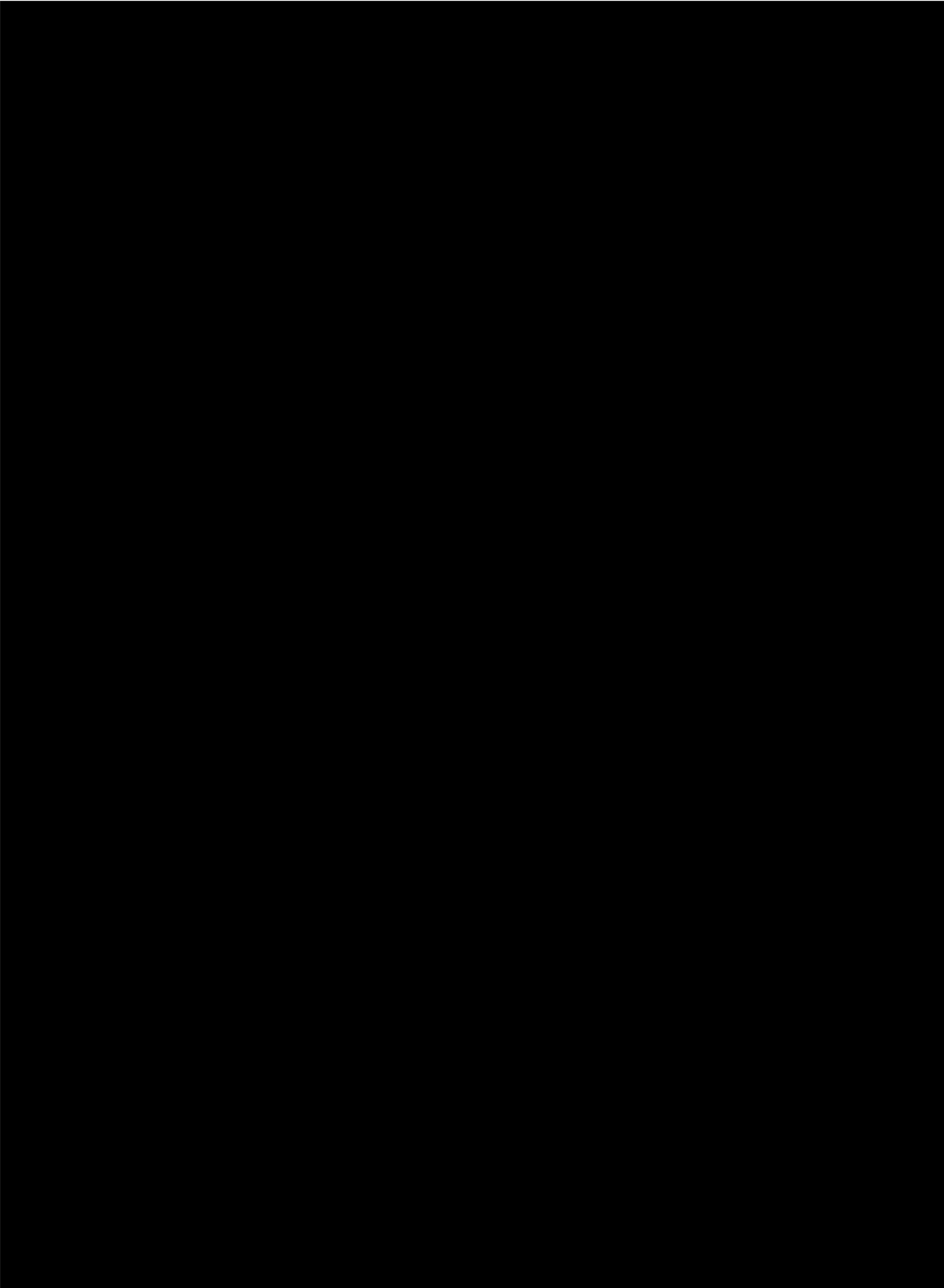


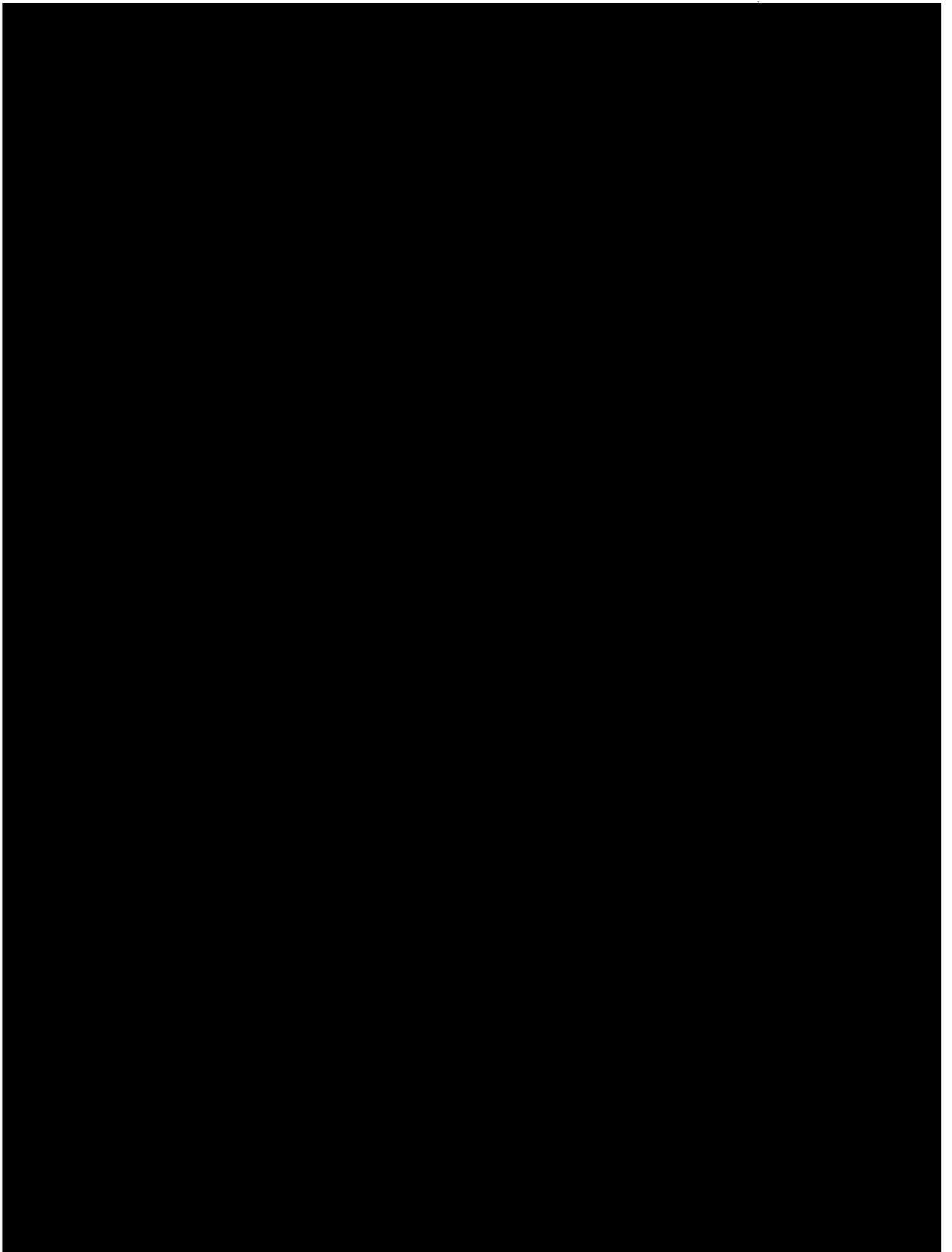


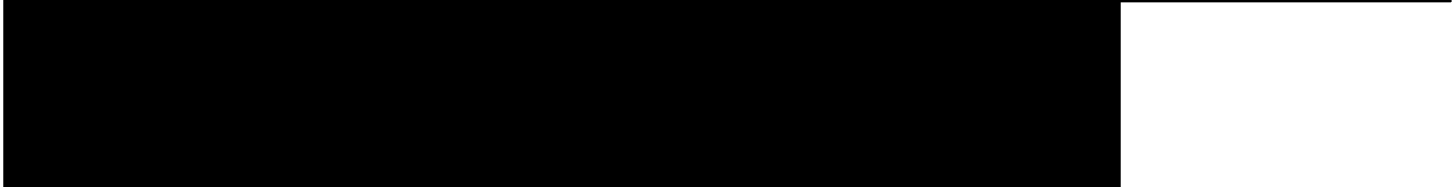
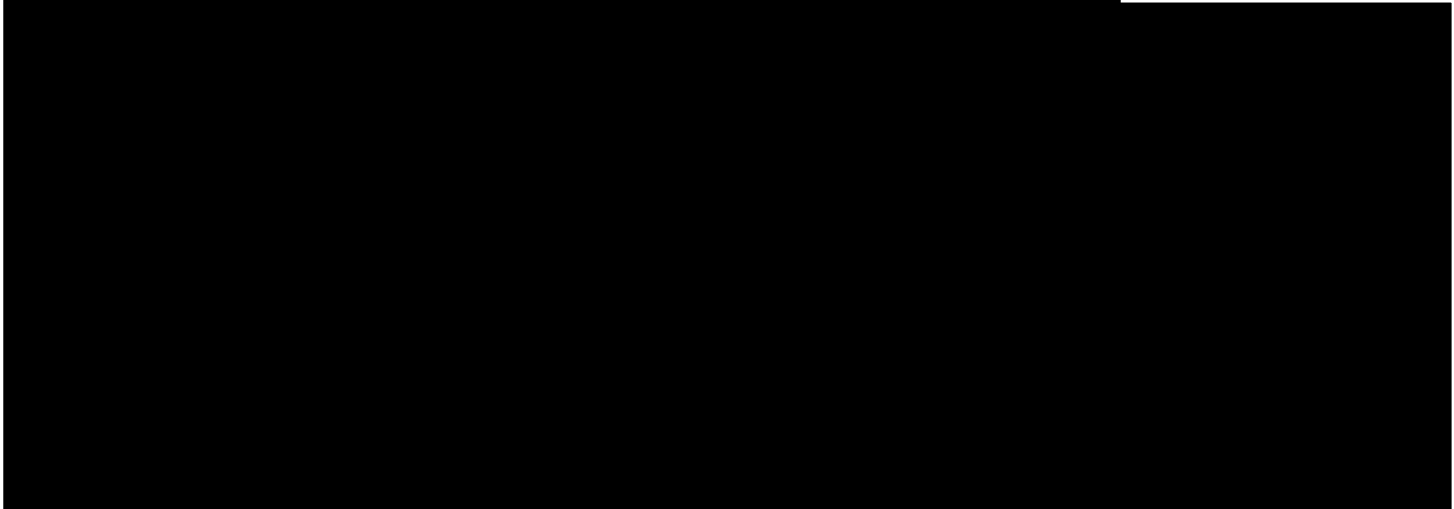


