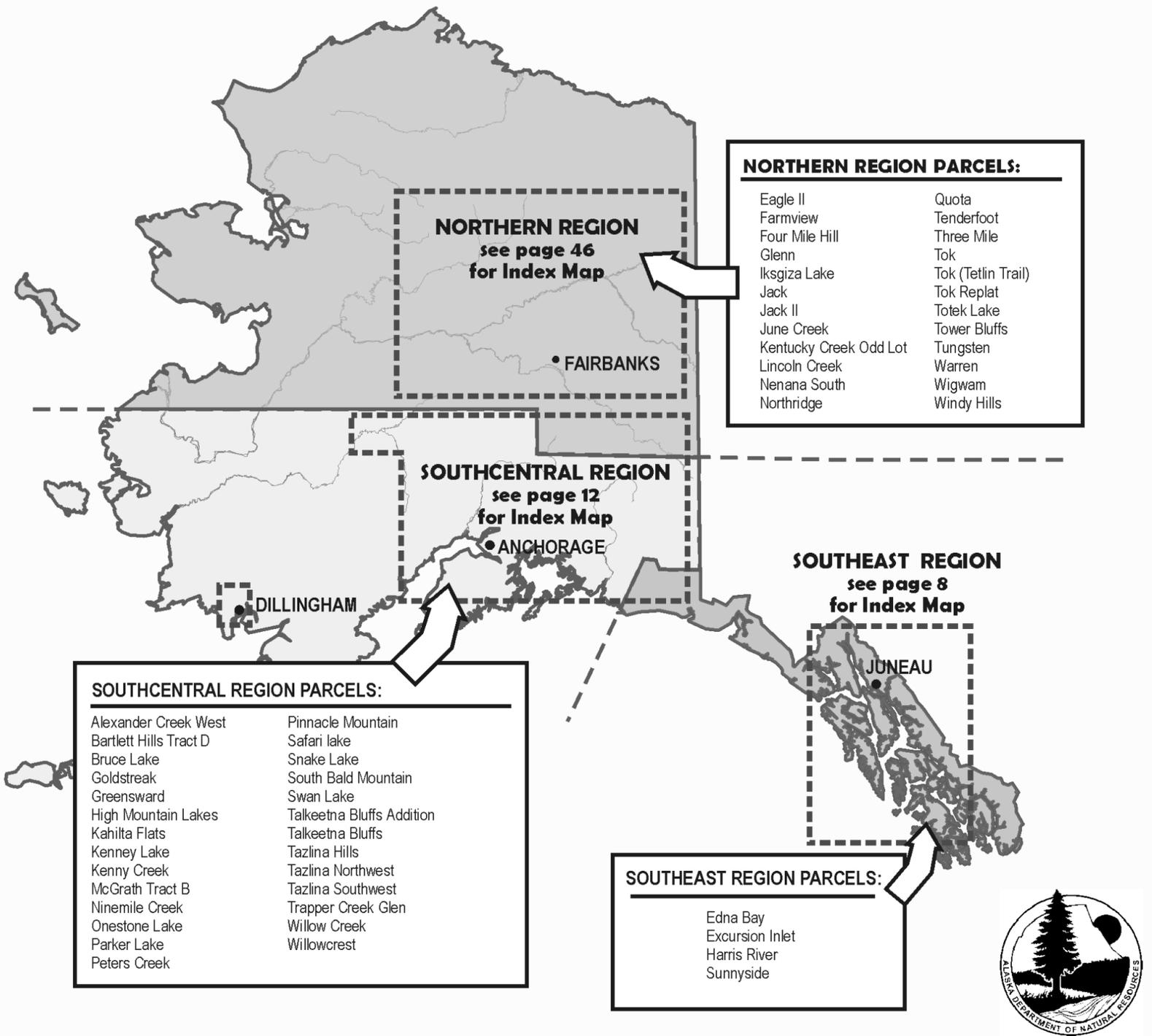


# FALL 2001 ALASKA STATE LAND OFFERING AUCTION #422



## FALL 2001 AUCTION #422 SCHEDULE

<b>October 1 - November 15, 2001</b>	Bids will be accepted within this period. All bids must be received by DNR at one of the offices listed on page 2 no later than <b>5:00 p.m., Thursday, November 15, 2001</b> . Bids received after the designated date and time will not be considered.
<b>November 27, 2001</b>	Bids will be opened at <b>9:00 a.m., Tuesday, November 27, 2001</b> , in the 6th Floor Conference Room, Atwood Building, 550 W. 7th Avenue, Suite 602, Anchorage, Alaska. Bidders do not need to be present at the auction.
<b>November 28, 2001</b>	Unsuccessful bidders may pick up their deposits until 4:00 p.m., Wednesday, November 28, 2001 at the Financial Services Section, 550 West 7th Avenue, Suite 1410, Anchorage, Alaska. Deposits not picked up will be returned in self-addressed stamped envelopes immediately after 4:00 p.m. Apparent high bidders will be posted at ( <a href="http://www.dnr.state.ak.us/land/disposals.htm">http://www.dnr.state.ak.us/land/disposals.htm</a> ).
<b>December 31, 2001</b>	Award Notification letters will be mailed to successful bidders.
<b>February 12, 2002</b>	Initial opening for the Over-the-Counter (OTC) Sale begins at 9:00 a.m. To participate in the initial OTC opening, applications must be received by 5:00 p.m. on February 11, 2002. OTC applications received after that date and time will be handled on a first-come, first-served basis for all OTC parcels that remain available after the conclusion of the initial OTC opening.

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### PLEASE NOTE:

This brochure is free, however, to have a copy mailed to you, postage and handling costs of \$4.00 apply. Please submit your request through one of the DNR Information Offices.

# General Information

## Introduction

This brochure describes the lands being offered by the Department of Natural Resources (DNR) in the Fall 2001 Alaska State Land Offering - Auction #422 and explains how to bid for a parcel. The Fall 2001 Alaska State Land Offering is a public sealed-bid auction sale of 1,600 parcels of land.

The narrative portion of this brochure is arranged to first present general information about this land offering, followed by conditions for purchase, and the specific requirements and procedures for participating in the Sealed-Bid Auction and Over-the-Counter Sale. The brochure lists and describes the auction parcels in each of the three DNR regions (Southeast, South-central, and Northern). Application forms are provided at the end of this brochure. Additional copies of this brochure and application materials may be obtained at the following DNR Public Information Offices located in Juneau, Anchorage, and Fairbanks. Copies may also be downloaded from our web site (<http://www.dnr.state.ak.us/land/disposals.htm>).

## DNR Contact Offices



Each DNR Information Office also has display maps, appraisal reports, land use plans, and other information pertinent to the lands offered in this brochure.

### SOUTHCENTRAL REGION

DNR Public Information Center  
550 West 7th Ave., Suite 1260  
Anchorage, AK 99501-3557

Tel: (907) 269-8400, fax: (907) 269-8901,  
TDD: (907) 269-8411

Recorded land sales information (907) 269-8400  
Office hours: Monday through Friday, 10:00 a.m.-5:00 p.m.

### NORTHERN REGION

DNR Public Information Center  
3700 Airport Way  
Fairbanks, AK 99709-4699

Tel: (907) 451-2705, fax: (907) 451-2706,  
TDD: (907) 451-2770

Office hours: Monday through Friday, 9:00 a.m.-5:00 p.m.

### SOUTHEAST REGION

Division of Mining, Land & Water  
Information Office  
400 Willoughby Avenue, 4th Floor  
Juneau, AK 99801

Tel: (907)465-3400, fax: (907)586-2954,  
TDD: (907)465-3888

Office hours: Monday through Friday, 8:00 a.m.-5:00 p.m.

The Fall 2001 Alaska State Land Offering brochure and auction sale results will be available on our Internet web site

(<http://www.dnr.state.ak.us/land/disposals.htm>).

## Locating Topographic Maps

Topographic maps may be purchased from the United States Geological Survey (USGS), Earth Science Information Center, 4230 University Drive, Room 101, Anchorage, AK 99508, (907) 786-7011, or Map Office, Geophysical Institute, University of Alaska, Fairbanks, 930 Koyukuk Drive, PO Box 757320, Fairbanks, AK 99757-7320, (907) 474-6960, fax (907) 474-2645, or other commercial sources.



## Bidder Qualifications

**It is the applicant's responsibility to prove that he or she is eligible to participate in the program.**

Regulation changes [11 AAC 67.005](#) and [11 AAC 67.008](#) adopted in February, 2001 have affected bidder/applicant qualifications. Please read this section thoroughly before you consider submitting a bid.

Corporations, businesses, and non-Alaska residents are **NOT** eligible to bid for parcels at the Sealed-Bid Auction but are eligible to participate in the Over-the-Counter Sale, beginning February 12, 2002.

Each bidder must be a resident of the State of Alaska and must certify their participation eligibility by signing a certification statement that he/she:

1. Has been a resident of Alaska for the past 12 months as of the date of sale;
2. Is 18 years of age or older at the date of sale;
3. Has not held a purchase contract or lease issued by the department that has been administratively foreclosed or terminated for cause within the past three years;
4. Is not currently in default for nonpayment on a purchase contract or lease issued by the department; and
5. Is not currently in default for nonpayment of municipal taxes or assessments on property currently under either a DNR lease or purchase contract.

## Multiple Bidders on One Form

Two or more individuals may jointly submit a single bid. However, to do so, all those bidding must be eligible to bid. Successful bidders' names will carry forward to the contract or patent if the purchase price is paid in full. No names will be added or removed before the contract is executed.

## Residency Requirement

To be eligible to bid in the Sealed-Bid Auction, a prospective bidder must be an Alaska resident for at least one year immediately preceding the date of the auction (AS 38.05.055).



You are not allowed to claim Alaska residency during any period that you claim residency in another state, were registered to vote in another state, or claimed another state as your residence for purposes such as taxes, school tuition, or benefits.

If you are in the armed forces or were in the armed forces during the one-year residency period, you must have either been an Alaska resident prior to enlisting, or have taken some affirmative action to make Alaska your residence, such as filing a DD 2058 (State of Legal Residence Certificate) or its equivalent, registering to vote, and paying local personal property taxes. If you collect overseas pay or claim some other state as your residence for purposes such as taxes, school tuition, or benefits, you are not an Alaska resident.

## Proof of Residency

Prospective bidders will be required to verify their Alaska residency (11 AAC 67.010). Proof of residency may be any proof acceptable to the Director, including:

- 1) Voter registration and voting records;
- 2) Hunting, fishing, driver's, or other licenses;
- 3) School records;

- 4) Rent receipts, or proof of home ownership, or a home purchase contract;
- 5) Motor vehicle registration;
- 6) Tax records;
- 7) Employment, unemployment, or military records;
- 8) Court or other government agency records;
- 9) Birth or other vital statistic records;
- 10) Affidavits of persons acquainted with but not related to the applicant; such affidavits may be used as corroborative evidence, but unless otherwise specified, will not be accepted as the sole proof of residency; or
- 11) Other proof of residency acceptable to the Director.

## False Information

A land program participant who gives false information on forms or other required documents may be prosecuted to the full extent of the law. In addition to any other penalties prescribed by law, the participant forfeits all monies paid and may lose all right, title, and interest in the land if a purchase contract has been issued.

## Site Inspection



**CHECK IT OUT!**

The Department of Natural Resources strongly urges anyone wishing to purchase a parcel to **first review all information and then personally inspect the land** before submitting a bid. **The land chosen by a bidder/applicant is taken "as is" with no guarantees, expressed or implied, as to its suitability for any intended use.**

The land disposal described in this brochure is only one of the land uses that may occur in any given area. A variety of other authorized uses, such as mining or timber sales, can and do occur on municipal, state, or federal lands near the offered parcels. Such uses not only affect abutting land, but also land near roads that are intended to access those uses. Large truck and heavy equipment traffic may occur, and in some cases, small roads or trails are developed, improved, and maintained to accommodate such traffic. It is strongly recommended that applicants take this into consideration when applying for the purchase of state land.

Full-scale copies of the recorded survey plats are available at the DNR Public Information Offices for \$2.00 per sheet or at the appropriate District Recorder's Office for \$3.00 per sheet. State status plats and survey plats are also available on the DNR Land Records web site (<http://www.dnr.state.ak.us/landrecords>).

## Use of Adjacent State Land

Uses of state land, other than those uses "generally allowed" as stated on the DNR Fact Sheet "Generally Allowed Uses on State Land" (available at our Public Information Offices or at ([http://www.dnr.state.ak.us/land/gen\\_use.htm](http://www.dnr.state.ak.us/land/gen_use.htm)),

may require a land use authorization from the Department of Natural Resources.

## Right to Adjourn/Postpone/Cancel

The Department of Natural Resources reserves the right to adjourn, postpone, or cancel land offerings, in whole or in part, at any time prior to or during the offering, including Over-the-Counter Sales, if necessary, to protect the interests of the state. One or more parcels may be withdrawn at any time prior to or during the auction and prior to or during the Over-the-Counter offering.

## Brochure Amendments

At times, modifications in the terms of a land offering become necessary after the publication of the brochure. Changes are announced and published in supplemental information sheets as soon as possible. You may obtain a copy of new or existing supplemental information sheets from the DNR Public Information Offices or from the DNR web site

(<http://www.dnr.state.ak.us/land/disposals.htm>).

It is the bidder's responsibility to keep informed of any changes or corrections. **A prospective bidder should inquire whether there are any supplemental information sheets before submitting a bid.**

## Filing Policy for State Employees

State employees, employees of state-funded agencies (such as the University of Alaska), or employees of a contractor employed by the state or a state-funded agency, who gained knowledge of a land offering area at state expense or were in a position to obtain inside information about the offering process, may not file a sealed bid during the last 15 days of the bidding period and may not acquire land within the first 30 days that it is offered over-the-counter (11 AAC 67.005(c)).

## Submitting Sealed Bids

The three DNR Public Information Offices previously listed and the Department of Natural Resources Financial Services Section are the only offices that will accept completed bid packets to participate in the Fall 2001 Alaska State Land Offering. Faxed submissions will **not** be accepted. **If you are mailing your bid, send it directly to the following address:**

Alaska State Land Auction #422  
Department of Natural Resources  
Financial Services Section  
550 West 7th Avenue, Suite 1410  
Anchorage, AK 99501-3561  
Tel: (907) 269-8500

Office hours: Monday through Friday, 8:00 a.m.- 4:30 p.m.

## Withdrawing Bids Prohibited

Once a bid has been submitted it cannot be removed from the pool. If you feel your bid was submitted with an error, you must submit a new bid to be eligible for the parcel.

## Buying Multiple Parcels

11 AAC 67.005(b) has been repealed. This regulation previously restricted buyers from purchasing more than one parcel from each department land offering. For administrative purposes, the Sealed-Bid Auction will still be limited to one parcel per person, however, additional parcels from this offering may be purchased during the Over-the-Counter Sale. Bidders may submit multiple sealed bids, each in a separate envelope, however only the first eligible high bid will be awarded.

## Appeals

Aggrieved bidders may appeal the determination of a high bid for a Sealed-Bid Auction parcel by writing to the Commissioner of the Department of Natural Resources. The Commissioner must receive appeals within five days after the auction is conducted. Send appeals to:

Commissioner Pat Pourchot  
Department of Natural Resources  
550 W. 7th Ave., Suite 1400  
Anchorage, AK 99501-3561  
or by fax to 1-907-269-8918

The Fall 2001 Alaska State Land Offering brochure and auction sale results will be available on the DNR web site

(<http://www.dnr.state.ak.us/land/disposals.htm>).

# Conditions of Purchase

## Tentatively Approved Lands

Lands for which the state has not received final patent from the federal government are designated as tentatively approved. In the Fall 2001 Alaska State Land Offering, the following disposal areas are all, or in part, on tentatively approved land: Snake Lake, June Creek, Kentucky Creek Odd Lot, and Quota subdivision.

Title for parcels on tentatively approved land will be conditioned on the State of Alaska receiving patent from the federal government. If for any reason the state does not receive patent to this tentatively approved land, a sale will be canceled, and the money paid to purchase the land will be refunded. The state has no further liability to the purchaser for the termination of the contract. (11 AAC 67.015)

Ordinarily, there is little risk of loss of title associated with tentatively approved land. However, there may be some problems. For example, if you resell your parcel before the state receives patent, a title insurance company might not provide title insurance unless the contingency is "excepted" from coverage.

## Access

The location of legal access to a subdivision may be obtained from the DNR Public Information Office nearest the subdivision. It is the responsibility of all purchasers to properly locate themselves on legal rights-of-way or section-line easements when crossing both public and private lands.



## Subdivisions:

**The state has no legal obligation to build roads (physical access) to and/or through a subdivision.** Legal access exists to all subdivisions, however they are not necessarily developed. For instance, access may be via a section-line easement (unless the section-line easement has been vacated) or platted right-of-way. Physical access may be via roads, trails and/or water bodies.

Rights-of-way shown on subdivision plats designate areas reserved for road construction and access, **but do not necessarily indicate the existence of a constructed road.** In most cases, the more remote subdivisions will not have the platted access roads constructed. If the parcel is within borough boundaries, there may be tax maps available through the borough showing existing roads.

It is the responsibility of all purchasers to properly locate themselves when crossing both public and private land to ensure they are on legal right-of-way or section-line easements. Purchasers are strongly urged to apply for a Right-of-Way Permit or obtain an Access Easement to document existing or newly established routes used to access their parcels. Improvements to existing rights-of-way may require a special permit depending on the activity and the type of right-of-way. Please contact your local DNR land office or borough offices for additional information.

**Please note:** Alaska Railroad Corporation's 200-foot right-of-way, bridges, and trestles may **NOT** be used as legal access. Use of the railroad right-of-way is considered trespass and will be prosecuted (AS 11.46.330). The Alaska Railroad Corporation issues permits to cross the railroad. Contact the nearest railroad agent for more information.

## Remote Parcels

Access across unreserved state land **without a permit** may be by foot, snow machine, or similar means **provided road construction is not undertaken.** For state land, limited trail construction may be allowed without a permit under certain conditions. Check with your local DNR Public Information Office for further information regarding "Generally Allowed Uses on State Land".

The use of off-road vehicles (ORV) is allowed on or off an established right-of-way, if use off the right-of-way does not kill or break through the plant cover and expose the soil to erosion. Off-road vehicle users are required to use existing trails where possible. Where no trails exist, ORV users should use the legal access to minimize the number of trails across public lands. Moving heavy equipment, such as a bulldozer, is not authorized on state land without a permit. A permit can be obtained from the nearest DNR Public Information Office.

Crossing anadromous streams requires a permit from the Alaska Department of Fish and Game. Contact the local Fish and Game office for further information.

**Revised Statute 2477** is a federal law granting states and territories unrestricted rights-of-way over federal lands that had no existing reservations or private entries. Historic RS 2477 trails and/or roads may or may not exist on state land, and the transfer of state land into private ownership does not extinguish pre-existing rights. Some rights-of-way could potentially be improved for access to valuable state resources, communities, and land. Others will be used as they have in the past. Some may not be used at all, or may be developed only as foot trails. If in doubt whether there is an RS 2477 right-of-way across the property, consult with the landowner or land manager and check public land records. More information regarding RS 2477 rights-of-way is available at the local DNR Public Information Office and on-line (<http://www.dnr.state.ak.us/land/f2477.htm>).

## Existing Easements & Reservations

All parcels offered in this disposal are subject to platted and valid existing easements and reservations including rights-of-way, setbacks, roads, and trails. These easements and reservations may be shown graphically on the plat or may be listed in the Notes section of the plat. Additional reservations, generally established after the survey or subdivision plat was created, are also listed in the reservations section for each subdivision narrative in this brochure. It is the responsibility of the bidder/applicant to thoroughly review both the recorded survey or subdivision plat and the additional reservations represented in this brochure for a complete picture of the restrictions that may affect each individual lot.

All state-owned lands bordering section lines have a reserved public access easement 50 feet in width along each side of the section line, unless the easement has been vacated or officially erased. (In many state subdivision plats, if a section line passes through the subdivision but is not shown as a road, this means that the section-line easement has been vacated). If the section line is unsurveyed, a survey will be required before access construction is allowed on the easement. If the section-line easement has been vacated, no public access is allowed.

- Public access easements along public or navigable water bodies are reserved for public use of the water body.
- Purchasers may not obstruct a public access easement or make it unusable by the public.

Subdivision plats and land surveys may be viewed on-line at

(<http://www.dnr.state.ak.us/landrecords>)

or by visiting the nearest DNR Public Information Office (Juneau, Anchorage, Fairbanks).



## Driveways and Approach Roads

Driveways and/or approach roads off of established Department of Transportation & Public Facilities (DOT) maintained roads may need to be constructed in order to provide access to individual parcels. **Prior to any driveway or approach road construction utilizing a state right-of-way, the Right-of-Way Section of the appropriate regional office of the State of Alaska Department of Transportation and Public Facilities must be consulted, and a permit may be required.**

## Archaeological Sites

The Alaska Historic Preservation Act (AS 41.35.200) prohibits the appropriation, excavation, removal, injury, or destruction of any state-owned historic, prehistoric (paleontological), or archaeological site without a permit from the Commissioner. Should any sites be discovered during field operations, activities that may damage the site will cease. The Office of History and Archaeology in the Division of Parks & Outdoor Recreation (907-269-8721) and the appropriate Coastal District Office shall be notified immediately.

## Mineral Estate

The state retains ownership of all oil, gas, coal, ore, minerals, fissionable materials, geothermal resources, and fossils that may be in or upon the land that it sells (AS 38.05.125). The state reserves the right to enter onto the land to explore for and develop these mineral resources. The state may lease them to mineral developers or allow mining locations to be staked. However, Alaska law also provides that the surface owner will be compensated for damages resulting from mineral exploration and development (AS 38.05.130).

## Timber and Other Building Materials on Site

**Before receiving title to state land, purchasers are not permitted to sell or remove from the parcel any surface resource such as stone, gravel, sand, peat, topsoil, timber, or any other material valuable for commercial or off-site purposes. Such materials may be used only on the parcel.**

The Department of Natural Resources, Division of Forestry issues personal use permits for the purchase of fuel wood you wish to obtain from state land. Personal use contracts are also issued for the purchase of house logs and saw logs. Contact the Area Forester well in advance of need.

## Wetlands

Some state land offerings contain wetlands. The purchaser may need a permit from the District Engineer of the U.S.

Army Corps of Engineers before putting any dredged or fill material in wetlands (for example, to build a road, or any other land clearing activity involving land leveling). Dredging wetlands or adding fill without a valid permit may result in civil fines or criminal charges. For further information or wetlands delineation, contact the U.S. Army Corps of Engineers.



## Homeowners Associations

If a subdivision has an incorporated Homeowners Association, subsequent owners of parcels automatically become members. The by-laws of a Homeowners Association generally allow it to assess lots within the subdivision for the costs of capital improvements and maintenance. To find out if a subdivision has an active, incorporated Homeowners' Association, contact the Department of Community and Economic Development, Division of Banking, Securities, and Corporations (907) 465-2530, or via the Internet (<http://www.dced.state.ak.us/bsc/bsc/CorpStart.cfm>)

using the corporation search feature and the name of the Homeowners Association.



## Improvements



It is the responsibility of the purchaser to properly locate his/her own parcel(s) and to contain any improvements within the parcel(s) (11 AAC 67.020). No improvements (other than access improvements) may be placed or constructed within any easements (including section-line easements) or rights-of-way of record. There may be additional requirements, building setbacks, etc. It is the purchaser's responsibility to obtain all necessary authorizations from federal, state, or local agencies prior to placing or constructing any improvements.

## Previously Authorized Improvements/Hazards

Many of the parcels in this offering were previously offered under a Homestead, Homesite, Remote Parcel Lease, or Open-to-Entry Lease, and some development may have already occurred. Some parcels may have abandoned improvements on the land. The minimum bid price of the parcel includes the value of any improvements. DNR has not necessarily inspected these parcels to determine if garbage or hazardous waste is present. **The purchaser is responsible for disposal of any existing garbage or wastes. Potential purchasers should inspect parcels prior to bidding/purchasing.**

## AS 38.05.090 Sale Requirements

Occasionally parcels are offered under special terms because they contain improvements appraised at more than \$10,000.00 left by the previous owner. In this situation, DNR is obligated to reimburse the previous owner for the value of the improvements; less all expenses incurred preparing the sale. **Applicants bidding on such parcels must be prepared to pay the state, in full, the stated cost for these improvements before a purchase contract for the land can be issued.** Payment must be in the form of a cashier's check, certified check, or money order made out to the Department of Natural Resources. Subdivision narratives will contain specific information if this provision applies.

## Taxes

Once under purchase contract or patented, property offered in this disposal is subject to taxes and assessments levied by local taxing authorities. Failure to pay property taxes on parcels purchased and under contract with the state is a violation of the purchase contract and may result in contract termination.

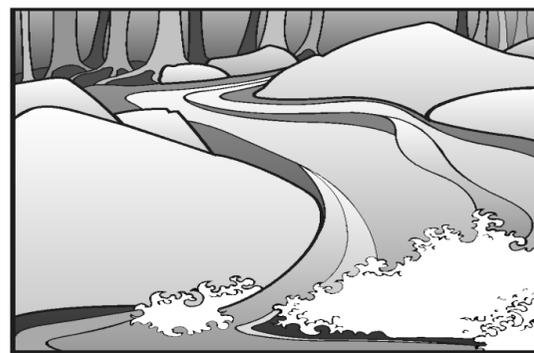
## Restrictions on Subdividing

The successful applicant may not subdivide or replat the land prior to receiving title. After title is conveyed, subdividing of any parcel must comply with state or local platting requirements.

## Sewer and Water

No individual water supply system or sewage disposal system shall be permitted on any lot unless such system is located, constructed, and equipped in accordance with the requirements of the Alaska Department of Environmental Conservation (ADEC). Approval of such systems shall be obtained from ADEC.

Many of the subdivisions included in this land offering have some restrictions on the types of sewage disposal systems allowed. For more information on a particular subdivision or lot, please refer to the subdivision survey plat and contact the appropriate regional office of ADEC.



## Water Rights and Usage

To obtain water rights, the purchaser must apply for a permit from the Division of Mining, Land & Water. Applications for water rights are available at DNR Public Information Offices and on the DNR web site ([http://www.dnr.state.ak.us/mine\\_wat/water/wrfact.htm](http://www.dnr.state.ak.us/mine_wat/water/wrfact.htm)).

## Fire Protection

Some state lands are in areas without fire protection or with only limited fire protection. The state assumes no duty to fight fires in these areas.



Wildfires should be considered a serious potential hazard even in areas designated for fire protection. For information regarding wildfire mitigation and Burning Permits, contact the local Division of Forestry office. A list of their locations, addresses, and telephone numbers can be obtained from one of the three Department of Natural Resources Public Information Offices as well as the DNR web site at: (<http://www.dnr.state.ak.us/forestry/fire.htm>).

## Future Offerings

The state reserves the right to offer additional lots adjacent to or near previously sold lots, thereby potentially increasing the population density in that area.

## Fish and Game Requirements

A permit is required from the Alaska Department of Fish and Game (ADF&G) before any obstruction, including a water intake device, is constructed or installed on an anadromous fish stream.

ADF&G regulations allow taking game in defense of life or property only when all other practical means to protect life and property have been exhausted and the necessity for taking the animal is not brought about by harassment or provocation of the animal, by unreasonable invasion of the animal's habitat, or by the improper disposal of garbage or a similar attractive nuisance.

## Eagle Nesting Sites

Federal law prohibits any disturbance of bald eagles or their nests. The U.S. Fish and Wildlife Service (USFWS) enforces this law. USFWS recommends no construction or disturbance within 330 feet of any eagle nest in March or April, or within 330 feet of any active eagle nest between May and August. Consult with USFWS on the siting of structures and roads or cutting mature trees within 330 feet of a nest tree. Nest trees should not be disturbed at all.



## Veteran's Preference Auction

**No parcels in the Fall 2001 Alaska State Land Offering meet the requirements for Veterans' Preference.**

## Sealed-bid Auction

The Fall 2001 Alaska State Land parcels being offered at a public Sealed-Bid Auction are located in 55 subdivisions throughout the state. These parcels are listed and described in the map section of this brochure.

**All bids must be received by one of the designated DNR Public Information Offices no later than 5:00 p.m., Thursday, November 15, 2001.** Bids received after the designated date and time will not be considered. All bids will be opened beginning at 9:00 a.m., Tuesday, November 27, 2001, in the 6th Floor Conference Room, Atwood Building, 550 W. 7th Avenue, Suite 602, Anchorage, Alaska. A parcel will be awarded to the eligible bidder who submits the highest bid for that parcel. The minimum bid for each parcel will be the current appraised fair market value as indicated in this brochure. Each bid must include a cashier's check, certified check, or money order for at least five percent (5%) of the bid amount. **Personal or two-party checks will not be accepted.**

You may bid on multiple parcels, but only one parcel per person will be awarded during the Sealed-Bid Auction. We will accept bids for the minimum bid price listed in this brochure although there is no assurance a minimum bid will be the high bid. As previously stated, there is no limit on the number of parcels that can be purchased during the subsequent Over-the-Counter Offering. Successful bidders may participate in the Over-the-Counter Sale.

**The land chosen by a bidder is taken "as is" with no guarantees, expressed or implied, as to its suitability for any intended use.**

### Auction Procedures

1. Sealed-bids will be kept confidential and stored in a safe until the auction.
2. The auction will begin at **9:00 a.m., Tuesday, November 27, 2001**, in the 6th Floor Conference Room, Atwood Building, 550 West 7th Avenue, Suite 602, Anchorage, Alaska. **Attendance at the auction is not required and will not impact the auction outcome.**
3. Bids will be opened in an order determined by the number of bids received. The parcel having the most bids will be opened first. Where an equal number of bids are received for more than one parcel, bids for the parcel with the lowest parcel number will be opened first.
4. The eligible bidder who submitted a properly completed bid form having the highest bid amount will be named the apparent high bidder. Acceptable bids must be for at least the minimum bid listed for each parcel in this brochure.
5. Bidders will be awarded their **first** successful bid and will not be eligible to acquire another auction parcel for the remainder of the Sealed-Bid Auction. Additional parcels may be purchased through the Over-the-Counter Offering only.
6. If there are two or more identical high bids for a parcel, the apparent high bidder will be determined by the earliest DNR date-received stamp on the sealed-bid envelope (not the postmark). If the date stamps are also identical, then the name of the apparent high bidder will be determined by a drawing.

7. Following the auction, a list of apparent high bidders will be posted at the DNR Public Information Offices and on the DNR web site (<http://www.dnr.state.ak.us/land/disposals.htm>). Apparent high bidders will be sent an "Award Notification" letter by certified mail. The letter will give apparent high bidders 30 days to submit the following requirements:
  - a) Completed Declaration of Intent Form;
  - b) A non-refundable \$100.00 document handling fee (11 AAC 05.010 (7)(F));
  - c) If applying for a Veterans' Land Discount, a Veterans Eligibility Affidavit along with a copy of the applicant's Form DD 214, Report of Separation from Active Duty, or the equivalent, showing the character of the discharge and length of active duty;
  - d) Proof of Alaskan residency; and
  - e) Any other documents requested in the Award Notification letter.
8. If an apparent high bidder fails to comply with the requirements stated in the "Award Notification" letter by the deadline, **the bidder forfeits the bid deposit and all rights to the parcel.** The second highest eligible bidder will then be given the opportunity to purchase the parcel. This does not prevent the first apparent high bidder from purchasing another parcel in the subsequent Over-the-Counter Offering, beginning at 9:00 a.m., February 12, 2002.
9. Parcels not awarded at this auction will be placed in the Over-the-Counter Offering and offered for sale at the minimum bid, which is the appraised fair market value as indicated in this brochure.

## Over-the-Counter Offering

Auction parcels not sold during the Fall 2001 Alaska State Land Auction #422 sealed-bid opening will be offered Over-the-Counter (OTC) beginning February 12, 2002.

On Tuesday, February 12, 2002, the three regional DNR Public Information Offices will open at 8:30 a.m. At 9:00 a.m. the OTC Sale will begin at the Anchorage office. The DNR Public Information Offices in Juneau and Fairbanks will participate in the initial OTC opening via conference call.

Members of the public who attend and observe the drawing will not be allowed to change or retract any bids.

During the initial February 12, 2002 OTC opening, a lottery to determine the winning applicant will be held for any parcel where multiple applications have been received. The five percent down payment and application fee will be returned to any applicant who is not successfully awarded a parcel. The five percent deposit and application fee is, however, forfeited to DNR if an applicant is selected and subsequently decides not to go forward with the purchase.

Applicants do not need to be present to win. Following the initial opening, a list of successful applicants will be available at the Public Information Offices or on-line at

(<http://www.dnr.state.ak.us/land/disposals.htm>)

and all remaining parcels become immediately available.



### OTC Application Requirements

- In order to qualify for inclusion in the initial OTC opening, completed application packages must be received by 5:00 p.m. Monday, February 11, 2002.
- Applications may be dropped off in person at one of the three DNR Public Information Offices identified on page 2 of this brochure or mailed directly to:  
State of Alaska  
Financial Services Section  
550 West 7th Avenue, Suite 1410  
Anchorage, AK 99501-3561
- The outside of the envelope should clearly identify which Over-the-Counter offering the application applies (1999 OTC, 2000 OTC, Summer 2001 OTC, Fall 2001 OTC, etc.). Failure to properly mark the outside of your mailing envelope may result in improper handling of your application.
- All OTC purchase applications, whether submitted in person or by mail, must include:

1. A completed Over-the-Counter Application form. If purchasing multiple parcels, complete a separate application for each parcel.
  2. A non-refundable \$100.00 document handling fee **for each parcel**. (Personal checks accepted for this fee).
  3. A down payment of five percent of the minimum bid amount for **each** parcel the applicant wishes to purchase, in the form of a cashier's check, certified check, or money order. **NO PERSONAL CHECKS WILL BE ACCEPTED at the initial OTC opening for the down payment.** However, upon completion of the initial opening, all remaining parcels will become available at the DNR Public Information Offices and personal checks will be accepted.
  4. A completed Declaration of Intent form.
  5. If applying for a Veterans' Land Discount, a completed Veteran Eligibility Application/Affidavit form and a copy of the applicant's Form DD 214, Report of Separation from Active Duty, or equivalent, showing the character of the applicant's discharge and length of service must also be submitted.
- OTC Applications may be made by an agent with power of attorney. An agent may only represent one person per day, in addition to himself. The OTC sale is not limited to one parcel per person.
  - Applications will **not** be accepted by phone, by fax, or by e-mail.
  - No distinction will be made between walk-in applications and mail-in applications on the OTC sale.

For on-line information, visit our web site at (<http://www.dnr.state.ak.us/land/disposals.htm#links>).

## Purchase Information

### Lump Sum Payment

If the purchase price minus the down payment, per parcel, is \$2,000 or less, the purchase price **must** be paid in full when contacted by DNR, and a patent will be requested. A land sale contract will **not** be issued. (11 AS 67.875)

### Sale Contracts

If the purchase price minus the down payment is greater than \$2,000, the remainder may be paid by sale contract. Once the purchaser has signed a State Land Sale Contract, the purchaser has entered into a legal, binding contract. The purchaser's money can-

not be refunded if the contract is in default, has been relinquished, or is otherwise terminated.

The terms for purchasing state lands by sale contract are:

- 1) Down payment of five percent (5%) of the purchase price;
- 2) Non-refundable document handling fee of \$100.00;
- 3) Contract for payment of the balance, with interest, over a period of up to 20 years based on the following payment schedule:

DNR will provide for a **monthly** installment payment schedule unless the department determines that a quarterly or annual installment payment schedule is more administratively efficient. Monthly principal and interest payments will be set on a level-payment basis according to the following financed principal amounts (11 AAC 67.875):

- a) \$ 2,000.00 or less must be paid in full at time of purchase;
- b) \$ 2,000.01 to \$9,999.99, contract length will not be more than 5 years;
- c) \$10,000.00 to \$14,999.99, contract length will not be more than 10 years;
- d) \$15,000.00 to \$19,999.99, contract length will not be more than 15 years;
- e) \$20,000.00 or more, contract length will not be more than 20 years.

Purchasers may, at any time, pay more than their required payment. DNR does not charge a prepayment penalty.

DNR will record the sale contract with the appropriate Recording District. Checks returned for any reason may invalidate the transaction and terminate all rights of the purchaser.

## Contract Interest Rate

The interest rate on all land sale contracts will be the prime rate as reported in the Wall Street Journal on the first business day of the month in which the contract is sent to the purchaser for signature, plus three percent; however, the total rate of interest may not exceed 13.5 percent. Interest begins to accrue on the date shown on the face of the contract. Purchasers may accelerate their payments at any time.

