



SCHUIL
AG REAL ESTATE



Rancho San Juan – Salinas, CA

San Juan Grade Rd & Hebert Rd, California 93906,
USA • 670.3 Acres

CalBRE: 00845607

Schuil Ag Real Estate

559-734-1700 • www.schuil.com



LOCATION:

Located north of the San Juan Grade Road and Herbert Road intersection in Salinas, CA.

SIZE:

+/-670.3 Assessed Acres

- +/-571.46 Farmable Acres

PLANTINGS:

Property is currently planted to strawberries.

WATER:

Property is located in Monterey County Water Resources Agency. Property is part of Salinas Valley Basin GSA – Langley Area and Salinas Valley Basin GSA – East Side Aquifer. There are four (4) wells on the property and one (1) reservoir.

LEASE:

The property is fully leased and being farmed to berries.

LEGAL:

Monterey County APNs: 125-291-014, 125-291-055, 125-291-016, 125-291-018, 125-291-017, 125-291-015, 113-212-073, 125-291-051, and 125-291-052.

TOPOGRAPHY:

The property is mostly south-facing with a sloping-to-rolling terrain and slopes from 2 to 15%.

SOIL:

See 'Soil Map' and 'Soil Description' for information.

GROUNDWATER DISCLOSURE:

Sustainable Groundwater Management Act (SGMA) requires groundwater basins to be sustainable by 2040. SGMA requires a Groundwater Sustainability Plan (GSP) by 2020. Said plans may limit ground water pumping. For more information please visit the SGMA website at www.sgma.water.ca.gov/portal/.