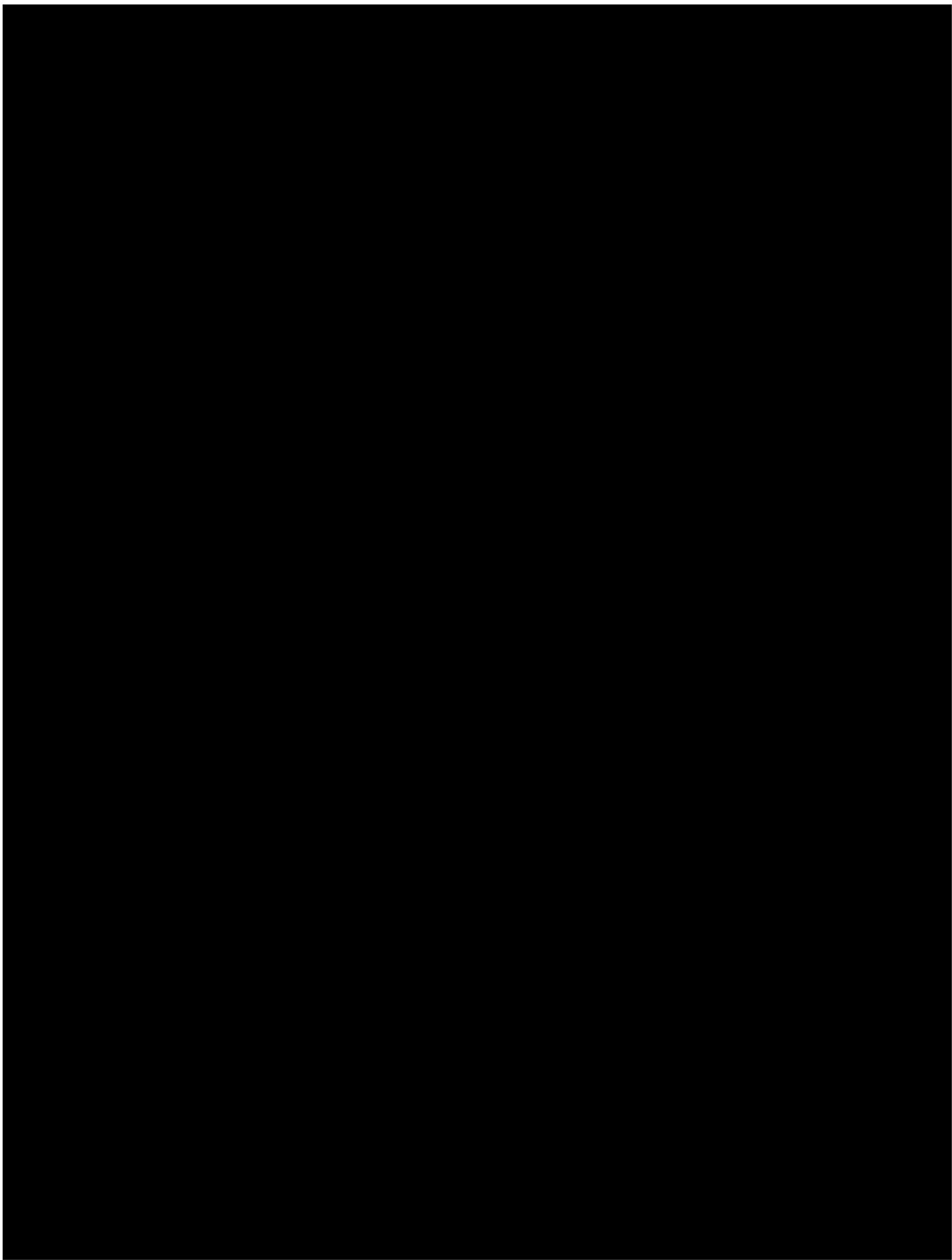


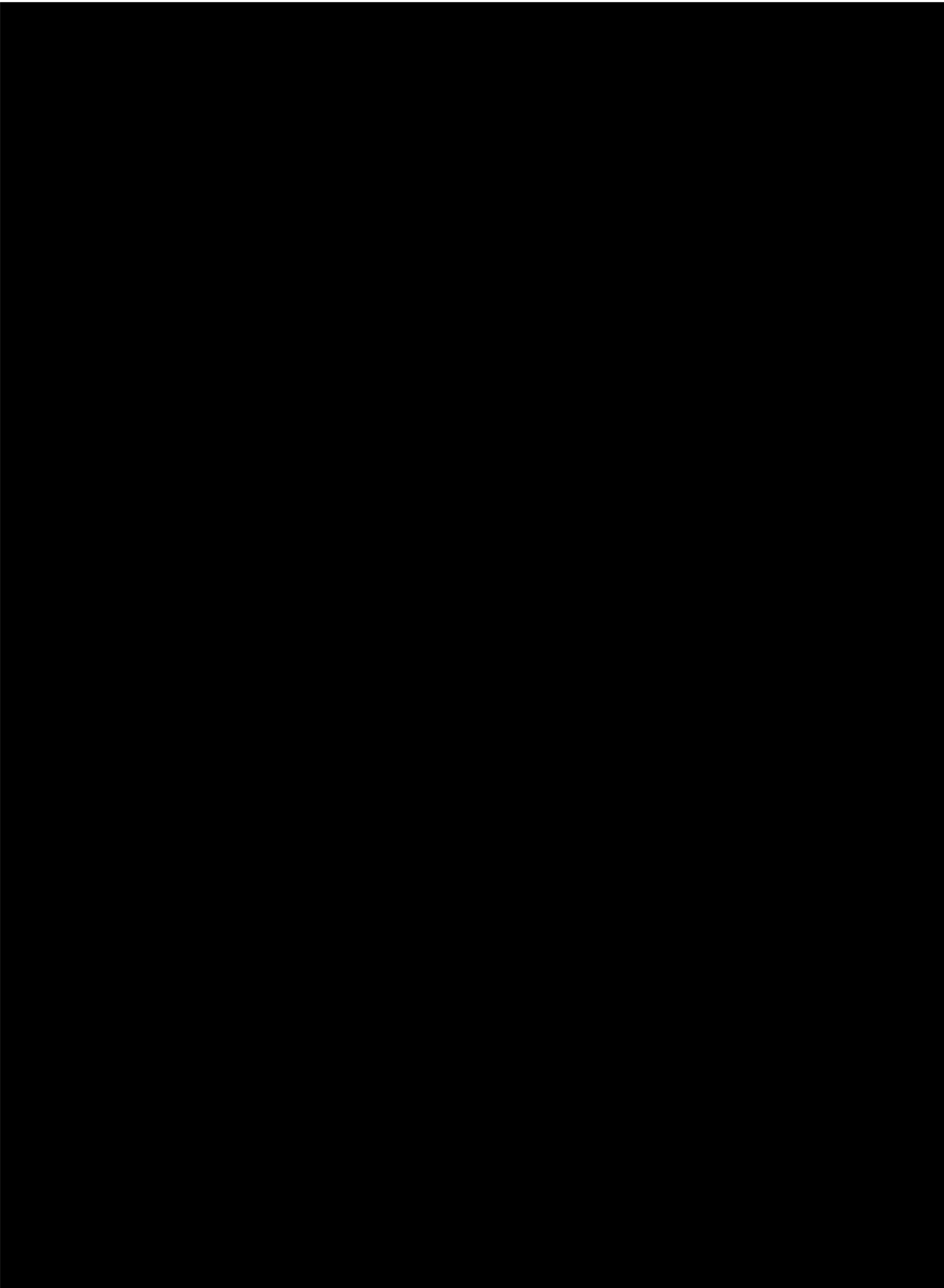


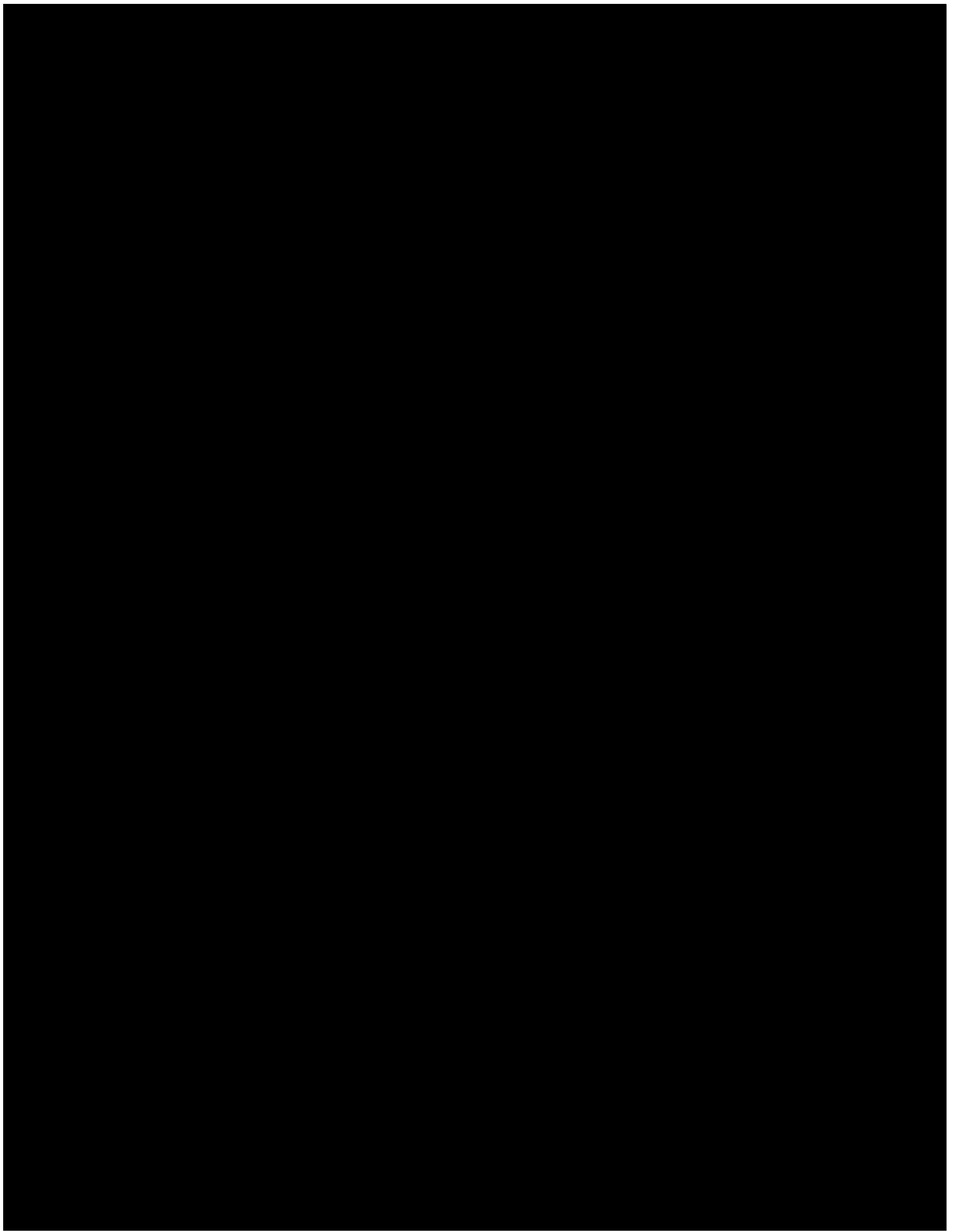


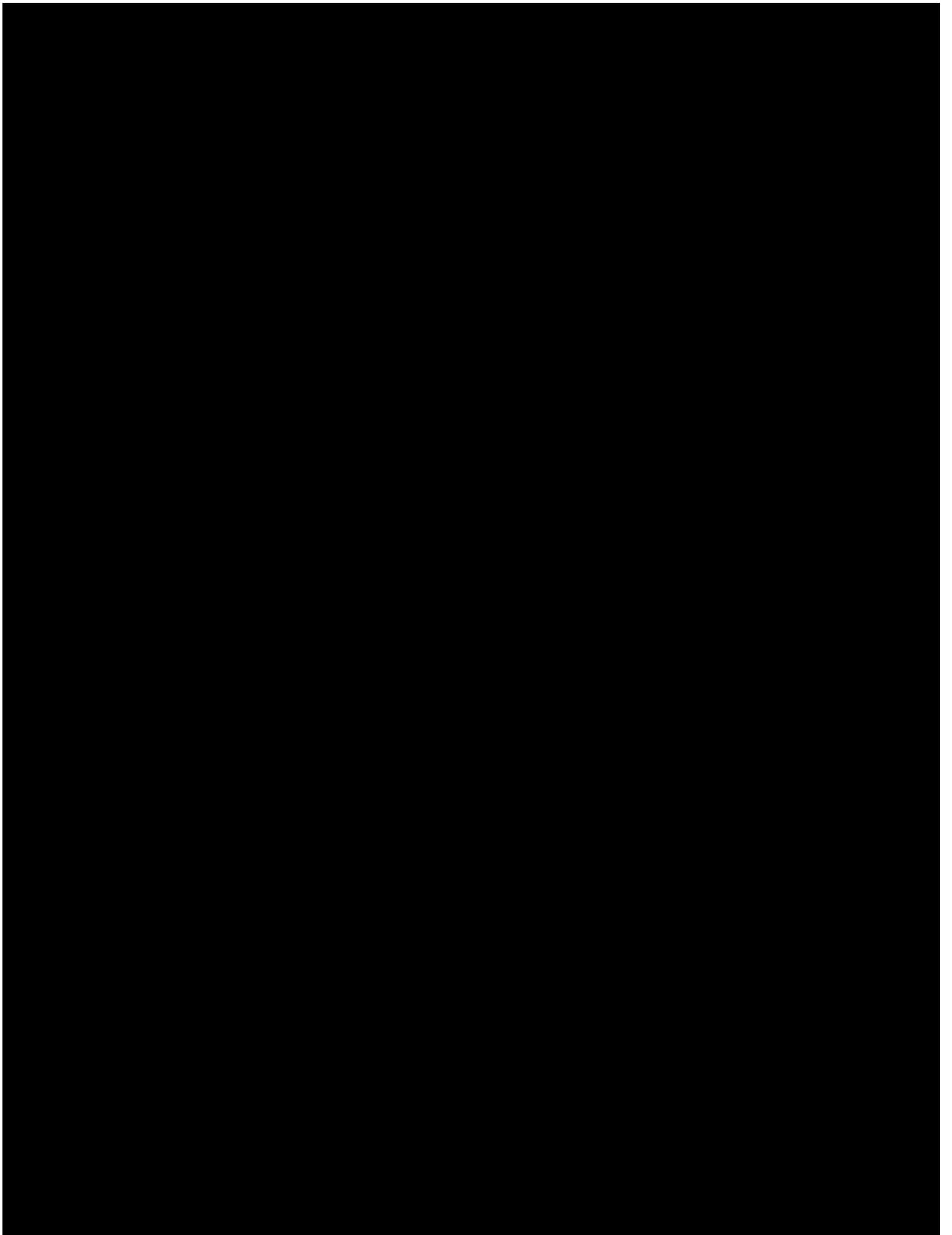


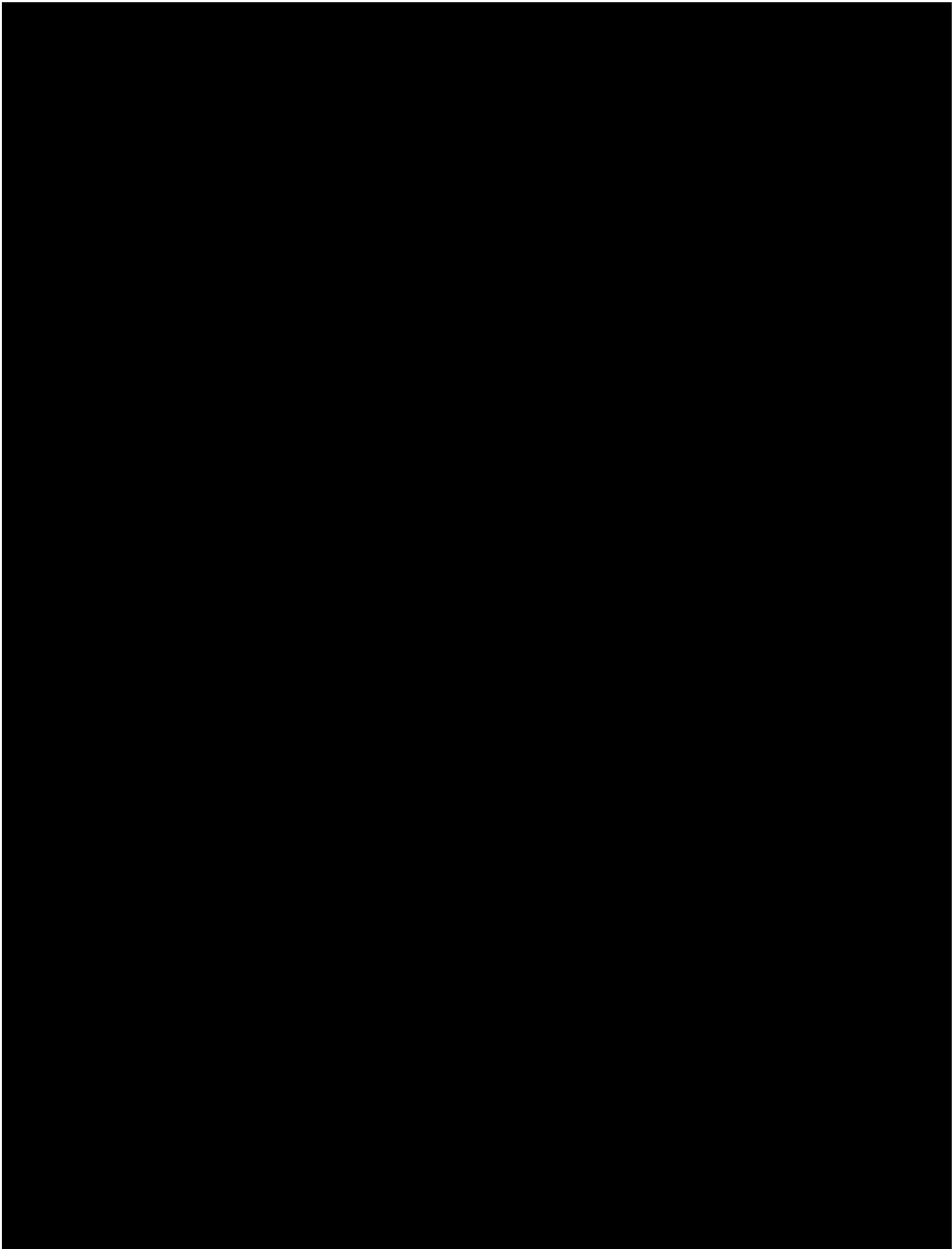