## Service Charge

Once the contract for sale has been executed, the purchaser shall pay a service charge for any late payment or returned check as follows:

- 1) Late Payment Penalty: A breach caused by the failure of the purchaser to make payments required by the contract may be cured by payment of the sum in default and a fee, as specified in AS 38.05.065(d), of \$50.00 or five percent of the sum in default, whichever is larger.
- 2) Returned Check Penalty: A returned check fee of \$25.00, as provided in 11AAC 05.010, will be assessed for any check on which the bank refuses payment. If the bank refuses payment, the default termination date remains the same. Late penalties under (a) of this section shall continue to accumulate.

# Veterans' Land Discount

Per AS 38.05.940, eligible veterans may receive a **25 percent discount** on the purchase of state land. This Veterans' Land Discount may only be used **once** in an applicant's lifetime.

## Veterans' Discount Qualifications

To be eligible, a veteran must submit proof, acceptable to the department, that he/she:

- 1. Is 18 years of age or older at the date of sale;
- 2. **Has been a resident of the State of Alaska** for a period of not less than one year immediately preceding the date of sale (see Residency Requirement);
- 3. Has served on active duty in the U.S. armed forces for at least 90 days, unless tenure was shortened due to a service-connected disability or due to

receiving an early separation after a tour of duty overseas (use Form DD 214); and

- 4. Has received an honorable discharge, or general discharge under honorable conditions.

For the purposes of this program, armed forces are limited to the United States Army, Navy, Marines, Air Force, and Coast Guard. Service in state National Guard units, the Alaska Territorial Guard, as well as Army, Navy, Marine, and Air Force Reserve service may also be included, provided the applicant can document the accumulation of 90 days of active duty service. A Form 214, Report of Separation from Active Duty, or the equivalent, showing the character of the discharge and length of active duty must be submitted. Interested veterans are encouraged to request their Form DD 214 well in advance of the auction.

The Veterans' Land Discount may be applied only to acquisition of surface rights to the land. **It may not**

**be applied to survey and platting costs, or other costs reimbursable to the state.** These reimbursable costs will be subtracted from the purchase price before the discount is calculated. The reimbursable cost per acre or lot is listed in the table below.

Successful bidders who qualify for the Veterans' Land Discount must apply for the discount at the time of the award notification. The amount of the discount will be deducted from the principal sum of the sales contract or from the purchase price if the purchase price is paid in full.

For a purchase to be made jointly with another, both purchasers must be eligible bidders. If both are also eligible veterans, only one 25 percent discount will be given and both veterans will have exhausted their once-in-a-lifetime land discount.

*At right is an example of how a Veterans' Land Discount would be calculated for a 3.349-acre parcel with reimbursable costs of \$959 per acre; if the bid price were \$14,000.00:*

VETERAN'S DISCOUNT CALCULATION			
Per Acre Reimbursable Cost	\$	959.00	
"X" Parcel Size (Acres)	x	3.349	
Total Reimbursable Cost	\$	3,211.69	
Bid Price	\$	14,000.00	\$ 14,000.00
Less the Reimbursable Cost	\$	-3,211.69	
Amount eligible for discount	\$	10,788.31	
25% Veterans' Discount Rate	x	0.25	
Veterans' Discount	\$	2,697.08	\$ -2,697.08
<b>Discounted Purchase Price</b> (Bid Price Less Discount)			<b>\$ 11,302.92</b>
Less 5% bid deposit of the full purchase price ( <i>do not submit a bid deposit based upon the discounted purchase price</i> )			\$ -700.00
<b>Balance Due</b>			<b>\$ 10,602.92</b>

## Reimbursable Costs for Calculating Veterans' Discount

Project Name	Project description	Cost/Acre	Project Name	Project description	Cost/Acre
Alexander Creek West	ASLS 79-209	\$225.00/Acre	Quota	ASLS 80-120	\$220.00/Acre
Bartlett Hills Tract D	ASLS 79-143D	\$234.00/Acre	Safari Lake	ASLS 80-188	\$275.00/Acre
Bruce Lake	ASLS 79-155	\$492.00/Acre	Snake Lake	ASLS 85-085	\$207.00/Acre
Eagle II	ASLS 82-136	\$209.00/Acre	South Bald Mountain	ASLS 82-001	\$336.00/Acre
Edna Bay	ASLS 81-116	\$693.00/Acre	Sunnyside	ASLS 80-182	\$524.00/Acre
Excursion Inlet South	ASLS 81-090	\$547.00/Acre	Sunnyside Subd.	USS 2912	N/A
Farmview	ASLS 82-123	\$347.00/Acre	Swan Lake	ASLS 79-145	\$265.00/Acre
Four Mile Hill	ADLS 80-006 Sec 22, T9S, R10E, FM	\$4.00/Lot	Talkeetna Bluffs Addition	ASLS 81-196	\$453.00/Acre
Four Mile Hill	ASLS 80-007 Sec 15, T9S, R10E, FM	\$4.00/Lot	Talkeetna Bluffs	ASLS 80-094	\$231.00/Acre
Four Mile Hill Ag	ASLS 80-007 Sec 15, T9S, R10E, FM	\$4.00/Lot	Tazlina Hills	ASLS 79-227	\$349.00/Acre
Glenn	ASLS 81-205	\$410.00/Acre	Tazlina Northwest	ASLS 79-226	\$349.00/Acre
Goldstreak	ASLS 79-156	\$492.00/Acre	Tazlina Southwest	ASLS 79-121	\$349.00/Acre
Greensward	ASLS 79-154	\$492.00/Acre	Tenderfoot	ASLS 81-213	\$400.00/Acre
Harris River	ASLS 79-270	\$853.00/Acre	Three Mile	ASLS 82-010	\$405.00/Acre
High Mountain Lakes	ASLS 80-154	\$273.00/Acre	Tok (Sec 15, T18N, R12E, CRM)	ASLS 79-135	\$4.00/Lot
Iksgiza Lake	ASLS 81-054	\$328.00/Acre	Tok (Sec 16, T18N, R12E, CRM)	ASLS 79-134	\$4.00/Lot
Jack II	ASLS 82-140	\$241.00/Acre	Tok (Sec 21, T18N, R12E, CRM)	ASLS 79-133	\$4.00/Lot
Jack	ASLS 79-165	\$61.00/Acre	Tok Area	ASLS 77-164	\$91.00/Acre
June Creek	ASLS 79-166	\$88.00/Acre	Tok (Tetlin Trail) Replat 79-006	ASLS 79-132	\$4.00/Lot
Kahiltina Flats	ASLS 80-175	\$204.00/Acre	Tok Replat 79-133	ASLS 80-048	\$4.00/Lot
Kenney Lake	ASLS 81-193	\$740.00/Acre	Tok Replat 79-134	ASLS 80-049	\$4.00/Lot
Kenny Creek	ASLS 80-143	\$273.00/Acre	Totek Lake	ASLS 81-057	\$305.00/Acre
Kentucky Creek Odd Lot	Sec S1/2 28, S1/2 29, 32, 33, T4N, R13W, FM	\$58.00/Acre	Tower Bluffs	ASLS 80-097	\$227.00/Acre
Lincoln Creek	ASLS 82-158	\$642.00/Acre	Tower Bluffs	ASLS 80-098	\$227.00/Acre
McGrath Tracts A & B	ASLS 83-199	N/A	Trapper Creek Glen	ASLS 79-242	\$265.00/Acre
Nenana South	ASLS 80-106	\$225.00/Acre	Tungsten	ASLS 80-099	\$211.00/Acre
Ninemile Creek	ASLS 80-151	\$317.00/Acre	Warren	ASLS 79-138	N/A
Northridge	ASLS 81-214	\$374.00/Acre	Wigwam	ASLS 83-022	\$704.00/Acre
Onestone Lake	ASLS 81-110	\$430.00/Acre	Willow Creek	ASLS 79-122	\$156.00/Acre
Parker Lake	ASLS 82-126	\$488.00/Acre	Willow Crest	ASLS 80-008	\$310.00/Acre
Peters Creek	ASLS 80-144	\$302.00/Acre	Windy Hills	ASLS 79-173	\$219.00/Acre
Pinnacle Mountain	ASLS 84-012	\$1121.00/Acre			

Fall 2001 Alaska State Land Offering Sealed-Bid Auction #422

# Instructions to Applicant

## How and Where to Submit a Bid

The minimum bid for each parcel is the appraised fair market value listed in each subdivision description. A bid may be in the amount of the appraised value, however the highest bid received will be the winner provided all information has been submitted correctly. **Bids must be received at one of the designated DNR offices listed on page 2 no later than 5:00 p.m., November 15, 2001.** The envelope containing a bid should have no additional markings except as follows:

Fall 2001 Alaska State Land Auction #422
_____
(Subdivision Name)
_____
(Parcel #)
_____
(Bidder's Name)

Place the envelope containing the bid inside a larger envelope for mailing. **Be sure to include "FALL 2001 AUCTION BID" on the outside of the mailing envelope. The Department of Natural Resources is not responsible for inadvertently opening improperly marked bid envelopes.**

**(Preprinted bid envelopes and necessary forms are available at the Public Information Offices.)**

Bidders are required to submit mail-in bids to the Financial Services Section, 550 West 7th Avenue, Suite 1410, Anchorage, Alaska 99501-3561. **Each bid must be submitted in a separate sealed envelope.**

Walk-in bids must be submitted at the nearest DNR Public Information Office:

### SOUTHCENTRAL REGION

DNR Public Information Center  
550 West 7th Ave., Suite 1260  
Anchorage, AK 99501-3557

Tel: (907) 269-8400 TDD: (907) 269-8411  
Recorded land sales information (907) 269-8400  
Office hours: Monday through Friday, 10:00 a.m.-5:00 p.m.

### NORTHERN REGION

DNR Public Information Center  
3700 Airport Way  
Fairbanks, AK 99709-4699  
Tel: (907) 451-2705 TDD: (907) 451-2770  
Office hours: Monday through Friday, 9:00 a.m.-5:00 p.m.

### SOUTHEAST REGION

Division of Mining, Land & Water  
Information Office  
400 Willoughby Avenue, 4th Floor  
Juneau, AK 99801  
Tel: (907)465-3400 TDD: (907)465-3888  
Office hours: Monday through Friday, 8:00 a.m.-5:00 p.m.

Each bid must include:

1. A completed Alaska State Land Auction Bid Form. **Incomplete forms will be rejected.**
2. The required bid deposit:
  - a. Must be at least five percent of the total bid amount;
  - b. A separate bid deposit must be included for each bid submitted;
  - c. The bid deposit must be in the form of a cashiers check, certified check, or money order made out to the Department of Natural Resources. **Personal or two-party checks will not be accepted. DO NOT SEND CASH.**
  - d. For successful bidders, the deposit is non-refundable and will be applied to the purchase price.
3. **A self-addressed, stamped envelope to return an unsuccessful bidder's deposit.**
  - a) The deposit for unsuccessful bidders will be returned immediately after the auction. A

self-addressed, stamped envelope must be included with the bid for this purpose.

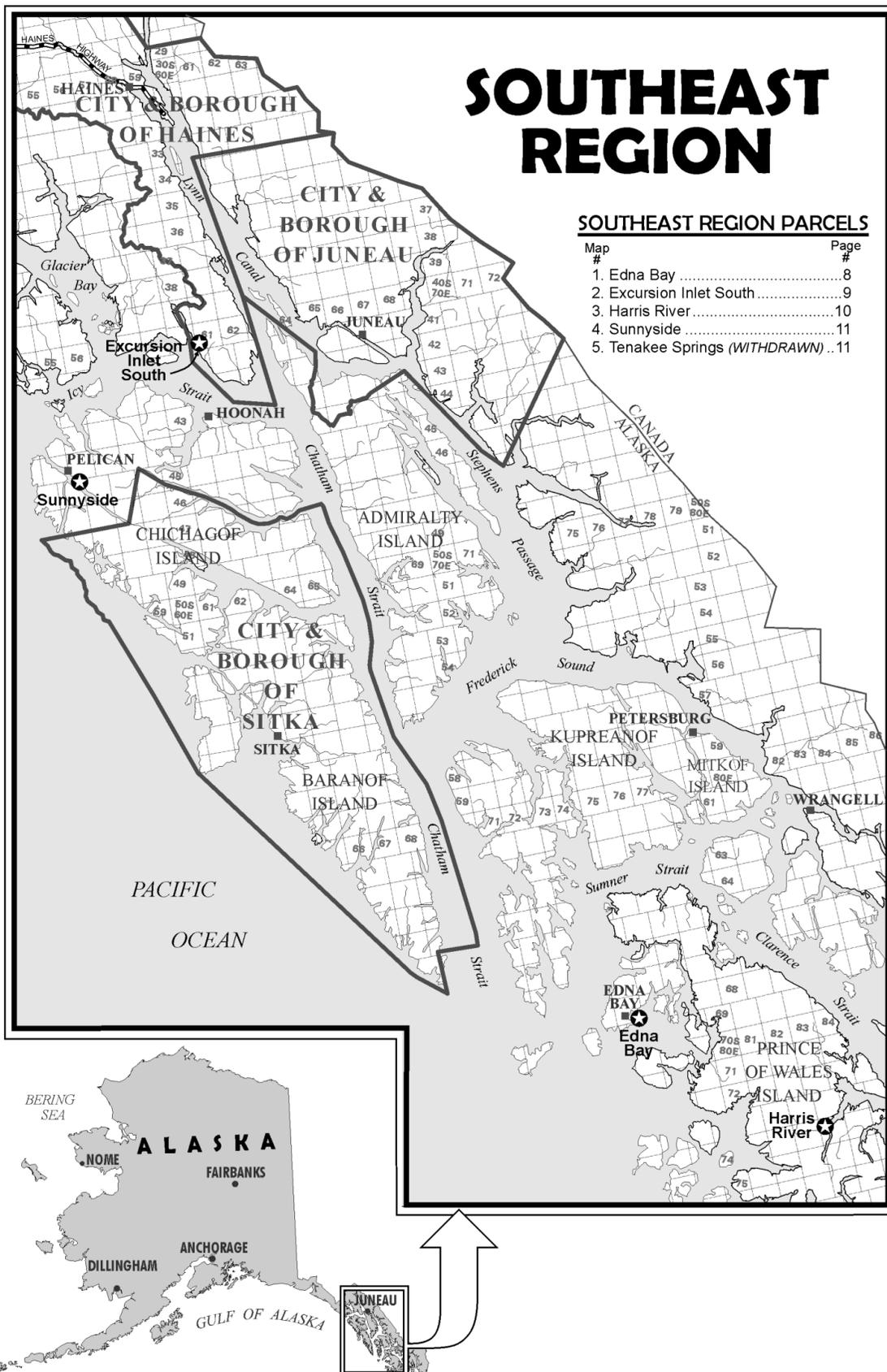
**VETERANS PLEASE NOTE:** If you will be applying for the Veterans' Land Discount (AS 38.05.940), **DO NOT** subtract your discount from your bid amount or your bid deposit. If you are a successful bidder, and you are an eligible veteran who has applied for the Veterans' Land Discount, the discount will be deducted from the purchase price after the auction (please see information regarding Veterans' Land Discount in this brochure).

## Returned Bid Deposits

- Unsuccessful bidders may pick up their deposits until 4:00 p.m., Wednesday, November 28, 2001, upon proper presentation of identification (Alaska drivers license or other similar picture identification). The deposits may be picked up at Financial Services Section, 550 West 7th Avenue, Suite 1410, Anchorage, Alaska, (907) 269-8500. Deposits not picked up will be mailed immediately after 4:00 p.m., November 28, 2001.
- **NO** interest will be paid on the bid deposit while it is in the possession of the state.

## There's More!

Stay tuned for more land offerings coming in 2002 and beyond by book marking and visiting frequently, the DNR land sale web site at <http://www.dnr.state.ak.us/land/disposals.htm> or visit one of the DNR Public Information Offices. A number of parcels are also currently available "over-the-counter" from prior offerings.



Region Maps section begins on the following page.

Map 1 - Edna Bay ASLS 81-116

<b>Location</b>	The community of Edna Bay is located on the southeast coast of Kosciusko Island, northwest of Prince of Wales Island in southern Southeast Alaska, about 90 miles northwest of Ketchikan.
<b>Topo Map</b>	USGS Quad Craig D-5
<b>Access</b>	Water access, by boat and floatplane, is the only practical access available to Edna Bay. Floatplane and boat service from Craig, Ketchikan, or Petersburg provide transportation and shipping. Edna Bay is not connected to the Prince of Wales Island's road system. The constructed roads within the subdivision to these three lots are steep and rocky.
<b>Terrain</b>	Parcels have steep undulating topography.
<b>Soils</b>	Soils are rocky, depending on location, and may vary from one to three feet of well-drained silt loam over limestone bedrock to areas of poorly drained, forested muskeg.
<b>Vegetation</b>	The area was logged in the last 10 to 20 years and the sites are forested with second growth hemlock and cedar with dense undergrowth.
<b>Water Front</b>	None
<b>View</b>	No view from Parcel 1. The other two parcels may have a view.
<b>Climate</b>	The area is dominated by a cool, maritime climate. Average temperatures in the summer range from 46 degrees to 70 degrees F; winter temperatures range from 32 degrees to 42 degrees F. Annual precipitation is 100 inches.
<b>Water Source</b>	Water for domestic use may be obtained by the collection of surface water from the small streams in the area or by roof-catchment systems.
<b>Water/Sewage Disposal</b>	There are no community facilities. A non-water carried sewage disposal system such as sealed-vault privy, humus, or incendiary toilet may be used on these lots. Any other type of sewage disposal system must be approved by the Department of Environmental Conservation prior to installation.
<b>Utilities</b>	None
<b>Restrictions</b>	Subject to platted easements and reservations, see ASLS 81-116. Some lots may contain wetlands. Purchasers will need to obtain a permit from the District Engineer of the U.S. Army Corps of Engineers before putting any dredged or fill material in wetlands (for example, to build a road, or any other land clearing activity involving land leveling).
<b>Municipal Authority</b>	None
<b>Homeowners Assoc.</b>	Edna Bay Community Association. Call Stephen Hopkins at 907-594-6345 for more information.
<b>Other</b>	Parcel 2 was partially clear-cut about 9 years ago. Much of the timber had little value and was never removed; these logs and slash are still piled on the lot.



USGS Quad Craig D-5, Alaska

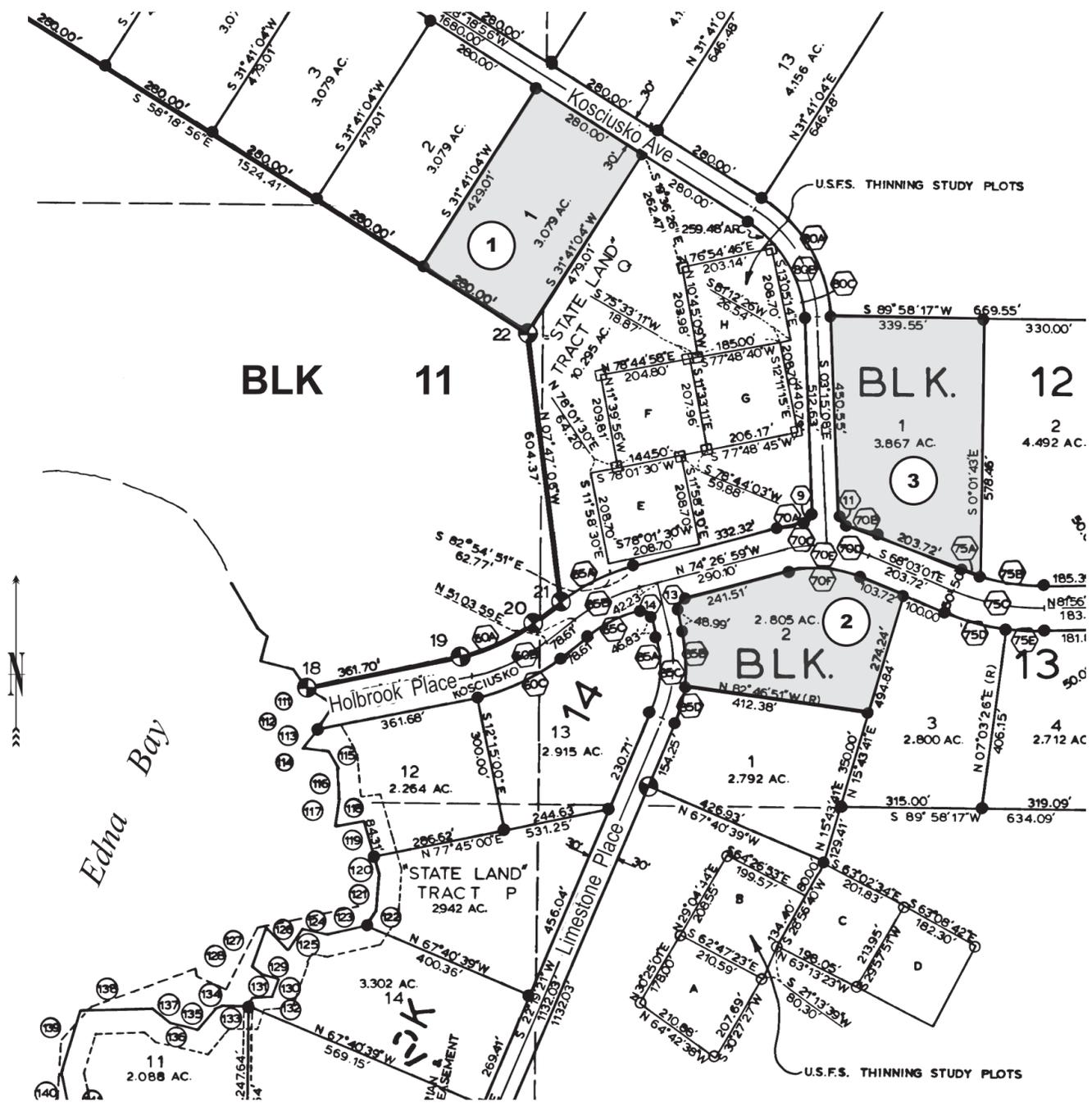
Vicinity Map

Township 68 South, Range 76 East, Sec. 23  
Copper River Meridian, Alaska

PARCEL	ADL	MTRS	SURVEY	LOT	BLOCK	ACRES	MINIMUM BID
1	103071	C068S076E23	ASLS 81-116	1	11	3.079	\$12,900.00
2	103107	C068S076E23	ASLS 81-116	2	13	2.805	\$13,000.00
3	103120	C068S076E23	ASLS 81-116	1	12	3.867	\$17,900.00

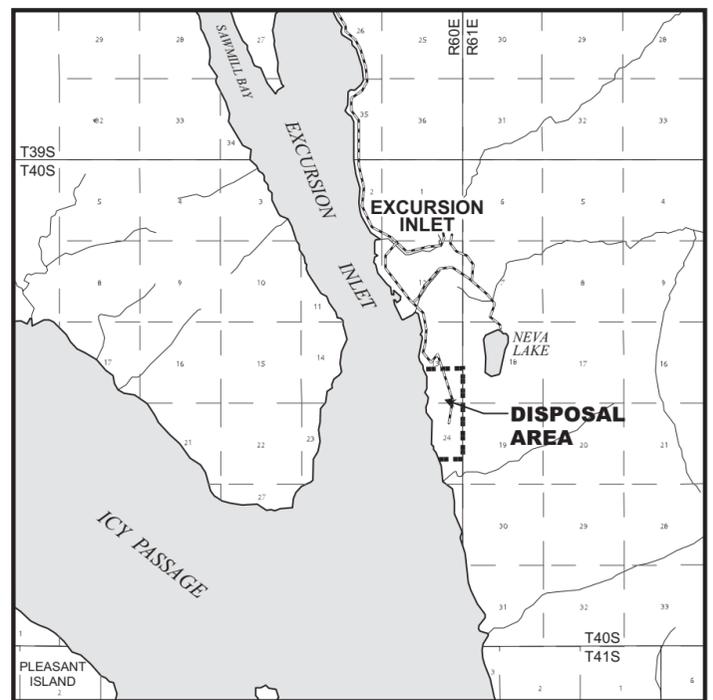
Note: It is the responsibility of the purchaser to review recorded subdivision plats/maps, surveys, and plat notes for specific information on easements, building setbacks, or other restrictions that will affect any individual parcel being offered. Information is made available at the Department of Natural Resources Public Information Offices or on the web at: (<http://www.dnr.state.ak.us/landrecords/>).

Sec. 23



## Map 2 - Excursion Inlet South ASLS 81-90

<b>Location</b>	These lots are located along the east shore of Excursion Inlet, bordered by the Chilkat Mountain Range on the east and Glacier Bay National Monument on the west. The Excursion Inlet South subdivision is about 10 miles east of Gustavus and 40 miles northwest of Juneau.
<b>Topo Map</b>	USGS Quad Juneau B-5
<b>Access</b>	Access is by boat or small plane. Air taxi services, both wheeled and floatplane, are available from Juneau, Gustavus, and Hoonah to the nearby Excursion Inlet Packing Company. Facilities at the packing company include a small boat harbor and dock where fuel and other supplies are available during the summer months.  Excursion Inlet, in the area of these lots, has limited potential to provide safe boat anchorage or dock facilities, being totally exposed to strong southerly and westerly winds.  Purchasers will be required to obtain permits from the Corps of Engineers to construct private docks, fills, breakwaters, boat ramps and similar access improvements. Some of these improvements may also require DNR authorization.
<b>Terrain</b>	Parcel 4, 5, and 7 have moderate topography and rise slightly to the east. Parcel 6 has a steep, abrupt rise along the water frontage.
<b>Soils</b>	The soil types in this area consist of shallow soils on the steeper slopes with isolated areas of poorly drained, forested muskeg soils. Some lots may contain wetlands.
<b>Vegetation</b>	The forest consists of Sitka spruce and hemlock with dense underbrush.
<b>Water Front</b>	These parcels each have approximately 200 to 250 feet of generally rocky beach. There is a public access easement 50 feet in width extending from the line of mean high water upland along the entire shoreline of each lot. No improvements (other than access improvements) may be constructed within this easement.
<b>View</b>	These waterfront lots have views of Excursion Inlet and, across the Inlet, of Glacier Bay National Park and Wilderness.
<b>Climate</b>	This area has a maritime climate characterized by cool summers and mild winters. Summer temperatures range from 44 degrees to 63 degrees F; winter temperatures range from 21 degrees to 35 degrees F. Temperature extremes have been recorded from -25 degrees to 87 degrees F. Average annual precipitation is 80 inches, which includes 71 inches of snowfall.
<b>Water Source</b>	Collection and storage of rainwater from a roof-catchment system or a well may provide water for domestic use.
<b>Water/Sewage Disposal</b>	These lots are approved for: 1) minimum wastewater treatment with marine discharge to a -4 tide or greater; 2) sealed system with no discharge; or 3) conventional systems with prior review by the Department of Environmental Conservation. (See the plat notes for more detailed information).
<b>Utilities</b>	None
<b>Restrictions</b>	Subject to platted easements and reservations, see ASLS 81-90. Lots may contain wetlands. Purchasers will need to obtain a permit from the District Engineer of the U.S. Army Corps of Engineers before putting any dredged or fill material in wetlands (for example, to build a road, or any other land-clearing activity involving land leveling). There is a public access easement 50 feet in width extending from the line of mean high water upland along the entire shoreline of each lot. No improvements (other than access improvements) may be constructed within this easement.
<b>Municipal Authority</b>	Located within the taxing authority of the Haines Borough. The area is not zoned and no permits are required prior to development.
<b>Homeowners Assoc.</b>	None
<b>Other</b>	Parcel 4 has a concrete foundation from which a cabin has been removed. Parcel 6 has a cabin valued at \$500, which is built on the edge of a steep embankment. Parcel 7 has a partially completed shed and miscellaneous building materials on site.



USGS Quad Juneau B-5, Alaska

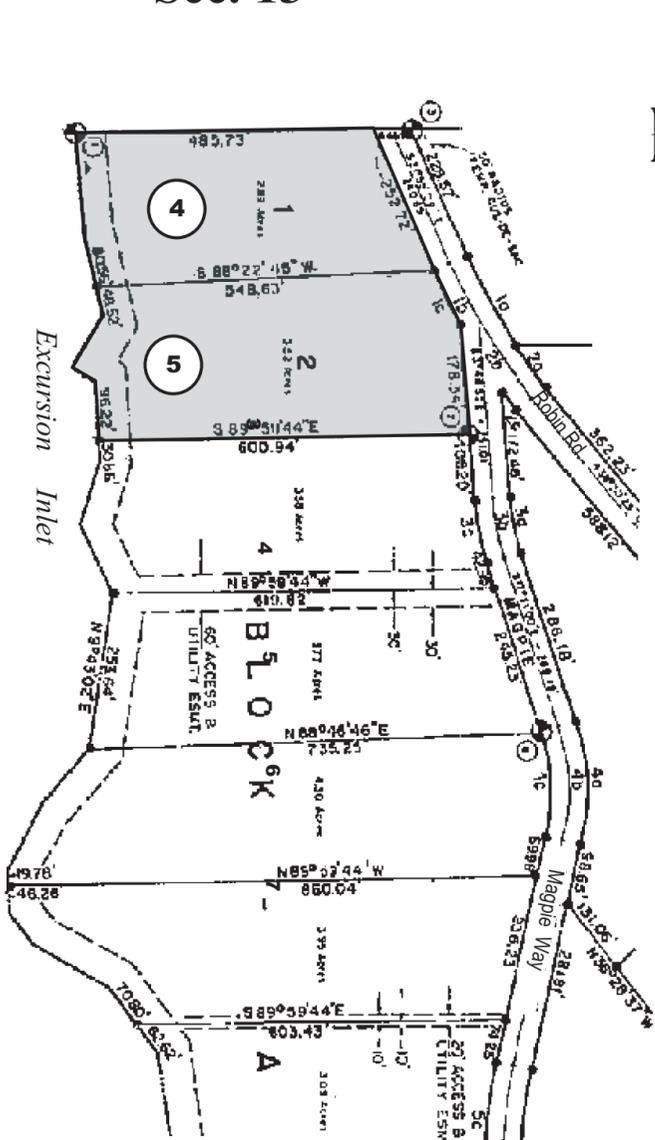
### Vicinity Map Township 40 South, Range 60 East, Sec. 13, 24 Copper River Meridian, Alaska

Note: Authorized uses such as hunting, trapping, mining, or timber sales can and do occur on private, municipal, state, or federal land near the offered parcels. It is strongly recommended that applicants take this into consideration when applying for the purchase of state land.

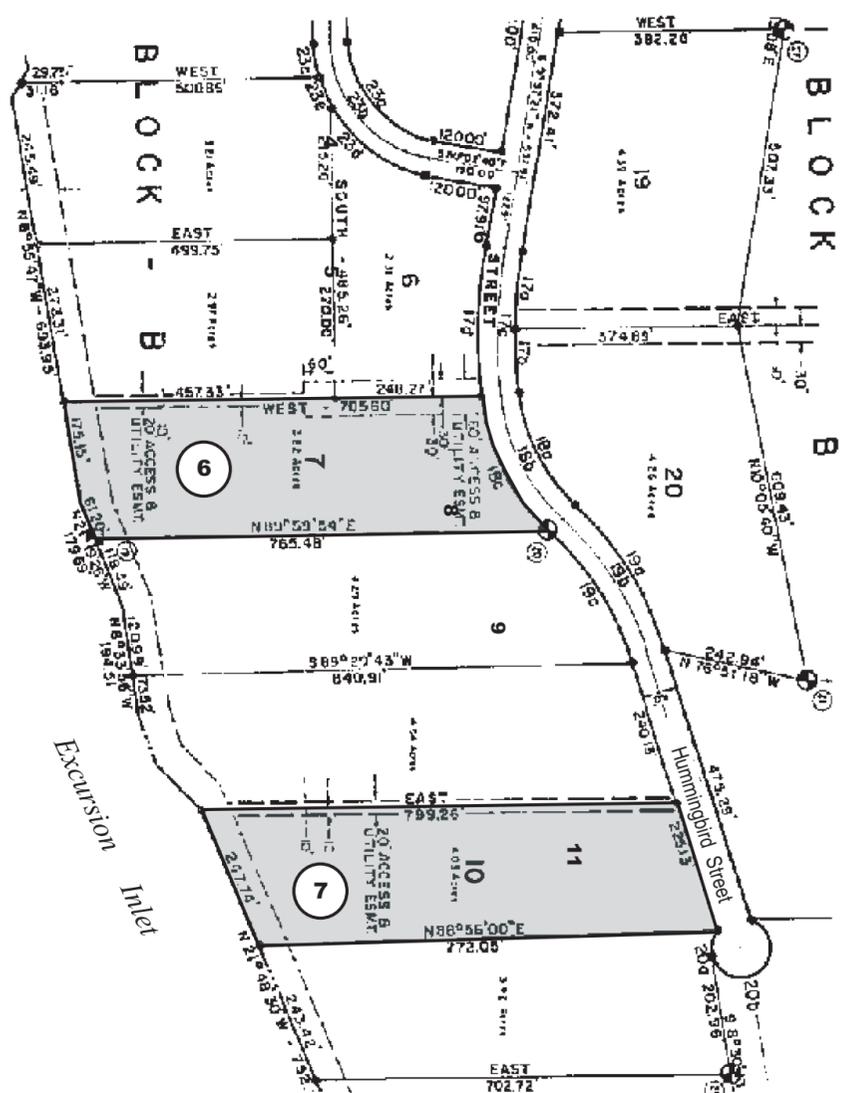
Mineral Reservations: The State retains ownership of all oil, gas, coal, ore, minerals, fissionable materials, geothermal resources, and fossils that may be in or upon the land that it sells (AS 38.05.125). The State reserves the right to enter onto land to explore for and develop these mineral resources, lease them to mineral developers, or allow mining locations to be staked. Compensation will be made to the surface owner for damages resulting from mineral exploration and development (AS 38.05.130).