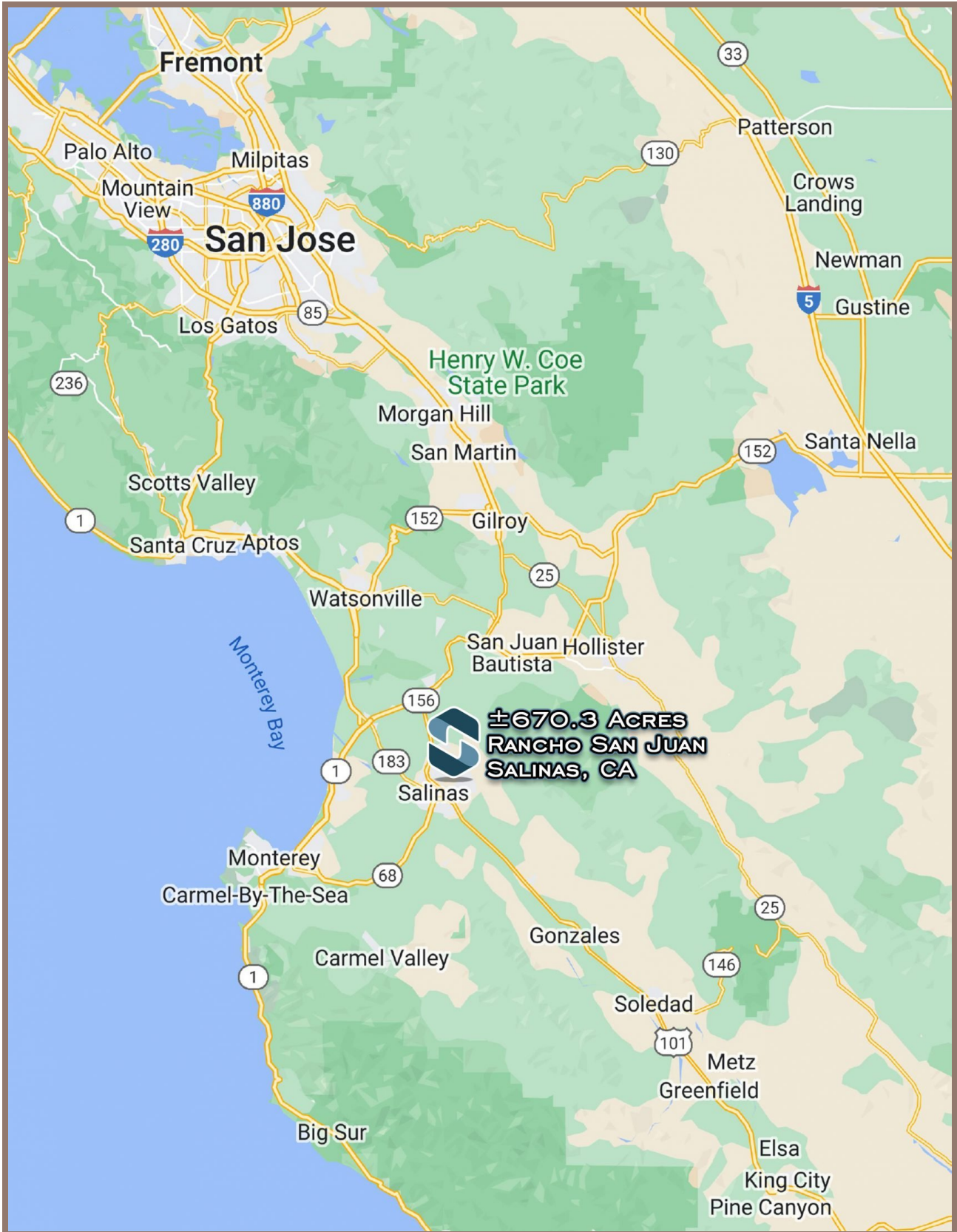
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