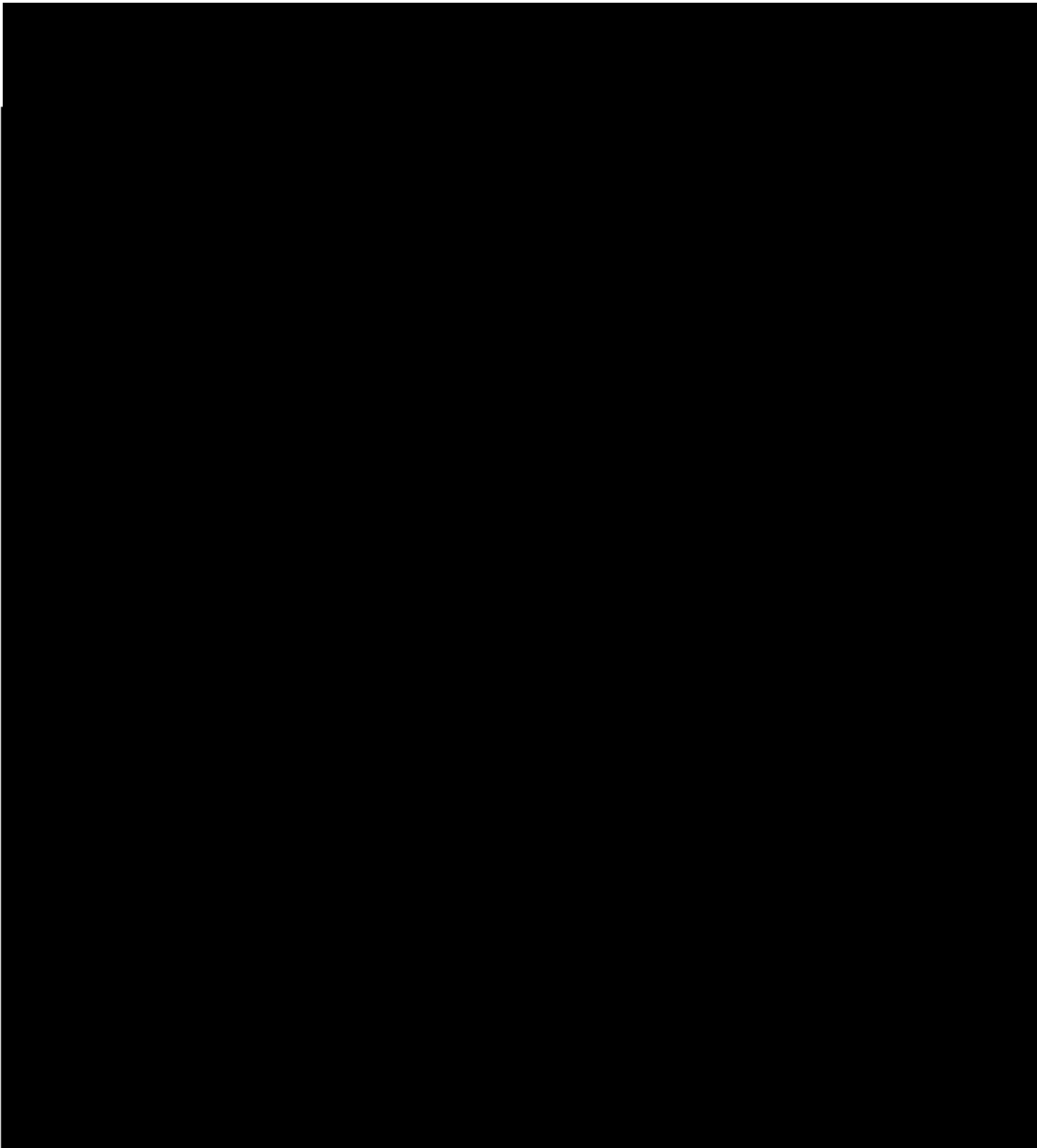


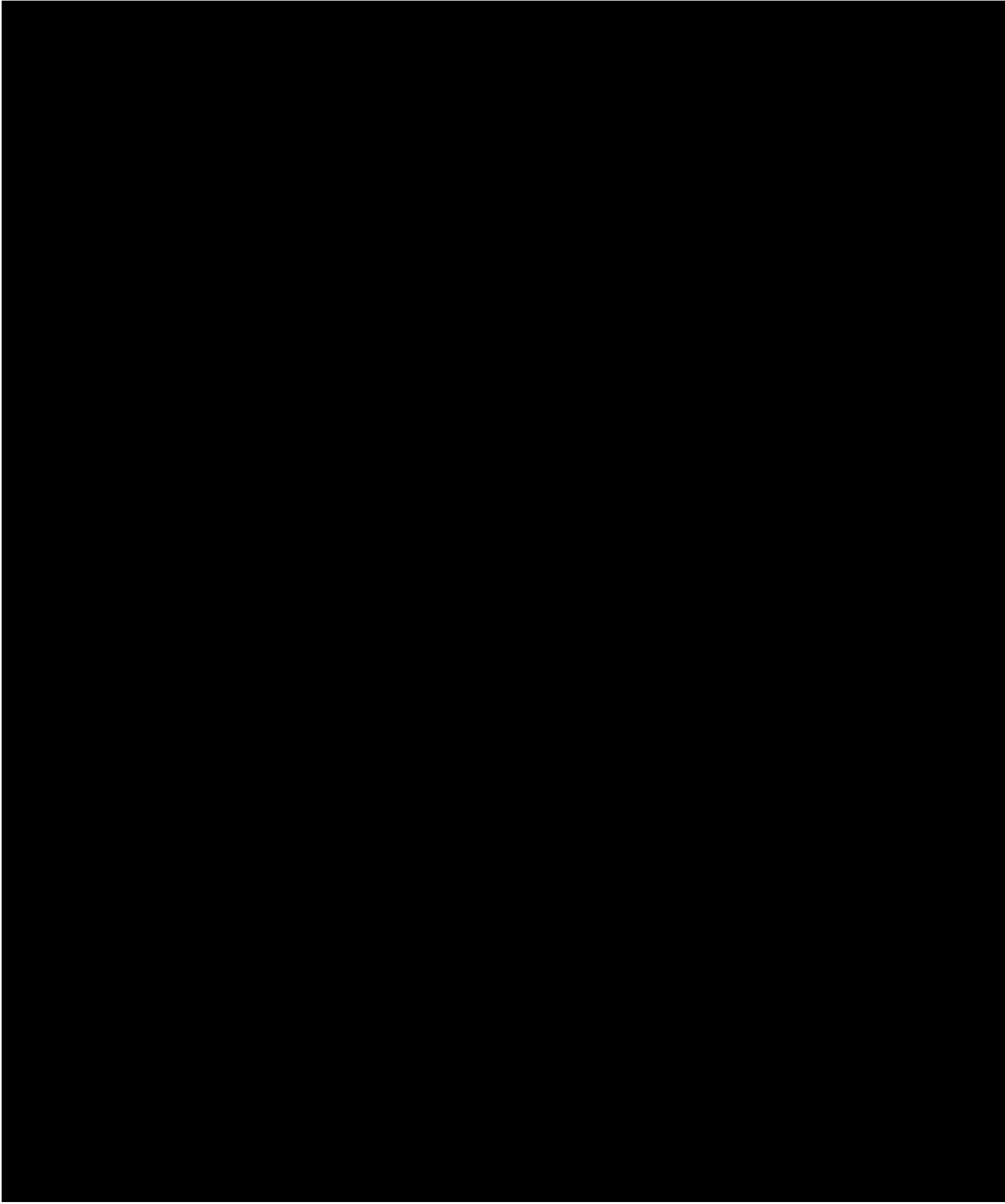


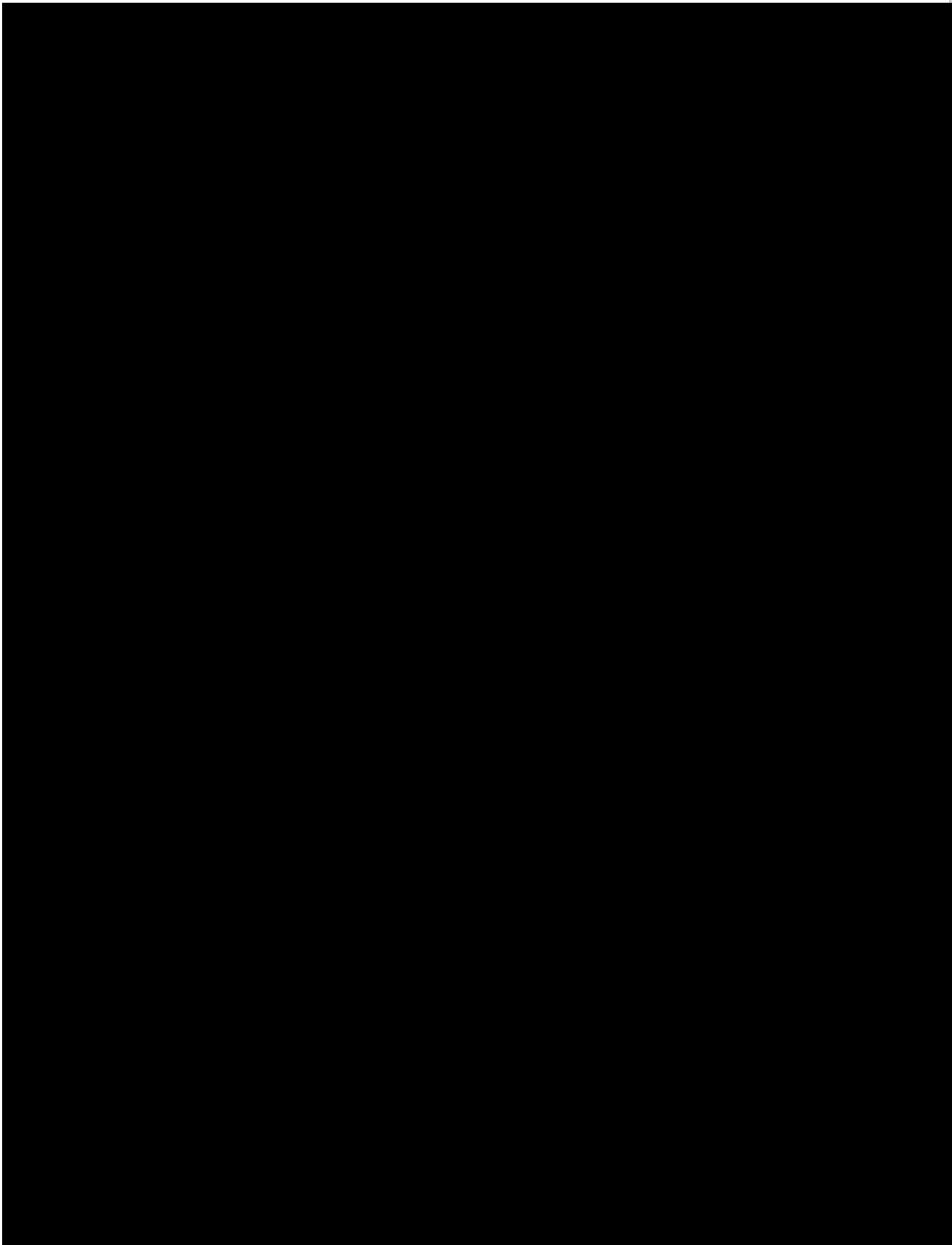


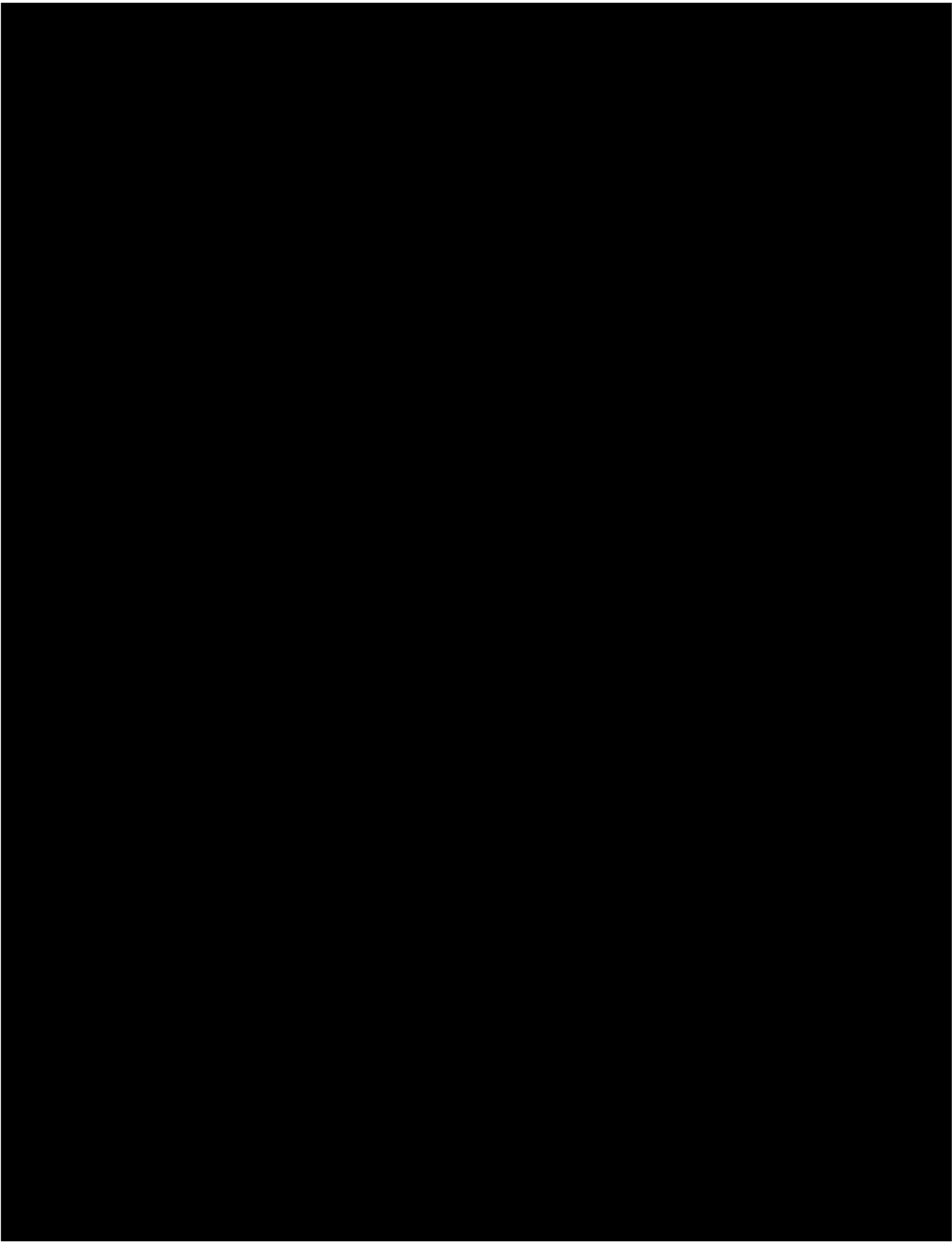


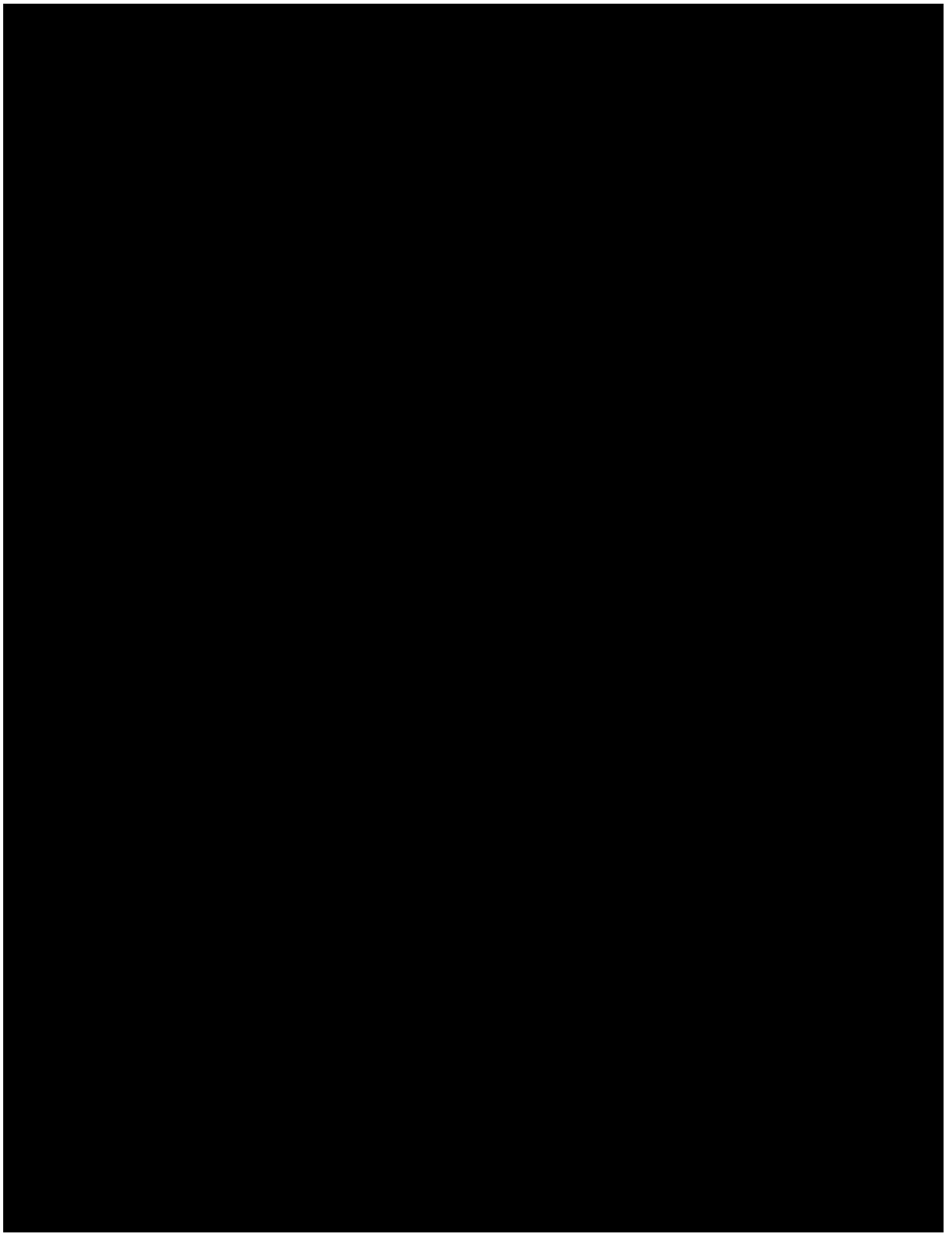