PARCEL	ADL	MTRS	SURVEY	LOT	BLOCK	ACRES	MINIMUM BID
4	102770	C040S060E13	ASLS 81-90	1	A	2.890	\$41,900.00
5	102771	C040S060E13	ASLS 81-90	2	A	3.520	\$49,300.00
6	102781	C040S060E24	ASLS 81-90	7	B	3.820	\$40,600.00
7	102784	C040S060E24	ASLS 81-90	10	B	4.030	\$56,700.00

### Sec. 13

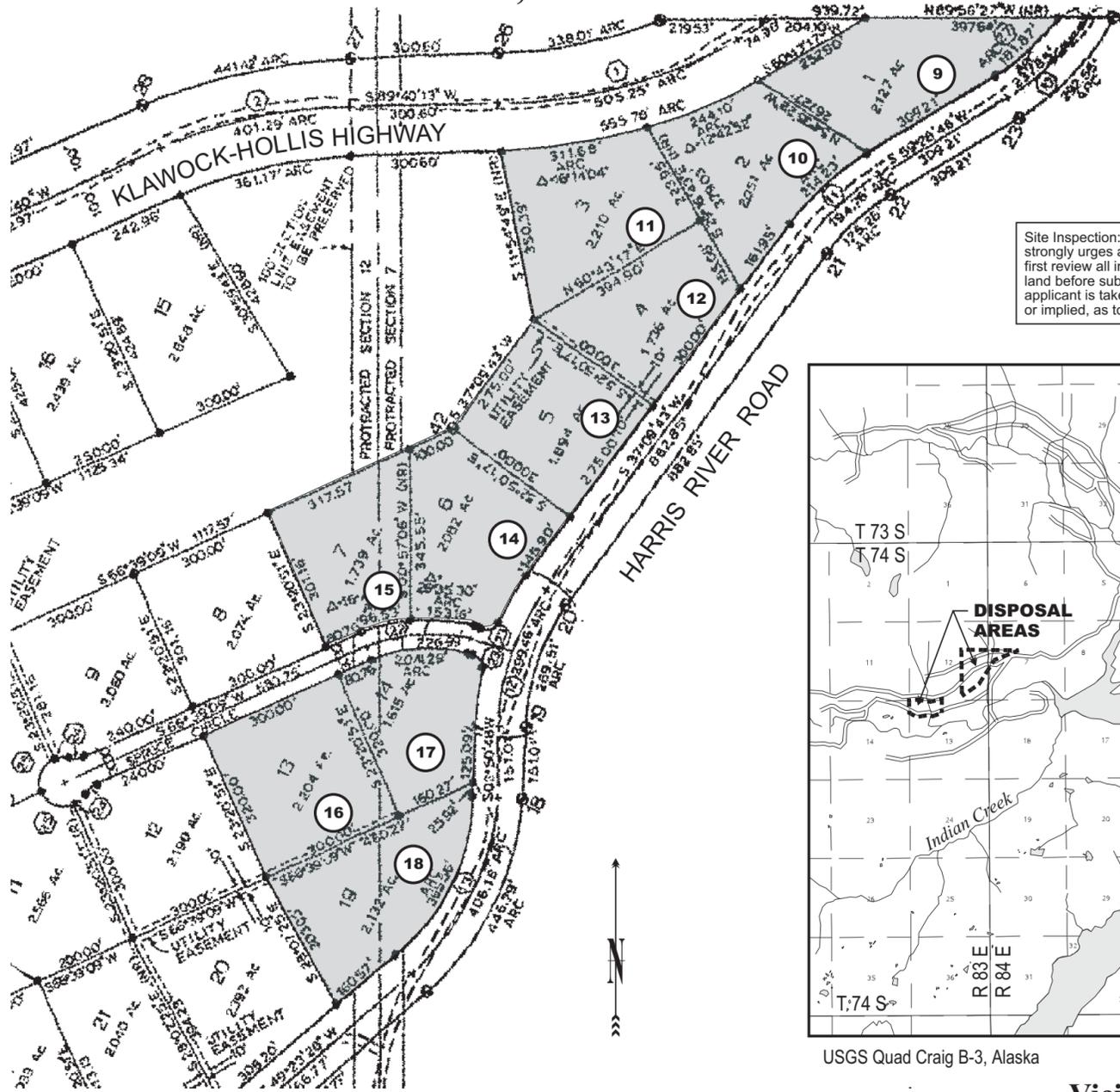


### Sec. 24

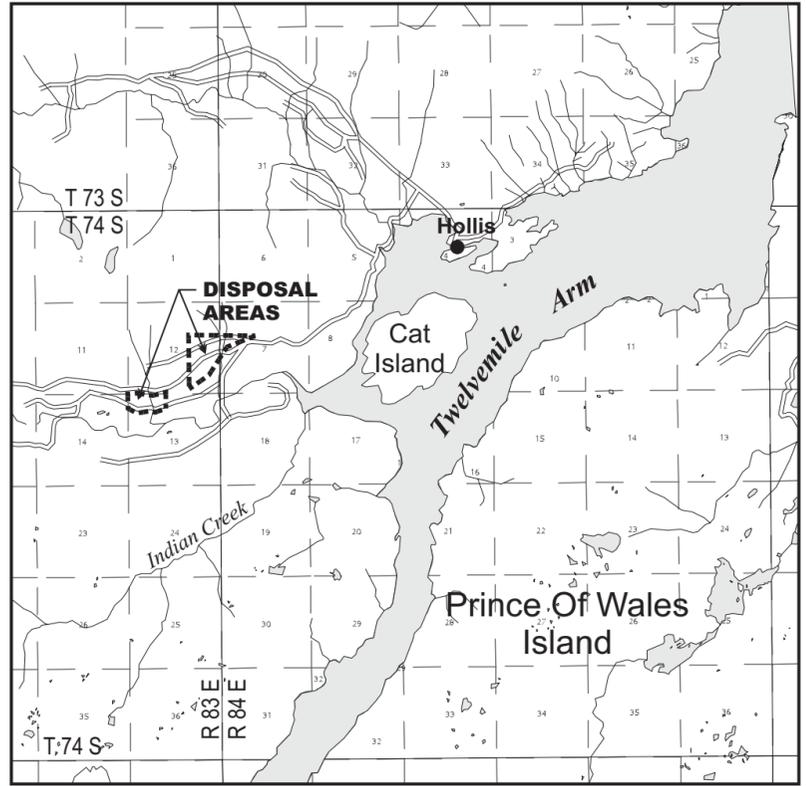


### Map 3 - Harris River ASLS 79-270

#### Sec. 7, 12



Site Inspection: The Department of Natural Resources strongly urges anyone wishing to purchase a parcel to first review all information and then personally inspect the land before submitting a bid. The land chosen by a bidder/ applicant is taken "as is" with no guarantees, expressed or implied, as to its suitability for any intended use.

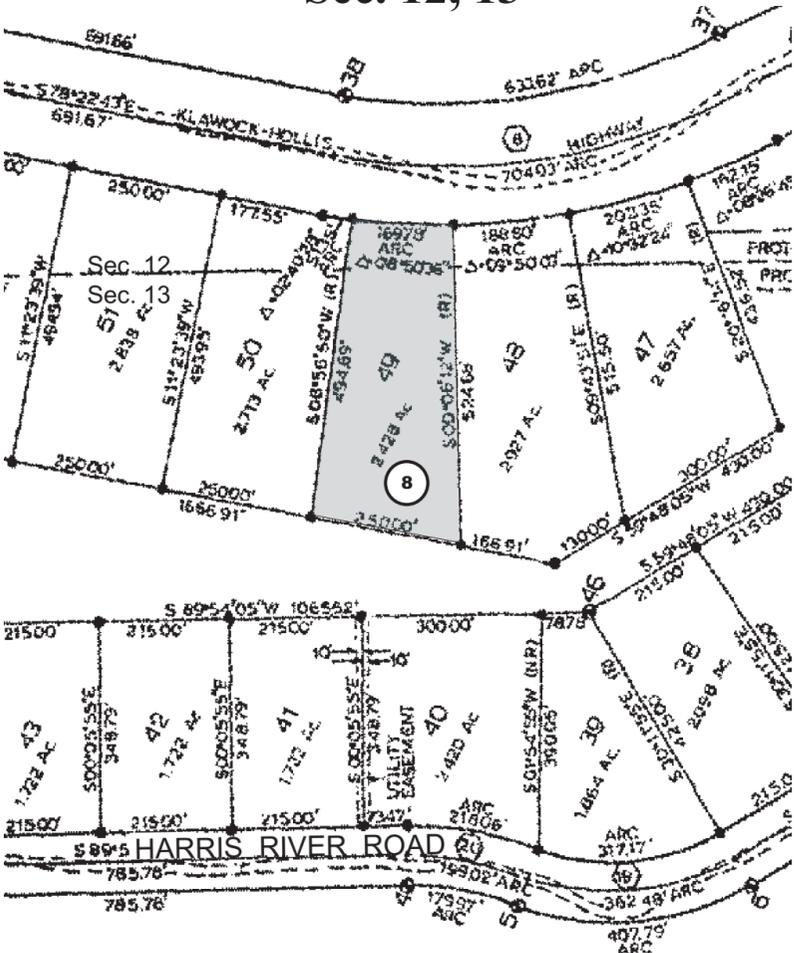


USGS Quad Craig B-3, Alaska

#### Vicinity Map

Township 74 South, Range 83, 84 East, Sec. 7, 12, 13  
Copper River Meridian, Alaska

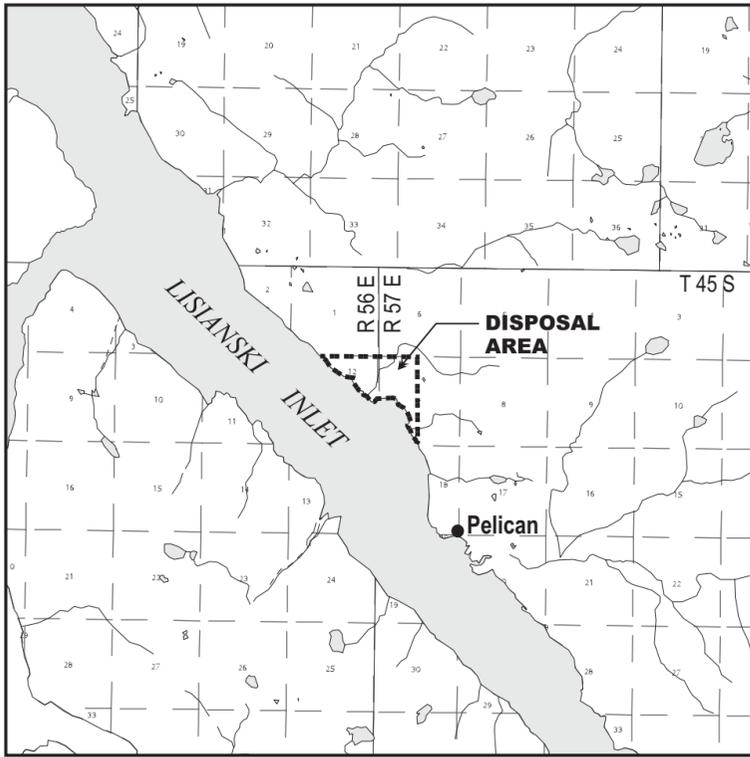
#### Sec. 12, 13



<b>Location</b>	These lots are located approximately three miles southwest of Hollis near the Harris River. Hollis is located on the east side of Prince of Wales Island on Twelvemile Arm, 19 miles east of Craig by road and 35 miles west of Ketchikan by water.
<b>Topo Map</b>	USGS Quad Craig B-3
<b>Access</b>	Hollis is the site of the Alaska Marine Highway System ferry landing for Prince of Wales Island. A State-owned seaplane base, harbor, dock, and boat ramp are available on Clark Bay. An airstrip is located at nearby Klawock. The Island has a system of roads that provide access to surrounding communities. Several of the lots have access from the Klawock-Hollis Highway and the others have access from gravel roads connected to the Highway.
<b>Terrain</b>	Topography is steep to moderately sloping and undulating.
<b>Soils</b>	The soils appear to be shallow overburden over rock.
<b>Vegetation</b>	The lots are densely covered with second growth conifer tree cover and brush.
<b>Water Front</b>	None
<b>View</b>	None
<b>Climate</b>	The area is dominated by a cool maritime climate. Average temperatures in the summer range from 49 degrees to 63 degrees F; winter temperatures range from 29 degrees to 39 degrees F. Annual precipitation is 145 inches.
<b>Water Source</b>	Water for domestic use may be obtained by the collection of surface water from the small streams in the area or by roof-catchment systems.
<b>Water/Sewage Disposal</b>	There are no central community facilities. A non-water carried sewage disposal system such as sealed-vault privy, humus, or incineratory toilet may be used on these lots. Any other type of sewage disposal system must be approved by the Department of Environmental Conservation prior to installation.
<b>Utilities</b>	The Alaska Power and Telephone Company provides power and telephone to the area.
<b>Restrictions</b>	Subject to platted easements and reservations, see ASLS 79-270. Some lots may contain wetlands. Purchasers will need to obtain a permit from the District Engineer of the U.S. Army Corps of Engineers before putting any dredged or fill material in wetlands (for example, to build a road, or any other land clearing activity involving land leveling).
<b>Municipal Authority</b>	None
<b>Homeowners Assoc.</b>	Hollis Community Council, Morgan Kelly, President (907-530-7043).
<b>Other</b>	Parcel 8 is steeply sloped and an access road would be difficult to build.

PARCEL	ADL	MTRS	SURVEY	LOT	ACRES	MINIMUM BID
8	101263	C074S083E12, 13	ASLS 79-270	49	2.428	\$12,400.00
9	106745	C074S084E07	ASLS 79-270	1	2.127	\$21,300.00
10	106746	C074S084E07	ASLS 79-270	2	2.051	\$20,500.00
11	106747	C074S084E07	ASLS 79-270	3	2.210	\$18,800.00
12	106748	C074S084E07	ASLS 79-270	4	1.736	\$17,400.00
13	106749	C074S084E07	ASLS 79-270	5	1.894	\$18,900.00
14	106750	C074S084E07	ASLS 79-270	6	2.082	\$20,800.00
15	101227	C074S083E12 C074S084E07	ASLS 79-270	7	1.739	\$17,400.00
16	101233	C074S083E12 C074S084E07	ASLS 79-270	13	2.204	\$22,500.00
17	106753	C074S083E12 C074S084E07	ASLS 79-270	14	1.615	\$19,400.00
18	106754	C074S083E12 C074S084E07	ASLS 79-270	19	2.132	\$25,600.00

## Map 4 - Sunnyside ASLS 80-182, USS 2912



USGS Quad Sitka D-7, Alaska

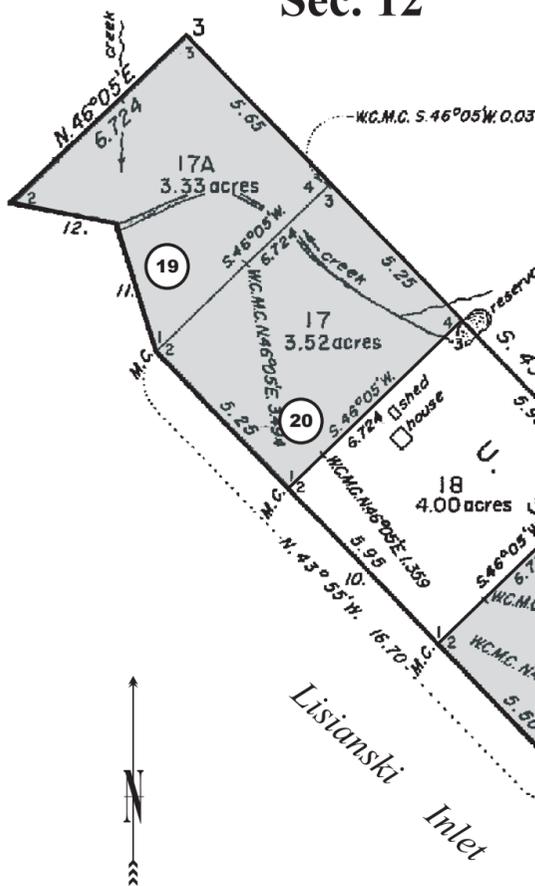
### Vicinity Map

Township 45 South, Range 56 East, Sec. 12  
 Township 45 South, Range 57 East, Sec. 7  
 Copper River Meridian, Alaska

Mineral Reservations: The State retains ownership of all oil, gas, coal, ore, minerals, fissionable materials, geothermal resources, and fossils that may be in or upon the land that it sells (AS 38.05.125). The State reserves the right to enter onto land to explore for and develop these mineral resources, lease them to mineral developers, or allow mining locations to be staked. Compensation will be made to the surface owner for damages resulting from mineral exploration and development (AS 38.05.130).

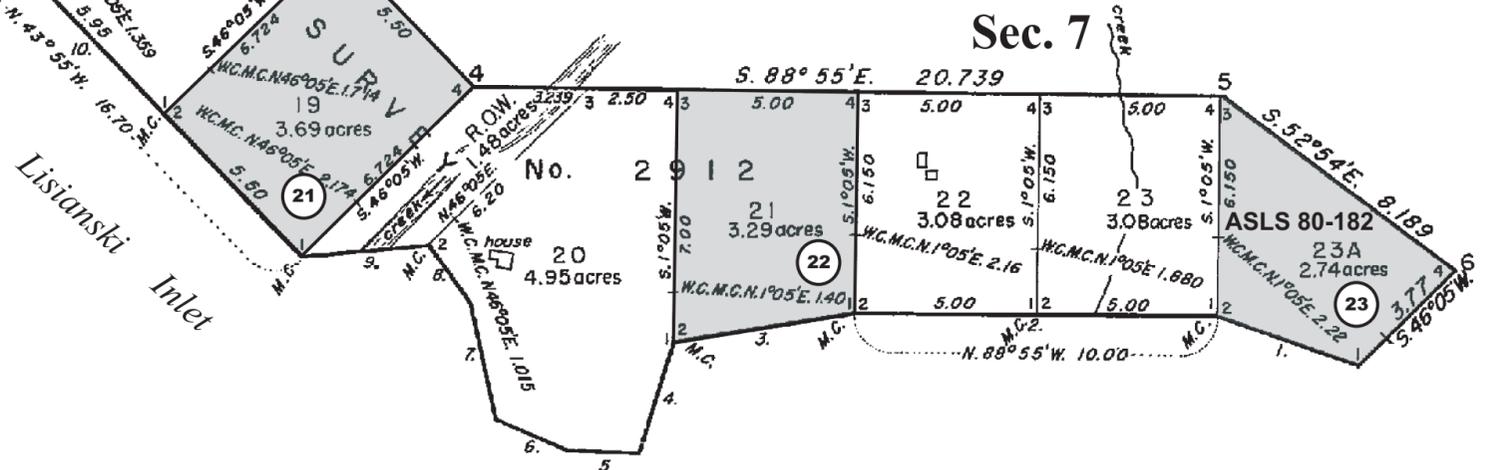
<b>Location</b>	On the northeast shoreline of Chichagof Island, along Lisianski Inlet, approximately 2 miles north of Pelican.
<b>Topo Map</b>	USGS Quad Sitka D-7
<b>Access</b>	Water access, by boat or floatplane, is the only practical access available to these lots. Daily scheduled air taxi services are available from Juneau and Sitka to the nearby city of Pelican. Facilities at Pelican include a State-owned seaplane base, a small boat harbor, dock, and the State ferry terminal. The ferry normally provides two monthly arrivals during summer months, and one monthly arrival during winter. Cargo barges deliver goods on a similar schedule. Lisianski Inlet, being totally exposed to strong southeast winds, has limited potential to provide safe boat anchorage or dock facilities for these lots. Purchasers will be required to obtain permits from the Corps of Engineers to construct private docks, fills, breakwaters, boat ramps, and similar access improvements. Some of these improvements may also require a DNR authorization.
<b>Terrain</b>	The lots are generally level above the mean high tide line and slope gently to the north and east. The exception is Parcel 23, which is steep in places. All lots have good quality beaches and are suitable for construction of cabins for either seasonal or year-round use.
<b>Soils</b>	The low-lying alluvial fans are derived of well-drained, sandy gravel. The soil on the steeper slopes consists of organic matter overlying shallow soil material and weathered bedrock. Some lots may contain wetlands.
<b>Vegetation</b>	Vegetation on the subject lots includes a mix of second growth and old growth spruce and hemlock, devils club, berry bushes, and tall beach grasses along the shoreline.
<b>Water Front</b>	These parcels each have approximately 300 to 400 feet of fairly gentle beaches with long tidal runouts. There is a public access easement 50 feet in width extending from the line of mean high water upland along the entire shoreline of each lot. Although this easement does not appear on the survey plat for USS 2912, it still applies. No improvements (other than access improvements) may be constructed within this easement.
<b>View</b>	These waterfront lots have views of Lisianski Inlet and mountainous Chichagof Island.
<b>Climate</b>	The Pelican area has a maritime climate characterized by cool summers and mild winters. Summer temperatures range from 51 degrees to 62 degrees F; winter temperatures range from 21 degrees to 39 degrees F. Temperature extremes have been recorded from -3 degrees to 84 degrees F. Annual precipitation is 127 inches, including 120 inches of snow. During winter months, fog, winds, and high seas can limit access.
<b>Water Source</b>	Collection and storage of rainwater from a roof-catchment system or a well may provide water for domestic use. Parcels 19 and 20 share a seasonal creek that could provide some water. Water from this source may require treatment before human consumption.
<b>Water/Sewage Disposal</b>	A non-water carried sewage disposal system such as sealed-vault privy, humus, or incendiary toilet may be used on these lots. Any other type of sewage disposal system must be approved by DEC prior to installation.
<b>Utilities</b>	None
<b>Restrictions</b>	Subject to platted easements and reservations, see ASLS 80-182. Some lots may contain wetlands. Purchasers will need to obtain a permit from the District Engineer of the U.S. Army Corps of Engineers before putting any dredged or fill material in wetlands (for example, to build a road, or any other land clearing activity involving land leveling).
<b>Municipal Authority</b>	None
<b>Homeowners Assoc.</b>	None
<b>Other</b>	There is an eagle nest near Corner No. 4 of Lot 19, USS 2912. See 'Eagle Nesting Sites' note under 'Conditions of Purchase' section. Parcel 23, ASLS 80-182, has a cabin (20 x 32 for a total of 640 square feet). The foundation consists of both treated and untreated pilings set into the soil. The exterior includes T1-11 siding. Access to the cabin is via a dilapidated staircase that is unsafe at this point and needs replacement. This cabin has an appraised value of \$10,000, which is included in the appraised value of \$57,100. Purchaser may be required to pay net value of the improvement when contract is issued, not to exceed \$10,000.

### Sec. 12



PARCEL	ADL	MTRS	SURVEY	LOT	ACRES	MINIMUM BID
19	106756	C045S056E12	USS 2912	17A	3.330	\$57,300.00
20	106757	C045S056E12	USS 2912	17	3.520	\$60,500.00
21	106758	C045S056E12	USS 2912	19	3.690	\$63,500.00
22	106759	C045S057E07	USS 2912	21	3.290	\$56,600.00
23	102237	C045S057E07	ASLS 80-182	23A	2.740	\$57,100.00

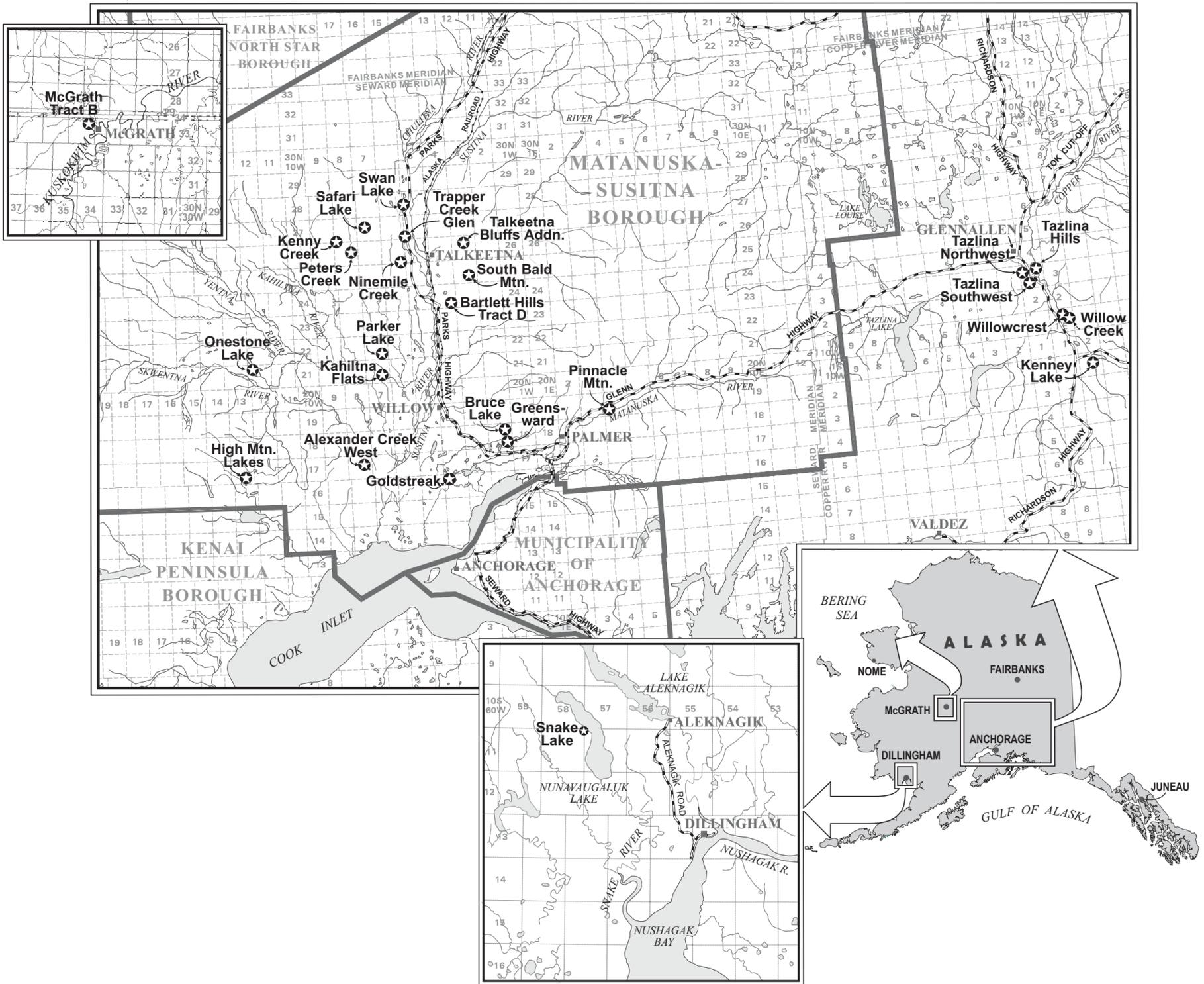
### Sec. 7



## Map 5 - Tenakee Springs ASLS 81-216 Veteran's Preference

# Parcel 24 Withdrawn

# SOUTHCENTRAL REGION

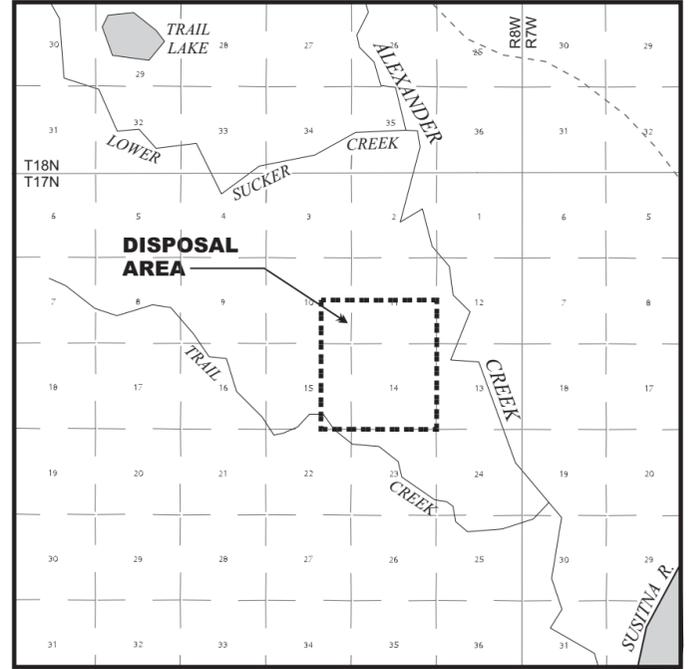


## SOUTHCENTRAL REGION PARCELS

Map #	Page #	Map #	Page #
6. Alexander Creek West.....	13	20. Pinnacle Mountain .....	30
7. Bartlett Hills Tract D .....	14	21. Safari Lake.....	31
8. Bruce Lake.....	15	22. Snake Lake.....	32
9. Goldstreak .....	15	23. South Bald Mountain .....	34
10. Greensward .....	16	24. Swan Lake .....	36
11. High Mountain Lakes .....	17	25. Talkeetna Bluffs Addition .....	36
12. Kahiltna Flats.....	18	26. Talkeetna Bluffs .....	37
13. Kenney Lake.....	22	27. Tazlina Hills.....	38
14. Kenny Creek.....	23	28. Tazlina Northwest .....	39
15. McGrath Tract B .....	24	29. Tazlina Southwest.....	40
16. Ninemile Creek .....	25	30. Trapper Creek Glen .....	41
17. Onestone Lake .....	26	31. Willow Creek.....	43
18. Parker Lake .....	28	32. Willowcrest.....	44
19. Peters Creek.....	29		

# Map 6 - Alexander Creek West ASLS 79-209

Note: It is the responsibility of the purchaser to review recorded subdivision plats/maps, surveys, and plat notes for specific information on easements, building setbacks, or other restrictions that will affect any individual parcel being offered. Information is made available at the Department of Natural Resources Public Information Offices or on the web at: (<http://www.dnr.state.ak.us/landrecords>).

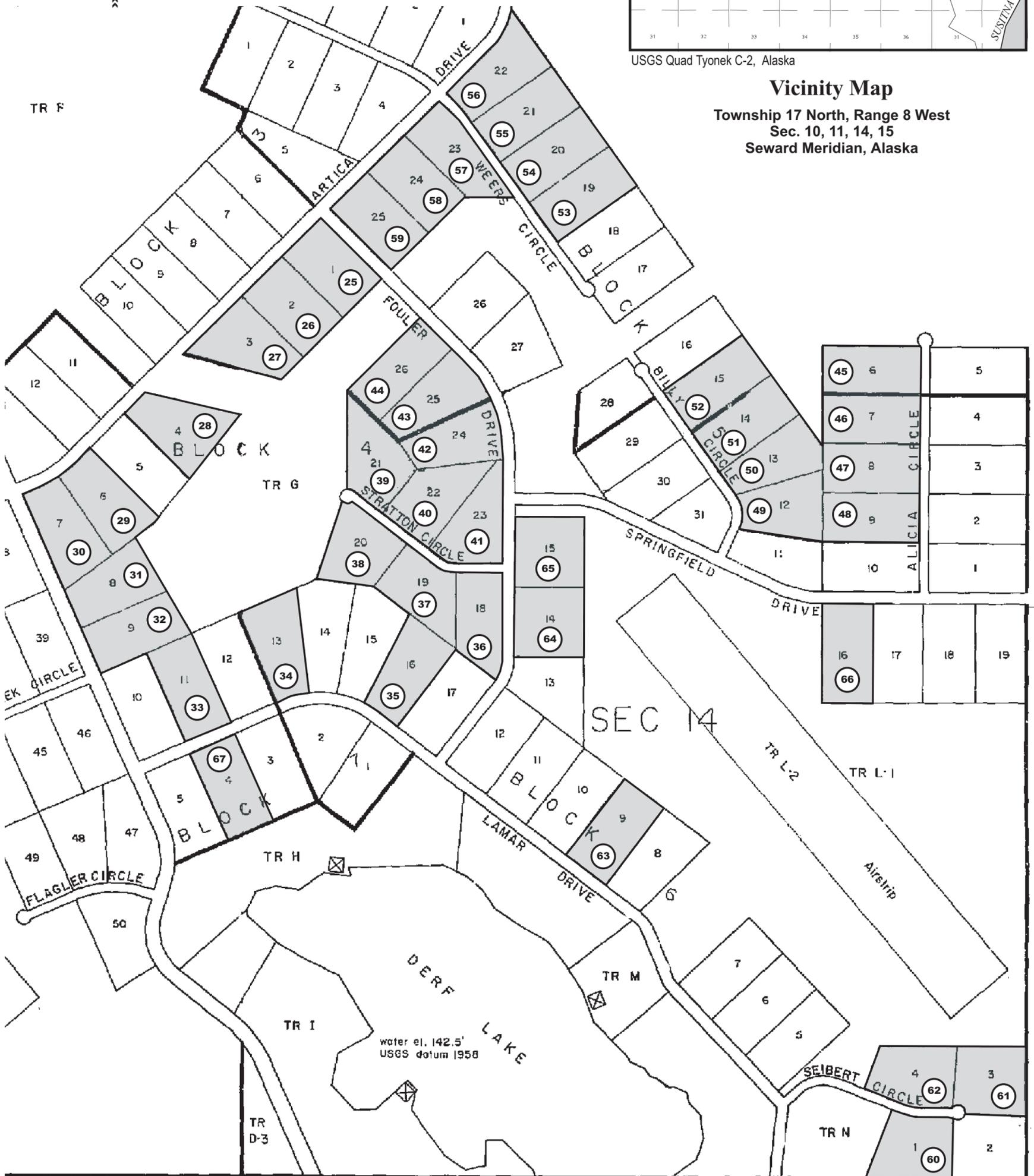


USGS Quad Tyonek C-2, Alaska

## Vicinity Map

Township 17 North, Range 8 West  
Sec. 10, 11, 14, 15  
Seward Meridian, Alaska

## Sec. 10, 11, 14, 15



Section Line Rights-Of-Way: All state owned lands bordering surveyed section lines have a reservation for rights-of-way 50 feet in width unless an easement vacation has been recorded. Total width of rights-of-way will be one hundred (100) feet where the State owns lands on both sides of the section line.

Site Inspection: The Department of Natural Resources strongly urges anyone wishing to purchase a parcel to first review all information and then personally inspect the land before submitting a bid. The land chosen by a bidder/applicant is taken "as is" with no guarantees, expressed or implied, as to its suitability for any intended use.

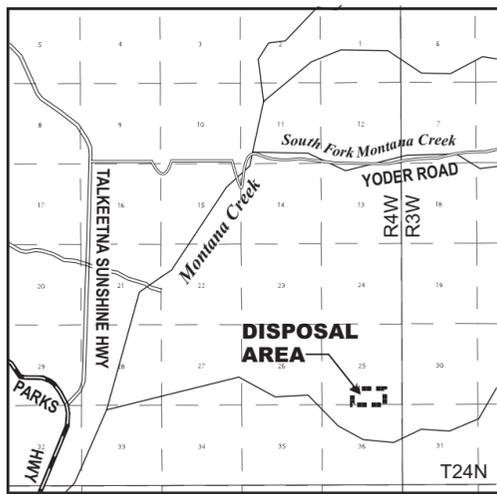
Note: Authorized uses such as hunting, trapping, mining, or timber sales can and do occur on private, municipal, state, or federal land near the offered parcels. It is strongly recommended that applicants take this into consideration when applying for the purchase of state land.

## Map 6 - Alexander Creek West ASLS 79-209

<b>Location</b>	Alexander Creek area, approximately 35 miles northwest of Anchorage and 6 miles due west of the confluence of the Yentna and Susitna Rivers.
<b>Topo Map</b>	USGS Quad Tyonek C-2
<b>Access</b>	A.T.V., snow machine, or foot access along platted rights-of-way or seismic line trails. Access may also be gained via aircraft on one or more of the local lakes or platted airstrips, conditions of which are unknown.
<b>Terrain</b>	Generally, rolling terrain with large muskeg formations define the area, with elevations between 100 and 200 feet. Higher elevations are usually well drained with low-lying areas dominated by vegetation-choked lakes, bogs, and swamps.
<b>Soils</b>	Generally well drained and strongly acid with a variety of slopes. These soils are associated with a poorly drained fibrous peat.
<b>Vegetation</b>	Well forested with spruce, birch, and aspen. Ground cover is low scrub alder and grasses.
<b>Water Front</b>	None
<b>View</b>	Mount Susitna
<b>Climate</b>	Temperatures range from 40 to 70 degrees F in summer to -10 to 35 degrees F in winter, with extremes between -56 to 90 degrees F. Annual precipitation is approximately 20 inches with 70 inches of snow.
<b>Water Source</b>	Water availability and quality expected to be good. However, in-depth studies of the area have not been made.
<b>Water/Sewage Disposal</b>	The Alaska Department of Environmental Conservation has approved all lots in this subdivision for non-water carried sewage only (outhouses and privies). No individual water supply system or sewage disposal system shall be permitted on any lot unless such system is located, constructed, and equipped in accordance with the requirements, standards, and recommendations of the Alaska DEC.
<b>Utilities</b>	None
<b>Restrictions</b>	Subject to platted easements and reservations, see ASLS 79-209.
<b>Municipal Authority</b>	Located within the taxing authority of the Matanuska-Susitna Borough.
<b>Homeowners Assoc.</b>	Any subsequent owner of any parcel within the subdivision automatically becomes a member of the Alexander Creek West Homeowners Association created to govern said subdivision.
<b>Other</b>	Some lots may be within the 100 year flood plain of Alexander Creek or its tributaries.