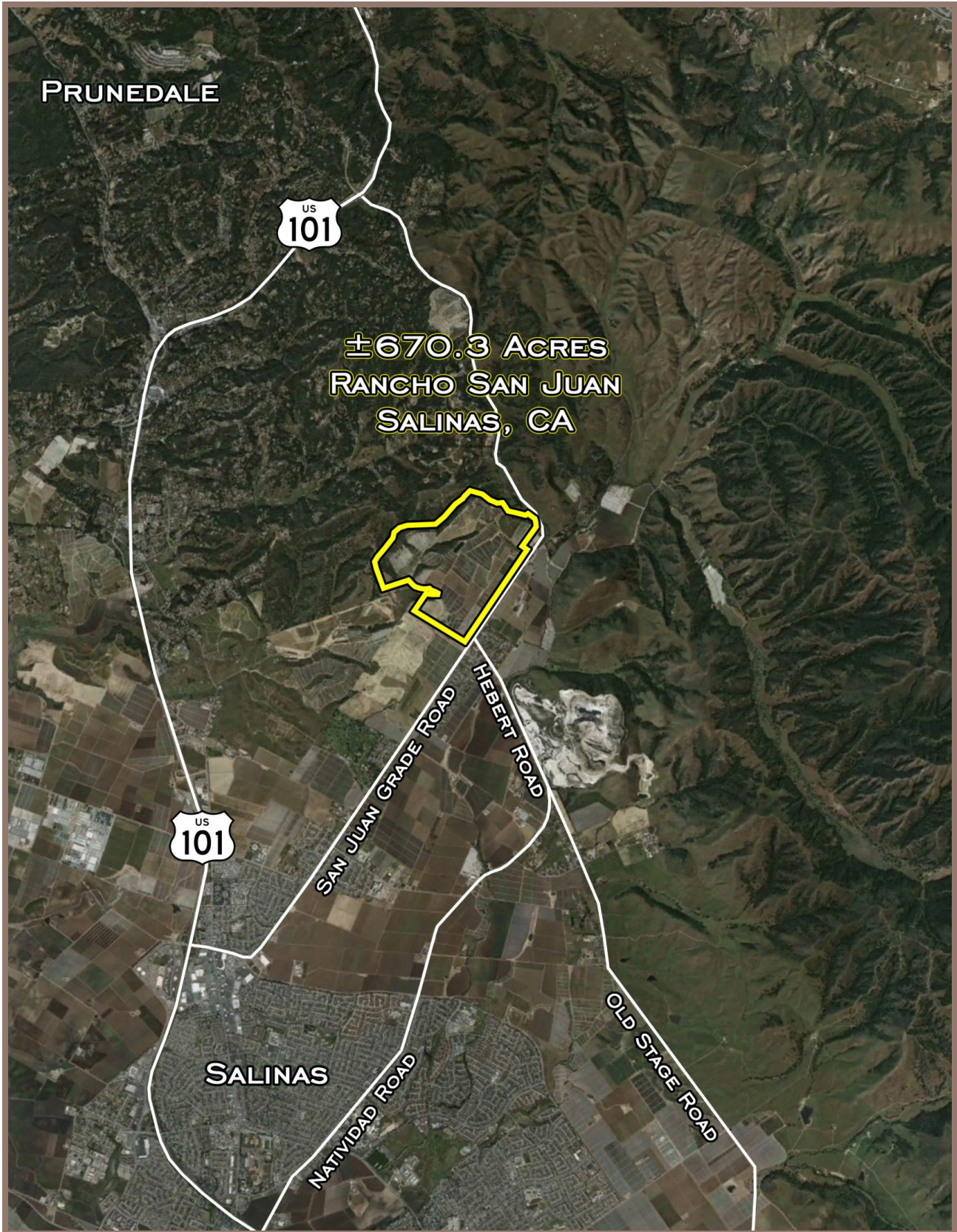
\$16,775,000