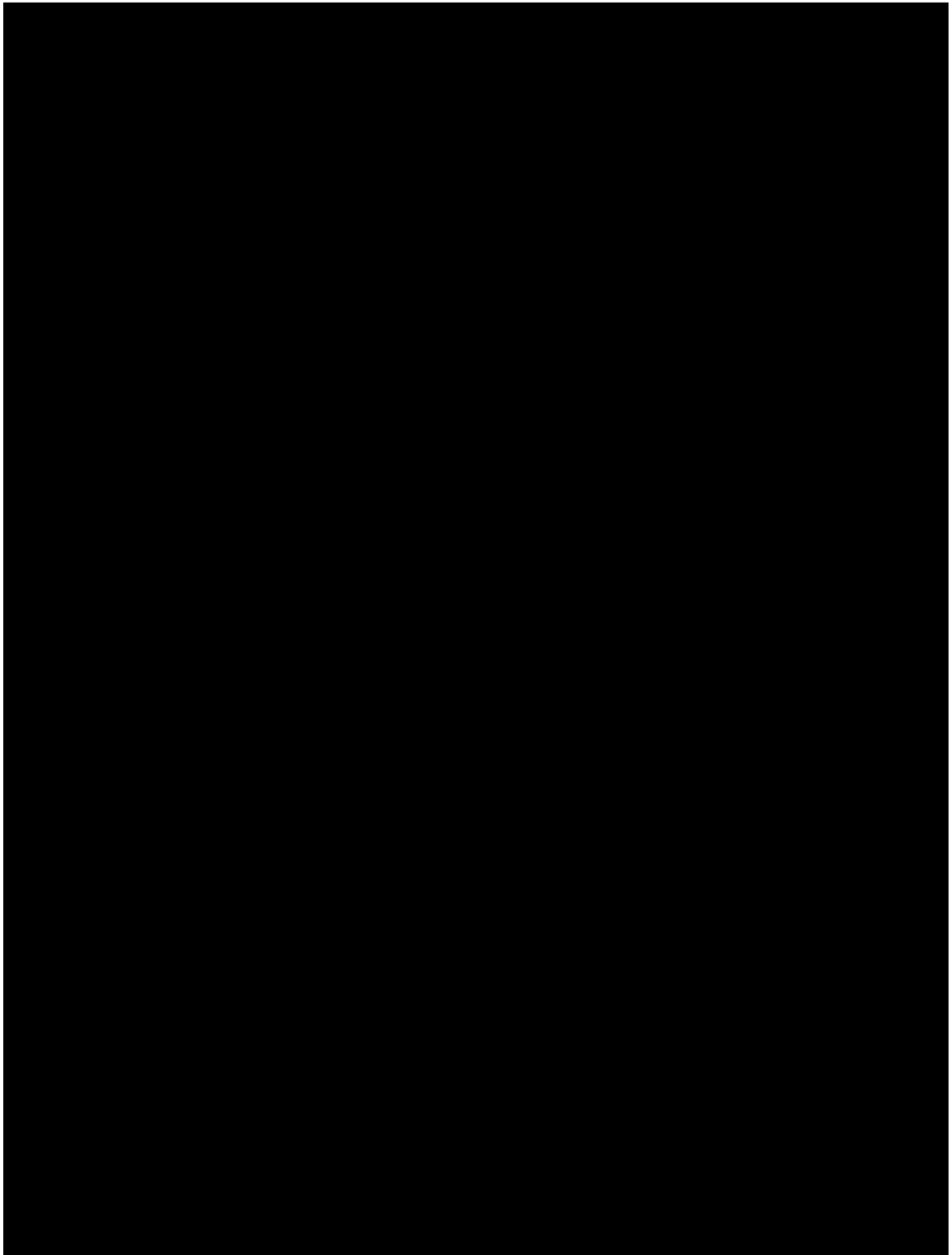


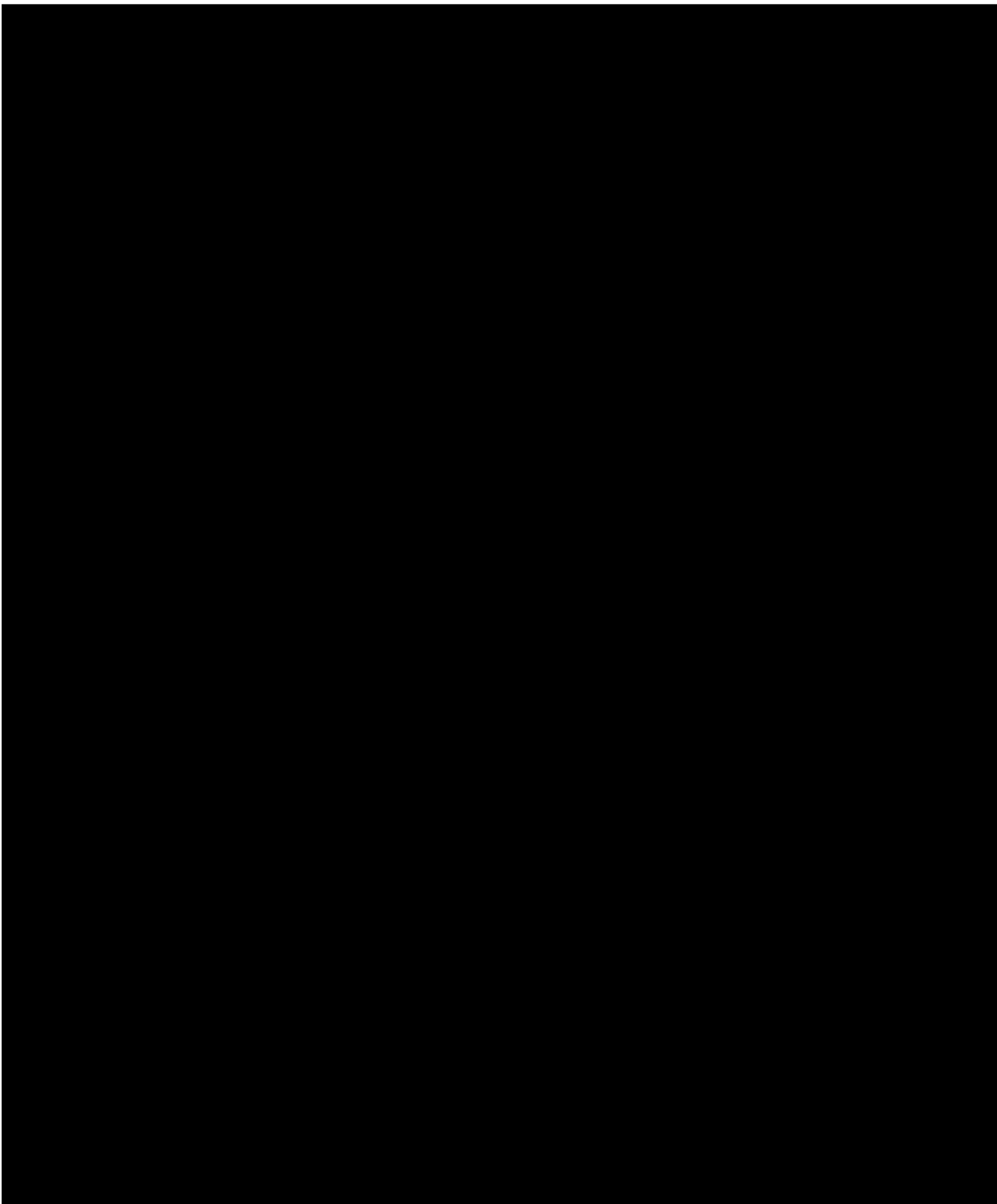


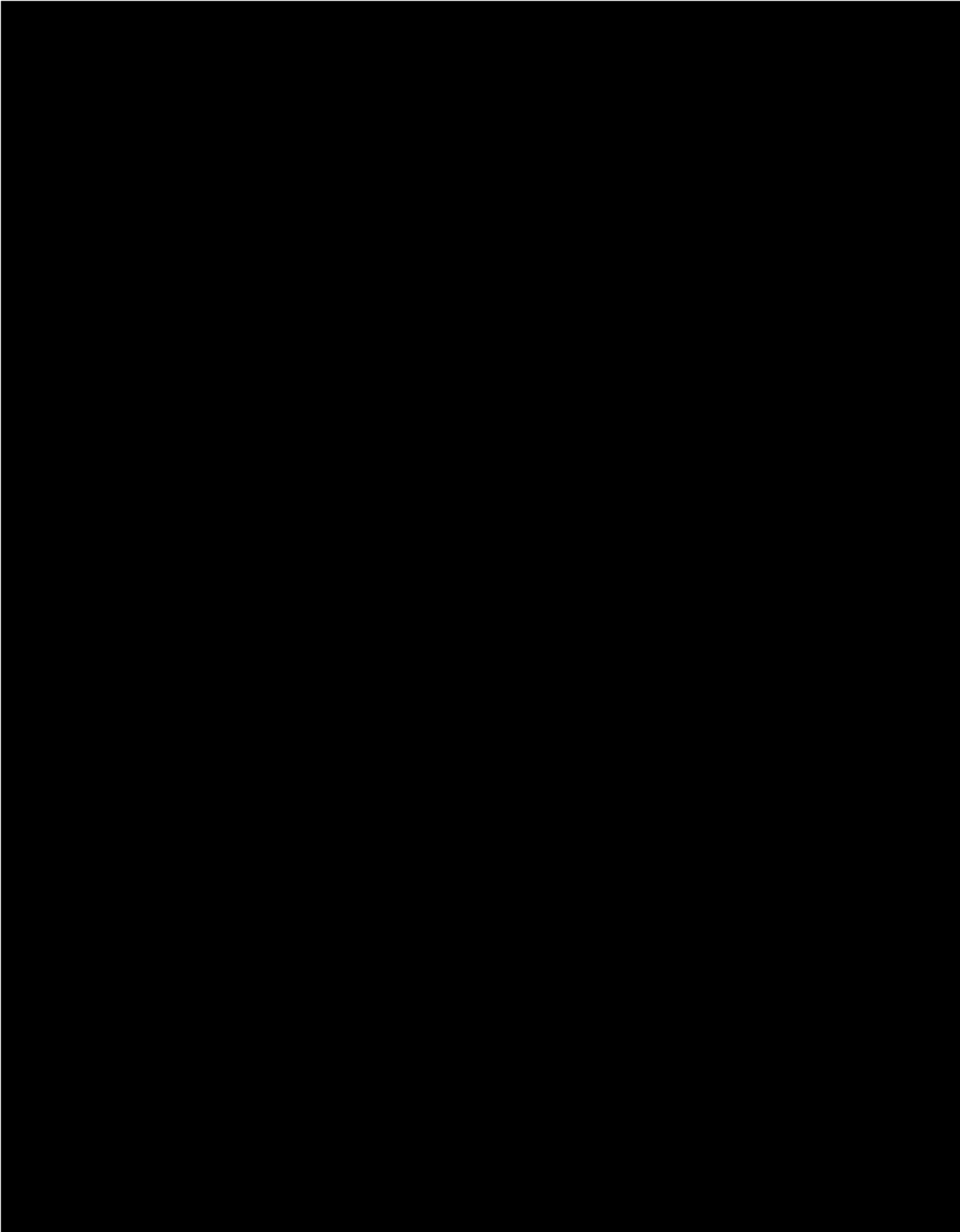


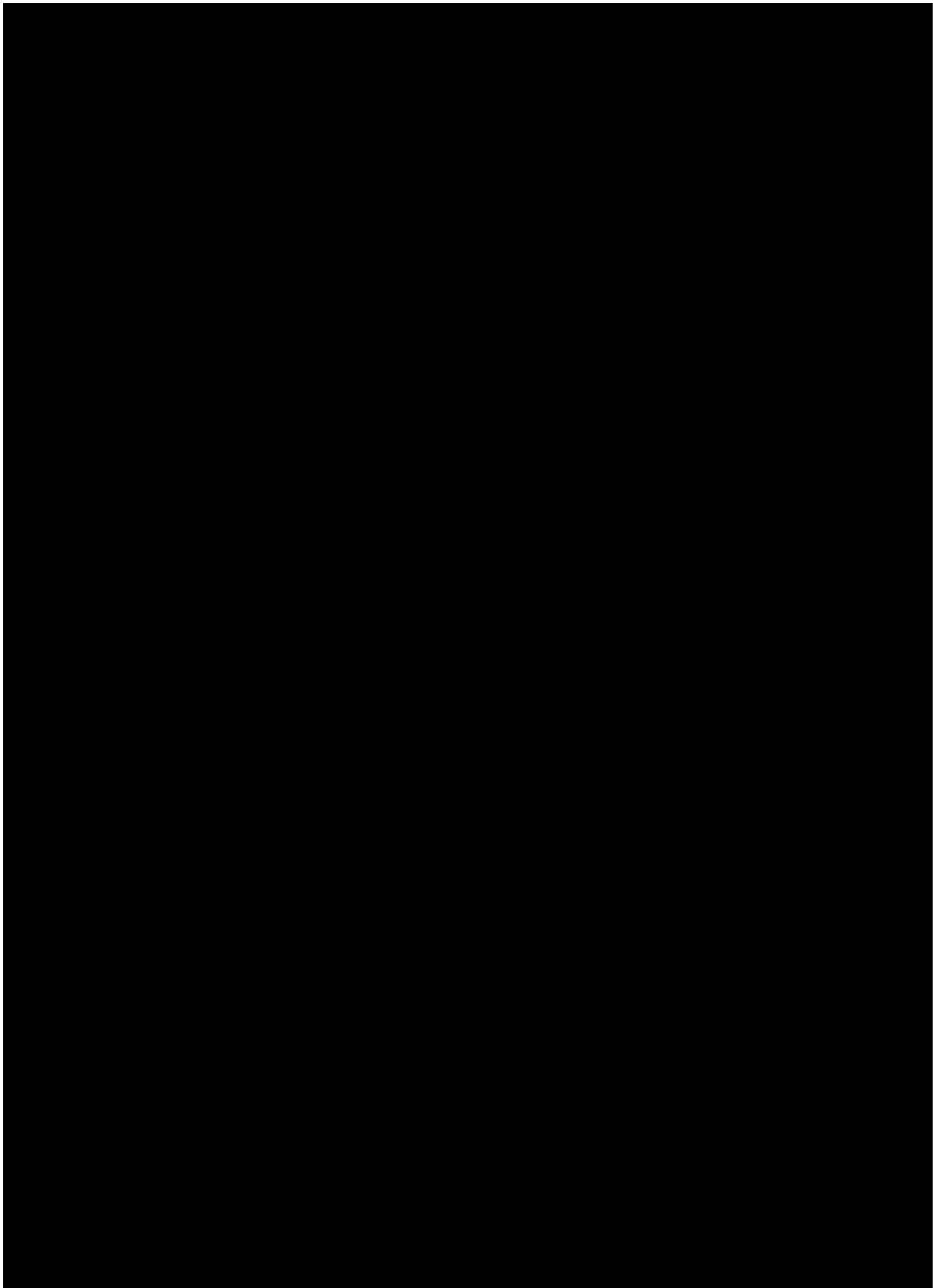


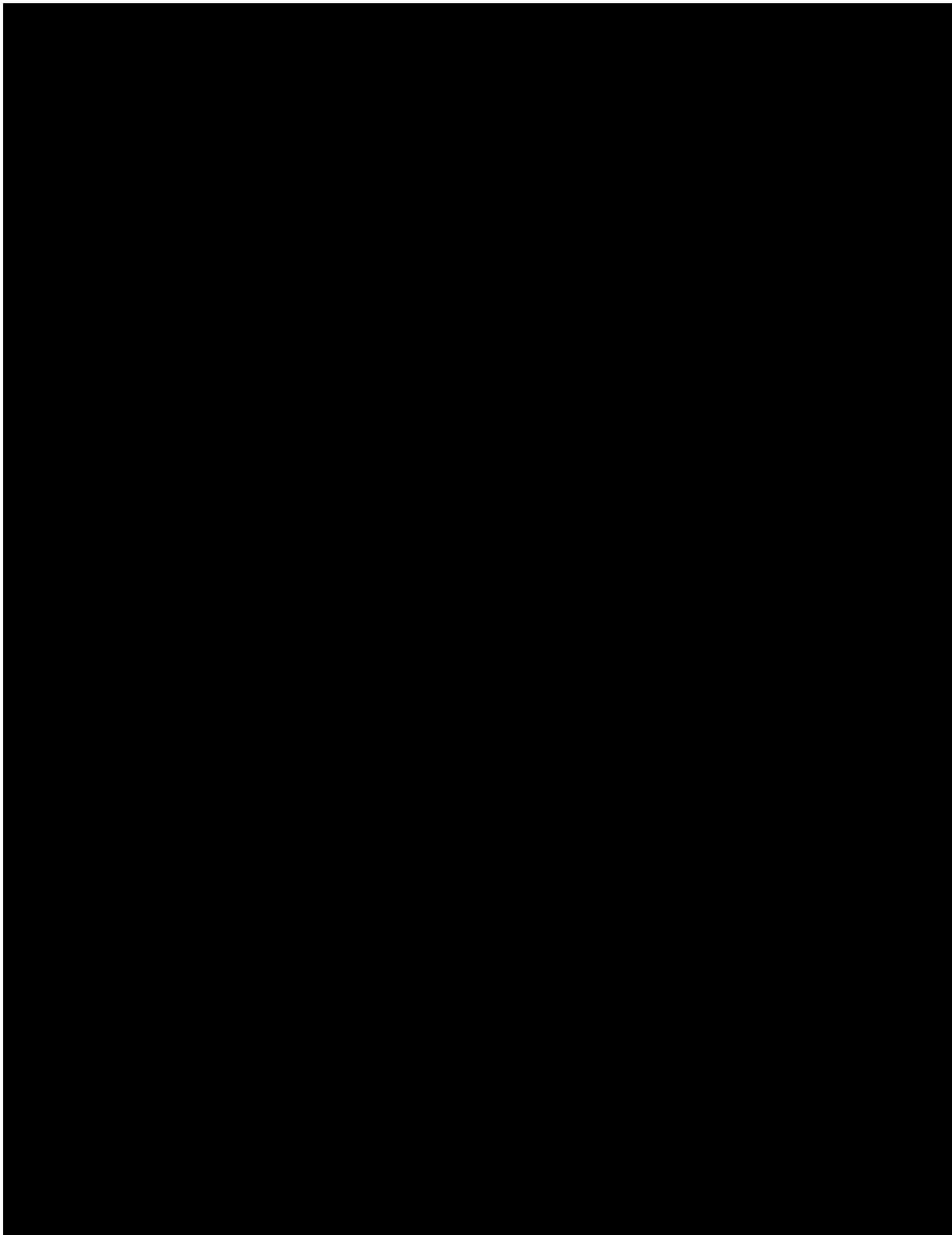


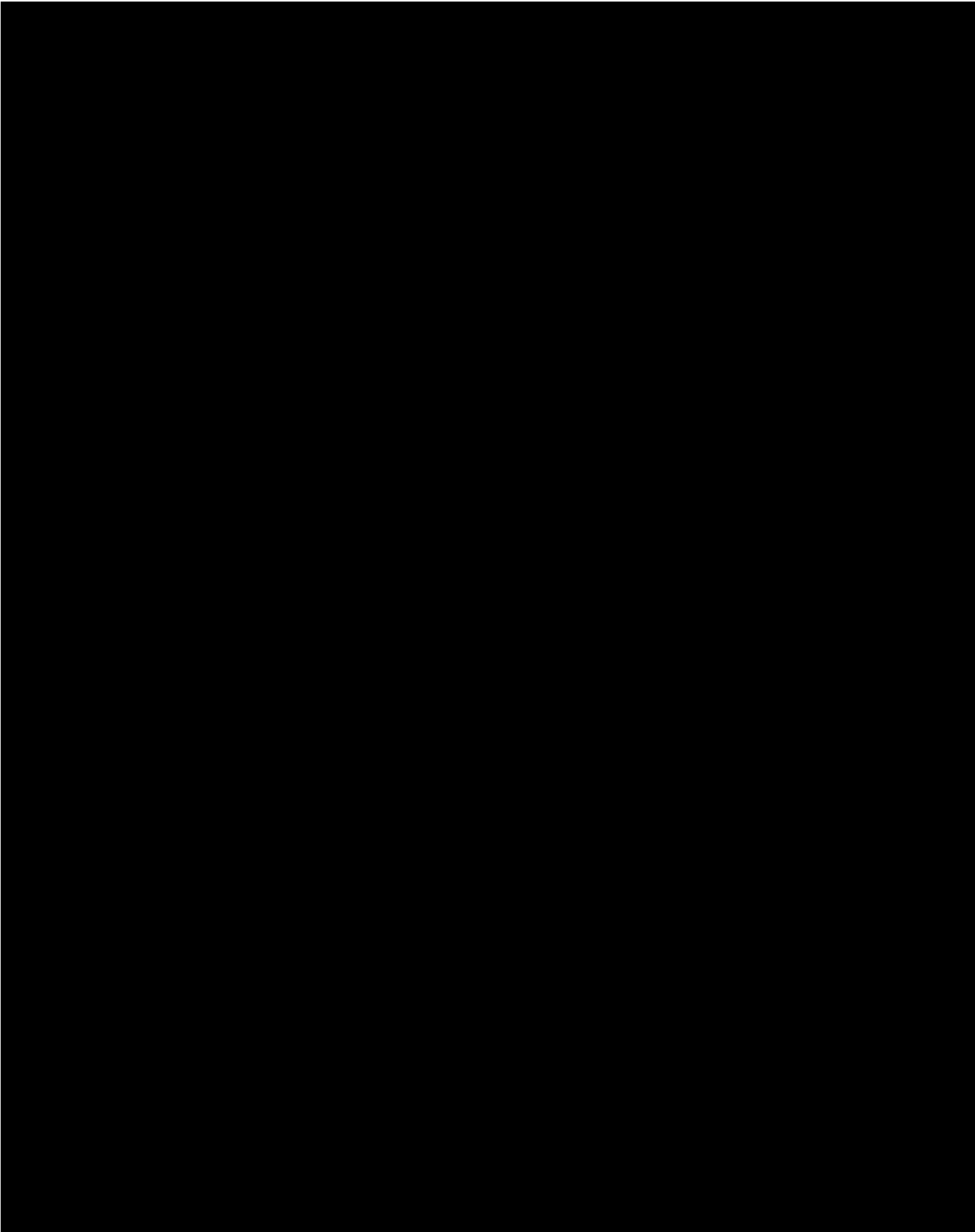