PARCEL	ADL	MTRS	SURVEY	LOT	BLOCK	ACRES	MINIMUM BID
25	204902	S017N008W11	ASLS 79-209	1	4	4.990	\$3,000.00
26	204903	S017N008W11	ASLS 79-209	2	4	4.990	\$3,000.00
27	204904	S017N008W10, 11	ASLS 79-209	3	4	5.000	\$3,000.00
28	204905	S017N008W15	ASLS 79-209	4	4	5.000	\$3,200.00
29	204907	S017N008W15	ASLS 79-209	6	4	5.000	\$3,500.00
30	204908	S017N008W15	ASLS 79-209	7	4	5.000	\$3,500.00
31	204909	S017N008W15	ASLS 79-209	8	4	5.000	\$3,500.00
32	204910	S017N008W15	ASLS 79-209	9	4	5.000	\$3,500.00
33	204912	S017N008W15	ASLS 79-209	11	4	5.000	\$3,500.00
34	204914	S017N008W14, 15	ASLS 79-209	13	4	4.980	\$3,100.00
35	204917	S017N008W14	ASLS 79-209	16	4	5.000	\$3,500.00
36	204919	S017N008W14	ASLS 79-209	18	4	4.600	\$3,200.00
37	204920	S017N008W14	ASLS 79-209	19	4	4.680	\$3,300.00
38	204921	S017N008W14	ASLS 79-209	20	4	4.650	\$3,300.00
39	204922	S017N008W14	ASLS 79-209	21	4	4.990	\$3,500.00
40	204923	S017N008W14	ASLS 79-209	22	4	4.910	\$3,400.00
41	204924	S017N008W14	ASLS 79-209	23	4	4.870	\$3,400.00
42	204925	S017N008W14	ASLS 79-209	24	4	4.810	\$3,400.00
43	204926	S017N008W11, 14	ASLS 79-209	25	4	4.810	\$3,400.00
44	204927	S017N008W11, 14	ASLS 79-209	26	4	4.900	\$3,400.00
45	204933	S017N008W11	ASLS 79-209	6	5	5.000	\$3,500.00
46	204934	S017N008W14	ASLS 79-209	7	5	5.000	\$3,500.00
47	204935	S017N008W14	ASLS 79-209	8	5	5.000	\$3,500.00
48	204936	S017N008W14	ASLS 79-209	9	5	5.000	\$3,500.00
49	204939	S017N008W14	ASLS 79-209	12	5	4.650	\$3,300.00
50	204940	S017N008W14	ASLS 79-209	13	5	4.440	\$3,100.00
51	204941	S017N008W11, 14	ASLS 79-209	14	5	5.000	\$3,500.00
52	204942	S017N008W11, 14	ASLS 79-209	15	5	5.000	\$3,500.00
53	204945	S017N008W11	ASLS 79-209	19	5	5.000	\$3,000.00
54	204946	S017N008W11	ASLS 79-209	20	5	5.000	\$3,000.00
55	204947	S017N008W11	ASLS 79-209	21	5	5.000	\$3,000.00
56	204948	S017N008W11	ASLS 79-209	22	5	4.990	\$3,000.00
57	204949	S017N008W11	ASLS 79-209	23	5	4.830	\$2,900.00
58	204950	S017N008W11	ASLS 79-209	24	5	4.660	\$2,800.00
59	204951	S017N008W11	ASLS 79-209	25	5	4.660	\$2,800.00
60	204958	S017N008W14	ASLS 79-209	1	6	5.000	\$3,200.00
61	204960	S017N008W14	ASLS 79-209	3	6	5.000	\$3,500.00
62	204961	S017N008W14	ASLS 79-209	4	6	5.000	\$3,200.00
63	204966	S017N008W14	ASLS 79-209	9	6	4.990	\$3,100.00
64	204971	S017N008W14	ASLS 79-209	14	6	5.000	\$3,500.00
65	204972	S017N008W14	ASLS 79-209	15	6	5.000	\$3,500.00
66	204973	S017N008W14	ASLS 79-209	16	6	5.000	\$3,200.00
67	204980	S017N008W14, 15	ASLS 79-209	4	7	4.880	\$3,400.00

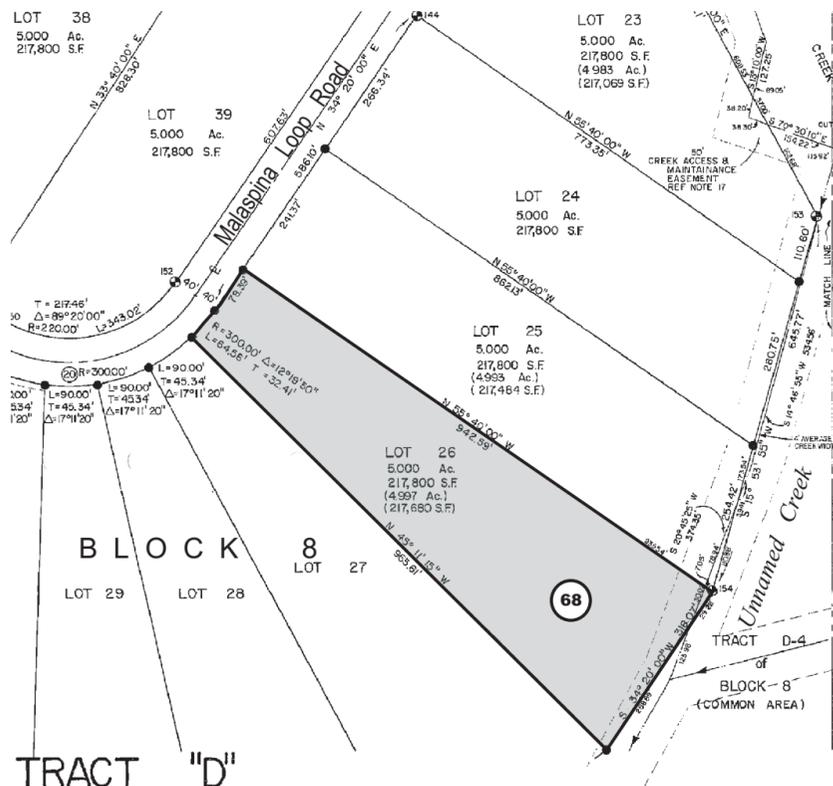
## Map 7 - Bartlett Hills Tract D ASLS 79-143D



USGS Quad Talkeetna Mnts A-6, Alaska

### Vicinity Map

Township 24 North, Range 4 West, Sec. 25  
Seward Meridian, Alaska

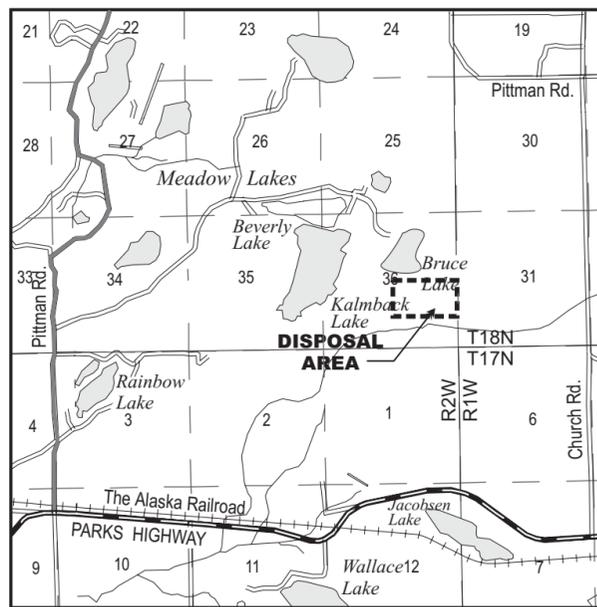


<b>Location</b>	Located within the southern portion of Bartlett Hills Subdivision, approximately 14 miles southeast of Talkeetna and 3.5 miles directly west of the intersection of the Parks Highway and Talkeetna Road.
<b>Topo Map</b>	USGS Quad Talkeetna Mountains A-6
<b>Access</b>	Yoder Road provides access to the subdivision from Talkeetna Road. One mile past the Montana Creek Bridge, turn right on West Montana Creek Rd. Lot 26 fronts the south side of unimproved Masaspina Loop Road, which ends (the improved portion) about 2 lots to the north. Masaspina Loop Road is accessed off Kustaka Road, which intersects with West Montana Creek Road to the west. Lot 26 can also be accessed off Katehdin Road, which is at the end of Montana Creek Road.
<b>Terrain</b>	The terrain varies in this area from hilly or ridge topography with some steep crosscutting stream gullies to generally flat alluvial terraces. Approximate elevation is 600 feet above sea level.
<b>Soils</b>	Soils are well drained, strongly acid, and are overlain by a poorly drained peat layer which freezes in winter. Large gravel deposits are known in the area.
<b>Vegetation</b>	Consists of a mix of birch, cottonwoods, alders, and spruce with grasses in lower lying marshy areas.
<b>Water Front</b>	An unnamed creek, averaging four feet in width, borders this parcel to the southeast and is subject to a 50 foot access easement and a 75 foot building setback from the line of the mean ordinary high water mark.
<b>View</b>	Potentially good view of the Alaska Range to the west and the Talkeetna Mountains to the east.
<b>Climate</b>	Temperatures in the area range from 44 to 68 degrees F in summer, to -9 to 18 degrees F in winter with extremes between -49 to 91 degrees F. Annual precipitation is 29 inches with 102 inches of snow. Winds may exceed 33 knots.
<b>Water Source</b>	Water availability and quality is expected to be good.
<b>Water/Sewage Disposal</b>	No individual water supply system or sewage disposal system shall be permitted on any lot unless such system is located, constructed, and equipped in accordance with the requirements, standards, and recommendations of the Alaska Department of Environmental Conservation.
<b>Utilities</b>	Unknown
<b>Restrictions</b>	Subject to platted easements and reservations, see ASLS 79-143D.
<b>Municipal Authority</b>	Located within the taxing authority of the Matanuska-Susitna Borough.
<b>Homeowners Assoc.</b>	Any subsequent owner of any parcel within the subdivision automatically becomes a member of the Bartlett Hills Homeowners Association created to govern said subdivision. Covenants recorded in the Talkeetna Recording District Book 82, Page 510.
<b>Other</b>	School bus routes follow the Talkeetna Road.

Parcel	ADL	MTRS	SURVEY	LOT	BLOCK	TRACT	ACRES	MINIMUM BID
68	205428	S024N004W25	ASLS 79-143D	26	8	D	5.000	\$6,500.00

## Map 8 - Bruce Lake ASLS 79-155

<b>Location</b>	Located 3 miles northwest of Wasilla in the Meadow Lakes area, just east of Kalmback Lake and Beverly Lake.
<b>Topo Map</b>	USGS Quad Anchorage C-7
<b>Access</b>	From Parks Highway, go north on Pittman Road about 1.25 miles, turn right on Beverly Lake Road, go east about three miles (past Beverly Lake), then south into the subdivision. Turn left on Thunder Cloud Drive, left on Windy Bottom Road, left again on Little Rain Road.
<b>Terrain</b>	Low rolling hills and swamp or bog-dominated lowlands.
<b>Soils</b>	Usually well drained, gravelly, gray soils, which may be covered by a poorly drained fibrous peat layer that freezes in winter.
<b>Vegetation</b>	Predominantly spruce and birch with some aspen and alder.
<b>Water Front</b>	None
<b>View</b>	Unknown
<b>Climate</b>	Local temperatures range between 46 to 70 degrees F in summer and 0 to 40 degrees F in winter, with extremes between -40 and 90 degrees F. Annual precipitation is 30 inches, including 92 inches of snowfall.
<b>Water Source</b>	Availability and quality expected to be good.
<b>Water/Sewage Disposal</b>	No individual water supply system or sewage disposal system shall be permitted on any lot unless such system is located, constructed, and equipped in accordance with the requirements, standards, and recommendations of the Alaska Department of Environmental Conservation.
<b>Utilities</b>	Utilities are located within the area.
<b>Restrictions</b>	Subject to platted easements and reservations, see ASLS 79-155.
<b>Municipal Authority</b>	Located within the taxing authority of the Matanuska-Susitna Borough.
<b>Homeowners Assoc.</b>	Any subsequent owner of any parcel automatically becomes a member of the Bruce Lake Homeowners Association. Covenants are recorded in Book 220, Page 93 of the Palmer Recording District Records.
<b>Other</b>	Located within the Willow Sub-Basin Area Plan.

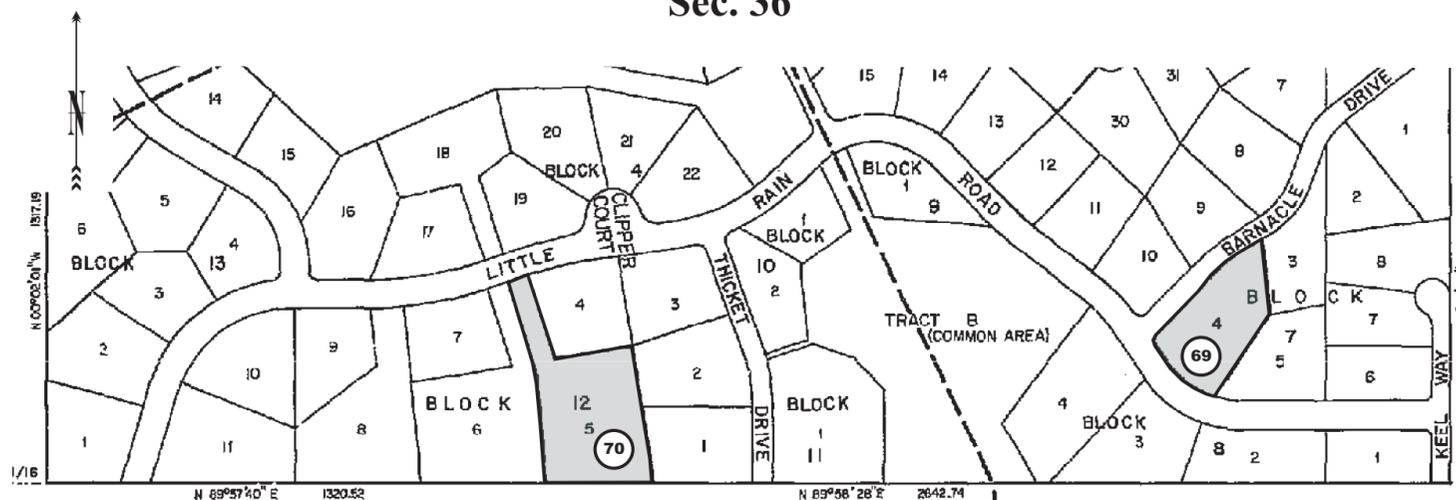


USGS Quad Anchorage C-7, Alaska

**Vicinity Map**  
Township 18 North, Range 2 West, Sec. 36  
Seward Meridian, Alaska

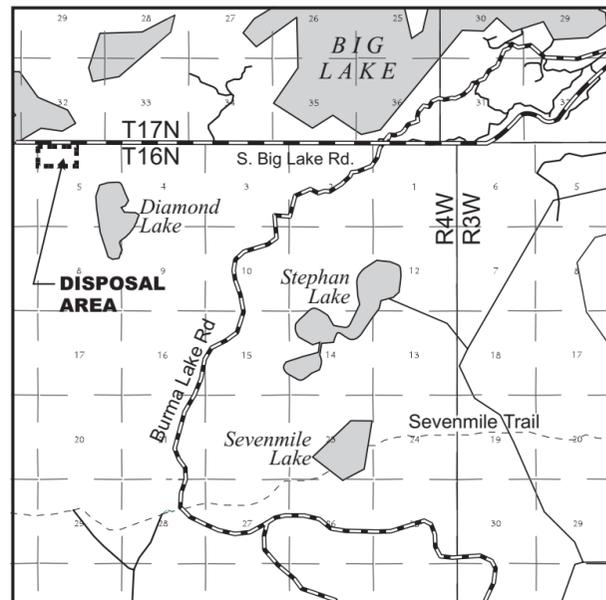
PARCEL	ADL	MTRS	SURVEY	LOT	BLOCK	ACRES	MINIMUM BID	COMMENTS
69	205090	S018N002W36	ASLS 79-155	4	7	1.790	\$6,600.00	Access to lot on Barnacle Dr. Only
70	206193	S018N002W36	ASLS 79-155	5	12	2.800	\$7,300.00	

### Sec. 36



## Map 9 - Goldstreak ASLS 79-156

<b>Location</b>	Located in the Big Lake area, approximately 20 to 30 air miles north of Anchorage and 15 miles west of Wasilla.
<b>Topo Map</b>	USGS Quad Tyonek C-1
<b>Access</b>	Subdivision is located southwest of Big Lake and is directly accessible from South Big Lake Road.
<b>Terrain</b>	Comprised of low rolling hills and swamp or bog dominated lowlands.
<b>Soils</b>	Well-drained, gravelly, gray soils that may be covered by a poorly drained fibrous peat layer, which freezes in winter.
<b>Vegetation</b>	Birch and spruce with some aspen and alder.
<b>Water Front</b>	None
<b>View</b>	Unknown
<b>Climate</b>	Local temperatures range from 40 to 70 degrees F in summer, to 0 to 40 degrees F in winter, with extremes between -40 and 90 degrees F. Annual precipitation is 30 inches including 92 inches of snow.
<b>Water Source</b>	Unknown
<b>Water/Sewage Disposal</b>	Department of Environmental Conservation has approved all parcels for on-site sewage and must be constructed and equipped in accordance with the requirements, standards and recommendations of the Alaska Department of Environmental Conservation.
<b>Utilities</b>	Electric and phone services are nearby on South Big Lake Road.
<b>Restrictions</b>	Subject to platted easements and reservations, see ASLS 79-156. Lot 2, Block 3 subject to 20 foot wide drainage easement through portion of southeast corner.
<b>Municipal Authority</b>	Located within the taxing authority of the Matanuska-Susitna Borough.
<b>Homeowners Assoc.</b>	Any subsequent owner of any parcel automatically becomes a member of the Goldstreak Homeowner's Association created to manage any common areas. Covenants are recorded in Book 220, Page 83, 9/29/80, Palmer Recording District.
<b>Other</b>	Located within the Willow Sub-Basin Area Plan. Parcels may have been within the Miller's Reach Fire area. Some parcels may contain some debris or abandoned vehicles.



USGS Quad Tyonek C-1, Alaska

**Vicinity Map**  
Township 16 North, Range 4 West, Sec. 5  
Seward Meridian, Alaska

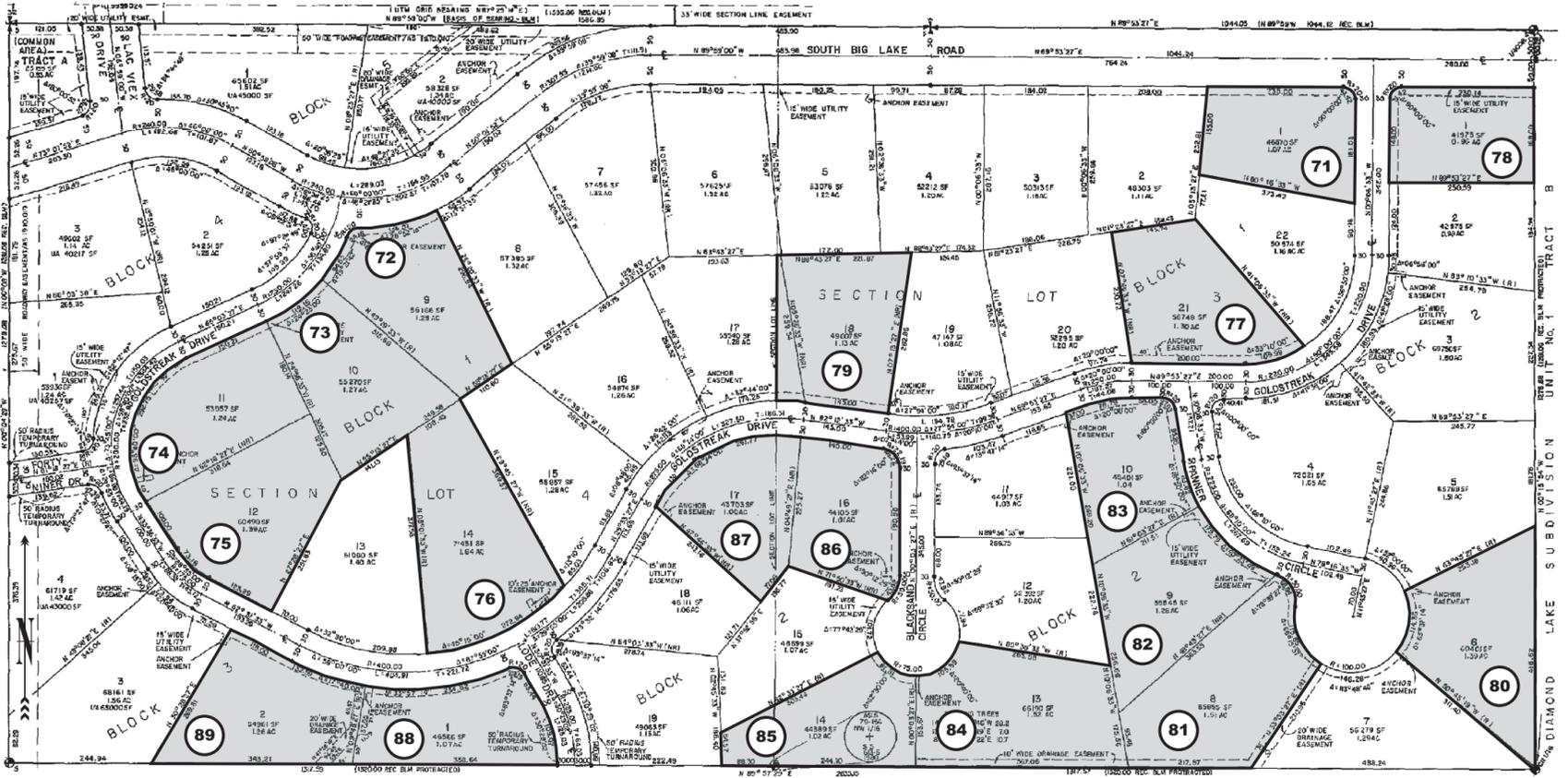
PARCEL	ADL	MTRS	SURVEY	LOT	BLOCK	ACRES	MINIMUM BID	COMMENTS
71	205880	S016N004W05	ASLS 79-156	1	1	1.070	\$5,800.00	
72	205888	S016N004W05	ASLS 79-156	9	1	1.290	\$5,000.00	Two Abandoned Trailers & Debris
73	205889	S016N004W05	ASLS 79-156	10	1	1.270	\$5,800.00	
74	205890	S016N004W05	ASLS 79-156	11	1	1.240	\$5,700.00	
75	205891	S016N004W05	ASLS 79-156	12	1	1.390	\$6,700.00	
76	205893	S016N004W05	ASLS 79-156	14	1	1.640	\$6,800.00	
77	205895	S016N004W05	ASLS 79-156	21	1	1.300	\$6,800.00	
78	205897	S016N004W05	ASLS 79-156	1	2	0.960	\$5,000.00	Abandoned Car
79	206111	S016N004W05	ASLS 79-156	18	1	1.130	\$6,100.00	
80	206115	S016N004W05	ASLS 79-156	6	2	1.390	\$6,900.00	Concrete Foundation
81	206117	S016N004W05	ASLS 79-156	8	2	1.510	\$7,600.00	
82	206118	S016N004W05	ASLS 79-156	9	2	1.280	\$6,700.00	
83	206119	S016N004W05	ASLS 79-156	10	2	1.040	\$5,700.00	Remains of Wood Foundation
84	206122	S016N004W05	ASLS 79-156	13	2	1.520	\$7,600.00	
85	206123	S016N004W05	ASLS 79-156	14	2	1.020	\$5,500.00	
86	206125	S016N004W05	ASLS 79-156	16	2	1.010	\$5,300.00	
87	206126	S016N004W05	ASLS 79-156	17	2	1.000	\$5,500.00	
88	206129	S016N004W05	ASLS 79-156	1	3	1.070	\$5,600.00	
89	206130	S016N004W05	ASLS 79-156	2	3	1.260	\$6,300.00	

Note: It is the responsibility of the purchaser to review recorded subdivision plats/maps, surveys, and plat notes for specific information on easements, building setbacks, or other restrictions that will affect any individual parcel being offered. Information is made available at the Department of Natural Resources Public Information Offices or on the web at: (<http://www.dnr.state.ak.us/landrecords>).

Note: Authorized uses such as hunting, trapping, mining, or timber sales can and do occur on private, municipal, state, or federal land near the offered parcels. It is strongly recommended that applicants take this into consideration when applying for the purchase of state land.

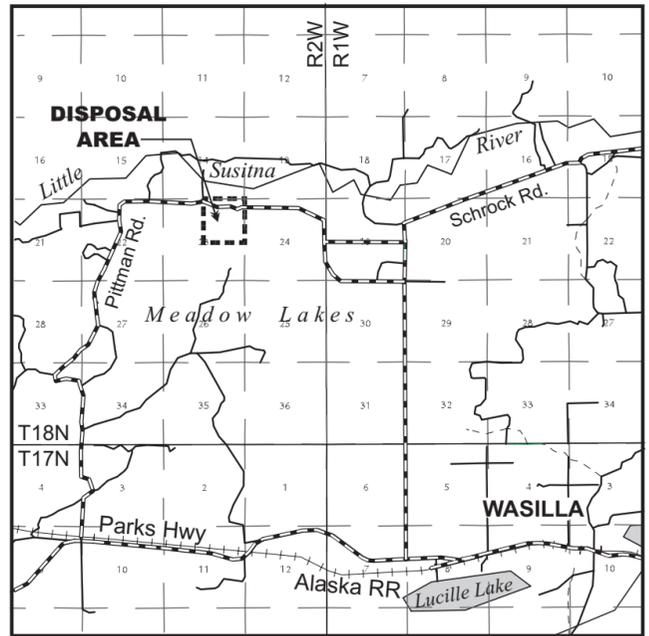
### Map 9 - Goldstreak ASLS 79-156

#### Sec. 5



### Map 10 - Greensward ASLS 79-154

<b>Location</b>	Located approximately 6 miles northwest of Wasilla, just south of the Susitna River.
<b>Topo Map</b>	USGS Quad Anchorage C-7
<b>Access</b>	Direct access to Greensward Subdivision is by North Pittman Road, north of mile 48.8 of the Parks Highway. Access to North Pittman Road may also be gained by either Church Road or Schrock Road.
<b>Terrain</b>	Comprised of low rolling hills and swamp or bog dominated lowlands.
<b>Soils</b>	Well-drained, gravelly, gray soil and may be covered by a poorly drained fibrous peat layer, which freezes in winter.
<b>Vegetation</b>	Dominated by low brush, alder, and grass cover as well as areas of spruce, birch, and willow.
<b>Water Front</b>	None
<b>View</b>	Unknown
<b>Climate</b>	Local temperatures range from 46 to 70 degrees F in summer, to 0 to 40 degrees F in winter, with extremes between -40 and 90 degrees F. Annual precipitation is 30 inches including 92 inches of snow.
<b>Water Source</b>	Water availability and quality are expected to be good.
<b>Water/Sewage Disposal</b>	The Department of Environmental Conservation has approved all parcels for on-site sewage and must be located, constructed and equipped in accordance with the requirements, standards, and recommendations of DEC. Some parcels may be within the 100-year flood plain of the Little Susitna River.
<b>Utilities</b>	Electric and phone services are available within the subdivision.
<b>Restrictions</b>	Subject to platted easements and reservations, see ASLS 79-154.
<b>Municipal Authority</b>	Located within the taxing authority of the Matanuska-Susitna Borough.
<b>Homeowners Assoc.</b>	Any subsequent owner of any parcel automatically becomes a member of the Greensward Homeowners Association created to govern said subdivision. Covenants are recorded in Book 220, Page 38, 9/29/80, Palmer Recording District.
<b>Other</b>	Located within the Willow Sub-Basin Land Use Plan. Lot 6, Block 9 may have some debris from a burned trailer.



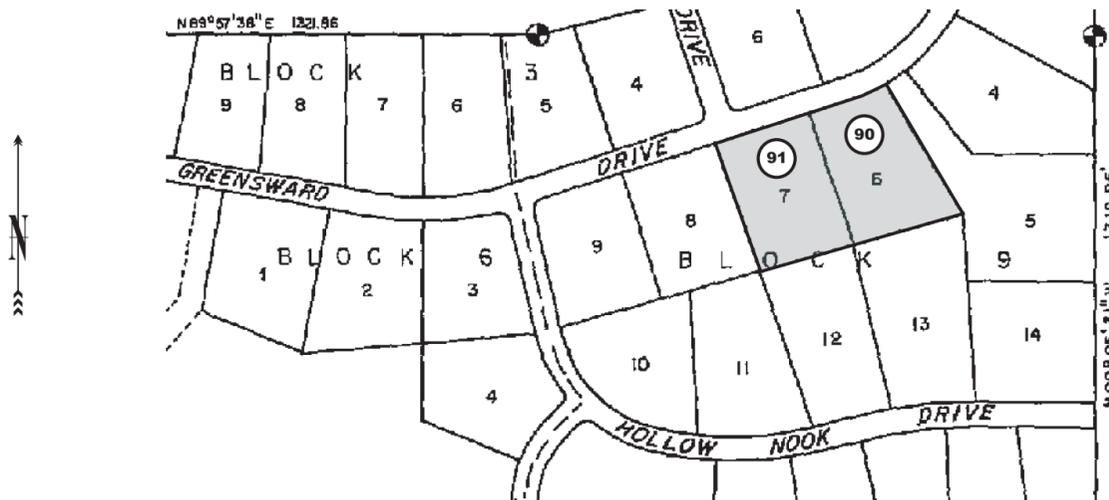
USGS Quad Anchorage C-7, Alaska

#### Vicinity Map

Township 18 North, Range 2 West, Sec. 23  
Seward Meridian, Alaska

PARCEL	ADL	MTRS	SURVEY	LOT/TRACT	BLOCK	ACRES	MINIMUM BID
90	205926	S018N002W23	ASLS 79-154	6	9	1.780	\$10,100.00
91	205927	S018N002W23	ASLS 79-154	7	9	1.770	\$10,000.00

#### Sec. 23

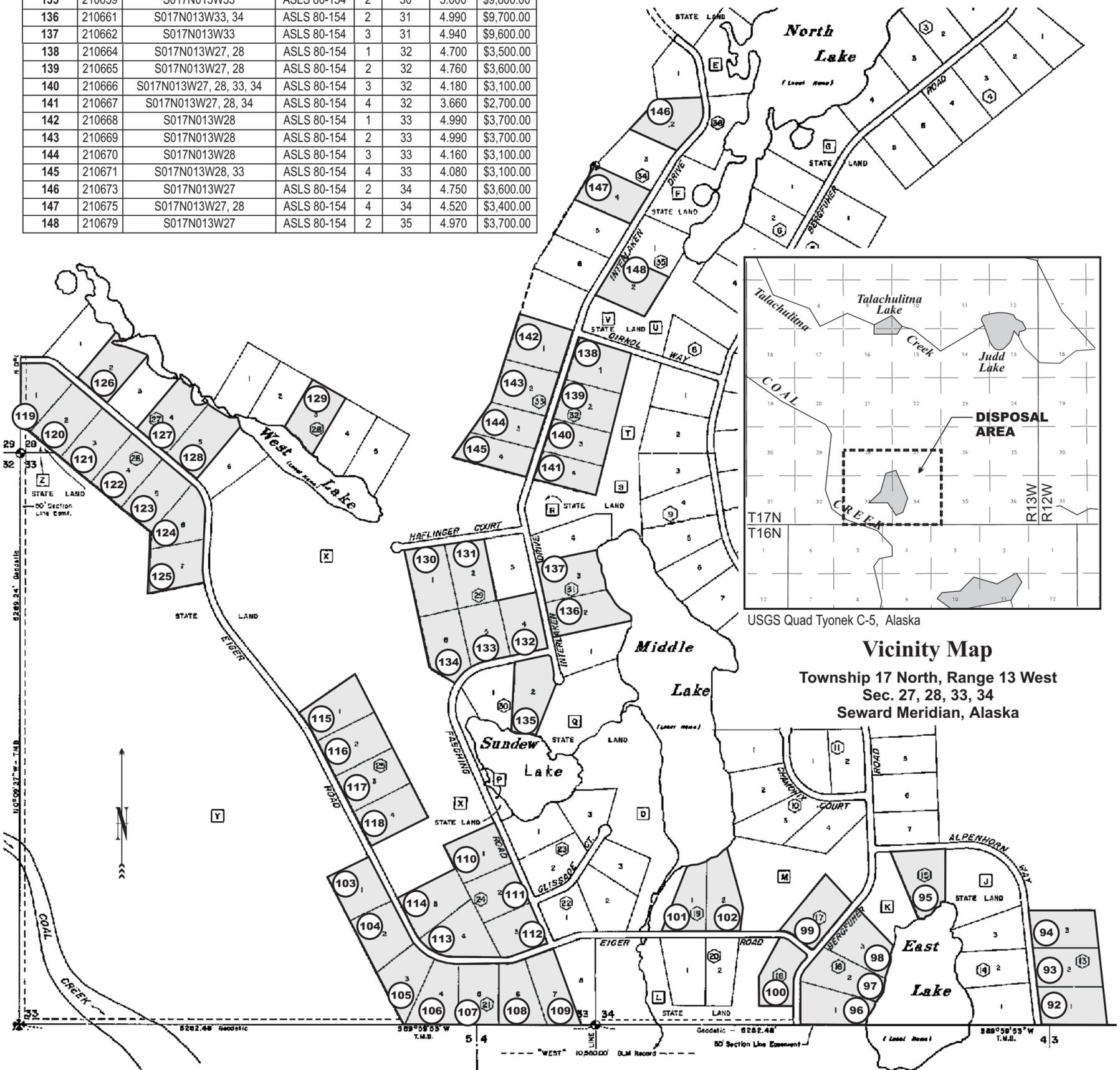


# Map 11 - High Mountain Lakes ASLS 80-154

PARCEL	ADL	MTRS	SURVEY	LOT	BLOCK	ACRES	MINIMUM BID
92	210606	S017N013W34	ASLS 80-154	1	13	4.930	\$3,700.00
93	210607	S017N013W34	ASLS 80-154	2	13	4.930	\$3,700.00
94	210608	S017N013W34	ASLS 80-154	3	13	4.930	\$3,700.00
95	210385	S017N013W34	ASLS 80-154	1	15	4.990	\$9,700.00
96	210386	S017N013W34	ASLS 80-154	1	16	4.800	\$9,400.00
97	210387	S017N013W34	ASLS 80-154	2	16	4.770	\$9,300.00
98	210388	S017N013W34	ASLS 80-154	3	16	4.960	\$9,700.00
99	210612	S017N013W34	ASLS 80-154	1	17	4.910	\$3,700.00
100	210613	S017N013W34	ASLS 80-154	1	18	4.480	\$3,400.00
101	210326	S017N013W34	ASLS 80-154	1	19	4.120	\$8,000.00
102	210327	S017N013W34	ASLS 80-154	2	19	4.700	\$9,200.00
103	210616	S017N013W33	ASLS 80-154	1	21	4.470	\$2,800.00
104	210617	S017N013W33	ASLS 80-154	2	21	4.880	\$3,100.00
105	210618	S017N013W33	ASLS 80-154	3	21	4.480	\$2,900.00
106	210619	S017N013W33	ASLS 80-154	4	21	4.810	\$3,100.00
107	210620	S017N013W33	ASLS 80-154	5	21	4.880	\$3,100.00
108	210621	S017N013W33	ASLS 80-154	6	21	4.760	\$3,000.00
109	210622	S017N013W33	ASLS 80-154	7	21	4.830	\$3,100.00
110	210630	S017N013W33	ASLS 80-154	1	24	4.600	\$3,500.00
111	210631	S017N013W33	ASLS 80-154	2	24	4.150	\$3,100.00
112	210632	S017N013W33	ASLS 80-154	3	24	4.000	\$3,000.00
113	210633	S017N013W33	ASLS 80-154	4	24	5.000	\$3,800.00
114	210634	S017N013W33	ASLS 80-154	5	24	4.990	\$3,700.00
115	210635	S017N013W33	ASLS 80-154	1	25	4.990	\$3,700.00
116	210636	S017N013W33	ASLS 80-154	2	25	5.000	\$3,800.00
117	210637	S017N013W33	ASLS 80-154	3	25	5.000	\$3,800.00
118	210638	S017N013W33	ASLS 80-154	4	25	5.000	\$3,800.00
119	210639	S017N013W28	ASLS 80-154	1	26	4.520	\$2,900.00
120	210640	S017N013W28, 33	ASLS 80-154	2	26	4.890	\$3,100.00
121	210641	S017N013W28, 33	ASLS 80-154	3	26	4.890	\$3,100.00
122	210642	S017N013W28, 33	ASLS 80-154	4	26	4.890	\$3,100.00
123	210643	S017N013W33	ASLS 80-154	5	26	4.890	\$3,100.00
124	210644	S017N013W33	ASLS 80-154	6	26	4.370	\$2,800.00
125	210645	S017N013W33	ASLS 80-154	7	26	4.850	\$3,100.00
126	210647	S017N013W28	ASLS 80-154	2	27	4.190	\$3,300.00
127	210649	S017N013W28	ASLS 80-154	4	27	4.620	\$3,600.00
128	210650	S017N013W28, 33	ASLS 80-154	5	27	5.000	\$8,800.00
129	210683	S017N013W28	ASLS 80-154	3	28	4.210	\$7,400.00
130	210652	S017N013W33	ASLS 80-154	1	29	5.000	\$3,800.00
131	210653	S017N013W33	ASLS 80-154	2	29	4.980	\$3,700.00
132	210655	S017N013W33	ASLS 80-154	4	29	4.710	\$3,500.00
133	210656	S017N013W33	ASLS 80-154	5	29	4.710	\$3,500.00
134	210657	S017N013W33	ASLS 80-154	6	29	4.980	\$3,700.00
135	210659	S017N013W33	ASLS 80-154	2	30	5.000	\$9,800.00
136	210661	S017N013W33, 34	ASLS 80-154	2	31	4.990	\$9,700.00
137	210662	S017N013W33	ASLS 80-154	3	31	4.940	\$9,600.00
138	210664	S017N013W27, 28	ASLS 80-154	1	32	4.700	\$3,500.00
139	210665	S017N013W27, 28	ASLS 80-154	2	32	4.760	\$3,600.00
140	210666	S017N013W27, 28, 33, 34	ASLS 80-154	3	32	4.180	\$3,100.00
141	210667	S017N013W27, 28, 34	ASLS 80-154	4	32	3.660	\$2,700.00
142	210668	S017N013W28	ASLS 80-154	1	33	4.990	\$3,700.00
143	210669	S017N013W28	ASLS 80-154	2	33	4.990	\$3,700.00
144	210670	S017N013W28	ASLS 80-154	3	33	4.160	\$3,100.00
145	210671	S017N013W28, 33	ASLS 80-154	4	33	4.080	\$3,100.00
146	210673	S017N013W27	ASLS 80-154	2	34	4.750	\$3,600.00
147	210675	S017N013W27, 28	ASLS 80-154	4	34	4.520	\$3,400.00
148	210679	S017N013W27	ASLS 80-154	2	35	4.970	\$3,700.00

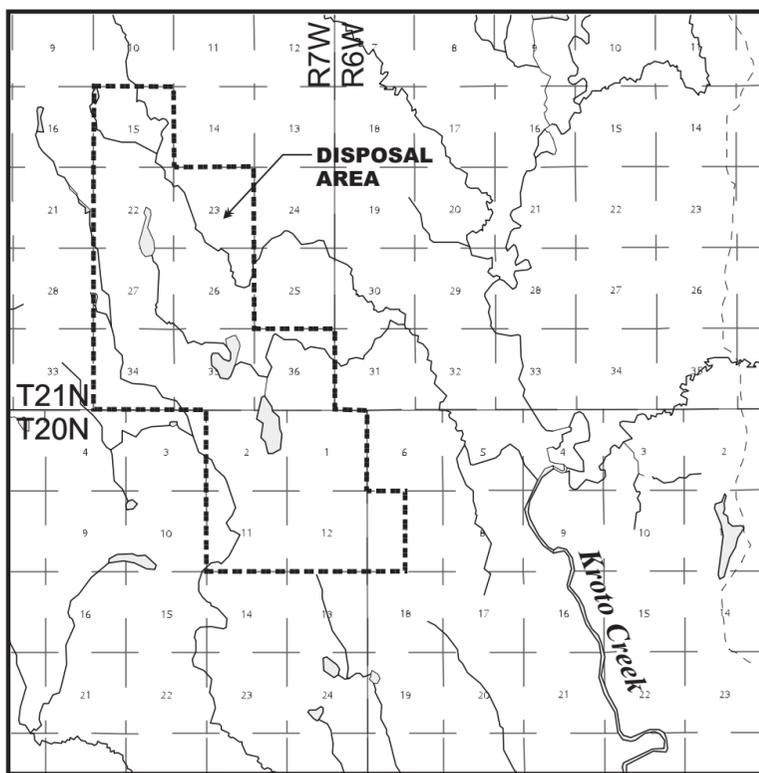
<b>Location</b>	Located approximately 65 miles northwest of Anchorage, with Beluga Lake being 6 miles to the south and Judd Lake 3 miles to the north.
<b>Topo Map</b>	USGS Quad Tyonek C-5
<b>Access</b>	North Lake and Middle Lake can be accessed by airplane while the two smaller lakes located in the western and southeastern portions of the project can be recommended for Supercub type aircraft only. Additional access is via Coal Creek, which passes along the southwest corner of the project area. Physical access overland from Coal Creek is somewhat limited due to steepness of slope and scattered wetlands.
<b>Terrain</b>	Gently to moderately steep slopes with elevation between 1,000 to 2,000 feet above mean sea level.
<b>Soils</b>	An organic layer covers 2 to 3 feet of wind blown silt with sand and gravel at deeper depths. Ground water is present at a 5 foot minimum depth throughout the majority of the area.
<b>Vegetation</b>	The well drained sites consist of a mixed forest of alder, birch, cottonwood, white spruce, and willow while low lying areas primarily consist of low brush and grassy bogs.
<b>Water Front</b>	11 lots have lakeshore frontage, while some others may border a small pond.
<b>View</b>	The south end of the project has spectacular views of the Alaska Range, specifically of Mt. Spur and Mt. Gerdine to the southwest.
<b>Climate</b>	Temperatures range from 5 to 70 degrees F with annual precipitation of 30 inches with 120 inches of snow. The site has good southern exposure as the valley is oriented North-South.
<b>Water Source</b>	Unknown
<b>Water/Sewage Disposal</b>	All lots have been approved by the Alaska Division of Environmental Conservation for non-water carried type sewage disposal systems, (i.e. pit privies, chemical, humus, incendiary, etc.) No individual water supply system or sewage disposal system shall be permitted on any lot unless such system is located, constructed, and equipped in accordance with the requirements, standards, and recommendations of Alaska DEC.
<b>Utilities</b>	None
<b>Restrictions</b>	Subject to platted easements and reservations, see ASLS 80-154.
<b>Municipal Authority</b>	Located within the taxing authority of the Matanuska-Susitna Borough.
<b>Homeowners Assoc.</b>	Any subsequent owner of any parcel within this subdivision automatically becomes a member of the Homeowners Association created to govern said subdivision. Covenants are recorded in Book 588, page 954-958, 4-21-81, Anchorage Recording District.
<b>Other</b>	Located within the Susitna Area Plan. It should be noted there is a reasonable amount of beaver activity, which may have a direct impact on the water tables of various lakes within the project areas.