CONTACT:

Doug Phillips
559-734-1700 Ext. 312 (o)
559-805-4095 (m)
doug@schuil.com
CalBRE #01847203

Troy Sweeney
559-734-1700 Ext. 325 (o)
559-960-2781 (m)
troy@schuil.com
CalBRE #02181812



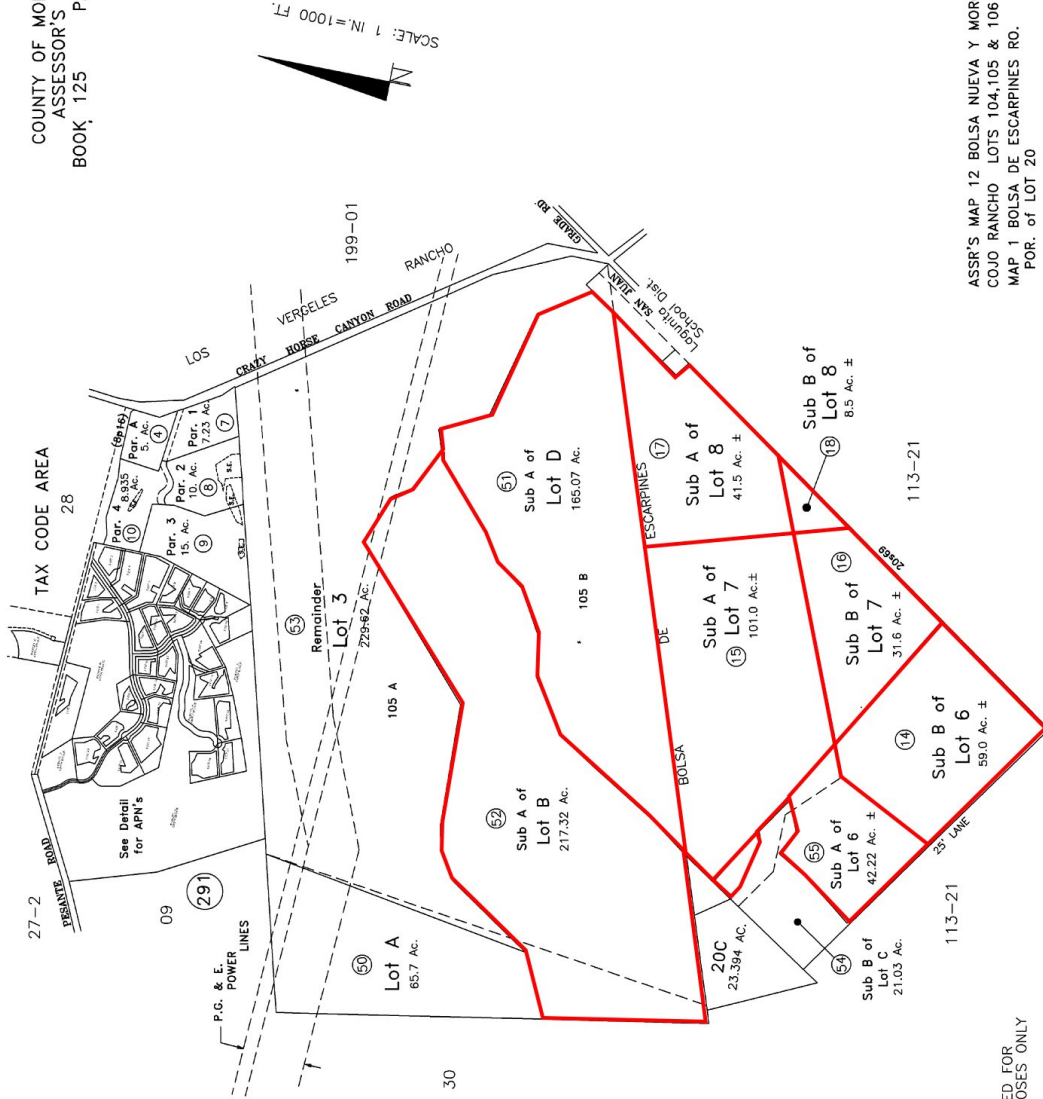




The information contained in this brochure is from reliable sources and is believed to be correct, but is NOT guaranteed.