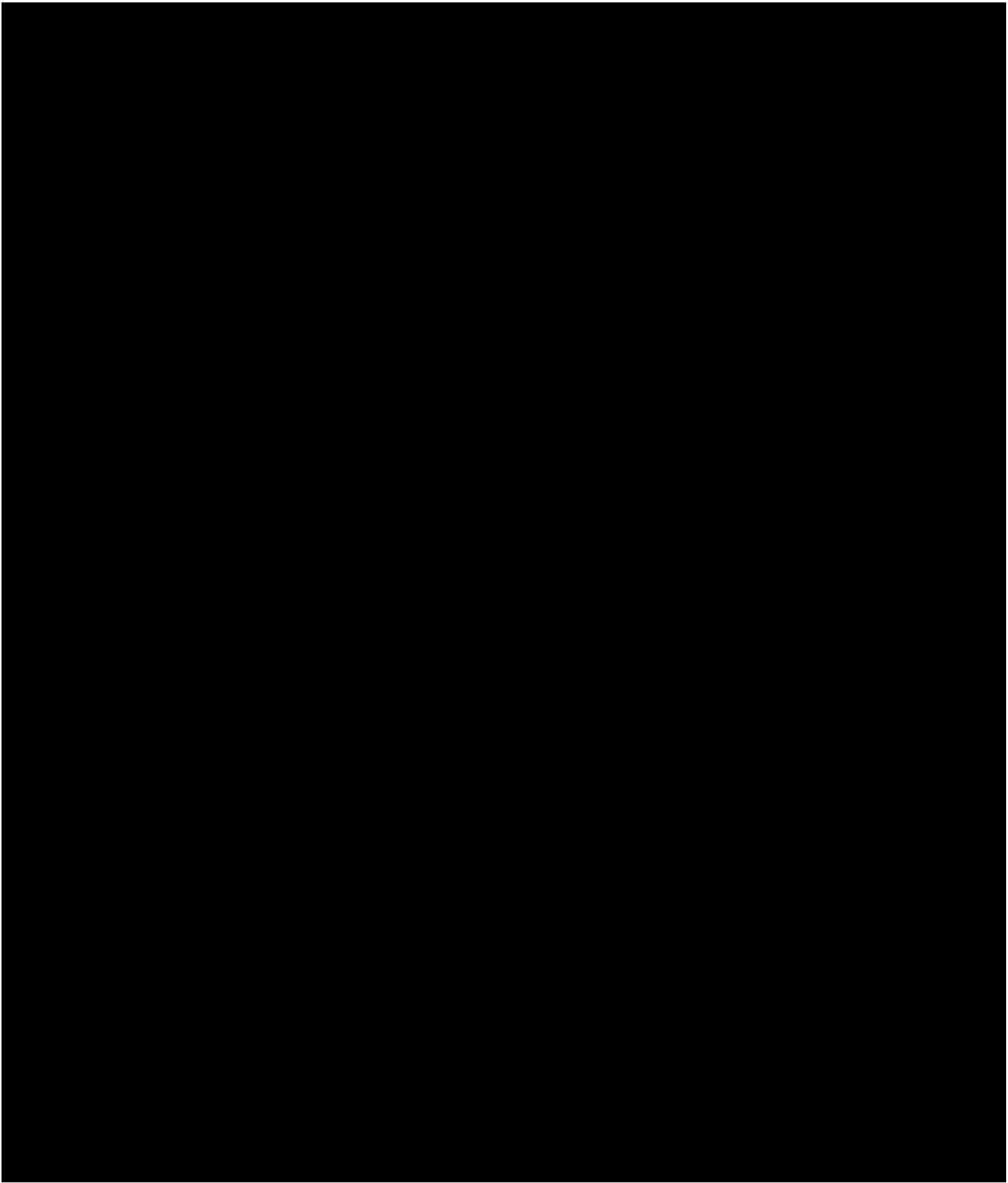


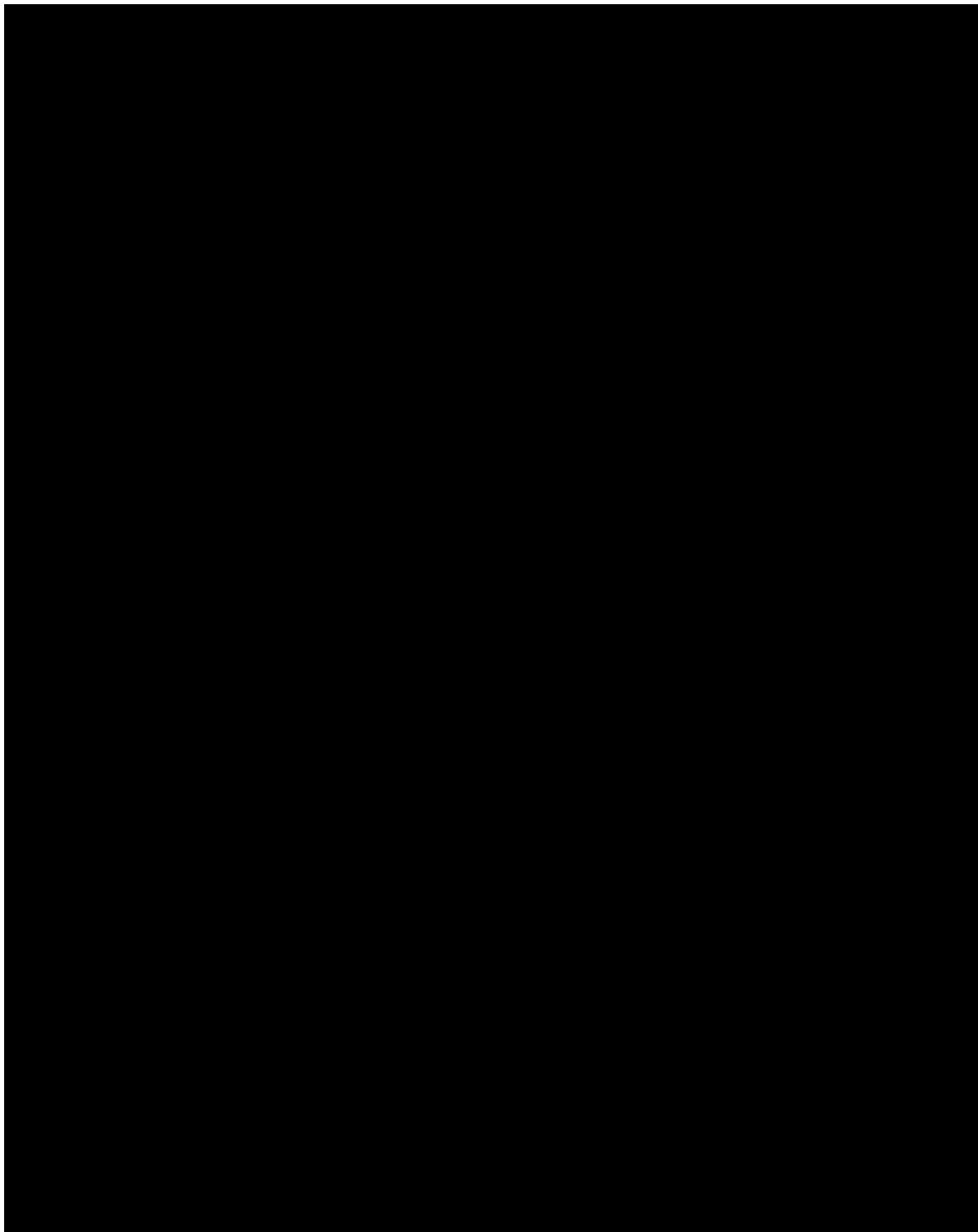












IN WITNESS WHEREOF, Landlord and Tenant have executed and delivered this Lease as of the Effective Date.