## Sec. 27, 28, 33, 34



## Map 12 - Kahiltna Flats ASLS 80-175

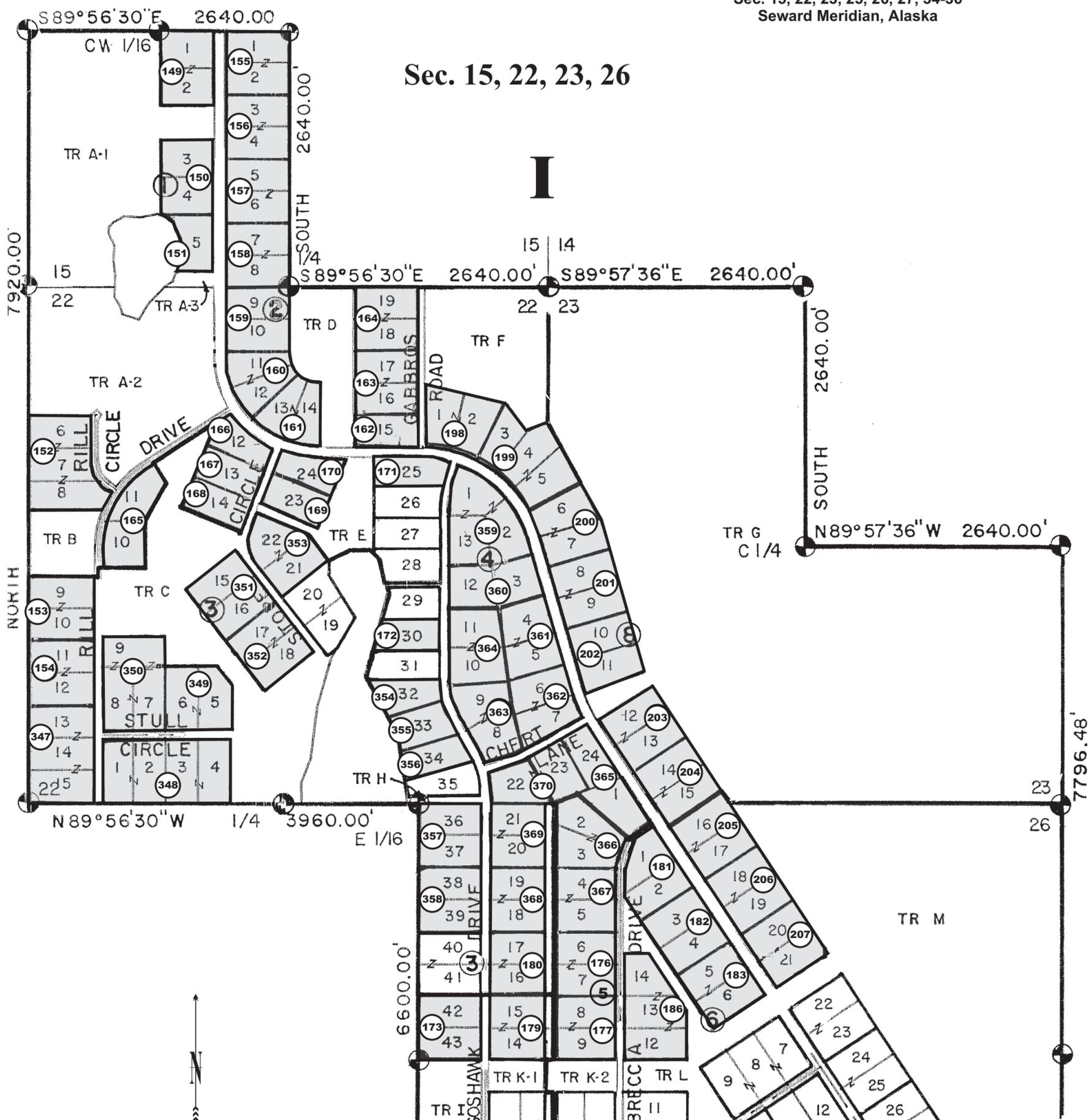
<b>Location</b>	Subdivision is approximately 50 miles northwest of Anchorage, 14 miles west of Willow, and just west of Kroto Creek (aka Deshka River).
<b>Topo Map</b>	USGS Quad Tyonek D-2
<b>Access</b>	Access is limited to small amphibious planes although there are only a few lakes in the area large enough to serve as float plane access. Potential access by riverboat up the Yentna and then hike or ATV into the subdivision. Oil Well Road may provide access to an area just north of the subdivision where access may be obtained via snowmachine.
<b>Terrain</b>	Area is nearly level supporting large stands of timber. Several small lakes are found in the area along with some small patches of muskeg.
<b>Soils</b>	Varies from well drained on the uplands to poorly drained peaty on the lower muskeg bogs.
<b>Vegetation</b>	Major timber types include spruce and birch with an under story of brush. Growth of alder and elderberry is very thick in some places and may make foot travel difficult.
<b>Water Front</b>	Many small lakes in the area may be near or adjacent to some of the lots.
<b>View</b>	Unknown
<b>Climate</b>	Local temperatures range from 0 degrees F in January to 68 degrees F in July. Annual precipitation varies around 100 inches including snowfall. Annual snowfall is around 20 inches.
<b>Water Source</b>	Water availability and quality within the area is believed to be good based on wells drilled in adjacent areas.
<b>Water/Sewage Disposal</b>	Subdivision has been approved by the Alaska Department of Environmental Conservation for the installation of non-waste carried sewage disposal systems (i.e. privies) only.
<b>Utilities</b>	None
<b>Restrictions</b>	Subject to platted easements and reservations, see ASLS 80-175.
<b>Municipal Authority</b>	Located within the taxing authority of the Matanuska-Susitna Borough.
<b>Homeowners Assoc.</b>	Any subsequent owner of any lot within the subdivision automatically becomes a member of the Kahiltna Flats Homeowners Association created to govern said subdivision.
<b>Other</b>	Primary recreation use in vicinity has been hunting and fishing and more casual recreation.



USGS Quad Tyonek D-2, Alaska

### Vicinity Map

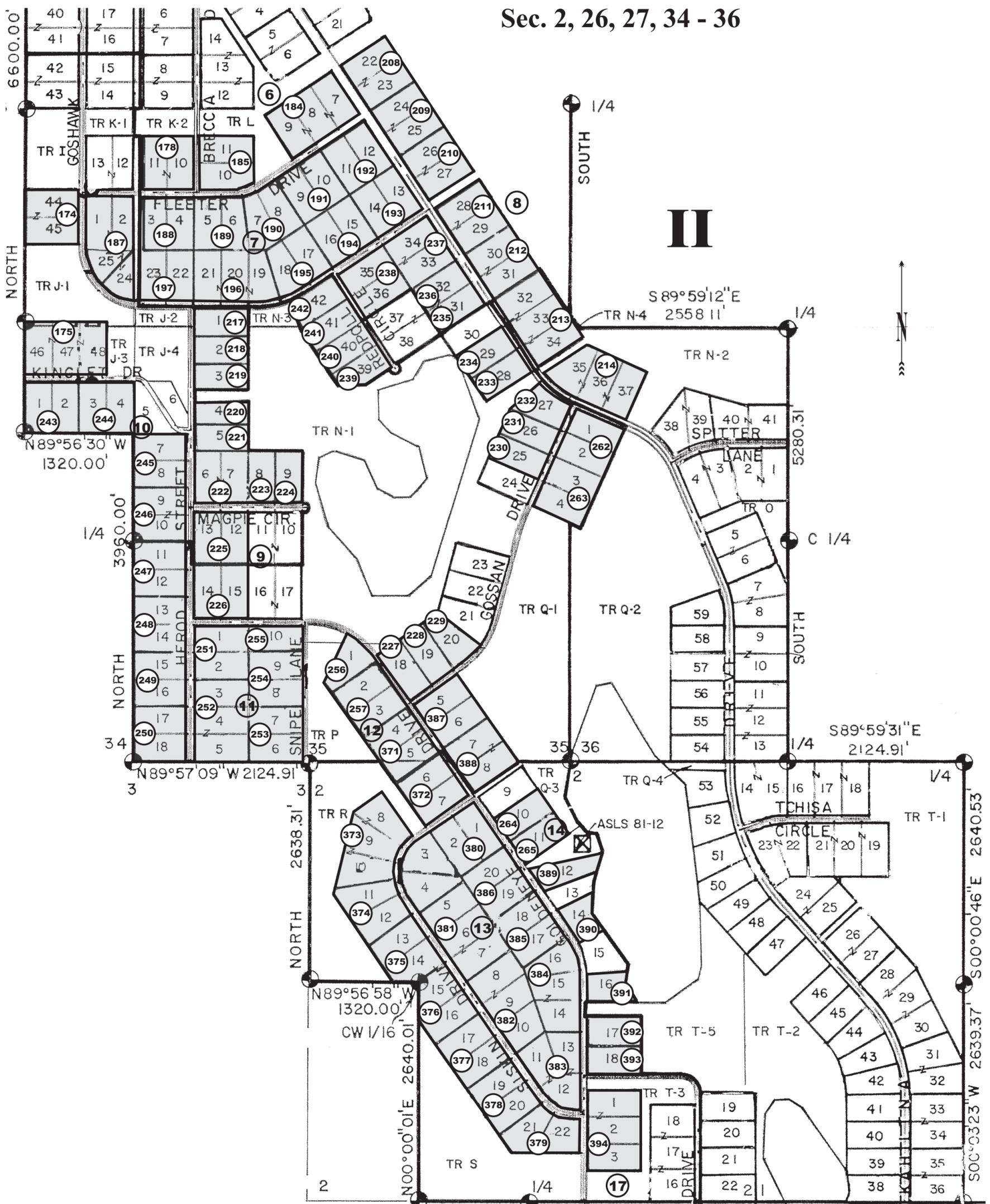
Township 20 North, Range 6 West, Sec. 7  
 Township 20 North, Range 7 West, Sec. 1, 2, 11, 12  
 Township 21 North, Range 7 West  
 Sec. 15, 22, 23, 25, 26, 27, 34-36  
 Seward Meridian, Alaska



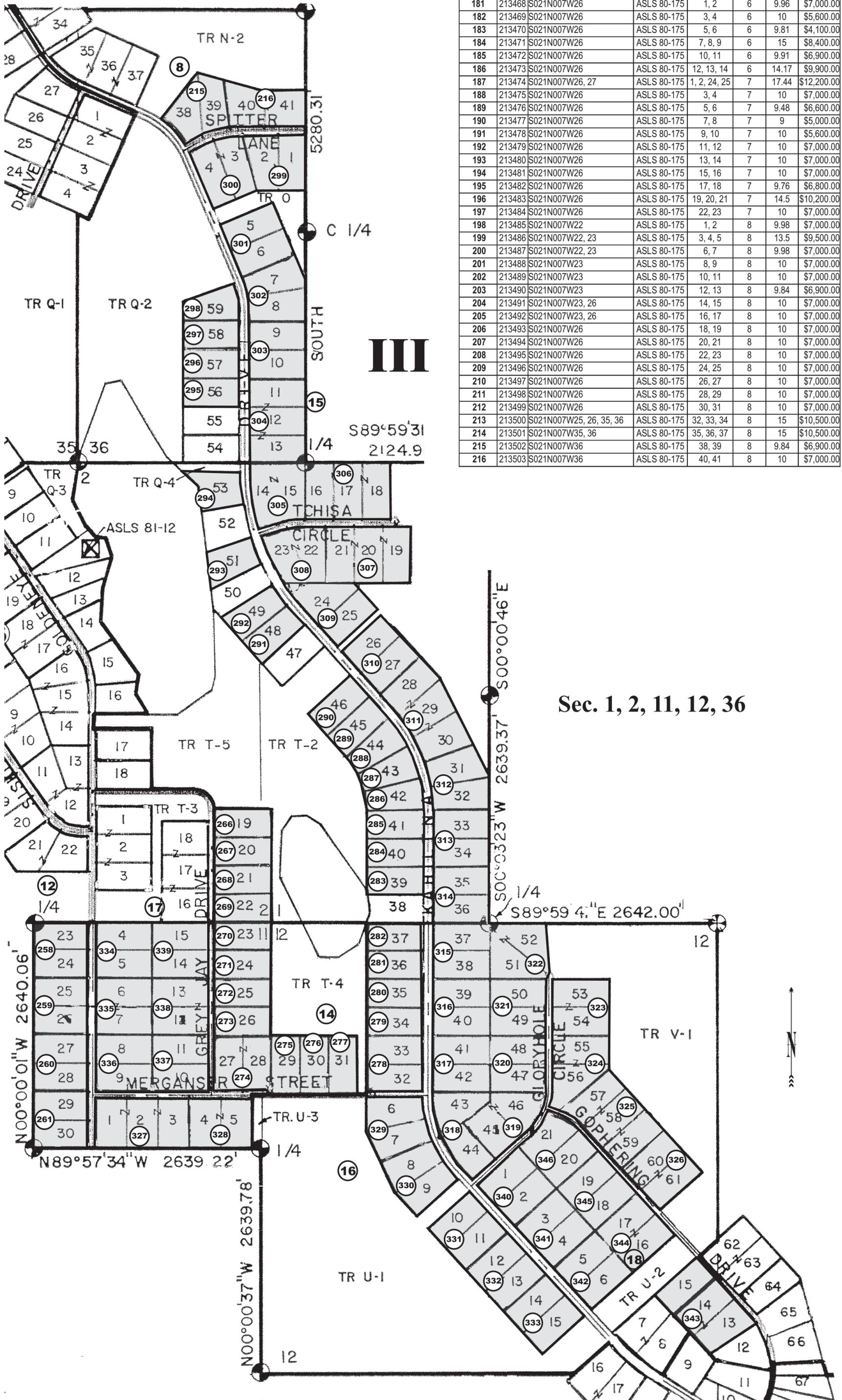
Map 12 - Kahiltna Flats ASLS 80-175

PARCEL	ADL	MTRS	SURVEY	LOT	BLOCK	ACRES	MINIMUM BID
149	213430	S021N007W15	ASLS 80-175	1, 2	1	10	\$5,600.00
150	213431	S021N007W15	ASLS 80-175	3, 4	1	10	\$9,600.00
151	213432	S021N007W15	ASLS 80-175	5	1	4.94	\$5,900.00
152	213433	S021N007W22	ASLS 80-175	6, 7, 8	1	14.99	\$8,400.00
153	213434	S021N007W22	ASLS 80-175	9, 10	1	10	\$7,000.00
154	213435	S021N007W22	ASLS 80-175	11, 12	1	10	\$7,000.00
155	213436	S021N007W15	ASLS 80-175	1, 2	2	10	\$7,000.00
156	213437	S021N007W15	ASLS 80-175	3, 4	2	10	\$7,000.00
157	213438	S021N007W15	ASLS 80-175	5, 6	2	10	\$7,000.00
158	213439	S021N007W15	ASLS 80-175	7, 8	2	10	\$7,000.00
159	213440	S021N007W22	ASLS 80-175	9, 10	2	10	\$7,000.00
160	213441	S021N007W22	ASLS 80-175	11, 12	2	7.99	\$5,600.00
161	213442	S021N007W22	ASLS 80-175	13, 14	2	7.99	\$5,600.00
162	213443	S021N007W22	ASLS 80-175	15	2	5	\$3,500.00
163	213444	S021N007W22	ASLS 80-175	16, 17	2	10	\$5,600.00
164	213445	S021N007W22	ASLS 80-175	18, 19	2	10	\$5,600.00

PARCEL	ADL	MTRS	SURVEY	LOT	BLOCK	ACRES	MINIMUM BID
165	213446	S021N007W22	ASLS 80-175	10, 11	3	10	\$5,600.00
166	213447	S021N007W22	ASLS 80-175	12	3	4.82	\$3,400.00
167	213448	S021N007W22	ASLS 80-175	13	3	5	\$3,500.00
168	213449	S021N007W22	ASLS 80-175	14	3	5	\$3,500.00
169	213450	S021N007W22	ASLS 80-175	23	3	5	\$6,000.00
170	213451	S021N007W22	ASLS 80-175	24	3	5	\$3,500.00
171	213452	S021N007W22	ASLS 80-175	25	3	4.99	\$3,500.00
172	213458	S021N007W27	ASLS 80-175	30	3	4.85	\$7,300.00
173	213459	S021N007W27	ASLS 80-175	42, 43	3	10	\$5,600.00
174	213460	S021N007W27	ASLS 80-175	44, 45	3	10	\$5,600.00
175	213461	S021N007W27, 34	ASLS 80-175	46, 47, 48	3	15	\$10,500.00
176	213462	S021N007W26	ASLS 80-175	6, 7	5	10	\$7,000.00
177	213463	S021N007W26	ASLS 80-175	8, 9	5	10	\$7,000.00
178	213464	S021N007W26	ASLS 80-175	10, 11	5	10	\$7,000.00
179	213466	S021N007W26, 27	ASLS 80-175	14, 15	5	10	\$7,000.00
180	213467	S021N007W26, 27	ASLS 80-175	16, 17	5	10	\$7,000.00



Map 12 - Kahiltna Flats ASLS 80-175



PARCEL	ADL	MTRS	SURVEY	LOT	BLOCK	ACRES	MINIMUM BID
181	213468	S021N007W26	ASLS 80-175	1, 2	6	9.96	\$7,000.00
182	213469	S021N007W26	ASLS 80-175	3, 4	6	10	\$5,600.00
183	213470	S021N007W26	ASLS 80-175	5, 6	6	9.81	\$4,100.00
184	213471	S021N007W26	ASLS 80-175	7, 8, 9	6	15	\$8,400.00
185	213472	S021N007W26	ASLS 80-175	10, 11	6	9.91	\$6,900.00
186	213473	S021N007W26	ASLS 80-175	12, 13, 14	6	14.17	\$9,900.00
187	213474	S021N007W26, 27	ASLS 80-175	1, 2, 24, 25	7	17.44	\$12,200.00
188	213475	S021N007W26	ASLS 80-175	3, 4	7	10	\$7,000.00
189	213476	S021N007W26	ASLS 80-175	5, 6	7	9.48	\$6,600.00
190	213477	S021N007W26	ASLS 80-175	7, 8	7	9	\$5,000.00
191	213478	S021N007W26	ASLS 80-175	9, 10	7	10	\$5,600.00
192	213479	S021N007W26	ASLS 80-175	11, 12	7	10	\$7,000.00
193	213480	S021N007W26	ASLS 80-175	13, 14	7	10	\$7,000.00
194	213481	S021N007W26	ASLS 80-175	15, 16	7	10	\$7,000.00
195	213482	S021N007W26	ASLS 80-175	17, 18	7	9.76	\$6,800.00
196	213483	S021N007W26	ASLS 80-175	19, 20, 21	7	14.5	\$10,200.00
197	213484	S021N007W26	ASLS 80-175	22, 23	7	10	\$7,000.00
198	213485	S021N007W22	ASLS 80-175	1, 2	8	9.98	\$7,000.00
199	213486	S021N007W22, 23	ASLS 80-175	3, 4, 5	8	13.5	\$9,500.00
200	213487	S021N007W22, 23	ASLS 80-175	6, 7	8	9.98	\$7,000.00
201	213488	S021N007W23	ASLS 80-175	8, 9	8	10	\$7,000.00
202	213489	S021N007W23	ASLS 80-175	10, 11	8	10	\$7,000.00
203	213490	S021N007W23	ASLS 80-175	12, 13	8	9.84	\$6,900.00
204	213491	S021N007W23, 26	ASLS 80-175	14, 15	8	10	\$7,000.00
205	213492	S021N007W23, 26	ASLS 80-175	16, 17	8	10	\$7,000.00
206	213493	S021N007W26	ASLS 80-175	18, 19	8	10	\$7,000.00
207	213494	S021N007W26	ASLS 80-175	20, 21	8	10	\$7,000.00
208	213495	S021N007W26	ASLS 80-175	22, 23	8	10	\$7,000.00
209	213496	S021N007W26	ASLS 80-175	24, 25	8	10	\$7,000.00
210	213497	S021N007W26	ASLS 80-175	26, 27	8	10	\$7,000.00
211	213498	S021N007W26	ASLS 80-175	28, 29	8	10	\$7,000.00
212	213499	S021N007W26	ASLS 80-175	30, 31	8	10	\$7,000.00
213	213500	S021N007W25, 26, 35, 36	ASLS 80-175	32, 33, 34	8	15	\$10,500.00
214	213501	S021N007W35, 36	ASLS 80-175	35, 36, 37	8	15	\$10,500.00
215	213502	S021N007W36	ASLS 80-175	38, 39	8	9.84	\$6,900.00
216	213503	S021N007W36	ASLS 80-175	40, 41	8	10	\$7,000.00

Sec. 1, 2, 11, 12, 36



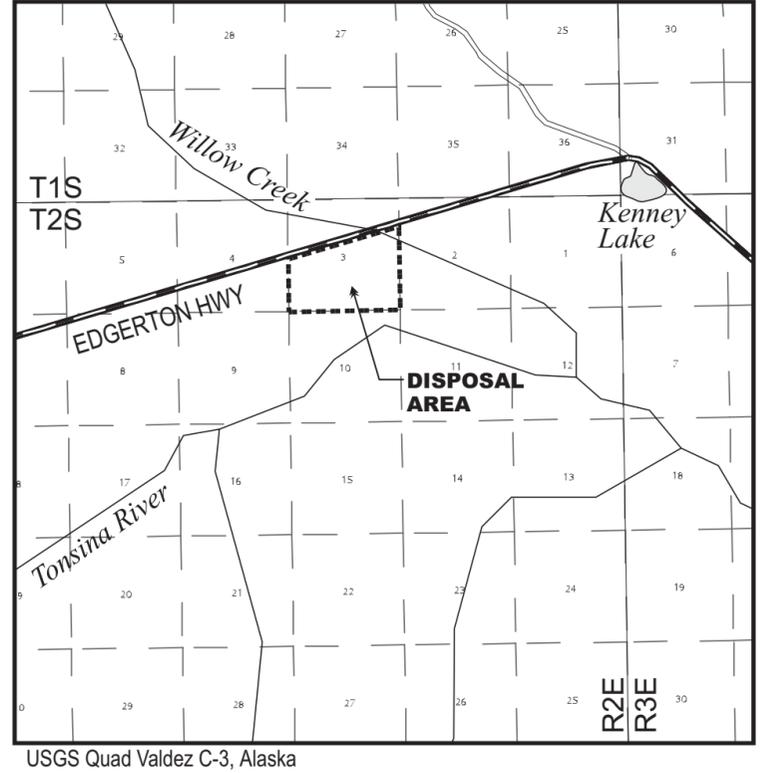
## Map 12 - Kahiltna Flats ASLS 80-175

PARCEL	ADL	MTRS	SURVEY	LOT	BLOCK	ACRES	MINIMUM BID
217	213504	S021N007W26, 35	ASLS 80-175	1	9	5	\$3,500.00
218	213505	S021N007W35	ASLS 80-175	2	9	5	\$3,500.00
219	213506	S021N007W35	ASLS 80-175	3	9	5	\$3,500.00
220	213507	S021N007W35	ASLS 80-175	4	9	3.86	\$2,700.00
221	213508	S021N007W35	ASLS 80-175	5	9	5	\$3,500.00
222	213509	S021N007W35	ASLS 80-175	6, 7	9	10	\$7,000.00
223	213510	S021N007W35	ASLS 80-175	8	9	5	\$2,800.00
224	213511	S021N007W35	ASLS 80-175	9	9	5	\$6,000.00
225	213513	S021N007W35	ASLS 80-175	12, 13	9	10	\$7,000.00
226	213514	S021N007W35	ASLS 80-175	14, 15	9	10	\$7,000.00
227	213516	S021N007W35	ASLS 80-175	18	9	5	\$4,800.00
228	213517	S021N007W35	ASLS 80-175	19	9	5	\$6,000.00
229	213518	S021N007W35	ASLS 80-175	20	9	5	\$6,000.00
230	213523	S021N007W35	ASLS 80-175	25	9	5	\$7,500.00
231	213524	S021N007W35	ASLS 80-175	26	9	5	\$7,500.00
232	213525	S021N007W35	ASLS 80-175	27	9	4.87	\$5,800.00
233	213526	S021N007W35	ASLS 80-175	28	9	5	\$6,000.00
234	213527	S021N007W35	ASLS 80-175	29	9	5	\$6,000.00
235	213529	S021N007W26, 35	ASLS 80-175	31	9	5	\$4,800.00
236	213530	S021N007W26	ASLS 80-175	32	9	5	\$3,500.00
237	213531	S021N007W26	ASLS 80-175	33, 34	9	10	\$7,000.00
238	213532	S021N007W26	ASLS 80-175	35, 36	9	10	\$7,000.00
239	213534	S021N007W35	ASLS 80-175	39	9	4.56	\$5,500.00
240	213535	S021N007W26, 35	ASLS 80-175	40	9	5	\$2,800.00
241	213536	S021N007W26, 35	ASLS 80-175	41	9	5	\$3,500.00
242	213537	S021N007W26, 35	ASLS 80-175	42	9	4.79	\$2,700.00
243	213538	S021N007W34	ASLS 80-175	1, 2	10	10	\$7,000.00
244	213539	S021N007W34	ASLS 80-175	3, 4	10	10	\$7,000.00
245	213540	S021N007W35	ASLS 80-175	7, 8	10	10	\$5,600.00
246	213541	S021N007W35	ASLS 80-175	9, 10	10	10	\$5,600.00
247	213542	S021N007W35	ASLS 80-175	11, 12	10	10	\$7,000.00
248	213543	S021N007W35	ASLS 80-175	13, 14	10	10	\$7,000.00
249	213544	S021N007W35	ASLS 80-175	15, 16	10	10	\$7,000.00
250	213545	S021N007W35	ASLS 80-175	17, 18	10	10	\$7,000.00
251	213546	S021N007W35	ASLS 80-175	1, 2	11	10	\$7,000.00
252	213547	S021N007W35	ASLS 80-175	3, 4, 5	11	15	\$10,500.00
253	213548	S021N007W35	ASLS 80-175	6, 7	11	10	\$7,000.00
254	213549	S021N007W35	ASLS 80-175	8, 9	11	10	\$7,000.00
255	213550	S021N007W35	ASLS 80-175	10	11	5	\$3,500.00
256	213551	S021N007W35	ASLS 80-175	1	12	5	\$2,800.00
257	213552	S021N007W35	ASLS 80-175	2, 3	12	10	\$5,600.00
258	213553	S020N007W11	ASLS 80-175	23, 24	12	10	\$7,000.00
259	213554	S020N007W11	ASLS 80-175	25, 26	12	10	\$7,000.00
260	213555	S020N007W11	ASLS 80-175	27, 28	12	10	\$7,000.00
261	213556	S020N007W11	ASLS 80-175	29, 30	12	10	\$7,000.00
262	213557	S021N007W35, 36	ASLS 80-175	1, 2	14	10	\$7,000.00
263	213558	S021N007W35, 36	ASLS 80-175	3, 4	14	10	\$7,000.00
264	213560	S020N007W02	ASLS 80-175	10	14	5	\$6,000.00
265	213561	S020N007W02	ASLS 80-175	11	14	4.86	\$7,300.00
266	213562	S020N007W01, 02	ASLS 80-175	19	14	5	\$6,000.00
267	213563	S020N007W01, 02	ASLS 80-175	20	14	5	\$7,500.00
268	213564	S020N007W01, 02	ASLS 80-175	21	14	5	\$7,500.00
269	213565	S020N007W01, 02	ASLS 80-175	22	14	5	\$6,000.00
270	213566	S020N007W11, 12	ASLS 80-175	23	14	5	\$4,800.00
271	213567	S020N007W11, 12	ASLS 80-175	24	14	5	\$4,800.00
272	213568	S020N007W11, 12	ASLS 80-175	25	14	5	\$2,800.00
273	213569	S020N007W11, 12	ASLS 80-175	26	14	5	\$3,500.00
274	213570	S020N007W11, 12	ASLS 80-175	27, 28	14	10	\$4,200.00
275	213571	S020N007W12	ASLS 80-175	29	14	5	\$3,500.00
276	213572	S020N007W12	ASLS 80-175	30	14	5	\$3,500.00
277	213573	S020N007W12	ASLS 80-175	31	14	5	\$3,500.00
278	213574	S020N007W12	ASLS 80-175	32, 33	14	10	\$7,000.00
279	213575	S020N007W12	ASLS 80-175	34	14	5	\$3,500.00
280	213576	S020N007W12	ASLS 80-175	35	14	5	\$3,500.00
281	213577	S020N007W12	ASLS 80-175	36	14	5	\$6,000.00
282	213578	S020N007W12	ASLS 80-175	37	14	5	\$7,500.00
283	213580	S020N007W1	ASLS 80-175	39	14	5	\$7,500.00
284	213581	S020N007W1	ASLS 80-175	40	14	5	\$6,000.00
285	213582	S020N007W1	ASLS 80-175	41	14	5	\$6,000.00
286	213583	S020N007W1	ASLS 80-175	42	14	4.61	\$3,200.00
287	213584	S020N007W1	ASLS 80-175	43	14	4.6	\$3,200.00
288	213585	S020N007W1	ASLS 80-175	44	14	4.6	\$3,200.00
289	213586	S020N007W01	ASLS 80-175	45	14	5	\$3,500.00
290	213587	S020N007W01	ASLS 80-175	46	14	5	\$3,500.00
291	213589	S020N007W01, 02	ASLS 80-175	48	14	5	\$6,000.00
292	213590	S020N007W01, 02	ASLS 80-175	49	14	5	\$6,000.00
293	213592	S020N007W01, 02	ASLS 80-175	51	14	5	\$7,500.00
294	213594	S020N007W02	ASLS 80-175	53	14	5	\$7,500.00
295	213597	S021N007W36	ASLS 80-175	56	14	5	\$6,000.00
296	213598	S021N007W36	ASLS 80-175	57	14	5	\$3,500.00
297	213599	S021N007W36	ASLS 80-175	58	14	5	\$3,500.00
298	213600	S021N007W36	ASLS 80-175	59	14	5	\$3,500.00
299	213601	S021N007W36	ASLS 80-175	1, 2	15	10	\$7,000.00
300	213602	S021N007W36	ASLS 80-175	3, 4	15	10	\$7,000.00
301	213603	S021N007W36	ASLS 80-175	5, 6	15	10	\$5,600.00
302	213604	S021N007W36	ASLS 80-175	7, 8	15	10	\$4,200.00
303	213605	S021N007W36	ASLS 80-175	9, 10	15	10	\$5,600.00
304	213606	S021N007W36	ASLS 80-175	11, 12, 13	15	15	\$10,500.00
305	213607	S020N007W01, 02	ASLS 80-175	14, 15	15	10	\$7,000.00
306	213608	S020N007W01	ASLS 80-175	16, 17, 18	15	15	\$8,400.00
307	213609	S020N007W01	ASLS 80-175	19, 20, 21	15	15	\$8,400.00