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COUNTY OF MONTEREY
ASSESSOR'S MAP
BOOK 125 PAGE 29

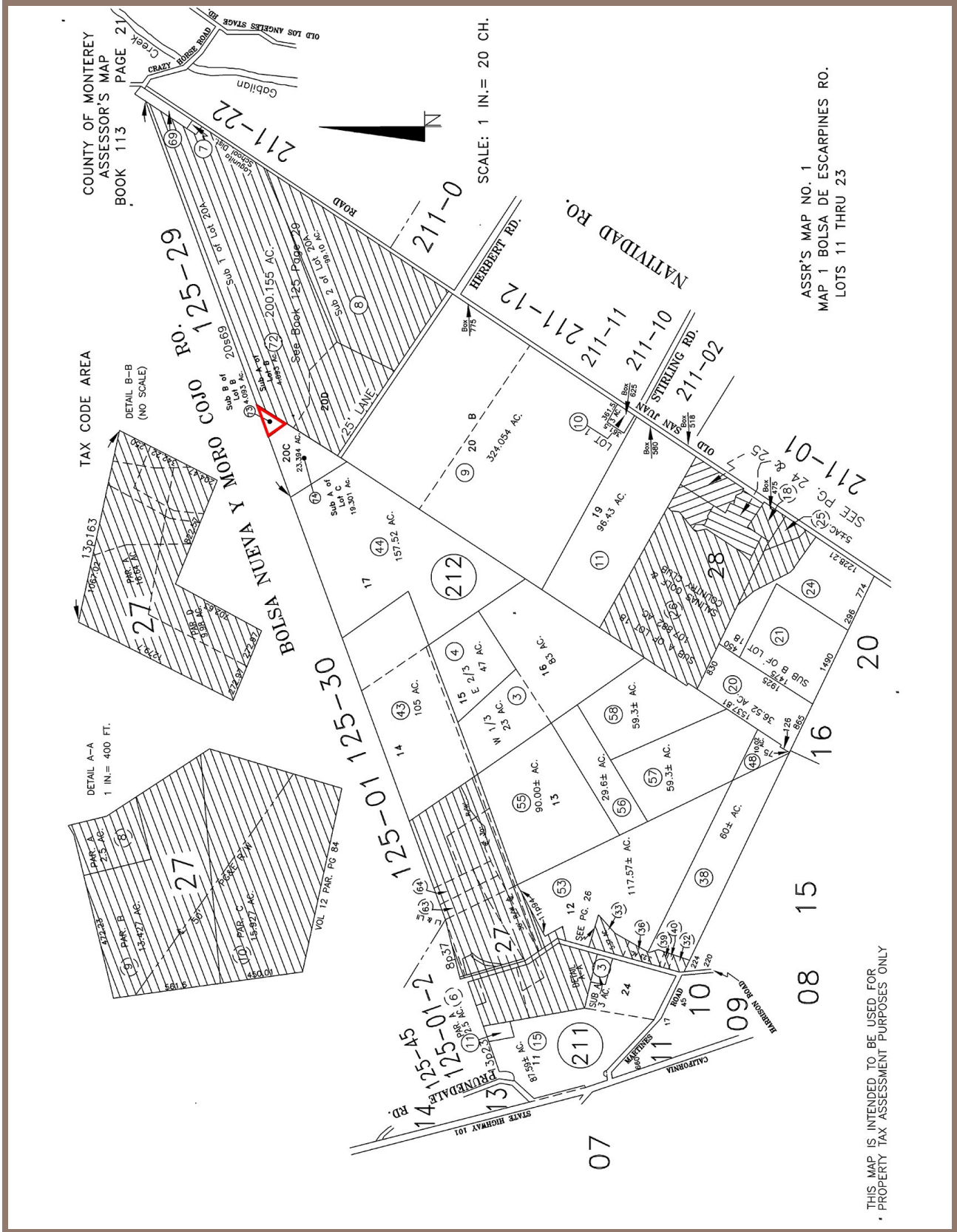


Cathrein Acres

- Lot 1 = 125-291-019 : 2.483 ac.
- Lot 2 = 125-291-020 : 1.579 ac.
- Lot 3 = 125-291-021 : 2.125 ac.
- Lot 4 = 125-291-022 : 3.046 ac.
- Lot 5 = 125-291-023 : 3.076 ac.
- Lot 6 = 125-291-024 : 1.701 ac.
- Lot 7 = 125-291-025 : 1.440 ac.
- Lot 8 = 125-291-026 : 1.251 ac.
- Lot 9 = 125-291-027 : 1.234 ac.
- Lot 10 = 125-291-028 : 2.493 ac.
- Lot 11 = 125-291-029 : 1.948 ac.
- Lot 12 = 125-291-030 : 1.865 ac.
- Lot 13 = 125-291-031 : 1.950 ac.
- Lot 14 = 125-291-032 : 3.049 ac.
- Lot 15 = 125-291-033 : 2.250 ac.
- Lot 16 = 125-291-034 : 1.314 ac.
- Lot 17 = 125-291-035 : 1.642 ac.
- Lot 18 = 125-291-036 : 1.869 ac.
- Lot 19 = 125-291-037 : 1.715 ac.
- Lot 20 = 125-291-038 : 1.922 ac.
- Lot 21 = 125-291-039 : 2.310 ac.
- Lot 22 = 125-291-040 : 3.188 ac.
- Lot 23 = 125-291-041 : 3.743 ac.
- Lot 24 = 125-291-042 : 2.617 ac.
- Lot 25 = 125-291-043 : 5.173 ac.
- Lot 26 = 125-291-044 : 2.099 ac.
- Lot 27 = 125-291-045 : 2.087 ac.
- Lot 28 = 125-291-046 : 2.381 ac.
- Par. A = 125-291-047 : 63.543 ac.
- Par. B = 125-291-048 : 12.652 ac.
- Par. C = 125-291-049 : 2.961 ac.