LANDLORD:

OXBOW TIMBER I, LLC,
a Delaware limited liability company

Print Name: _____
Its: _____

DATE: _____

TENANT:

PACIFIC WIND DEVELOPMENT LLC,
an Oregon limited liability company

Print Name: _____
Its: Authorized Representative

DATE: _____

a _____

Print Name: _____
Its: Authorized Representative

DATE: _____

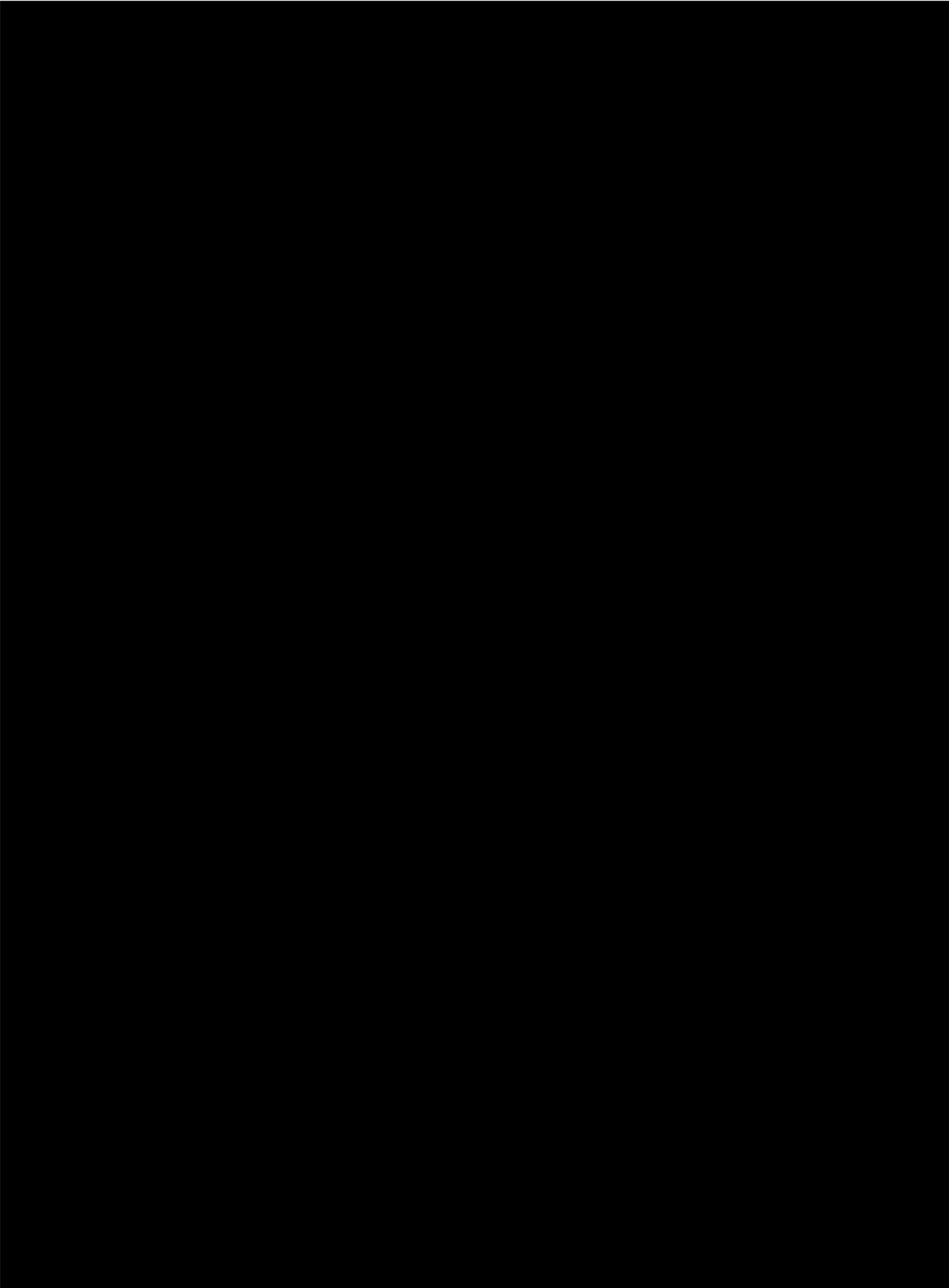
EXHIBIT A
Description of Premises

<u>Parcel Number</u>	<u>County</u>	<u>Township/ Range</u>	<u>Section</u>	<u>Acreage</u>
----------------------	---------------	------------------------	----------------	----------------

Total

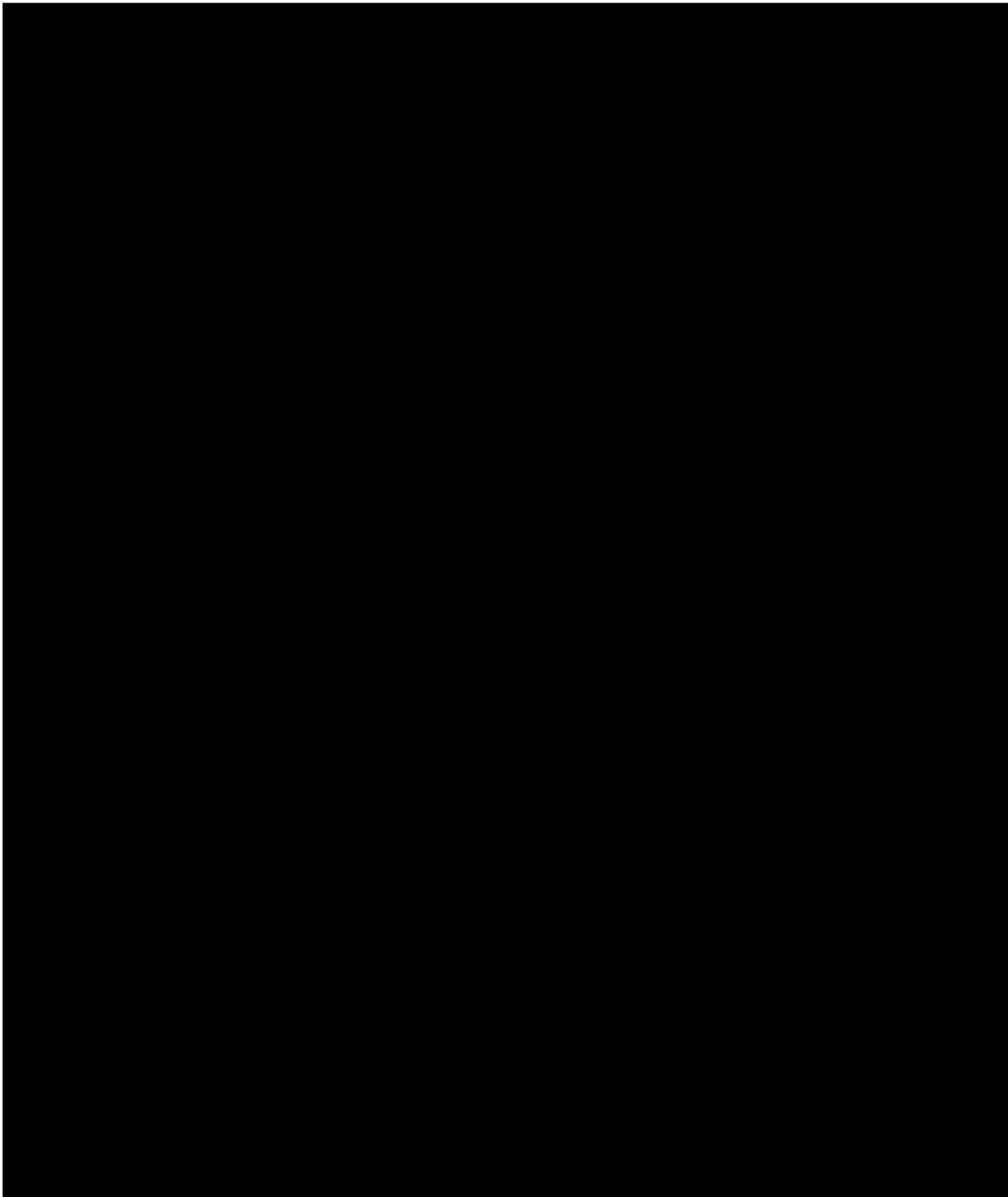
All that real property located in Shasta County, State of California, more fully described as follows:

(TO BE COMPLETED WITH APPLICABLE LAND IF OPTION IS EXERCISED)









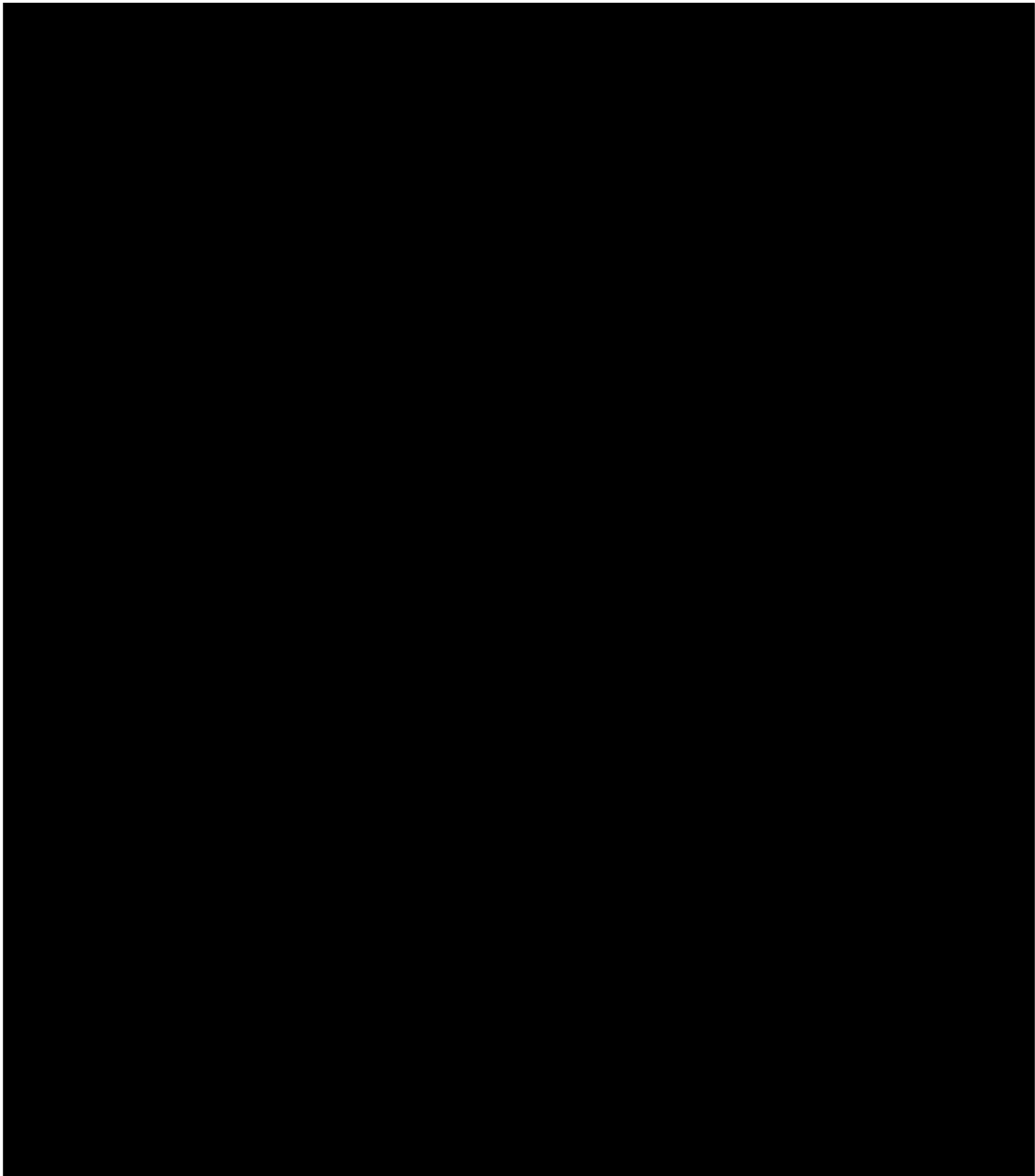
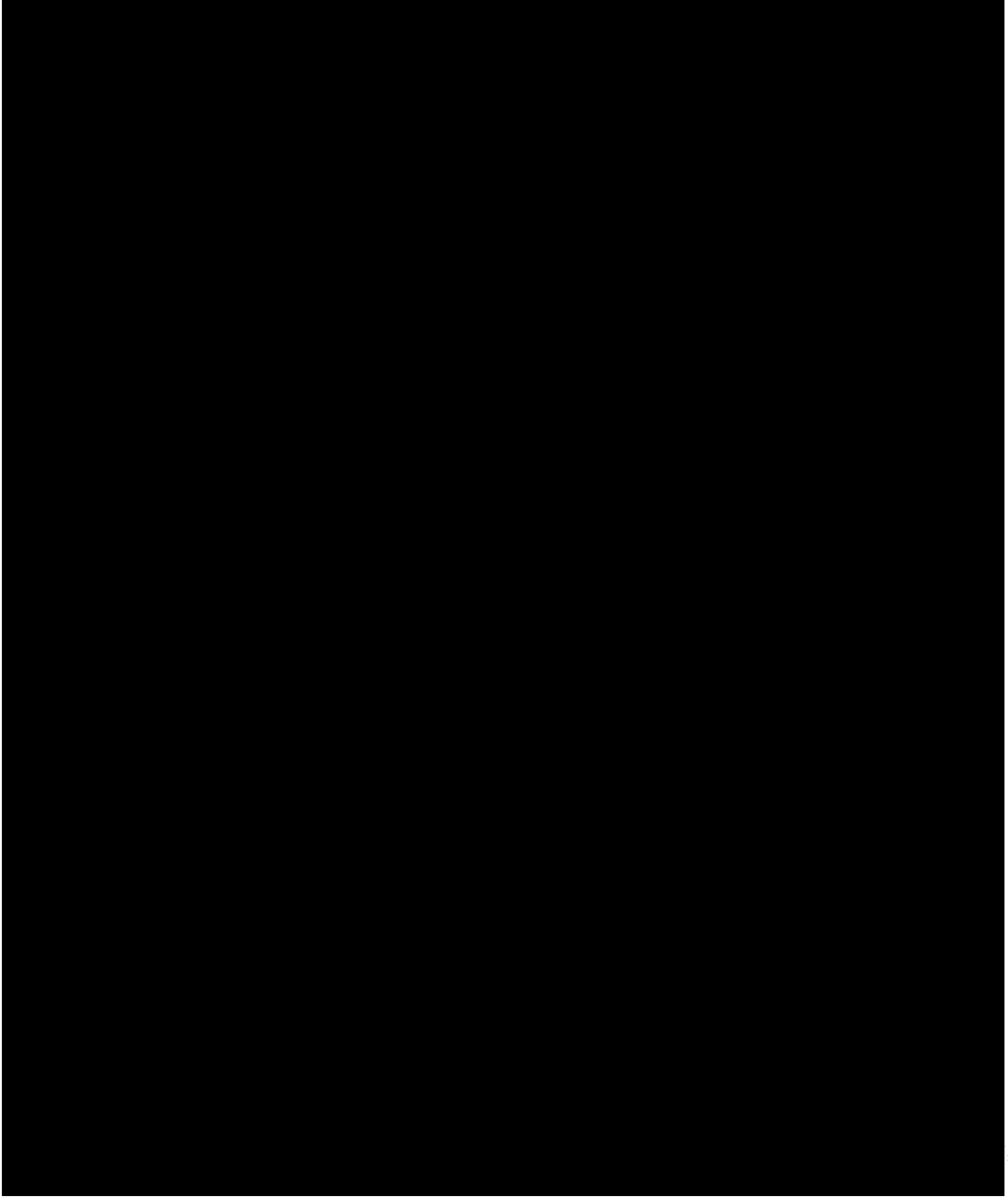
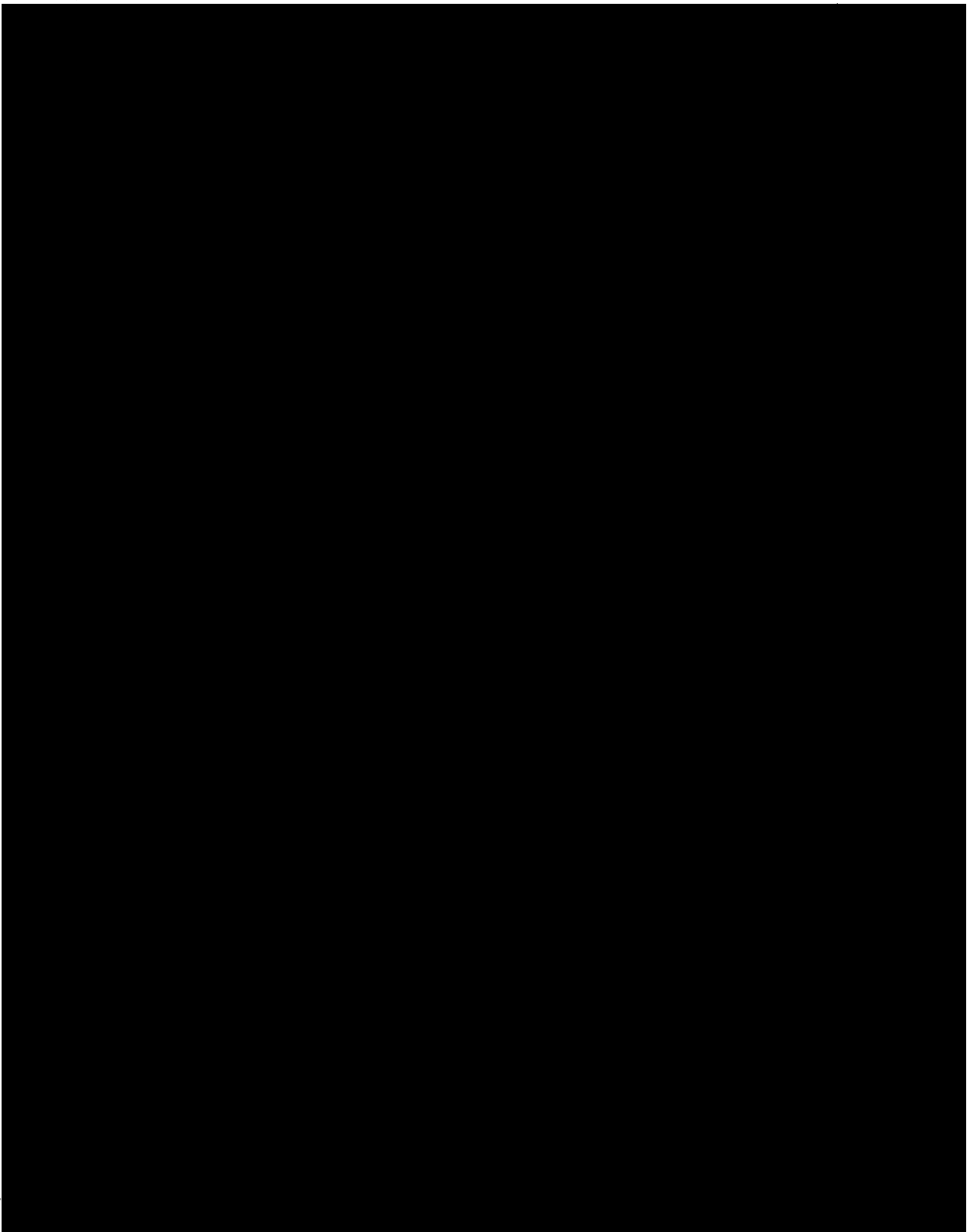
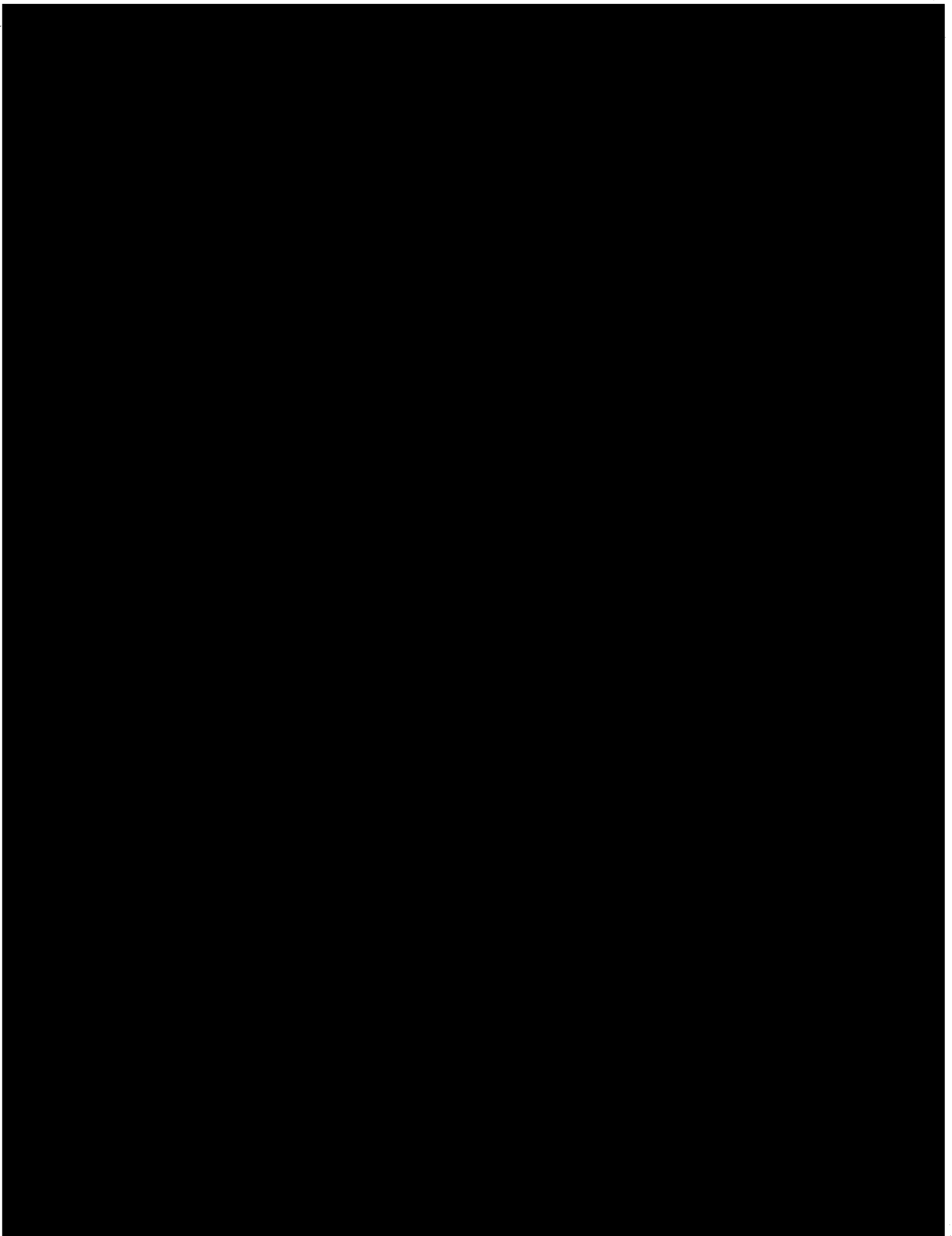