PARCEL	ADL	MTRS	SURVEY	LOT	BLOCK	ACRES	MINIMUM BID
308	213610	S020N007W01	ASLS 80-175	22, 23	15	10	\$7,000.00
309	213611	S020N007W01	ASLS 80-175	24, 25	15	9.78	\$6,800.00
310	213612	S020N007W01	ASLS 80-175	26, 27	15	9.69	\$6,800.00
311	213613	S020N007W01	ASLS 80-175	28, 29, 30	15	14.72	\$10,300.00
312	213614	S020N007W01	ASLS 80-175	31, 32	15	10	\$7,000.00
313	213615	S020N007W01	ASLS 80-175	33, 34	15	10	\$7,000.00
314	213616	S020N007W01	ASLS 80-175	35, 36	15	9.97	\$7,000.00
315	213617	S020N007W12	ASLS 80-175	37, 38	15	10	\$7,000.00
316	213618	S020N007W12	ASLS 80-175	39, 40	15	10	\$7,000.00
317	213619	S020N007W12	ASLS 80-175	41, 42	15	10	\$5,600.00
318	213620	S020N007W12	ASLS 80-175	43, 44	15	10	\$7,000.00
319	213621	S020N007W12	ASLS 80-175	45, 46	15	10	\$7,000.00
320	213622	S020N007W12	ASLS 80-175	47, 48	15	10	\$7,000.00
321	213623	S020N007W12	ASLS 80-175	49, 50	15	10	\$7,000.00
322	213624	S020N007W12	ASLS 80-175	51, 52	15	10	\$7,000.00
323	213625	S020N007W12	ASLS 80-175	53, 54	15	10	\$5,600.00
324	213626	S020N007W12	ASLS 80-175	55, 56	15	10	\$5,600.00
325	213627	S020N007W12	ASLS 80-175	57, 58, 59	15	14.9	\$8,300.00
326	213628	S020N007W12	ASLS 80-175	60, 61	15	10	\$5,600.00
327	213630	S020N007W11	ASLS 80-175	1, 2, 3	16	15	\$10,500.00
328	213631	S020N007W11	ASLS 80-175	4, 5	16	10	\$5,600.00
329	213632	S020N007W12	ASLS 80-175	6, 7	16	10	\$7,000.00
330	213633	S020N007W12	ASLS 80-175	8, 9	16	10	\$5,600.00
331	213634	S020N007W12	ASLS 80-175	10, 11	16	10	\$5,600.00
332	213635	S020N007W12	ASLS 80-175	12, 13	16	10	\$5,600.00
333	213636	S020N007W12	ASLS 80-175	14, 15	16	10	\$5,600.00
334	213638	S020N007W11	ASLS 80-175	4, 5	17	10	\$7,000.00
335	213639	S020N007W11	ASLS 80-175	6, 7	17	10	\$7,000.00
336	213640	S020N007W11	ASLS 80-175	8, 9	17	10	\$7,000.00
337	213641	S020N007W11	ASLS 80-175	10, 11	17	10	\$7,000.00
338	213642	S020N007W11	ASLS 80-175	12, 13	17	10	\$7,000.00
339	213643	S020N007W11	ASLS 80-175	14, 15	17	10	\$7,000.00
340	213644	S020N007W12	ASLS 80-175	1, 2	18	10	\$7,000.00
341	213645	S020N007W12	ASLS 80-175	3, 4	18	10	\$7,000.00
342	213646	S020N007W12	ASLS 80-175	5, 6	18	10	\$7,000.00
343	213648	S020N006W07 S020N007W12	ASLS 80-175	13, 14, 15	18	15	\$10,500.00
344	213649	S020N007W12	ASLS 80-175	16, 17	18	10	\$7,000.00
345	213650	S020N007W12	ASLS 80-175	18, 19	18	10	\$7,000.00
346	213651	S020N007W12	ASLS 80-175	20, 21	18	10	\$7,000.00
347	213652	S021N007W22	ASLS 80-175	13, 14, 15	1	15	\$10,500.00
348	213653	S021N007W22	ASLS 80-175	1, 2, 3, 4	3	20	\$14,000.00
349	213654	S021N007W22	ASLS 80-175	5, 6	3	10	\$5,600.00
350	213655	S021N007W22	ASLS 80-175	7, 8, 9	3	15	\$8,400.00
351	213656	S021N007W22</					

# Map 13 - Kenney Lake ASLS 81-193

<b>Location</b>	Situated on the south side of the Edgerton Highway about 5 miles east of the Richardson Highway.
<b>Topo Map</b>	USGS Quad Valdez C-3
<b>Access</b>	Both parcels are accessible from the Edgerton Highway utilizing platted rights-of-way.
<b>Terrain</b>	Gently sloping terrain that "stair steps" downward towards the Tonsina River which lies outside the subdivision project. The bluffs create a terrace effect.
<b>Soils</b>	Soils investigation indicated the eastern portion of the subdivision to be mostly well drained, sandy gravel. The western portion has some areas of poorly drained, fine grained soils. This area also indicated the potential for discontinuous permafrost lenses occurring.
<b>Vegetation</b>	Tree cover varies from black spruce in the northwest and north central portion of the subdivision to a cover of white spruce, aspen, and birch over the well drained areas.
<b>Water Front</b>	None
<b>View</b>	Potential view of Chugach Mountains to the south and the Wrangell Mountains to the northeast.
<b>Climate</b>	Temperatures in the area range from 60 to 80 degrees F during the summer and from -10 to 40 degrees F in the winter.
<b>Water Source</b>	Unknown
<b>Water/Sewage Disposal</b>	No individual water supply system or sewage disposal system shall be permitted on any lot unless such system is located, constructed, and equipped in accordance with the requirements of the Alaska Dept. of Environmental Conservation. This subdivision has been approved by the ADEC pursuant to 18 AAC 72.065 for pit privy waste disposal. Lot 18, Block 2 must submit for review professional engineering sewage plans to the ADEC. All other lots are adequate for conventional on lot sewage disposal systems.
<b>Utilities</b>	None
<b>Restrictions</b>	Subject to platted easements and reservations, see ASLS 81-193.
<b>Municipal Authority</b>	None
<b>Homeowners Assoc.</b>	Any subsequent owner of any parcel automatically becomes a member of the Kenney Lake Homeowners Association created to govern said subdivision. Homeowners covenants pertaining to this subdivision are recorded in Book 13, Page 463, Date 2-23-82 Chitina Recording District.
<b>Other</b>	Located within the Copper River Basin Area Plan.



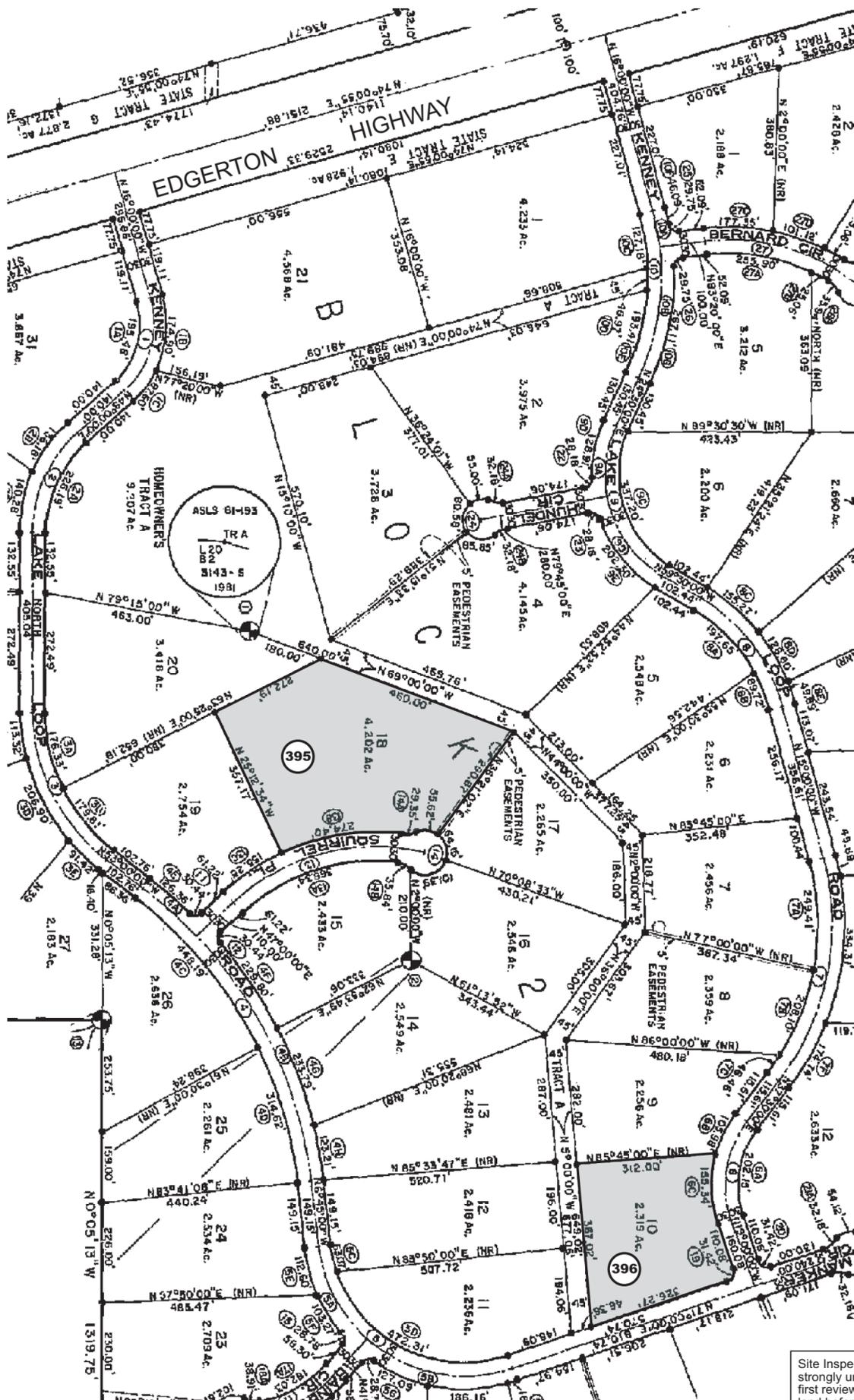
USGS Quad Valdez C-3, Alaska

## Vicinity Map

Township 2 South, Range 2 East, Sec. 3  
Copper River Meridian, Alaska

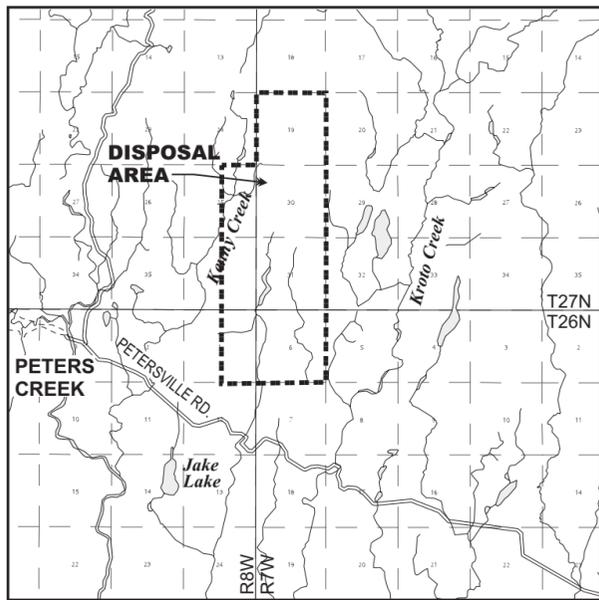
PARCEL	ADL	MTRS	SURVEY	LOT	BLOCK	ACRES	MINIMUM BID
395	213168	C002S002E03	ASLS 81-193	18	2	4.202	\$12,000.00
396	213198	C002S002E03	ASLS 81-193	10	2	2.319	\$9,200.00

## Sec. 3



Site Inspection: The Department of Natural Resources strongly urges anyone wishing to purchase a parcel to first review all information and then personally inspect the land before submitting a bid. The land chosen by a bidder/applicant is taken "as is" with no guarantees, expressed or implied, as to its suitability for any intended use.

# Map 14 Kenny Creek ASLS 80-143



USGS Quad Talkeetna B-2, Alaska

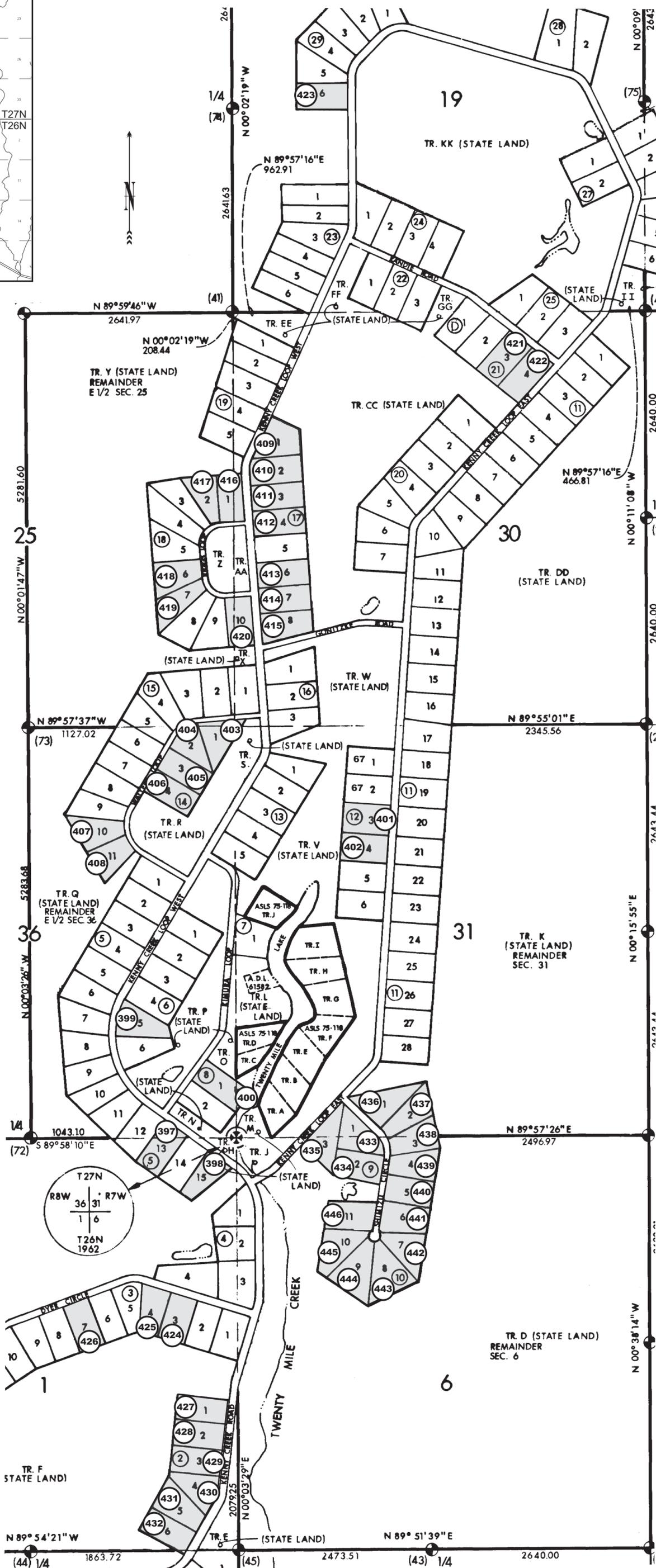
### Vicinity Map

Township 26 North, Range 7 West, Sec. 6  
 26 North, Range 8 West, Sec. 1  
 27 North, Range 7 West, Sec. 19, 30, 31  
 27 North, Range 8 West, Sec. 25, 36  
 Seward Meridian, Alaska

Mineral Reservations: The State retains ownership of all oil, gas, coal, ore, minerals, fissionable materials, geothermal resources, and fossils that may be in or upon the land that it sells (AS 38.05.125). The State reserves the right to enter onto land to explore for and develop these mineral resources, lease them to mineral developers, or allow mining locations to be staked. Compensation will be made to the surface owner for damages resulting from mineral exploration and development (AS 38.05.130).

Note: Authorized uses such as hunting, trapping, mining, or timber sales can and do occur on private, municipal, state, or federal land near the offered parcels. It is strongly recommended that applicants take this into consideration when applying for the purchase of state land.

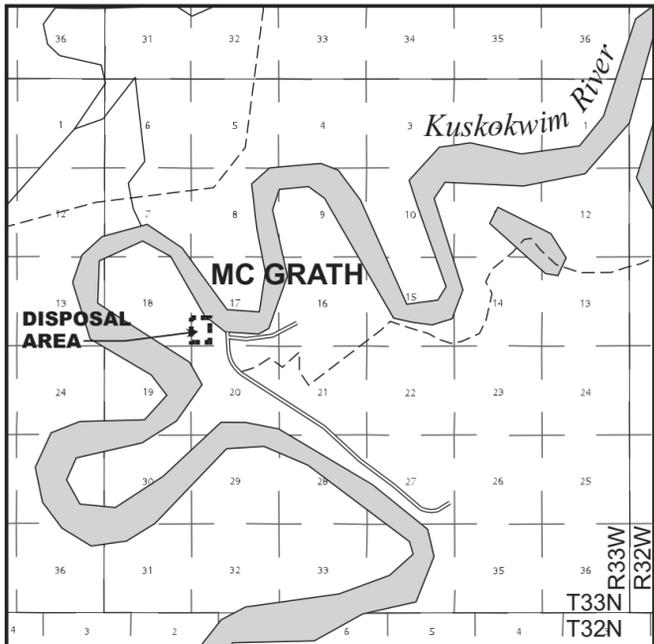
Site Inspection: The Department of Natural Resources strongly urges anyone wishing to purchase a parcel to first review all information and then personally inspect the land before submitting a bid. The land chosen by a bidder/applicant is taken "as is" with no guarantees, expressed or implied, as to its suitability for any intended use.



## Map 14 Kenny Creek ASLS 80-143

<b>Location</b>	Approximately one to five miles north of mile 15 of the Petersville Road, about two miles east of the Forks Roadhouse.
<b>Topo Map</b>	USGS Quad Talkeetna B-2
<b>Access</b>	Access is via the Petersville Road and platted rights-of-way. Due to the extensive use of snowmachine trails in the area, special care should be taken to locate oneself on platted rights-of-way.
<b>Terrain</b>	Site topography consists of a nearly level landscape characterized by terraces and moraines of glacial till. The remaining undeveloped lands have been incorporated into a continuous greenbelt system to allow for pedestrian circulation throughout the subdivision.
<b>Soils</b>	Soils consist of slightly silty, gravelly sands to very silty sands. Subsurface soils are well drained with a large portion of coarse grained material.
<b>Vegetation</b>	A tree cover of paper birch and white spruce is limited to the higher, well-drained areas, while muskeg, black spruce, moss and sedges are present in the wetland areas.
<b>Water Front</b>	None
<b>View</b>	Unknown
<b>Climate</b>	Temperatures range from 44 to 68 degrees F in summer, and 0 to 40 degrees F in winter, with extremes between -30 and 90 degrees F. Annual precipitation is 29 inches including 102 inches of snow.
<b>Water Source</b>	Unknown
<b>Water/Sewage Disposal</b>	No individual water supply system or sewage disposal system shall be permitted on any lot unless such system is located, constructed, and equipped in accordance with the requirements, standards, and recommendations of the Alaska Dept. of Environmental Conservation. This subdivision has been approved by the ADEC pursuant to 18 AAC 72.065 with the condition that only non-discharge sewage systems (ie. chemical, humus or incendiary toilets) and non-pressured water supply systems (hand hauled) are allowed only on certain lots, see notes ASLS 80-143. All remaining lots within this subdivision should be suitable for development with conventional on-site septic tank disposal systems.
<b>Utilities</b>	None
<b>Restrictions</b>	Subject to platted easements and reservations, see ASLS 80-143.
<b>Municipal Authority</b>	Located within the taxing authority of the Matanuska-Susitna Borough.
<b>Homeowners Assoc.</b>	Any subsequent owner of any parcel within this subdivision automatically becomes a member of the Kenny Creek Homeowners Association created to govern said subdivision. Covenants recorded in the Talkeetna Recording District, Book 79, Page 865.
<b>Other</b>	Many traditional dog sled and snow machine trails exist in the area. Use existing trails and rights-of-way to reduce further damage to vegetation.

PARCEL	ADL	MTRS	SURVEY	LOT	BLOCK	ACRES	MINIMUM BID
397	211464	S026N008W01 S027N008W36	ASLS 80-143	13	5	5.000	\$8,000.00
398	211466	S026N008W01	ASLS 80-143	15	5	5.000	\$8,000.00
399	211471	S027N008W36	ASLS 80-143	5	6	5.000	\$6,700.00
400	211474	S027N007W31 S027N008W36	ASLS 80-143	1	8	5.000	\$8,800.00
401	211506	S027N007W31	ASLS 80-143	3	12	5.000	\$7,100.00
402	211507	S027N007W31	ASLS 80-143	4	12	5.000	\$8,000.00
403	211515	S027N007W30, 31 S027N008W25, 36	ASLS 80-143	1	14	4.320	\$6,700.00
404	211516	S027N008W25, 36	ASLS 80-143	2	14	4.364	\$8,000.00
405	211517	S027N008W36	ASLS 80-143	3	14	5.000	\$8,400.00
406	211518	S027N008W36	ASLS 80-143	4	14	5.000	\$7,100.00
407	211528	S027N008W36	ASLS 80-143	10	15	4.500	\$8,000.00
408	211529	S027N008W36	ASLS 80-143	11	15	4.000	\$7,100.00
409	211533	S027N007W30	ASLS 80-143	1	17	5.000	\$6,700.00
410	211534	S027N007W30	ASLS 80-143	2	17	5.000	\$7,100.00
411	211535	S027N007W30	ASLS 80-143	3	17	5.000	\$7,100.00
412	211536	S027N007W30	ASLS 80-143	4	17	5.000	\$7,100.00
413	211538	S027N007W30	ASLS 80-143	6	17	5.000	\$7,100.00
414	211539	S027N007W30	ASLS 80-143	7	17	5.000	\$7,100.00
415	211540	S027N007W30	ASLS 80-143	8	17	5.000	\$6,700.00
416	211541	S027N007W30 S027N008W25	ASLS 80-143	1	18	5.000	\$7,600.00
417	211542	S027N008W25	ASLS 80-143	2	18	4.982	\$8,400.00
418	211546	S027N008W25	ASLS 80-143	6	18	5.000	\$8,400.00
419	211547	S027N008W25	ASLS 80-143	7	18	4.910	\$8,400.00
420	211550	S027N007W30 S027N008W25	ASLS 80-143	10	18	5.000	\$7,600.00
421	211565	S027N007W30	ASLS 80-143	3	21	5.000	\$7,100.00
422	211566	S027N007W30	ASLS 80-143	4	21	5.000	\$8,400.00
423	211598	S027N007W19	ASLS 80-143	6	29	5.000	\$7,100.00
424	211601	S026N008W01	ASLS 80-143	3	3	5.000	\$7,100.00
425	211602	S026N008W01	ASLS 80-143	4	3	4.941	\$7,600.00
426	211605	S026N008W01	ASLS 80-143	7	3	5.000	\$6,700.00
427	211630	S026N008W01	ASLS 80-143	1	2	5.000	\$7,600.00
428	211631	S026N008W01	ASLS 80-143	2	2	5.000	\$7,600.00
429	211632	S026N008W01	ASLS 80-143	3	2	5.000	\$6,700.00
430	211633	S026N008W01	ASLS 80-143	4	2	5.000	\$8,000.00
431	211634	S026N008W01	ASLS 80-143	5	2	5.000	\$7,100.00
432	211635	S026N008W01, 12	ASLS 80-143	6	2	5.000	\$6,700.00
433	211638	S026N007W06 S027N007W31	ASLS 80-143	1	9	5.000	\$8,400.00
434	211639	S026N007W06	ASLS 80-143	2	9	5.000	\$8,000.00
435	211640	S026N007W06 S027N007W31	ASLS 80-143	3	9	5.000	\$8,400.00
436	211641	S027N007W31	ASLS 80-143	1	10	4.928	\$8,000.00
437	211642	S026N007W06 S027N007W31	ASLS 80-143	2	10	5.000	\$7,600.00
438	211643	S026N007W06 S027N007W31	ASLS 80-143	3	10	5.000	\$7,600.00
439	211644	S026N007W06	ASLS 80-143	4	10	5.000	\$8,400.00
440	211645	S026N007W06	ASLS 80-143	5	10	5.000	\$7,600.00
441	211646	S026N007W06	ASLS 80-143	6	10	5.000	\$7,100.00
442	211647	S026N007W06	ASLS 80-143	7	10	5.000	\$8,400.00
443	211648	S026N007W06	ASLS 80-143	8	10	5.000	\$8,400.00
444	211649	S026N007W06	ASLS 80-143	9	10	5.000	\$8,400.00
445	211650	S026N007W06	ASLS 80-143	10	10	5.000	\$8,400.00
446	211651	S026N007W06	ASLS 80-143	11	10	5.000	\$8,400.00



USGS Quad McGrath D-6, Alaska

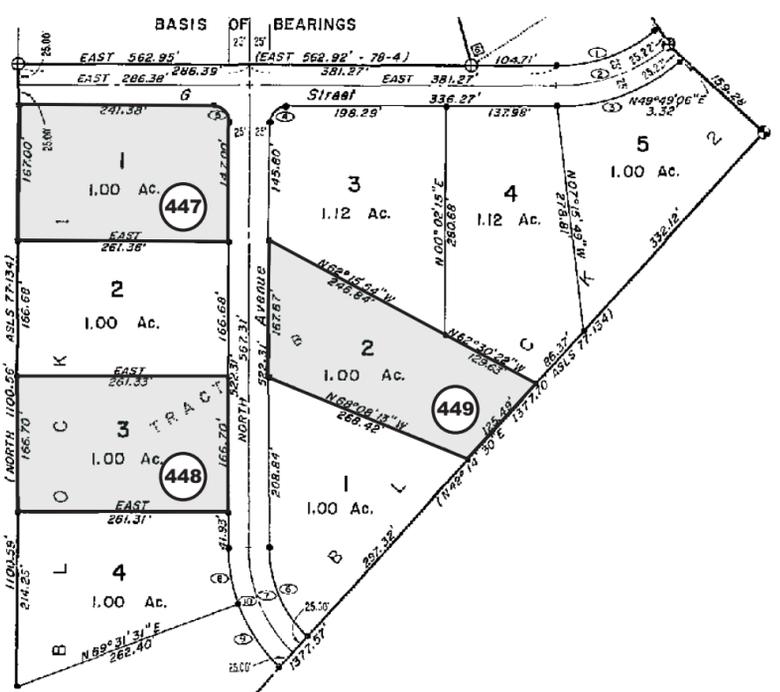
### Vicinity Map

Township 33 North, Range 33 West, Sec. 17  
Seward Meridian, Alaska

## Map 15 - McGrath Tract B ASLS 83-199

<b>Location</b>	Located within the city of McGrath. McGrath is located 221 miles northwest of Anchorage and 269 miles southwest of Fairbanks.
<b>Topo Map</b>	USGS Quad McGrath D-6
<b>Access</b>	Physical access is currently available to the boundary of the parcels on the constructed Amos Avenue and on the constructed "G" Street to the intersection of "G" and Chinana. The city of McGrath is solely responsible for road construction. Additional roads may or may not exist within the subdivision. McGrath is accessible by plane.
<b>Terrain</b>	Generally flat floodplain with occasional rises. Elevation is approximately 334 feet to 340 feet above mean sea level.
<b>Soils</b>	Topsoil primarily consists of thick deposits of acidic moss peat covering alluvial deposits of silt and loess underlain by river-worked deposits of gravel and sand.
<b>Vegetation</b>	Primary vegetation in the lowlands is black spruce with sedges and mosses. Paper birch, willow and grass dominate the higher, drier areas. Throughout the surrounding area are scattered stands of paper birch, quaking aspen, cottonwood, balsam poplar, and willow. Undergrowth vegetation includes alder, rose, berry bushes, labrador tea, ferns, mosses, and fireweed.
<b>Water Front</b>	None
<b>View</b>	Unknown
<b>Climate</b>	Area has a cold continental climate. Average summer temperatures range from 62 to 80 degrees F, winter temperatures can range from -64 to 0 degrees F. Precipitation is light, averaging 10 inches per year, including an average snowfall of 86 inches.
<b>Water Source</b>	There is a good source of ground water and wells are common in the area.
<b>Water/Sewage Disposal</b>	No individual water supply system or sewage disposal system shall be permitted on any lot unless such system is located constructed and equipped in accordance with the requirements of the Alaska Department of Environmental Conservation.
<b>Utilities</b>	Utilities services are available in the area but do not extend to each available parcel.
<b>Restrictions</b>	Subject to platted easements and reservations, see ASLS 83-199. Subject to Federal Aviation Regulation, Part 77, which requires a formal notice to be submitted to FAA when an alteration or construction occurs to the property or facilities on the property exceeding a height of 485 feet above mean sea level, or approximately 150' above the airport runway grade elevation.
<b>Municipal Authority</b>	Located within the taxing authority of the City of McGrath.
<b>Homeowners Assoc.</b>	Unknown
<b>Other</b>	Located within the Kuskokwim Area Plan. Located within the 100 year floodplain and may be susceptible to future flooding. Subject to the covenants and restrictions imposed by the City of McGrath and covenants within Mt McKinley Recording District Book 19, Page 898.

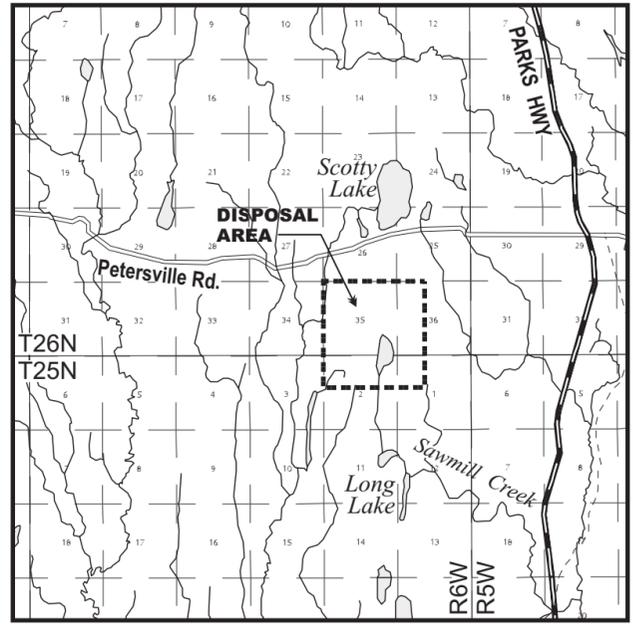
### Sec. 17



PARCEL	ADL	MTRS	SURVEY	LOT	BLOCK	TRACT	ACRES	MINIMUM BID
447	219065	S033N033W17	ASLS 83-199	1	1	B	1.000	\$11,000.00
448	219067	S033N033W17	ASLS 83-199	3	1	B	1.000	\$11,000.00
449	219071	S033N033W17	ASLS 83-199	2	2	B	1.000	\$9,000.00

## Map 16 - Ninemile Creek ASLS 80-151

Parcel	ADL	MTRS	SURVEY	LOT	BLOCK	ACRES	MINIMUM BID
450	214251	S025N006W02 S026N006W35	ASLS 80-151	7	3	5.000	\$6,300.00
451	214258	S026N006W35	ASLS 80-151	14	3	5.000	\$6,700.00
452	214259	S026N006W35	ASLS 80-151	15	3	5.000	\$6,700.00
453	214260	S026N006W35	ASLS 80-151	16	3	5.000	\$6,700.00
454	214261	S026N006W35	ASLS 80-151	17	3	5.000	\$6,300.00
455	214262	S025N006W02	ASLS 80-151	18	3	5.000	\$7,000.00
456	214263	S025N006W02	ASLS 80-151	19	3	5.000	\$7,000.00
457	214270	S026N006W35, 36	ASLS 80-151	1	4	5.000	\$6,700.00
458	214272	S026N006W35, 36	ASLS 80-151	3	4	5.000	\$7,400.00
459	214277	S025N006W01, 02	ASLS 80-151	10	4	5.000	\$8,500.00
460	214278	S025N006W01, 02	ASLS 80-151	11	4	5.000	\$8,500.00
461	214280	S025N006W01, 02	ASLS 80-151	13	4	5.000	\$7,000.00
462	214293	S026N006W36	ASLS 80-151	6	5	5.000	\$6,700.00
463	214294	S026N006W36	ASLS 80-151	7	5	5.000	\$6,700.00
464	214295	S026N006W36	ASLS 80-151	8	5	5.000	\$6,700.00
465	214296	S026N006W36	ASLS 80-151	9	5	5.000	\$7,000.00
466	214297	S026N006W36	ASLS 80-151	10	5	5.000	\$7,000.00
467	214298	S026N006W36	ASLS 80-151	11	5	5.000	\$7,400.00
468	214299	S025N006W01 S026N006W36	ASLS 80-151	12	5	5.000	\$7,400.00
469	214300	S025N006W01	ASLS 80-151	14	5	5.000	\$6,300.00
470	214301	S025N006W01	ASLS 80-151	17	5	5.000	\$6,700.00
471	214302	S025N006W01	ASLS 80-151	18	5	5.000	\$6,700.00
472	214303	S026N006W35	ASLS 80-151	23	3	5.000	\$7,000.00
473	214304	S026N006W35	ASLS 80-151	24	3	5.000	\$7,000.00
474	214305	S026N006W35	ASLS 80-151	25	3	5.000	\$7,000.00
475	214306	S026N006W35	ASLS 80-151	26	3	5.000	\$6,700.00
476	214307	S026N006W35, 36	ASLS 80-151	5	4	5.000	\$8,500.00
477	214308	S026N006W35, 36	ASLS 80-151	6	4	5.000	\$8,500.00
478	214309	S026N006W35	ASLS 80-151	21	4	5.000	\$9,600.00
479	214313	S026N006W35	ASLS 80-151	4	2	5.000	\$7,400.00
480	214314	S026N006W35	ASLS 80-151	30	3	5.000	\$7,000.00
481	214315	S026N006W35	ASLS 80-151	31	3	5.000	\$7,400.00
482	214317	S026N006W35	ASLS 80-151	33	3	5.000	\$7,400.00



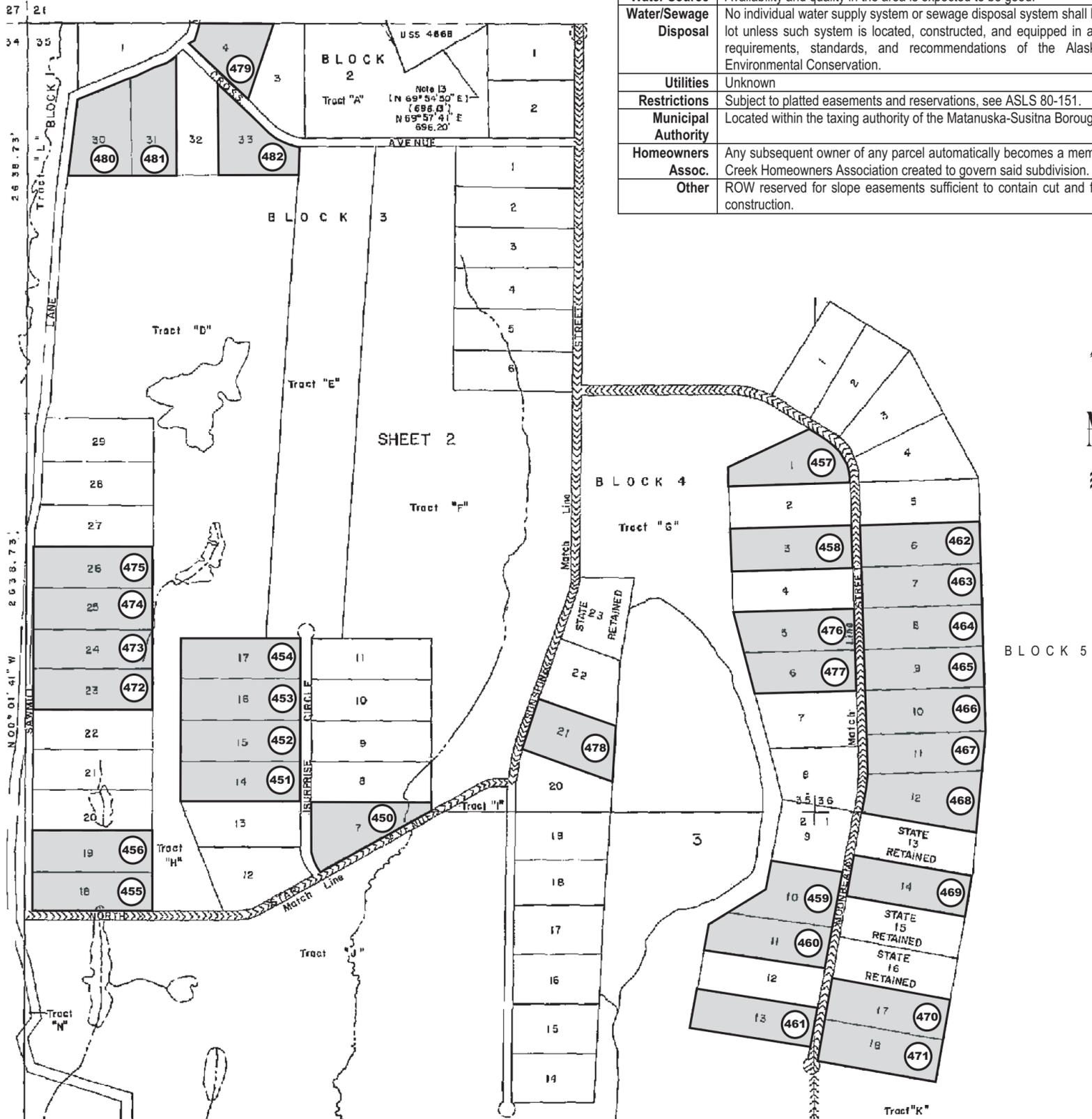
USGS Quad Talkeetna B-1, Alaska

### Vicinity Map

Township 25 North, Range 6 West, Sec. 1, 2  
Township 26 North, Range 6 West, Sec. 35, 36  
Seward Meridian, Alaska

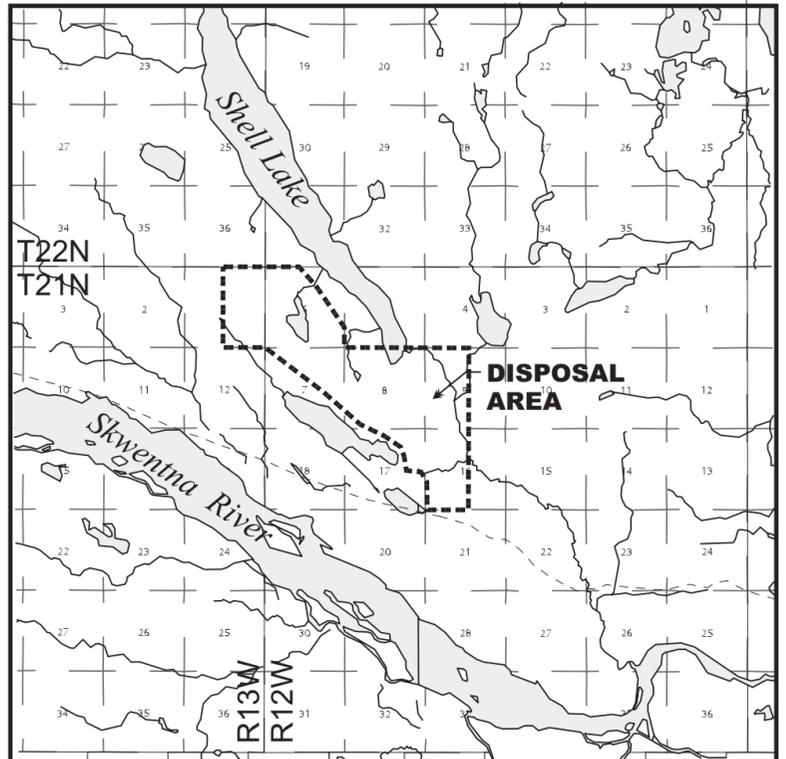
<b>Location</b>	South of Petersville Road near Sawmill Lake, approximately 8 miles west of Talkeetna and 40 miles northwest of Willow.
<b>Topo Map</b>	USGS Quad Talkeetna B-1
<b>Access</b>	Access is via a 60' public use ROW from Petersville Road. ROW is an unimproved trail and is not passable to four-wheel drive vehicles when wet.
<b>Terrain</b>	Flat to gentle sloping land with some ridges.
<b>Soils</b>	The ridges are generally well drained and composed of a layer of topsoil up to 2.5 feet deep over silty gravelly sand interspersed with large boulders. The lowland areas are generally muskeg.
<b>Vegetation</b>	Covered with large spruce and birch trees interspersed with alder on the ridges and flat low land covered with black spruce and moss.
<b>Water Front</b>	Some parcels may be adjacent to small lakes or streams in the area.
<b>View</b>	Unknown
<b>Climate</b>	Temperatures in the area usually range from 44 degrees F in summer and from 0 degrees F to 40 degrees F in winter with extremes of -48 degrees to 90 degrees F. Annual precipitation is about 29 inches with between 100 and 110 inches of snow.
<b>Water Source</b>	Availability and quality in the area is expected to be good.
<b>Water/Sewage Disposal</b>	No individual water supply system or sewage disposal system shall be permitted on any lot unless such system is located, constructed, and equipped in accordance with the requirements, standards, and recommendations of the Alaska Department of Environmental Conservation.
<b>Utilities</b>	Unknown
<b>Restrictions</b>	Subject to platted easements and reservations, see ASLS 80-151.
<b>Municipal Authority</b>	Located within the taxing authority of the Matanuska-Susitna Borough.
<b>Homeowners Assoc.</b>	Any subsequent owner of any parcel automatically becomes a member of the Ninemile Creek Homeowners Association created to govern said subdivision.
<b>Other</b>	ROW reserved for slope easements sufficient to contain cut and fill material for road construction.

