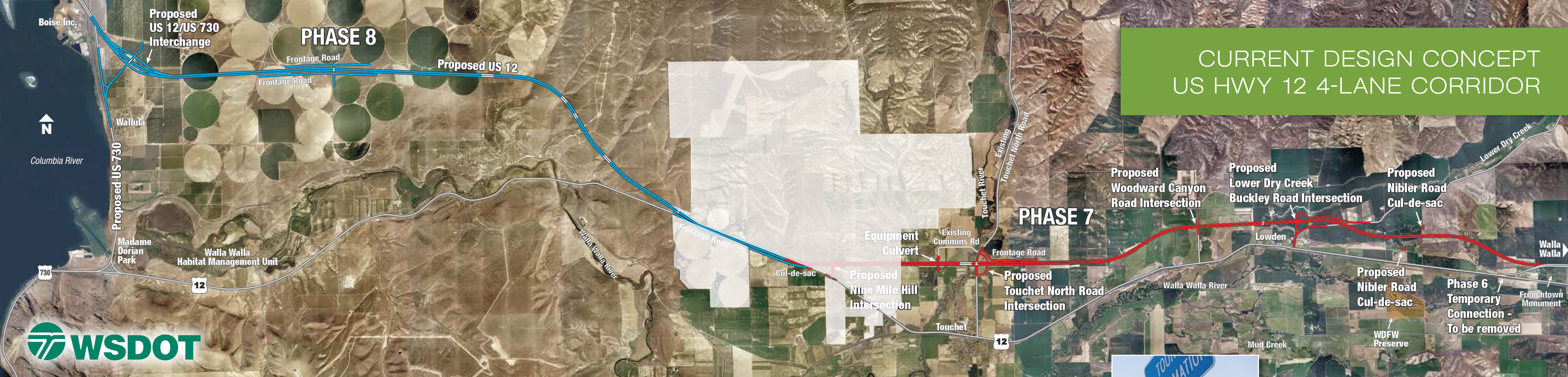




FUTURE HWY 12 EXPANSION

The conversion of US Hwy 12 to a 4-lane corridor is underway and slated to bi-sect the southern portion of the property. The completion of this project would provide immediate, efficient access to a major regional highway allowing for easy transportation of agricultural products and great exposure for future operations.

Throughout the past several years, the Washington State Department of Transportation and the US 12 Highway Coalition have been transforming Hwy 12 into a 4-lane corridor stretching from the Snake River near Burbank to Walla Walla. With more than 17 miles of completed construction in Phases 1 through 6, the remaining two phases will consist of an additional 21 miles. State Legislature has approved funding to complete Phase 7 as well as funding for the design and right of way on Phase 8. Construction of Phase 7 is slated to commence in the Spring of 2019.

The two quarries located on the property could provide additional income as the WSDOT progresses through the final phases of the Hwy 12 project.