EXHIBIT "D"







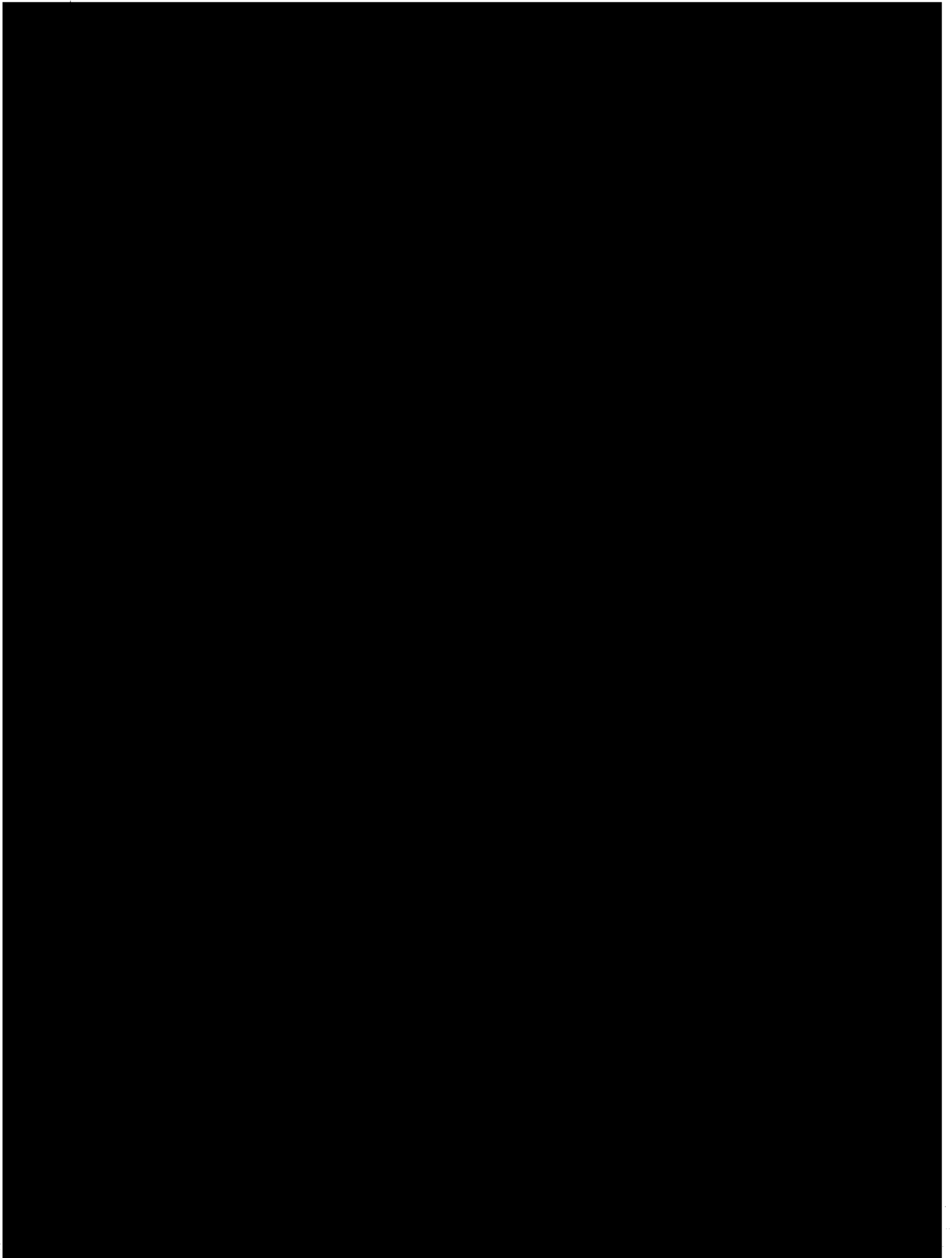


EXHIBIT "1"

Description of the Property

The following described real property in Shasta County, California, unincorporated area, consisting of approximately 39,196 acres:

THE LAND DESCRIBED HEREIN IS SITUATED IN THE STATE OF CALIFORNIA, COUNTY OF SHASTA, UNINCORPORATED AREA, AND IS DESCRIBED AS FOLLOWS:

TRACT I:

TOWNSHIP 33 NORTH, RANGE 1 EAST, M.D.B.&M.

SECTION 3: LOTS 1, 2, 3, 4, 5, 6, 7 AND 8; THE SOUTHWEST ONE-QUARTER; AND THE WEST ONE-HALF OF THE SOUTHEAST ONE-QUARTER
APN: 098-270-001

TOWNSHIP 34 NORTH, RANGE 1 EAST, M.D.B.&M.

SECTION 1: ALL
APN: 029-190-013

SECTION 2: ALL
APN: 029-190-014

SECTION 3: ALL
APN: 029-190-017

SECTION 4: ALL

EXCEPTING FROM SAID LOT 4 AN UNDIVIDED 1/16 INTEREST IN AND TO ALL COAL, OIL, GAS AND OTHER MINERAL DEPOSITS AS RESERVED IN THE PATENT FROM THE STATE OF CALIFORNIA TO FRED A LAMSON, RECORDED JULY 30, 1928, IN BOOK 42, OFFICIAL RECORDS PAGE 485.
APN: 029-170-005, 006, 007 AND 008

SECTION 8: THE NORTH ONE-HALF OF THE NORTHEAST ONE-QUARTER; THE SOUTHEAST ONE-QUARTER OF THE NORTHEAST ONE-QUARTER; THE NORTHEAST ONE-QUARTER OF THE NORTHWEST ONE-QUARTER; THE NORTHEAST ONE-QUARTER OF THE SOUTHWEST ONE-QUARTER AND THE SOUTHEAST ONE-QUARTER.
APN: 029-310-005

SECTION 7 AND 8: PARCELS 29, 30, 32 AND 33 AS SHOWN ON THE RECORD OF SURVEY FOR FOREST SPRINGS LAND COMPANY RECORDED DECEMBER 18, 1969, IN BOOK 34 OF LAND SURVEYS AT PAGE 58 AND ON THE AMENDED RECORD OF SURVEY RECORDED MAY 27, 1970, IN BOOK 34 OF LAND SURVEYS AT PAGE 133.

EXCEPTING THEREFROM ALL COAL AND OTHER MINERALS, TOGETHER WITH THE RIGHT TO PROSPECT FOR, MINE AND REMOVE THE SAME AS CONTAINED IN THE PATENT FROM THE UNITED STATES OF AMERICA TO JOHN MAINTIE RECORDED MAY 18, 1929, IN BOOK 15 OF PATENTS AT PAGE 200.

APN: 029-310-006, 029-310-007, 029-310-010 AND 029-310-012

SECTION 9: ALL
APN: 029-170-017

SECTION 10: ALL
APN: 029-190-016

SECTION 11: ALL
APN: 029-190-010

SECTION 12: ALL
APN: 029-190-011 AND 012

SECTION 13: ALL
APN: 029-210-019

SECTION 14: ALL EXCEPT THE NORTHEAST ONE-QUARTER OF THE SOUTHEAST ONE-QUARTER EXCEPTING FROM THE SOUTHEAST ONE-QUARTER OF THE SOUTHEAST ONE-QUARTER ALL OIL, GAS, OIL SHALE, COAL, PHOSPHATE, SODIUM, GOLD, SILVER, GEOTHERMAL RESOURCES AND ALL OTHER MINERAL DEPOSITS, AS RESERVED IN THE PATENT FROM THE STATE OF CALIFORNIA TO KIMBERLY-CLARK CORPORATION, RECORDED JUNE 5, 1968, IN BOOK 958 OF OFFICIAL RECORDS AT PAGE 255, SHASTA COUNTY RECORDS.
APN: 029-210-020

SECTION 15: THE EAST ONE-HALF; THE NORTH ONE-HALF OF THE NORTHWEST ONE-QUARTER; AND THE SOUTH ONE-HALF OF THE SOUTHWEST ONE-QUARTER; AND THE NORTHWEST ONE-QUARTER OF THE SOUTHWEST ONE-QUARTER
APN: 029-210-001, 030 AND 033

SECTION 16: ALL
APN: 029-200-041

SECTION 17: THE EAST ONE-HALF
APN: 029-200-042

SECTION 21: ALL
APN: 029-200-043

SECTION 22: ALL
APN: 029-210-021

SECTION 23: ALL
APN: 029-210-009

SECTION 25: ALL
APN: 029-250-005

SECTION 26: ALL

EXCEPTING FROM THE NORTHEAST ONE-QUARTER ALL OIL, GAS, OIL SHALE, COAL,
PHOSPHATE, SODIUM, GOLD, SILVER AND ALL OTHER MINERAL DEPOSITS AS RESERVED IN
THE PATENT FROM THE STATE OF CALIFORNIA RECORDED DECEMBER 14, 1956, IN BOOK 516
OF OFFICIAL RECORDS AT PAGE 219, SHASTA COUNTY RECORDS.
APN: 029-250-010

SECTION 27: ALL
APN: 029-250-001

SECTION 28: ALL
APN: 029-220-006

SECTION 29: ALL
APN: 029-220-005

SECTION 33: ALL
APN: 029-220-012

SECTION 34: ALL
APN: 029-250-006

SECTION 35: ALL
APN: 029-250-007

SECTION 36: ALL
APN: 029-250-011

TOWNSHIP 34 NORTH, RANGE 2 EAST, M.D.B.&M.

SECTION 5: LOTS 3 AND 4; THE SOUTH ONE-HALF OF THE NORTHWEST ONE-QUARTER AND THE NORTH ONE-HALF OF THE SOUTHWEST ONE-QUARTER
APN: 034-010-003

SECTION 6: ALL
APN: 034-010-017

TOWNSHIP 35 NORTH, RANGE 1 EAST, M.D.B.&M.

SECTION 14: LOTS 3 AND 4, THE NORTH ONE-HALF OF THE SOUTHWEST ONE-QUARTER, THE SOUTHEAST ONE-QUARTER OF THE SOUTHWEST ONE-QUARTER, THE NORTHWEST ONE-QUARTER, THE SOUTHEAST ONE-QUARTER.
APN: 027-140-002

SECTION 14: THE SOUTHWEST ONE-QUARTER OF THE SOUTHWEST ONE-QUARTER.
APN: 027-140-004

SECTION 22: THAT PORTION LYING SOUTHEASTERLY OF HIGHWAY 299 IN THE NORTHEAST ONE-QUARTER AND THE SOUTH ONE-HALF
APN: 027-140-028

SECTION 23: ALL
APN: 027-140-022 and 027-140-015

SECTION 25: THE NORTHEAST ONE-QUARTER, THE SOUTH ONE-HALF.