### Sec. 1, 2, 35, 36



# Map 17 Onestone Lake ASLS 81-110

<b>Location</b>	Approximately 65 miles northwest of Anchorage and 12 miles west of Skwentna, between Onestone Lake and Shell Lake.
<b>Topo Map</b>	USGS Quad Tyonek D-4, D-5
<b>Access</b>	Year round access provided by aircraft using either Shell Lake or Onestone Lake as a landing area and then along platted rights-of-way or dedicated easements. The Iditarod Trail passes through the southeast corner of the subdivision and allows limited access during the winter months only.
<b>Terrain</b>	Generally flat to rolling terrain, draining to Shell Creek, which runs along a portion of the east border.
<b>Soils</b>	Soils typically consist of about six inches of organic overburden underlain by a glacial till of silty gravels.
<b>Vegetation</b>	Predominantly lowland spruce-hardwood forests with areas of low bush bog and muskeg.
<b>Water Front</b>	Subdivision has, located throughout, swamp water bodies and drainage streams.
<b>View</b>	Unknown
<b>Climate</b>	Temperatures range from a low of 0 degrees F in winter to a high of 68 degrees F in summer. Annual precipitation is approximately 29 inches including 119 inches of snow.
<b>Water Source</b>	Available data indicates favorable conditions for individual potable water wells to yield from 10 to 100 GPM.
<b>Water/Sewage Disposal</b>	No individual water supply system or sewage disposal system shall be permitted on any lot unless such system is located, constructed and equipped in accordance with the requirements, standards and recommendations of the Alaska Department of Environmental Conservation. Approval of such system as installed shall be obtained from said authority.
<b>Utilities</b>	None
<b>Restrictions</b>	Subject to platted easement and reservations of record, see ASLS 81-110.
<b>Municipal Authority</b>	Located within the taxing authority of the Matanuska-Susitna Borough.
<b>Homeowners Assoc.</b>	Purchasers become members of the Onestone Lake Homeowners Association.
<b>Other</b>	Located within the Susitna Area Plan.



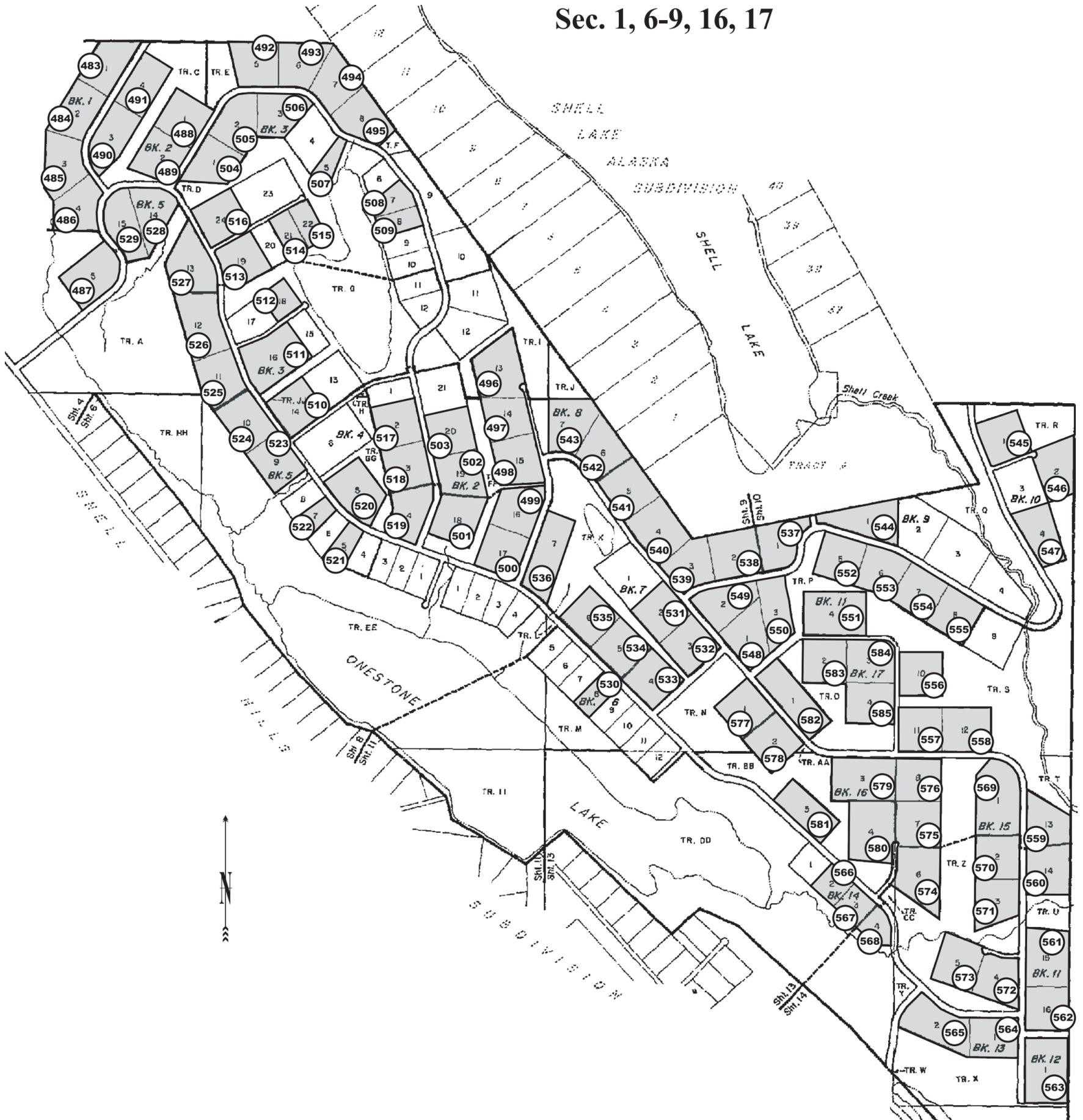
USGS Quad Tyonek D-4, D-5, Alaska

## Vicinity Map

Township 21 North, Range 12 West, Sec. 6-9, 16, 17  
 21 North, Range 13 West, Sec. 1  
 Seward Meridian, Alaska

Note: It is the responsibility of the purchaser to review recorded subdivision plats/maps, surveys, and plat notes for specific information on easements, building setbacks, or other restrictions that will affect any individual parcel being offered. Information is made available at the Department of Natural Resources Public Information Offices or on the web at: (<http://www.dnr.state.ak.us/landrecords>).

## Sec. 1, 6-9, 16, 17



## Map 17 Onestone Lake ASLS 81-110

PARCEL	ADL	MTRS	SURVEY	LOT	BLOCK	ACRES	MINIMUM BID
483	216264	S021N013W01	ASLS 81-110	1	1	10.400	\$6,200.00
484	216265	S021N013W01	ASLS 81-110	2	1	10.500	\$6,200.00
485	216266	S021N013W01	ASLS 81-110	3	1	11.120	\$6,600.00
486	216267	S021N013W01	ASLS 81-110	4	1	10.200	\$6,000.00
487	216268	S021N013W01	ASLS 81-110	5	1	12.000	\$7,100.00
488	215690	S021N012W06 S021N013W01	ASLS 81-110	1	2	10.000	\$4,700.00
489	215691	S021N013W01	ASLS 81-110	2	2	10.220	\$6,100.00
490	215692	S021N013W01	ASLS 81-110	3	2	10.870	\$6,400.00
491	215693	S021N013W01	ASLS 81-110	4	2	10.000	\$5,900.00
492	215694	S021N012W06	ASLS 81-110	5	2	10.130	\$4,800.00
493	215695	S021N012W06	ASLS 81-110	6	2	10.140	\$7,500.00
494	215696	S021N012W06	ASLS 81-110	7	2	10.200	\$7,500.00
495	215697	S021N012W06	ASLS 81-110	8	2	10.630	\$6,300.00
496	215698	S021N012W06	ASLS 81-110	13	2	12.440	\$9,200.00
497	215699	S021N012W06, 07	ASLS 81-110	14	2	10.420	\$7,700.00
498	215700	S021N012W07	ASLS 81-110	15	2	10.860	\$8,000.00
499	215796	S021N012W07	ASLS 81-110	16	2	10.470	\$7,700.00
500	215797	S021N012W07	ASLS 81-110	17	2	10.000	\$7,400.00
501	215798	S021N012W07	ASLS 81-110	18	2	10.640	\$7,900.00
502	215799	S021N012W07	ASLS 81-110	19	2	10.000	\$7,400.00
503	215701	S021N012W07	ASLS 81-110	20	2	10.000	\$7,400.00
504	215703	S021N012W06 S021N013W01	ASLS 81-110	1	3	10.000	\$7,400.00
505	215704	S021N012W06	ASLS 81-110	2	3	10.680	\$7,900.00
506	215705	S021N012W06	ASLS 81-110	3	3	10.070	\$7,500.00
507	215707	S021N012W06	ASLS 81-110	5	3	4.110	\$3,100.00
508	215709	S021N012W06	ASLS 81-110	7	3	5.000	\$7,500.00
509	215710	S021N012W06	ASLS 81-110	8	3	4.700	\$7,100.00
510	215716	S021N012W06, 07	ASLS 81-110	14	3	10.210	\$7,600.00
511	215718	S021N012W06	ASLS 81-110	16	3	14.800	\$11,000.00
512	215720	S021N012W06	ASLS 81-110	18	3	4.960	\$7,400.00
513	215721	S021N012W06	ASLS 81-110	19	3	10.050	\$7,400.00
514	215723	S021N012W06	ASLS 81-110	21	3	5.000	\$7,500.00
515	215724	S021N012W06	ASLS 81-110	22	3	4.980	\$7,500.00
516	215726	S021N012W06 S021N013W01	ASLS 81-110	24	3	10.000	\$7,400.00
517	215728	S021N012W07	ASLS 81-110	2	4	10.000	\$7,400.00
518	215800	S021N012W07	ASLS 81-110	3	4	10.120	\$7,500.00
519	215801	S021N012W07	ASLS 81-110	4	4	10.050	\$7,400.00
520	215802	S021N012W07	ASLS 81-110	5	4	12.010	\$8,900.00
521	215808	S021N012W07	ASLS 81-110	5	5	4.630	\$6,900.00
522	215810	S021N012W07	ASLS 81-110	7	5	4.290	\$6,400.00
523	215729	S021N012W07	ASLS 81-110	9	5	10.000	\$7,400.00
524	215730	S021N012W06, 07	ASLS 81-110	10	5	10.810	\$8,000.00
525	215731	S021N012W06, 07 S021N013W01	ASLS 81-110	11	5	10.490	\$6,200.00
526	215732	S021N012W06 S021N013W01	ASLS 81-110	12	5	13.330	\$7,900.00
527	215733	S021N012W06 S021N013W01	ASLS 81-110	13	5	12.640	\$7,500.00
528	215734	S021N013W01	ASLS 81-110	14	5	10.120	\$6,000.00
529	215735	S021N013W01	ASLS 81-110	15	5	10.070	\$6,000.00
530	215819	S021N012W08	ASLS 81-110	8	6	5.000	\$7,500.00
531	215740	S021N012W08	ASLS 81-110	2	7	10.000	\$7,400.00
532	215741	S021N012W08	ASLS 81-110	3	7	10.010	\$7,400.00
533	215820	S021N012W08	ASLS 81-110	4	7	10.250	\$7,600.00
534	215821	S021N012W08	ASLS 81-110	5	7	10.000	\$7,400.00
535	215822	S021N012W08	ASLS 81-110	6	7	10.000	\$7,400.00
536	215823	S021N012W07, 08	ASLS 81-110	7	7	13.180	\$7,800.00

PARCEL	ADL	MTRS	SURVEY	LOT	BLOCK	ACRES	MINIMUM BID
537	215742	S021N012W08	ASLS 81-110	1	8	10.250	\$7,600.00
538	215743	S021N012W08	ASLS 81-110	2	8	10.000	\$7,400.00
539	215744	S021N012W08	ASLS 81-110	3	8	11.730	\$8,700.00
540	215745	S021N012W08	ASLS 81-110	4	8	12.610	\$9,300.00
541	215746	S021N012W08	ASLS 81-110	5	8	11.220	\$6,600.00
542	215747	S021N012W08	ASLS 81-110	6	8	10.560	\$7,800.00
543	215748	S021N012W07, 08	ASLS 81-110	7	8	15.280	\$9,000.00
544	215749	S021N012W08	ASLS 81-110	1	9	11.400	\$8,400.00
545	215753	S021N012W09	ASLS 81-110	1	10	10.290	\$6,100.00
546	215754	S021N012W09	ASLS 81-110	2	10	10.300	\$6,100.00
547	215756	S021N012W09	ASLS 81-110	4	10	10.000	\$5,900.00
548	215757	S021N012W08	ASLS 81-110	1	11	10.000	\$7,400.00
549	215758	S021N012W08	ASLS 81-110	2	11	10.340	\$7,700.00
550	215759	S021N012W08	ASLS 81-110	3	11	10.000	\$7,400.00
551	215760	S021N012W08	ASLS 81-110	4	11	14.000	\$8,300.00
552	215761	S021N012W08	ASLS 81-110	5	11	10.000	\$7,400.00
553	215762	S021N012W08, 09	ASLS 81-110	6	11	10.000	\$7,400.00
554	215763	S021N012W08, 09	ASLS 81-110	7	11	10.000	\$5,900.00
555	215764	S021N012W09	ASLS 81-110	8	11	10.030	\$4,800.00
556	215765	S021N012W09	ASLS 81-110	10	11	10.000	\$5,900.00
557	215766	S021N012W09	ASLS 81-110	11	11	10.030	\$5,900.00
558	215767	S021N012W09	ASLS 81-110	12	11	11.230	\$6,600.00
559	215768	S021N012W16	ASLS 81-110	13	11	10.000	\$4,700.00
560	215769	S021N012W16	ASLS 81-110	14	11	11.000	\$6,500.00
561	215770	S021N012W16	ASLS 81-110	15	11	13.170	\$7,800.00
562	215771	S021N012W16	ASLS 81-110	16	11	10.010	\$5,900.00
563	215772	S021N012W16	ASLS 81-110	1	12	15.000	\$8,900.00
564	215773	S021N012W16	ASLS 81-110	1	13	10.000	\$5,900.00
565	215774	S021N012W16	ASLS 81-110	2	13	12.790	\$7,600.00
566	215776	S021N012W17	ASLS 81-110	2	14	5.000	\$3,700.00
567	215777	S021N012W17	ASLS 81-110	3	14	5.000	\$3,700.00
568	215778	S021N012W17	ASLS 81-110	4	14	4.640	\$3,400.00
569	215779	S021N012W16	ASLS 81-110	1	15	15.850	\$9,400.00
570	215780	S021N012W16	ASLS 81-110	2	15	10.000	\$5,900.00
571	215781	S021N012W16	ASLS 81-110	3	15	10.230	\$6,100.00
572	215782	S021N012W16	ASLS 81-110	4	15	10.060	\$4,800.00
573	215783	S021N012W16	ASLS 81-110	5	15	10.780	\$3,200.00
574	215784	S021N012W16	ASLS 81-110	6	15	13.020	\$3,900.00
575	215785	S021N012W16	ASLS 81-110	7	15	10.870	\$6,400.00
576	215786	S021N012W16	ASLS 81-110	8	15	10.470	\$6,200.00
577	215787	S021N012W08	ASLS 81-110	1	16	10.000	\$3,700.00
578	215788	S021N012W08, 17	ASLS 81-110	2	16	10.000	\$5,900.00
579	215789	S021N012W17	ASLS 81-110	3	16	14.630	\$8,700.00
580	215790	S021N012W17	ASLS 81-110	4	16	14.150	\$6,700.00
581	215791	S021N012W17	ASLS 81-110	5	16	10.000	\$3,700.00
582	215792	S021N012W08	ASLS 81-110	1	17	12.910	\$7,600.00
583	215793	S021N012W08	ASLS 81-110	2	17	10.000	\$5,900.00
584	215794	S021N012W08	ASLS 81-110	3	17	10.820	\$6,400.00
585	215795	S021N012W08	ASLS 81-110	4	17	10.000	\$5,900.00

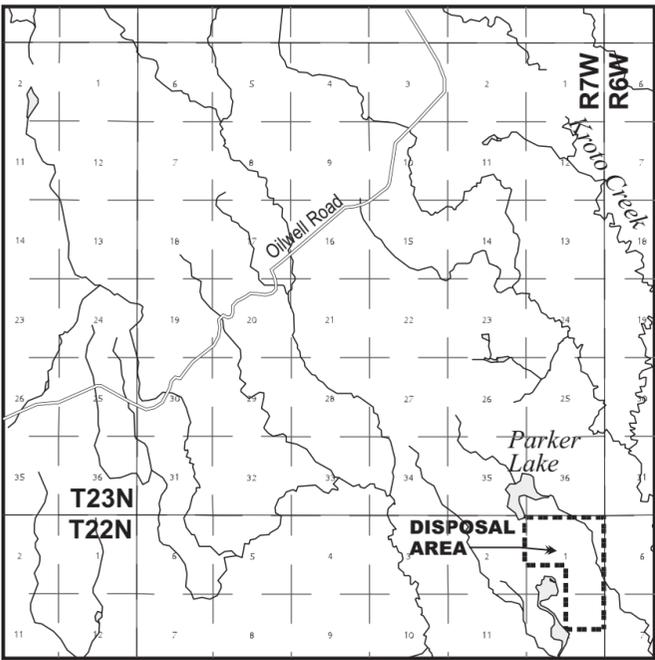
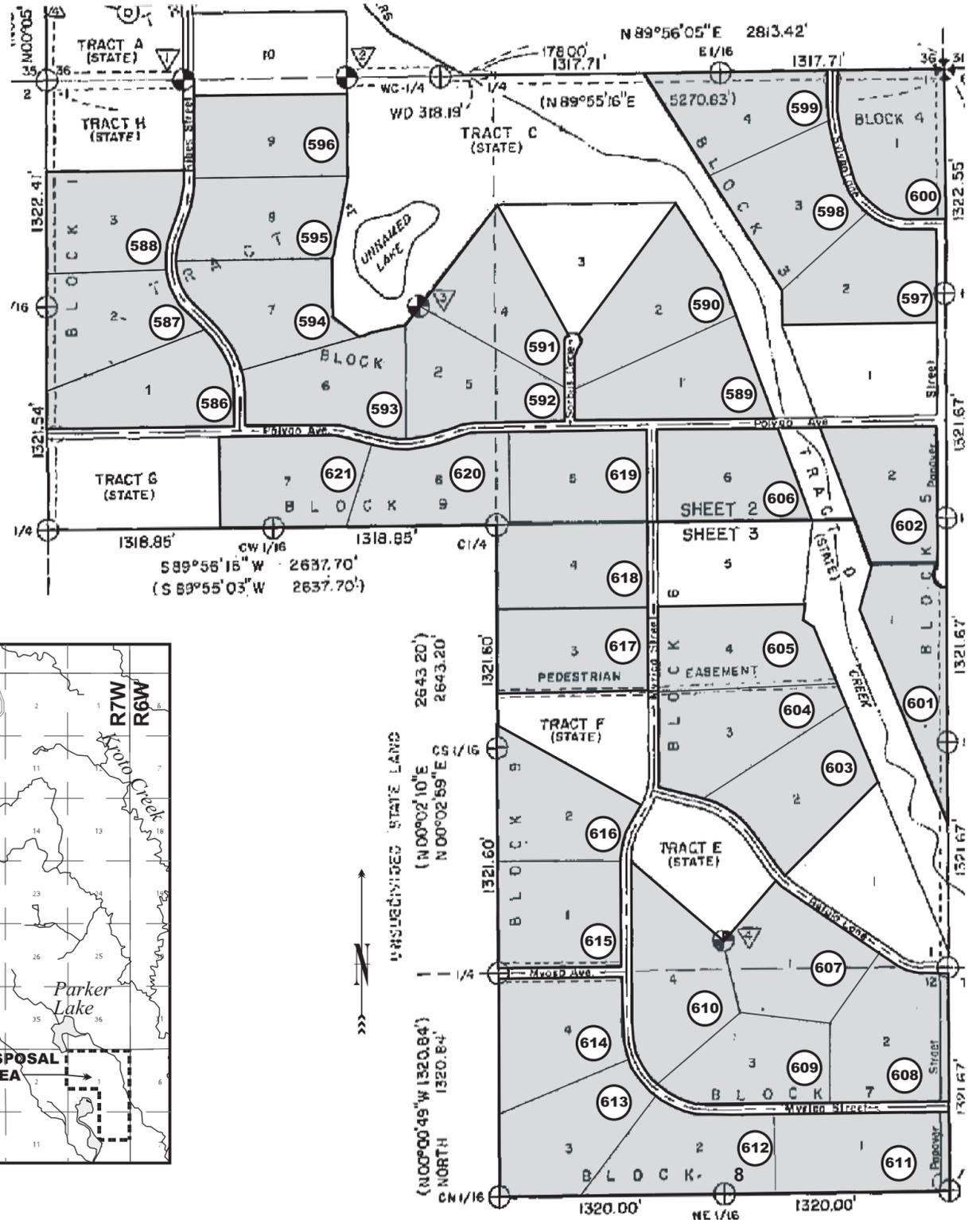
# Map 18 - Parker Lake ASLS 82-126

<b>Location</b>	Located south of Parker Lake, approximately 25 air miles southwest of Talkeetna and 60 air miles northwest of Anchorage.
<b>Topo Map</b>	USGS Quad Talkeetna A-1
<b>Access</b>	Access is by floatplane in the summer and ski-equipped aircraft in the winter. Oilwell Road is a gravel road that ends at mile 16.5 and then continues on as an ATV trail. Oilwell Road lies 5 miles to the north and provides an access point for snowmachine or ATV.
<b>Terrain</b>	Slightly rolling with elevations varying between 250 to 300 feet above mean sea level.
<b>Soils</b>	The superficial soils consist of 4 to 12 inches of peat and humus debris. This layer is underlain by brown silt to sandy silt and silty gravelly sand. Overall, the site is well drained.
<b>Vegetation</b>	Open, intermixed forest of mature birch and white spruce with a limited amount of black cottonwood. Ground vegetation includes blueberry, crowberry, mosses, and lichens.
<b>Water Front</b>	More than a dozen sites are located adjacent to lakes/streams. See maps, plats, and surveys.
<b>View</b>	The periphery of the high ground offers limited views. Lots adjacent to bodies of water can offer pleasing views of wildlife activity.
<b>Climate</b>	Temperatures generally range from -4 to 35 degrees F in the winter and 37 to 66 degrees F in the summer, with extremes of -48 and 91 degrees F being recorded. Annual precipitation averages 29 inches with an average snowfall of 80 inches.
<b>Water Source</b>	Unknown
<b>Water/Sewage Disposal</b>	All lots have been approved by the Alaska Department of Environmental Conservation for non-water carried type sewage disposal systems, (i.e., chemical, humus, incendiary, etc.). Construction of any other type of system needs DEC approval.
<b>Utilities</b>	None
<b>Restrictions</b>	Subject to platted easements and reservations, see ASLS 82-126.
<b>Municipal Authority</b>	Located within the taxing authority of the Matanuska-Susitna Borough.
<b>Homeowners Assoc.</b>	Any subsequent owner of any parcel automatically becomes a member of the Parker Lake Homeowners Association. Covenants are recorded in Book 91, Pages 50-54, Date 3/25/1983.
<b>Other</b>	Located within the Susitna Area Plan. Wildlife is abundant in the area and local lakes and rivers provide outstanding recreational amenities. Many parcels fall within the 100-year floodplain boundary, see plats and surveys for specifics.

PARCEL	ADL	MTRS	SURVEY	LOT	BLOCK	ACRES	MINIMUM BID
586	219343	S022N007W01	ASLS 82-126	1	1	10.147	\$11,500.00
587	219344	S022N007W01	ASLS 82-126	2	1	10.133	\$11,500.00
588	219345	S022N007W01	ASLS 82-126	3	1	10.122	\$10,900.00
589	219310	S022N007W01	ASLS 82-126	1	2	10.265	\$13,200.00
590	219311	S022N007W01	ASLS 82-126	2	2	10.662	\$13,200.00
591	219346	S022N007W01	ASLS 82-126	4	2	10.016	\$12,100.00
592	219347	S022N007W01	ASLS 82-126	5	2	10.425	\$12,100.00
593	219348	S022N007W01	ASLS 82-126	6	2	10.403	\$12,100.00
594	219313	S022N007W01	ASLS 82-126	7	2	10.464	\$12,100.00
595	219314	S022N007W01	ASLS 82-126	8	2	10.029	\$12,100.00
596	219315	S022N007W01	ASLS 82-126	9	2	10.000	\$11,500.00
597	219318	S022N007W01	ASLS 82-126	2	3	10.176	\$13,200.00
598	219319	S022N007W01	ASLS 82-126	3	3	10.118	\$13,200.00
599	219320	S022N007W01	ASLS 82-126	4	3	10.793	\$13,200.00
600	219321	S022N007W01	ASLS 82-126	1	4	11.270	\$11,500.00
601	219322	S022N007W01	ASLS 82-126	1	5	10.119	\$13,200.00
602	219323	S022N007W01	ASLS 82-126	2	5	10.004	\$13,200.00
603	219325	S022N007W01	ASLS 82-126	2	6	10.807	\$13,200.00
604	219326	S022N007W01	ASLS 82-126	3	6	10.925	\$13,200.00
605	219327	S022N007W01	ASLS 82-126	4	6	10.605	\$13,200.00
606	219329	S022N007W01	ASLS 82-126	6	6	10.142	\$13,200.00
607	219330	S022N007W01, 12	ASLS 82-126	1	7	10.938	\$11,500.00
608	219331	S022N007W01, 12	ASLS 82-126	2	7	10.961	\$11,500.00
609	219332	S022N007W12	ASLS 82-126	3	7	10.958	\$11,500.00
610	219333	S022N007W01, 12	ASLS 82-126	4	7	10.587	\$11,500.00
611	219334	S022N007W12	ASLS 82-126	1	8	10.585	\$11,500.00
612	219335	S022N007W12	ASLS 82-126	2	8	10.725	\$11,500.00
613	219336	S022N007W12	ASLS 82-126	3	8	10.826	\$11,500.00
614	219337	S022N007W12	ASLS 82-126	4	8	10.870	\$11,500.00
615	219338	S022N007W01	ASLS 82-126	1	9	10.380	\$11,500.00
616	219339	S022N007W01	ASLS 82-126	2	9	10.285	\$11,500.00
617	219340	S022N007W01	ASLS 82-126	3	9	10.149	\$11,500.00
618	219341	S022N007W01	ASLS 82-126	4	9	10.061	\$11,500.00
619	219342	S022N007W01	ASLS 82-126	5	9	10.078	\$11,500.00
620	219349	S022N007W01	ASLS 82-126	6	9	10.050	\$11,500.00
621	219350	S022N007W01	ASLS 82-126	7	9	10.110	\$11,500.00

Section Line Rights-Of-Way: All state owned lands bordering surveyed section lines have a reservation for rights-of-way 50 feet in width unless an easement vacation has been recorded. Total width of rights-of-way will be one hundred (100) feet where the State owns lands on both sides of the section line.

## Sec. 1, 12

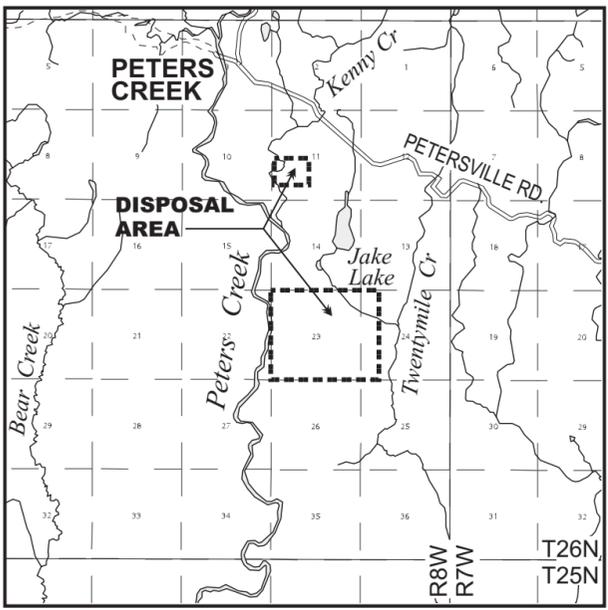


USGS Quad Talkeetna A-1, Alaska

### Vicinity Map

Township 22 North, Range 7 West, Sec. 1, 12  
Seward Meridian, Alaska

# Map 19 - Peters Creek ASLS 80-144



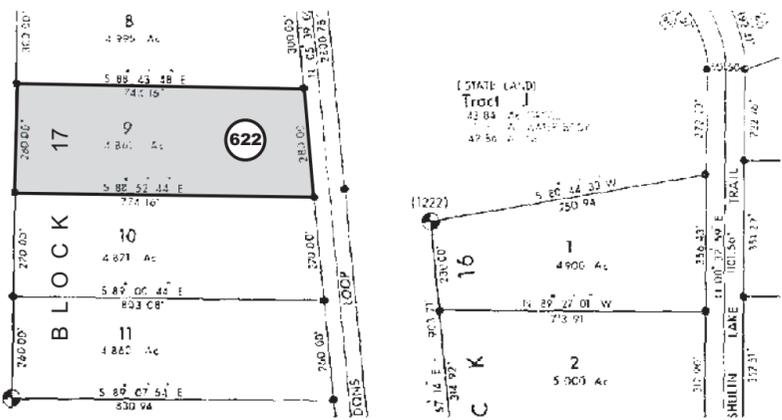
USGS Quad Talkeetna B-2, Alaska

## Vicinity Map

Township 26 North, Range 8 West, Sec. 11, 23, 24  
Seward Meridian, Alaska

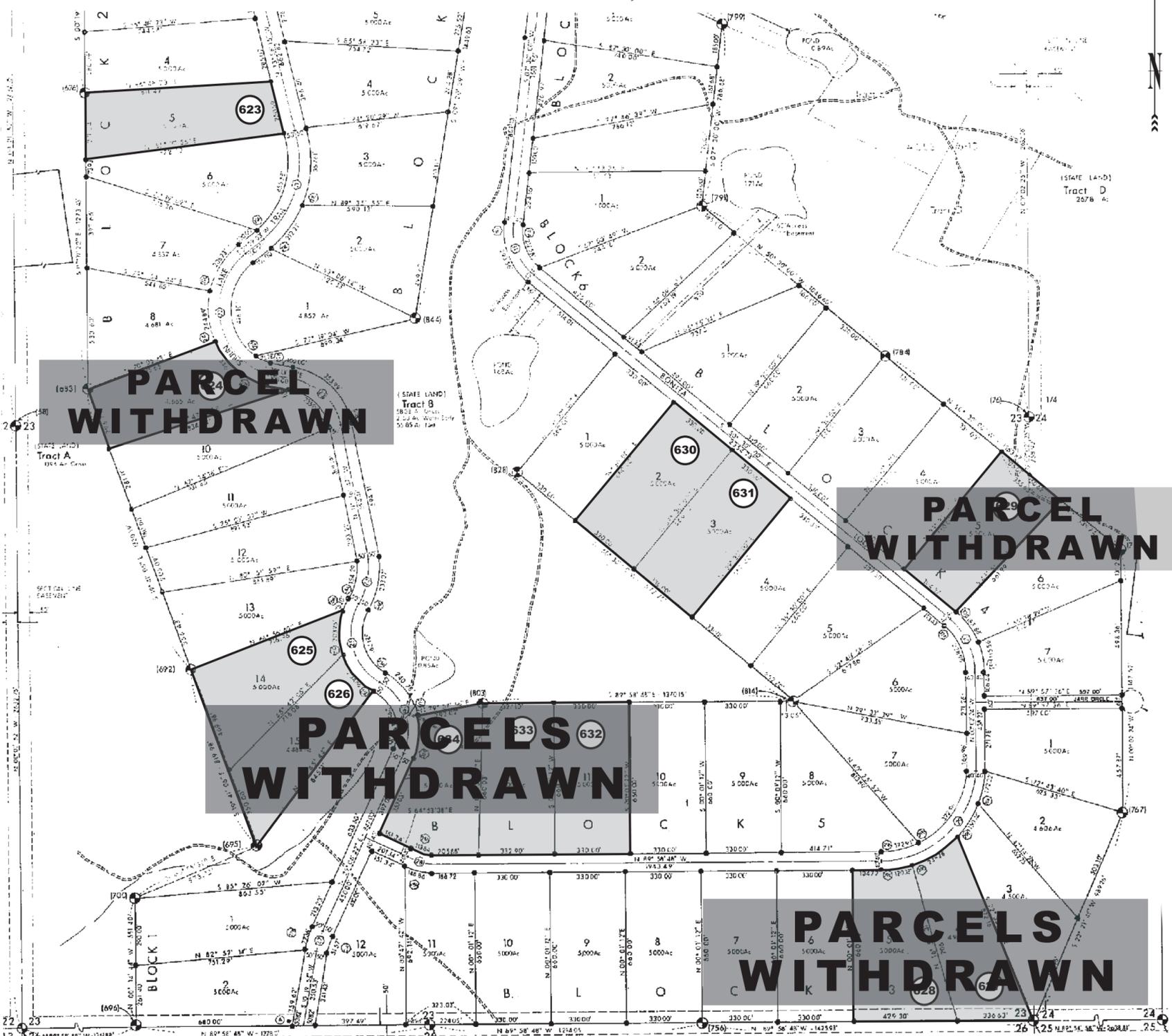
<b>Location</b>	Located approximately 13 miles from the Parks Highway on Petersville Road and one mile east of the Forks Roadhouse.
<b>Topo Map</b>	USGS Quad Talkeetna B-2
<b>Access</b>	Access is from Petersville Road and then south on Shulin Lake Trail. Petersville Road is maintained in the winter only to Kroto Creek, thus access during the winter is via snowmachine or ATV.
<b>Terrain</b>	Generally level, characterized by terraces and moraines of well-drained soils interspersed with low-lying wetlands.
<b>Soils</b>	Subsurface soils are well drained with a large percentage of coarse-grained material. Pockets of permafrost may be present.
<b>Vegetation</b>	Paper birch and white spruce dominate the higher ground, while black spruce, moss, sedges, and low shrubs are found in the lower elevations.
<b>Water Front</b>	None
<b>View</b>	Some lots may have a view of Mt. McKinley.
<b>Climate</b>	Temperatures range from 44 to 68 degrees F in summer and 0 to 40 degrees F in winter, with extremes between -48 and 90 degrees F. Annual precipitation is 29 inches including 102 inches of snow.
<b>Water Source</b>	Water availability and quality expected to be good.
<b>Water/Sewage Disposal</b>	No individual water supply system or sewage disposal system shall be permitted on any lot unless such system is located, constructed, and equipped in accordance with the requirements, standards, and recommendations of the Alaska Dept. of Environmental Conservation.
<b>Utilities</b>	None
<b>Restrictions</b>	Subject to platted easements and reservations, see ASLS 80-144.
<b>Municipal Authority</b>	Located within the taxing authority of the Matanuska-Susitna Borough.
<b>Homeowners Assoc.</b>	Any subsequent owner of any parcel within this subdivision automatically becomes a member of the Peters Creek Homeowners Association created to govern said subdivision. Covenants pertaining to this subdivision are recorded in Book 79, Page 367, Date 4-21-1981, Talkeetna Recording District.
<b>Other</b>	Lots 2, 11, 12, & 13, Block 5 may be subject to a 60 foot pioneer trail or a 20 foot access easement as defined by the Matanuska-Susitna Borough, see ASLS 80-144 and the Status Plat for more information. Subdivision area provides habitat for moose and waterfowl. Portions of tracts A, I, and L have been identified by the State as material sites for platted improvements or road construction.