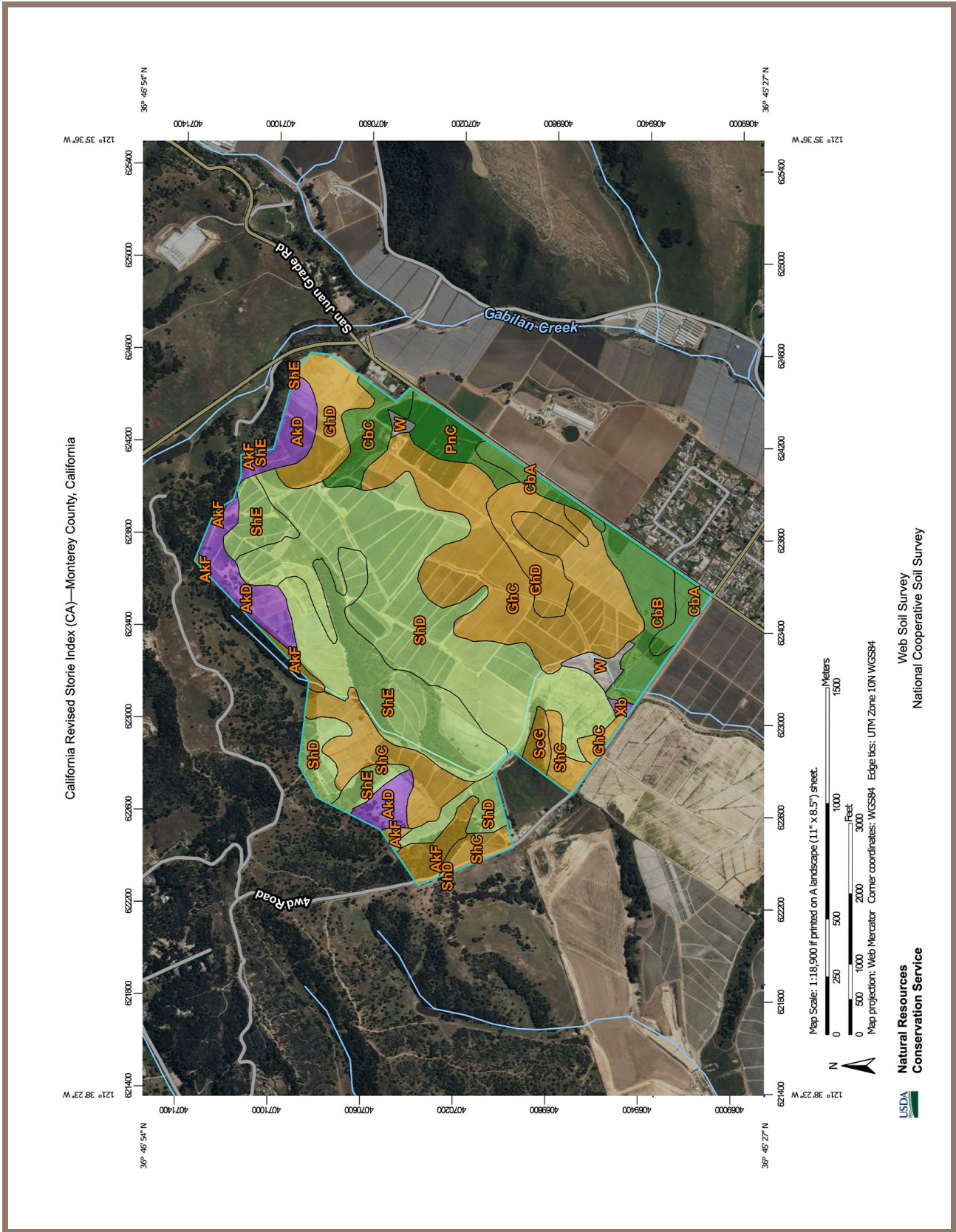
THIS MAP IS INTENDED TO BE USED FOR
PROPERTY TAX ASSESSMENT PURPOSES ONLY

ASSR'S MAP 12 BOLSA NUEVA Y MORO
COJO RANCHO LOTS 104,105 & 106
MAP 1 BOLSA DE ESCARPINES RO.
POR. of LOT 20



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California Revised Storie Index (CA)—Monterey County, California

California Revised Storie Index (CA)

Map unit symbol	Map unit name	Rating	Component name (percent)	Acres in AOI	Percent of AOI
AkD	Arnold loamy sand, 9 to 20 percent slopes, MLRA 15	Grade 3 - Fair	Arnold (87%)	46.6	6.8%
AkF	Arnold loamy sand, 15 to 50 percent slopes, MLRA 15	Grade 4 - Poor	Arnold (85%)	16.9	2.5%
CbA	Chualar loam, 0 to 2 percent slopes	Grade 1 - Excellent	Chualar (85%)	17.8	2.6%
CbB	Chualar loam, 2 to 5 percent slopes	Grade 1 - Excellent	Chualar (85%)	29.5	4.3%
CbC	Chualar loam, 5 to 9 percent slopes	Grade 1 - Excellent	Chualar (85%)	18.4	2.7%
GhC	Gloria sandy loam, 2 to 9 percent slopes	Grade 4 - Poor	Gloria (85%)	123.4	18.1%
GhD	Gloria sandy loam, 9 to 15 percent slopes	Grade 4 - Poor	Gloria (85%)	51.6	7.6%
PnC	Placentia sandy loam, 2 to 9 percent slopes, MLRA 14	Grade 1 - Excellent	Placentia (84%)	16.8	2.5%
ScG	San Andreas fine sandy loam, 30 to 75 percent slopes	Grade 4 - Poor	San Andreas (60%)	5.7	0.8%
ShC	Santa Ynez fine sandy loam, 2 to 9 percent slopes	Grade 4 - Poor	Santa Ynez (45%)	49.2	7.2%
ShD	Santa Ynez fine sandy loam, 9 to 15 percent slopes	Grade 2 - Good	Santa Ynez (60%)	196.6	28.8%
ShE	Santa Ynez fine sandy loam, 15 to 30 percent slopes	Grade 2 - Good	Santa Ynez (40%)	101.7	14.9%
W	Water	Not Rated	Water (100%)	7.9	1.2%
Xb	Xerorthents, sandy	Grade 3 - Fair	Xerorthents, sandy (85%)	1.3	0.2%
Totals for Area of Interest				683.3	100.0%