LESS AND EXCEPT ALL OF THAT PORTION OF THE NORTHEAST ONE-QUARTER THAT IS LOCATED NORTH OF HIGHWAY 299 WHICH IS OTHERWISE COMMONLY KNOWN AS APN: 027-160-017

APN: 027-160-049

SECTION 26: ALL

EXCEPTING THEREFROM THAT PORTION CONVEYED BY THE QUITCLAIM DEED TO THE STATE OF CALIFORNIA RECORDED IN THE OFFICE OF THE COUNTY RECORDER OCTOBER 26, 1955, IN BOOK 474 OF OFFICIAL RECORDS AT PAGE 213 SHASTA COUNTY RECORDS.

ALSO EXCEPTING THEREFROM THE PARCEL DESCRIBED IN THE DEED TO C.S. ERICKSON, ET UX, RECORDED IN THE OFFICE OF THE COUNTY RECORDER DECEMBER 15, 1960, IN BOOK 652 OF OFFICIAL RECORDS AT PAGE 609, SHASTA COUNTY RECORDS.

ALSO EXCEPTING THEREFROM THAT PORTION DESCRIBED IN THE DEED TO THE STATE OF CALIFORNIA RECORDED IN THE OFFICE OF THE COUNTY RECORDER MAY 23, 1956, IN BOOK 492 OF OFFICIAL RECORDS AT PAGE 368, SHASTA COUNTY RECORDS.

ALSO EXCEPTING THEREFROM ONE-SIXTEENTH INTEREST OF ALL COAL, OIL, GAS AND OTHER MINERAL DEPOSITS AS RESERVED IN THE PATENT DATED JULY 14, 1928 FROM THE STATE OF CALIFORNIA TO FREDA LAMSON, RECORDED JULY 30, 1928, IN BOOK 42 OF OFFICIAL RECORDS AT PAGE 485, SHASTA COUNTY RECORDS.
APN: 027-160-034 AND 048

SECTION 27: THE SOUTH ONE-HALF OF THE NORTH ONE-HALF, THE NORTHWEST ONE-QUARTER

OF THE NORTHEAST ONE-QUARTER, THE NORTH ONE-HALF OF THE NORTHWEST ONE-QUARTER,
THE SOUTHWEST ONE-QUARTER, THE WEST ONE-HALF OF THE SOUTHEAST ONE-QUARTER.

EXCEPTING THEREFROM THE FOLLOWING DESCRIBED PARCEL:

"BEGINNING AT THE CENTER OF THE NORTHEAST ONE-QUARTER OF SECTION 27, TOWNSHIP 35 NORTH, RANGE 1 EAST M.D.B.&M.; THENCE ALONG THE WEST LINE OF THE NORTHEAST ONE-QUARTER OF THE NORTHEAST ONE-QUARTER OF SAID SECTION 27 NORTH 00 DEGREES 21'52" EAST A DISTANCE OF 521.26 FEET TO A POINT IN THE SOUTHERLY RIGHT OF WAY LINE OF THE HIGHWAY U.S. 299; THENCE ON AND ALONG THE SOUTHERLY RIGHT OF WAY LINE OF HIGHWAY U.S. 299, NORTH 86 DEGREES 45'30" WEST A DISTANCE OF 108.15 FEET; THENCE NORTH 71 DEGREES 00' WEST A DISTANCE OF 34.55 FEET TO A POINT IN THE SOUTHERLY RIGHT OF WAY LINE OF U.S. 299 AND THE CENTER OF COUNTY ROAD NO. 42-C; THENCE SOUTH 19 DEGREES 00' WEST A DISTANCE OF 51.45 FEET; THENCE SOUTH 17 DEGREES 27'26" EAST A DISTANCE OF 513.62 FEET TO THE POINT OF BEGINNING, CONTAINING .101 ACRES IN THE NORTHWEST ONE-QUARTER OF THE NORTHEAST ONE-QUARTER OF SECTION 27, TOWNSHIP 35 NORTH, RANGE 1 EAST, M.D. B.&M., THE LAST TWO COURSES OF THE ABOVE DESCRIPTION RUN ALONG COUNTY ROAD NO. 42-C BUT NOT THE CENTERLINE."

ALSO EXCEPTING THEREFROM THAT PORTION DESCRIBED IN THE DEED TO THE COUNTY OF SHASTA, RECORDED IN THE OFFICE OF THE COUNTY RECORDER DECEMBER 15, 1970, IN BOOK 1050 OF OFFICIAL RECORDS AT PAGE 601, SHASTA COUNTY RECORDS.

ALSO EXCEPTING THEREFROM THE PARCEL DESCRIBED IN THE DEED TO MOOSE RECREATIONAL CAMP LTD, RECORDED IN THE OFFICE OF THE COUNTY RECORDER AUGUST 4, 1947, IN BOOK 276 OF OFFICIAL RECORDS AT PAGE 45, SHASTA COUNTY RECORDS.
APN: 027-160-047

SECTION 28: ALL
EXCEPTING THEREFROM THE PARCEL DESCRIBED IN THE DEED TO THE STATE OF CALIFORNIA, RECORDED IN THE OFFICE OF THE COUNTY RECORDER AUGUST 8, 1960, IN BOOK 642 OF OFFICIAL RECORDS AT PAGE 49, SHASTA COUNTY RECORDS.
APN: 027-210-006

SECTION 32: THE NORTH ONE-HALF OF THE NORTHEAST ONE-QUARTER. THE PORTION OF THE SOUTHWEST ONE-QUARTER OF THE NORTHEAST ONE-QUARTER DESCRIBED IN THE DEED FROM BERTHA F. JOHNSTONE DATED OCTOBER 3, 1960 AND RECORDED FEBRUARY 14, 1961, IN BOOK 657 OF OFFICIAL RECORDS AT PAGE 578, SHASTA COUNTY RECORDS.

THE SOUTHEAST ONE-QUARTER OF THE NORTHEAST ONE-QUARTER.

EXCEPTING THEREFROM THAT PORTION DESCRIBED IN THE DEED TO BERTHA F. JOHNSTONE DATED OCTOBER 13, 1960 AND RECORDED FEBRUARY 14, 1961, IN BOOK 657 OF OFFICIAL RECORDS AT PAGE 571, SHASTA COUNTY RECORDS.
APN: 027-220-013

SECTION 33: ALL
APN: 027-220-001

SECTION 34: THE NORTH ONE-HALF OF THE NORTHEAST ONE-QUARTER, THE NORTHWEST ONE-QUARTER, AND THE NORTH ONE-HALF OF THE SOUTHWEST ONE-QUARTER
APN: 027-160-020

SECTION 35: ALL, EXCEPT THE WEST ONE-HALF OF THE NORTHWEST ONE-QUARTER OF THE SOUTHWEST ONE-QUARTER
APN: 027-160-042

SECTION 36: ALL
APN: 027-160-027

TOWNSHIP 35 NORTH, RANGE 2 EAST, M.D.B.&M.

SECTION 29: THAT PORTION OF THE SOUTHWEST ONE-QUARTER OF THE SOUTHWEST ONE-QUARTER THAT EXISTS SOUTHWESTERLY OF HIGHWAY 299.
A portion of APN: 030-080-014

SECTION 30: ALL OF THAT PORTION OF SECTION 30 THAT EXISTS TO THE SOUTH OF HIGHWAY 299.

EXCEPT THAT PORTION THEREOF DESCRIBED AS FOLLOWS:

COMMENCING AT A POINT IN CENTER OF EAST BRANCH OF HATCHET CREEK 660' FEET EAST OF AND 621' NORTH OF THE ONE-QUARTER SECTION CORNER ON THE WEST SIDE OF SECTION 30, TOWNSHIP 35 NORTH, RANGE 2 EAST, M.D.M.; THENCE SOUTH 621' TO A YEW POST; THENCE EAST 660' TO A POST; THENCE NORTH 630' TO A CENTER OF CREEK; THENCE DOWN SAID CREEK TO A POINT OF BEGINNING
APN: 030-080-006; 030-080-008; A portion of APN: 030-080-005;
A portion of APN: 030-080-007

SECTION 31: ALL
APN: 030-080-013

SECTION 32: THE WEST ONE-HALF.

EXCEPT THAT PORTION THEREOF DESCRIBED AS FOLLOWS:

THAT PORTION OF THE WEST ONE-HALF OF SECTION 32 THAT EXISTS NORTHEASTERLY OF HIGHWAY 299.

A portion of APN: 030-080-014

**EXHIBIT "1" A.P.N. TABLE FOR
APPROXIMATELY 25,339 ACRES OF THE PROPERTY**

APN	Area (acres)	APN	Area (acres)
027-140-002-000	519	029-200-043-000	640
027-140-004-000	40	029-210-001-000	480
027-140-015-000	320	029-210-009-000	640
027-140-022-000	320	029-210-019-000	640
027-140-028-000	48	029-210-020-000	600
027-160-020-000	320	029-210-021-000	640
027-160-027-000	640	029-210-033-000	20
027-160-034-000	75	029-220-005-000	640
027-160-042-000	620	029-220-006-000	640
027-160-047-000	432	029-220-012-000	640
027-160-048-000	524	029-250-001-000	640
027-160-049-000	389	029-210-001-000	480
027-210-006-000	639	029-250-005-000	640
027-220-001-000	640	029-250-006-000	640
029-170-005-000	39	030-080-005-000	160
029-170-006-000	39	030-080-006-000	40
029-170-007-000	40	030-080-007-000	95
029-170-008-000	517	030-080-008-000	40
029-170-017-000	640	030-080-013-000	528
029-190-010-000	640	030-080-014-000	290
029-190-011-000	320	034-010-003-000	241
029-190-012-000	320	034-010-017-000	528
029-190-013-000	654	029-250-005-000	640
029-190-014-000	623	029-250-006-000	640
029-190-016-000	640	029-250-007-000	640
029-190-017-000	628	029-250-010-000	640
029-200-041-000	640	029-310-005-000	360
029-200-042-000	320	098-270-001-000	633
029-310-006-000	41	029-310-007-000	50
029-310-010-000	40	029-310-012-000	40
027-220-013-000	127		
		<u>TOTAL AREA (Acres):</u>	<u>25,339</u>

Together with the following described real property located in Shasta County, California:

TOWNSHIP 35 NORTH, RANGE 1 EAST, M.D.B.&M.

**SECTION 2: ALL EXCEPT LOTS 1, 2, 7 AND 8.
APN: 027-120-002**

**SECTION 3: ALL
APN: 027-120-001**

**SECTION 4: ALL EXCEPT THE SOUTHWEST ONE-QUARTER.
APN: 027-110-013**

**SECTION 9: ALL
APN: 027-110-020**

**SECTION 10: ALL
APN: 027-120-009**

**SECTION 15: ALL
APN: 027-140-001**

Section 16: THE EAST ONE-HALF.
A portion of APN: 027-130-009

**SECTION 22: THE NORTHEAST ONE-QUARTER, THE SOUTH ONE-HALF
EXCEPTING THEREFROM THAT PORTION LYING SOUTHEASTERLY OF HIGHWAY 299
APN: 027-140-027**

TOWNSHIP 36 NORTH, RANGE 1 EAST, M.D.B.&M.

Section 16: THE SOUTH ONE-HALF.
A portion of APN: 022-110-006

Section 17: THE SOUTH ONE-HALF.
A portion of APN: 022-110-003

Section 18: THE SOUTH ONE-HALF.
A portion of APN: 022-110-002

**SECTION 19: ALL
APN: 022-110-007**

**SECTION 20: ALL
APN: 022-110-008**

**SECTION 21: ALL
APN: 022-110-011**

**SECTION 28: THE WEST ONE-HALF OF THE WEST ONE-HALF
APN 022-130-010**

**SECTION 29: ALL
APN: 022-130-009**

**SECTION 30: LOTS 1, 2, 3 AND 4; THE EAST ONE-HALF; THE EAST ONE-HALF OF THE
SOUTHWEST ONE-QUARTER; THE SOUTHEAST ONE-QUARTER OF THE NORTHWEST ONE-QUARTER;
AND THE NORTHEAST ONE-QUARTER OF THE NORTHEAST ONE-QUARTER OF THE NORTHWEST
ONE-QUARTER.
APN: 022-130-001, 003, 004, 005, 006, 007, AND 008**

**SECTION 31: THE NORTH ONE-HALF OF THE NORTHEAST ONE-QUARTER;
THE NORTH ONE-HALF OF THE SOUTHWEST ONE-QUARTER OF THE
NORTHEAST ONE-QUARTER; THE NORTHWEST ONE-QUARTER.**

A portion of APN: 022-130-020

**SECTION 32: THE EAST ONE-HALF; THE NORTH ONE-HALF OF THE NORTHWEST ONE-QUARTER;
THE SOUTHWEST ONE-QUARTER OF THE NORTHWEST ONE-QUARTER
APN: 022-130-023**

TOWNSHIP 36 NORTH, RANGE 1 WEST, M.D.B.&M.

**SECTION 13: ALL
APN: 021-290-001**

SECTION 14: THE FOLLOWING DESCRIBED PARCELS OF LAND:

**(A) THE SOUTH ONE-HALF OF THE EAST ONE-HALF OF THE EAST ONE-
HALF; THE SOUTH ONE-HALF OF THE SOUTHWEST ONE-QUARTER; THE**

SOUTHWEST ONE-QUARTER OF THE SOUTHEAST ONE-QUARTER; THE
NORTH ONE-HALF OF THE SOUTHWEST ONE-QUARTER.

A portion of APN: 021-290-002

(B) THE SOUTH ONE-HALF OF THE NORTHWEST ONE-QUARTER OF THE
SOUTHEAST ONE-QUARTER OF SECTION 14, TOWNSHIP 36 NORTH, RANGE 1
WEST, M.D.B.&M.

APN: 021-290-010

SECTION 15: ALL

EXCEPTING THEREFROM THAT PORTION CONVEYED TO THE TRANSMISSION AGENCY OF
NORTHERN CALIFORNIA BY DEED RECORDED JANUARY 14, 1991, IN BOOK 2679, PAGE 536,
SHASTA COUNTY RECORDS.

APN: 021-230-028

**SECTION 16: THE SOUTH ONE-HALF OF THE NORTHEAST ONE-QUARTER; THE SOUTHEAST
ONE-QUARTER**

APN: 021-220-009

SECTION 21: THE WEST ONE-HALF OF THE NORTHEAST ONE-QUARTER;
THE NORTH ONE-HALF OF THE EAST ONE-HALF OF THE WEST ONE-HALF;
THE EAST ONE-HALF OF THE NORTHEAST ONE-QUARTER.

A portion of APN: 021-220-010

SECTION 22: THE NORTH ONE-HALF.

EXCEPTING THEREFROM THAT PORTION CONVEYED TO THE
TRANSMISSION AGENCY OF NORTHERN CALIFORNIA BY DEED RECORDED
JANUARY 14, 1991, IN BOOK 2679 PAGE 536, SHASTA COUNTY RECORDS.

A portion of APN: 021-230-030

SECTION 23: ALL

APN: 021-230-012

SECTION 24: ALL

APN: 021-230-013

SECTION 25: ALL

APN: 021-250-005

SECTION 36: THE NORTH ONE-HALF.
 APN: 021-250-008

**EXHIBIT "1" A.P.N. TABLE FOR
 APPROXIMATELY 13,857 ACRES OF THE PROPERTY**

APN	Area (acres)	APN	Area (acres)
027-120-002-000	489	022-130-004-000	30
027-120-001-000	664	022-130-005-000	30
027-110-013-000	480	022-130-006-000	30
027-110-020-000	640	022-130-007-000	440
027-120-009-000	640	022-130-008-000	30
027-140-001-000	640	022-130-020-000	261
027-130-009-000	320	022-130-023-000	440
027-140-027-000	409	021-290-001-000	640
022-110-006-000	320	021-290-002-000	280
022-110-003-000	320	021-290-010-000	20
022-110-002-000	320	021-230-028-000	616
022-110-007-000	640	021-220-009-000	240
022-110-008-000	640	021-220-010-000	240
022-110-011-000	640	021-230-030-000	308
022-130-010-000	160	021-230-012-000	640
022-130-009-000	640	021-230-013-000	640
022-130-001-000	40	021-250-005-000	640
022-130-003-000	10	021-250-008-000	320
		<u>TOTAL AREA (Acres):</u>	<u>13,857</u>

EXHIBIT "E"