## Sec. 11



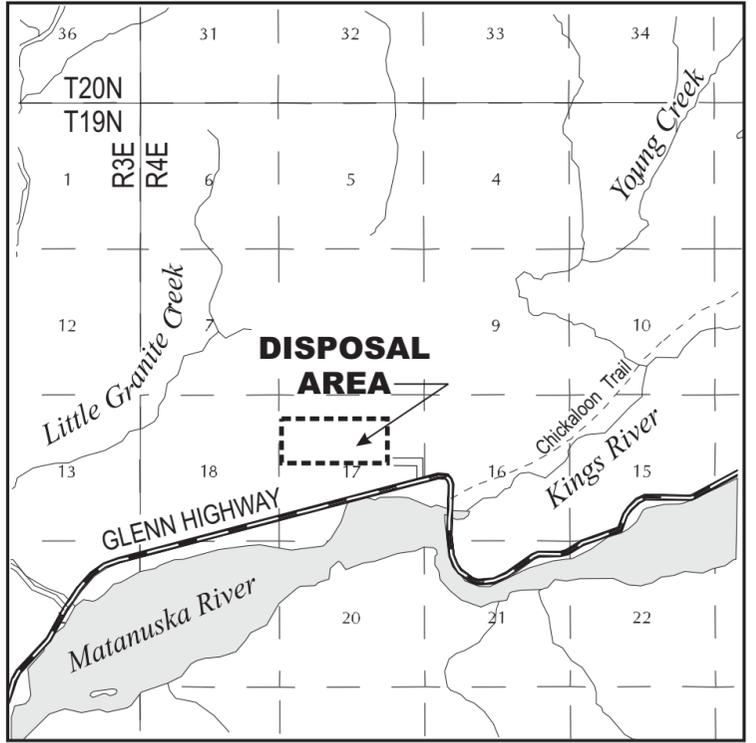
PARCEL	ADL	MTRS	SURVEY	LOT	BLOCK	ACRES	MINIMUM BID	COMMENTS
622	210336	S026N008W11	ASLS 80-144	9	17	4.860	\$9,400.00	
623	210692	S026N008W23	ASLS 80-144	5	2	5.000	\$10,400.00	
624	210696	S026N008W23	ASLS 80-144	9	2	4.665	\$10,400.00	WITHDRAWN
625	210701	S026N008W23	ASLS 80-144	14	2	5.000	\$10,400.00	WITHDRAWN
626	210702	S026N008W23	ASLS 80-144	15	2	4.484	\$10,400.00	WITHDRAWN
627	210706	S026N008W23	ASLS 80-144	4	3	4.968	\$8,800.00	WITHDRAWN
628	210707	S026N008W23	ASLS 80-144	5	3	5.000	\$9,400.00	WITHDRAWN
629	210719	S026N008W23, 24	ASLS 80-144	5	4	5.000	\$9,400.00	WITHDRAWN
630	210723	S026N008W23	ASLS 80-144	2	5	5.000	\$9,400.00	
631	210724	S026N008W23	ASLS 80-144	3	5	5.000	\$9,400.00	
632	210732	S026N008W23	ASLS 80-144	11	5	5.000	\$8,300.00	WITHDRAWN
633	210733	S026N008W23	ASLS 80-144	12	5	5.000	\$8,800.00	WITHDRAWN
634	210734	S026N008W23	ASLS 80-144	13	5	5.000	\$9,400.00	WITHDRAWN

## Sec. 23, 24



## Map 20 - Pinnacle Mountain ASLS 84-12

<b>Location</b>	Approximately 18 miles east of Palmer near Mile 66 of the Glenn Highway.
<b>Topo Map</b>	USGS Quad Anchorage C-5
<b>Access</b>	Access to the area is from the Glenn Highway and then by a rough road along the eastern boundary of the subdivision.
<b>Terrain</b>	Generally gently sloping.
<b>Soils</b>	Generally thick deposits of very gravelly and sandy glacial drift.
<b>Vegetation</b>	Tree cover consists of aspen, poplar, and birch interspersed with some stands of white spruce. Elevation is approximately 500 feet above mean sea level.
<b>Water Front</b>	Lot 9, Block 1 may have a stream running through the northeast corner of the lot and is subject to a 15 foot maintenance easement each side of intermittent water course.
<b>View</b>	Potential views of the Chugach Mountains to the south.
<b>Climate</b>	Summer temperatures range between 44 to 68 degrees F, with winter temperatures between 0 to 18 degrees F. Recorded temperature extremes range from -42 to 90 degrees F. Annual precipitation is about 8 inches, including 71 inches of snow.
<b>Water Source</b>	Unknown
<b>Water/Sewage Disposal</b>	No individual water supply system or sewage disposal system shall be permitted on any lot unless such system is located, constructed, and equipped in accordance with the requirements of the Alaska Dept. of Environmental Conservation. This subdivision has been approved by the Alaska DEC pursuant to 18 AAC 72.065 for on site sewage disposal, except where slopes exceed 25%.
<b>Utilities</b>	Unknown
<b>Restrictions</b>	Subject to platted easements and reservations, see ASLS 84-12. Subject to a 20 foot utility easement located adjacent to right-of-way lines within all lots. Also subject to building setbacks, 25 feet from rights-of-way, 10 feet from side lines, and 75 feet from water courses.
<b>Municipal Authority</b>	Located within the taxing authority of the Matanuska-Susitna Borough.
<b>Homeowners Assoc.</b>	Any subsequent owner of any parcel automatically becomes a member of the Pinnacle Mountain Homeowners Association created to govern said subdivision. Covenants are recorded in Book 416, Page 838, Dated 5/15/85 in the Palmer Recording District.
<b>Other</b>	The Glenn Highway is the nearest school bus route.



USGS Quad Anchorage C-5, Alaska

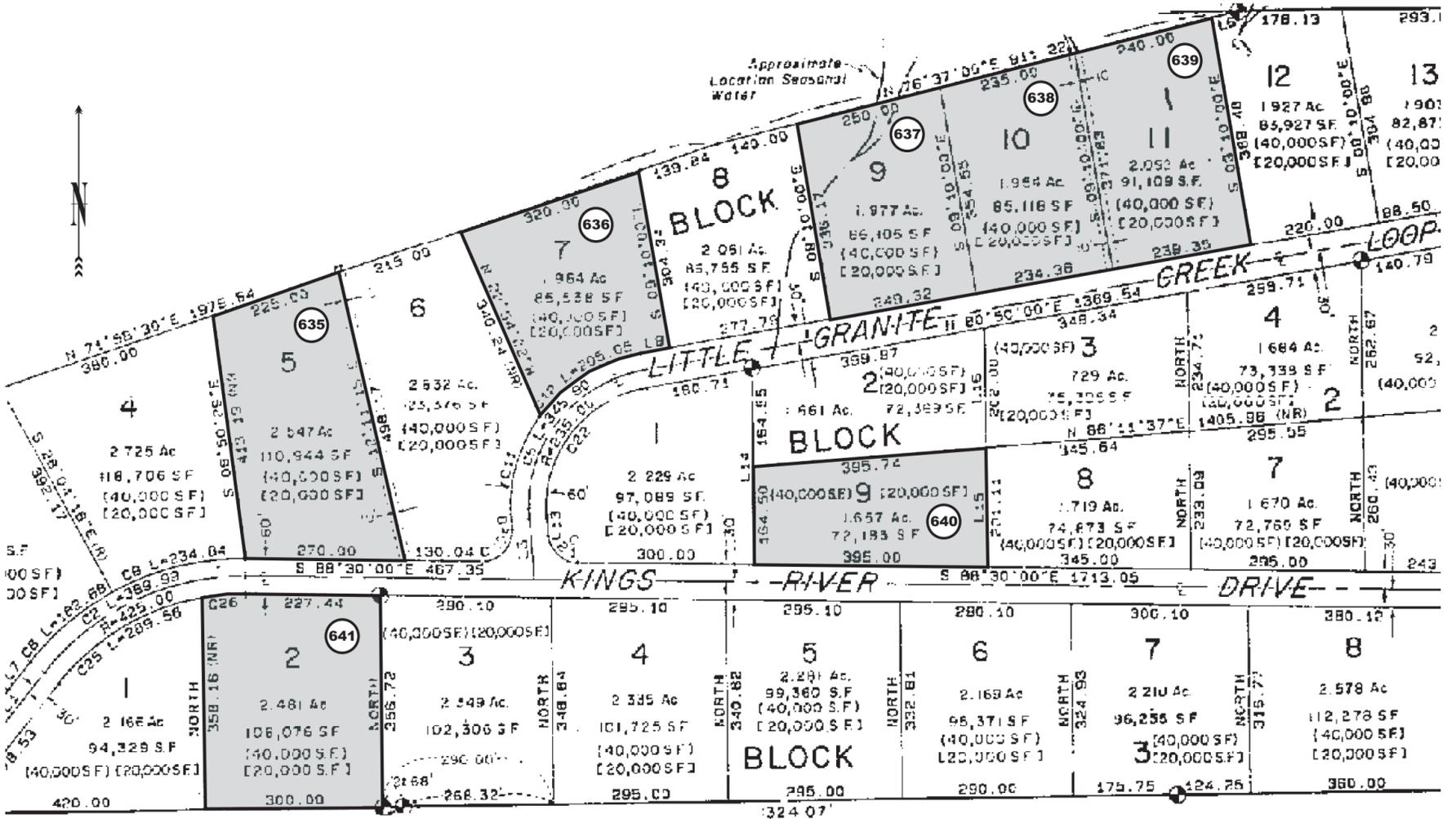
### Vicinity Map

Township 19 North, Range 4 East, Sec. 17  
Seward Meridian, Alaska

PARCEL	ADL	MTRS	SURVEY	LOT	BLOCK	ACRES	MINIMUM BID
635	221204	S019N004E17	ASLS 84-12	5	1	2.547	\$11,100.00
636	221206	S019N004E17	ASLS 84-12	7	1	1.964	\$8,100.00
637	221208	S019N004E17	ASLS 84-12	9	1	1.977	\$7,200.00
638	221209	S019N004E17	ASLS 84-12	10	1	1.954	\$8,900.00
639	221210	S019N004E17	ASLS 84-12	11	1	2.092	\$9,600.00
640	221220	S019N004E17	ASLS 84-12	9	2	1.657	\$8,300.00
641	221222	S019N004E17	ASLS 84-12	2	3	2.481	\$10,800.00

Access: It is the responsibility of all purchasers to properly locate themselves on legal rights-of-way or section-line easements when crossing both public and private lands. Legal access exists to all subdivisions. Rights-of-way shown on subdivision plats or surveys designate areas reserved for road construction and access but do not necessarily indicate the existence of a constructed road.

## Sec. 17

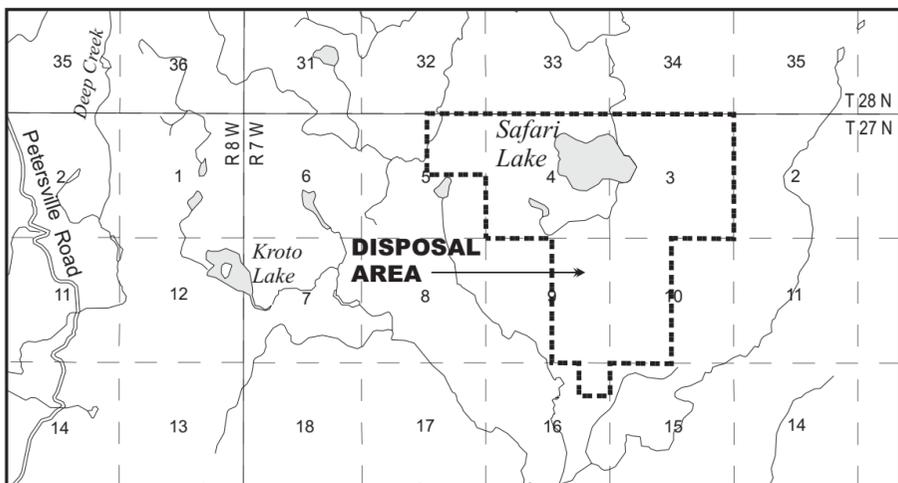
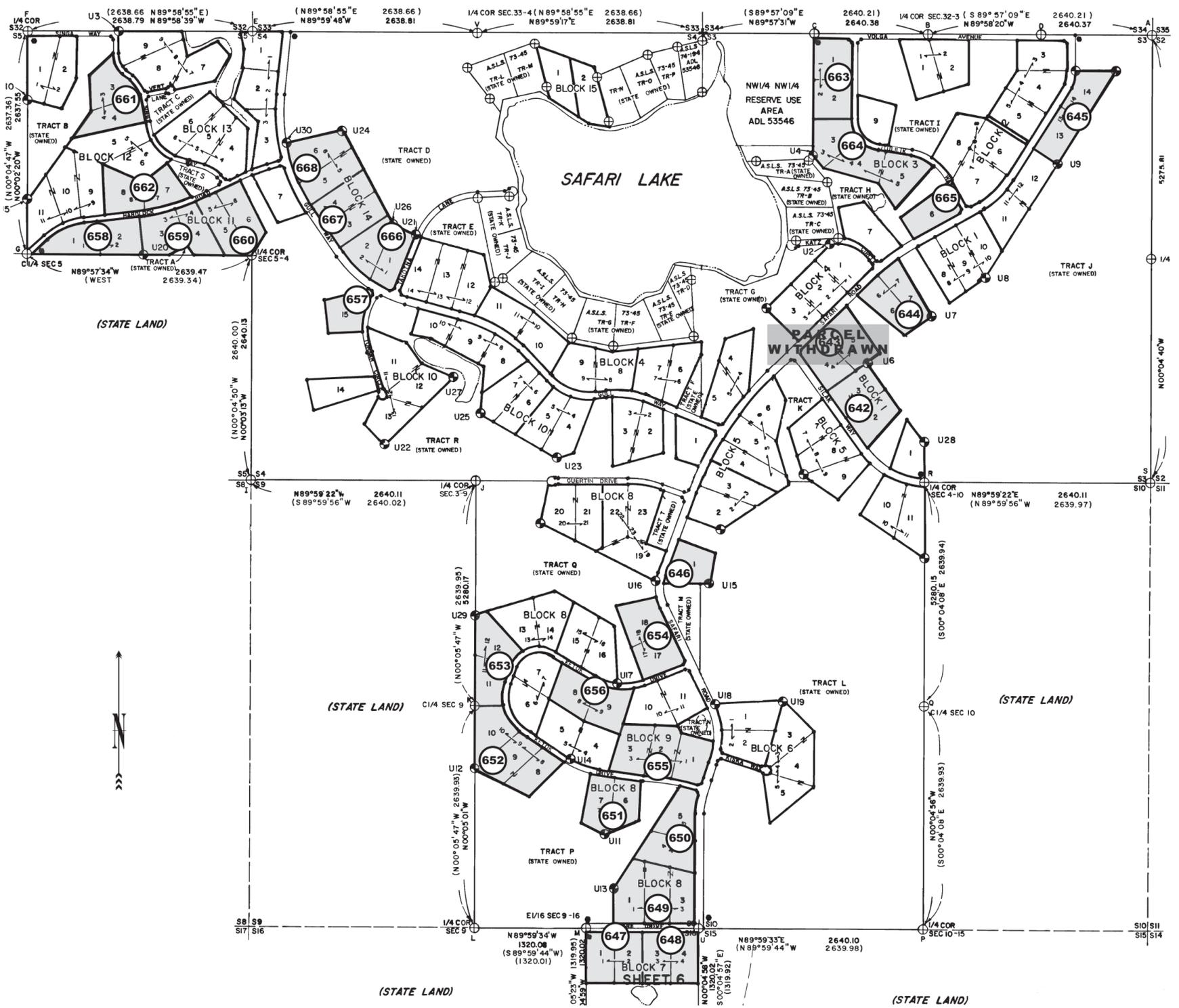


# Map 21 - Safari Lake ASLS 80-188

PARCEL	ADL	MTRS	SURVEY	LOT	BLOCK	ACRES	MINIMUM BID
642	216149	S027N007W03	ASLS 80-188	2&3	1	9.992	\$10,800.00
643	216150	S027N007W03	ASLS 80-188	1	1	9.991	\$11,400.00
644	216151	S027N007W03	ASLS 80-188	6&7	1	9.986	\$12,000.00
645	216154	S027N007W03	ASLS 80-188	13&14	1	9.990	\$12,000.00
646	216162	S027N007W09, 10	ASLS 80-188	1	5	5.000	\$7,800.00
647	216170	S027N007W16	ASLS 80-188	1&2	7	9.984	\$10,800.00
648	216171	S027N007W16	ASLS 80-188	3&4	7	9.986	\$11,400.00
649	216172	S027N007W09	ASLS 80-188	1&2&3	8	15.000	\$15,600.00
650	216173	S027N007W09	ASLS 80-188	4&5	8	10.000	\$12,000.00
651	216174	S027N007W09	ASLS 80-188	6&7	8	10.000	\$12,000.00
652	216175	S027N007W09	ASLS 80-188	8&9&10	8	15.000	\$14,400.00
653	216176	S027N007W09	ASLS 80-188	11&12	8	10.000	\$12,000.00
654	216179	S027N007W09	ASLS 80-188	17&18	8	10.000	\$12,000.00
655	216182	S027N007W09, 10	ASLS 80-188	1&2&3	9	15.000	\$15,000.00
656	216185	S027N007W09	ASLS 80-188	8&9	9	10.000	\$12,000.00
657	216193	S027N007W04	ASLS 80-188	15	10	5.000	\$6,600.00
658	216194	S027N007W05	ASLS 80-188	1&2	11	9.834	\$11,400.00
659	216195	S027N007W05	ASLS 80-188	3&4	11	9.751	\$10,800.00
660	216196	S027N007W04, 05	ASLS 80-188	5&6	11	10.000	\$10,800.00
661	216198	S027N007W05	ASLS 80-188	3&4	12	10.000	\$12,000.00
662	216200	S027N007W05	ASLS 80-188	7&8	12	10.000	\$12,000.00
663	216204	S027N007W03	ASLS 80-188	1&2	3	9.987	\$12,000.00
664	216205	S027N007W03	ASLS 80-188	3&4&5	3	15.000	\$15,000.00
665	216206	S027N007W03	ASLS 80-188	6	3	5.000	\$7,800.00
666	216213	S027N007W04	ASLS 80-188	1&2	14	10.000	\$11,400.00
667	216214	S027N007W04	ASLS 80-188	3&4	14	10.000	\$11,400.00
668	216215	S027N007W04	ASLS 80-188	5&6	14	10.000	\$12,000.00

<b>Location</b>	Located approximately 17 miles northwest of Talkeetna and 10 miles southeast of Petersville.
<b>Topo Map</b>	USGS Quad Talkeetna B-2
<b>Access</b>	Access to the subdivision is by float plane to Safari Lake or overland by ATV or snowmachine from Petersville Road along platted easements and rights-of-way.
<b>Terrain</b>	Predominate features are glacial moraines which rise above poorly drained muskeg formations. The lowest elevation on the site is Safari Lake at 919 feet above mean sea level.
<b>Soils</b>	Top soils range from one-half to two feet thick. Beneath the topsoil is a layer of silty sand, which goes down about 6 feet with silty gravelly sand with cobbles.
<b>Vegetation</b>	Low-density white spruce, alder, and low brush on the moraine hills.
<b>Water Front</b>	Lots 2 & 3 in Block 7 appear to have a small un-named pond just outside the southern lot line.
<b>View</b>	Unknown
<b>Climate</b>	Temperatures range from 0 degrees F in the winter to 68 degrees F in summer with extremes of -48 and 91 degrees F reported. Annual precipitation is 29 inches including a 102 inches of snow.
<b>Water Source</b>	Subsurface water resources have been characterized as being unconsolidated deposits of mostly sand and gravel, silt and clay with probable yields in the 10 to 100 gallons per minute range.
<b>Water/Sewage Disposal</b>	No individual water supply system or sewage disposal system shall be permitted on any lot unless such system is located, constructed, and equipped in accordance with the requirements, standards, and recommendations of the Alaska Department of Environmental Conservation. Approval of such system as installed shall be obtained from said authority.
<b>Utilities</b>	None
<b>Restrictions</b>	Subject to platted easements and reservations, see ASLS 80-188. No building or its footing shall be placed within 25 feet from the right-of-way line of any public right-of-way, or located nearer than 10 feet from any side or rear lot line.
<b>Municipal Authority</b>	Located within the taxing authority of the Matanuska-Susitna Borough.
<b>Homeowners Assoc.</b>	Any subsequent owner of any parcel automatically becomes a member of the Safari Lake Homeowners Association created to govern said subdivision.
<b>Other</b>	Slope easements, adjacent to the rights-of-way shown, have been reserved to contain cut and fill material to conform to minimum borough standards in force at the time of construction of roads to borough standards.

## Sec. 3 - 5, 9, 10, 16

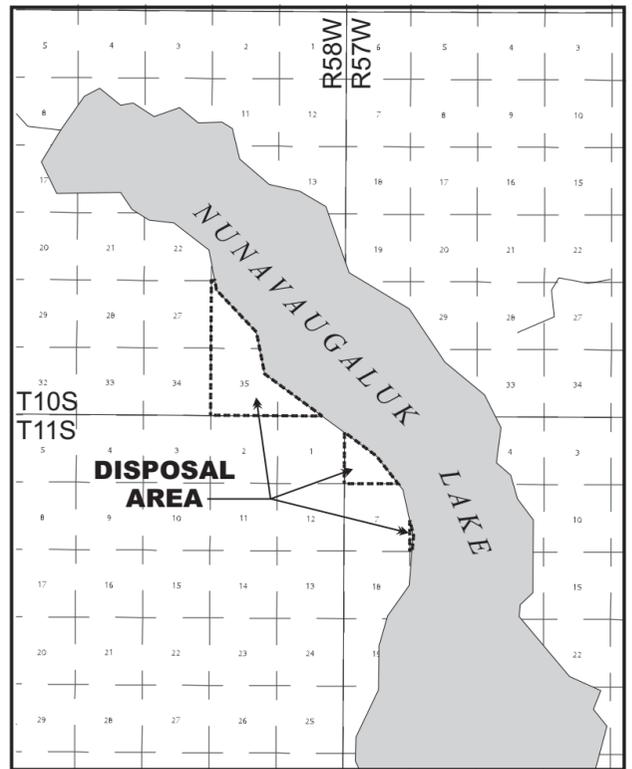


**Vicinity Map**  
 Township 27 North, Range 7 West  
 Sec. 3, 4, 5, 9, 10, 16  
 Seward Meridian, Alaska

Note: Authorized uses such as hunting, trapping, mining, or timber sales can and do occur on private, municipal, state, or federal land near the offered parcels. It is strongly recommended that applicants take this into consideration when applying for the purchase of state land.

# Map 22 - Snake Lake ASLS 85-85

Access: It is the responsibility of all purchasers to properly locate themselves on legal rights-of-way or section-line easements when crossing both public and private lands. Legal access exists to all subdivisions. Rights-of-way shown on subdivision plats or surveys designate areas reserved for road construction and access but do not necessarily indicate the existence of a constructed road.

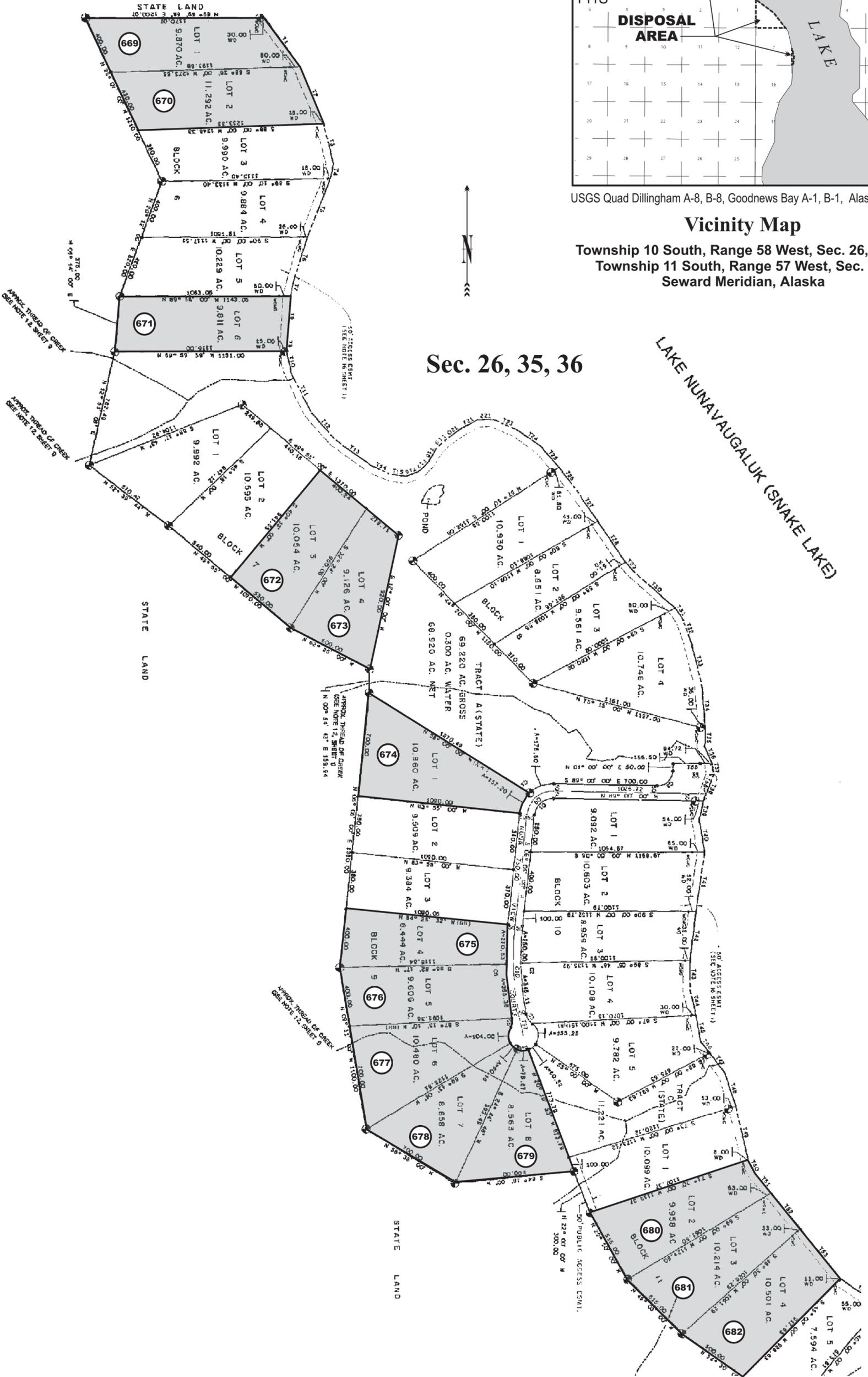


USGS Quad Dillingham A-8, B-8, Goodnews Bay A-1, B-1, Alaska

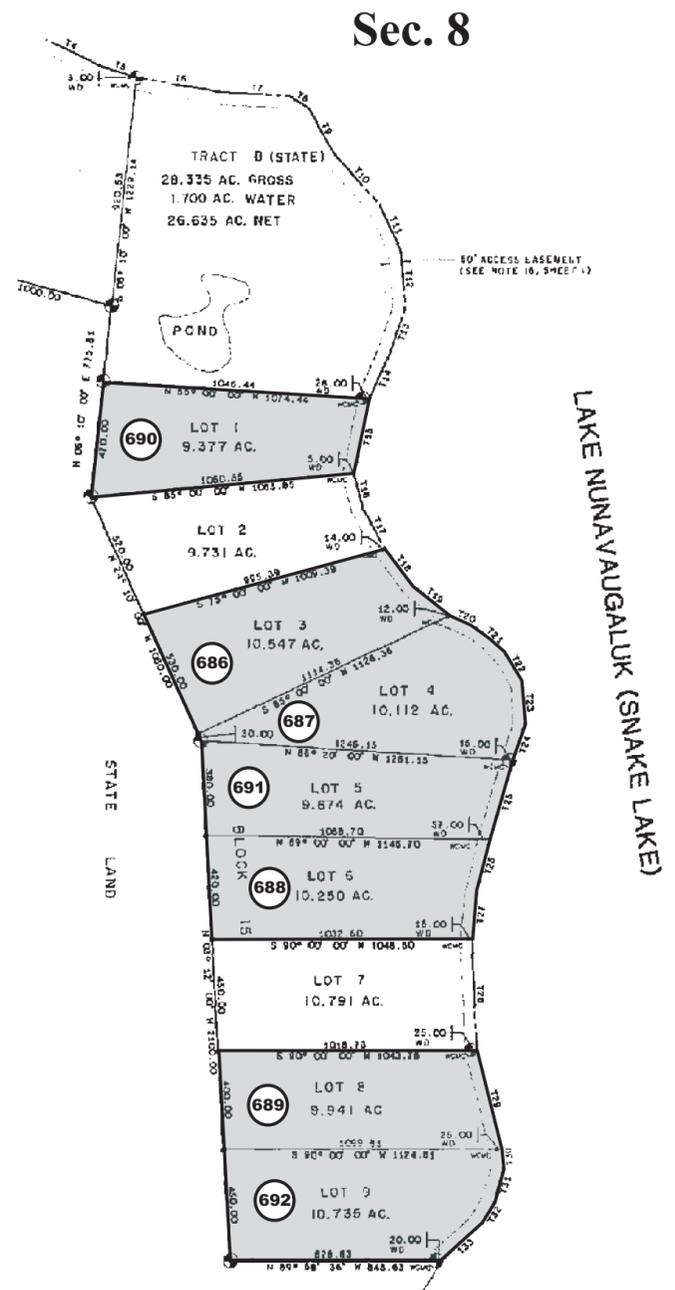
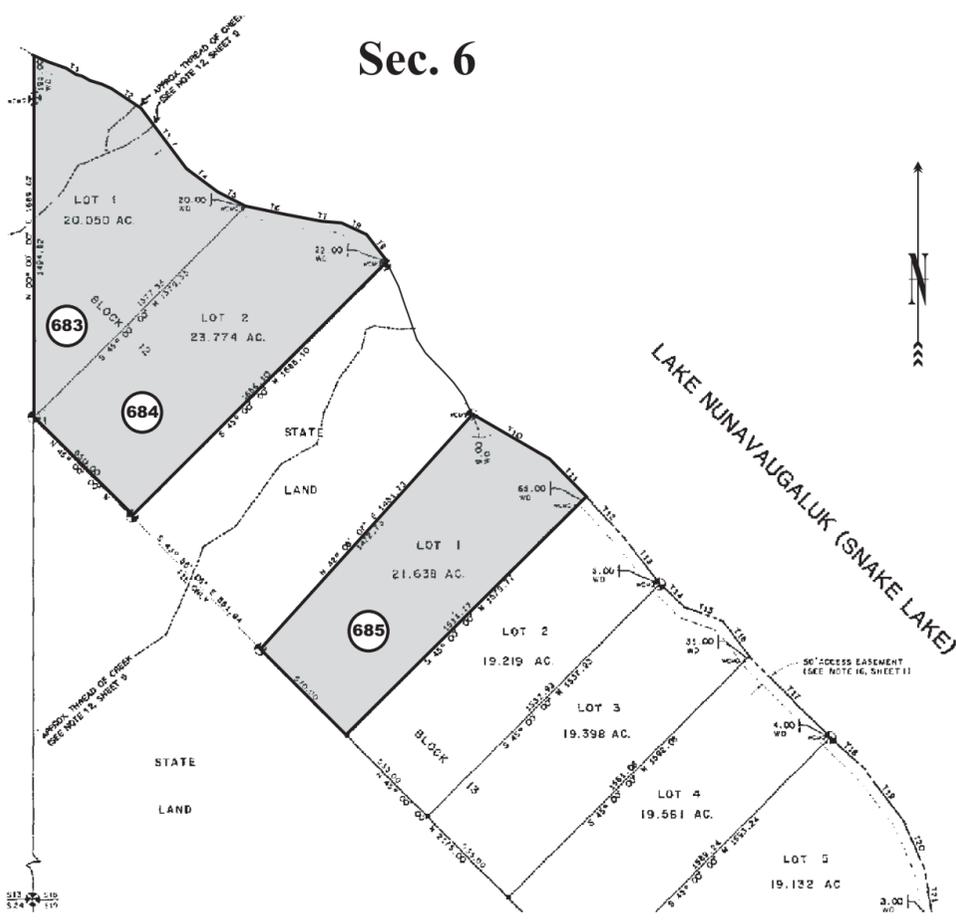
## Vicinity Map

Township 10 South, Range 58 West, Sec. 26, 35, 36  
Township 11 South, Range 57 West, Sec. 6, 8  
Seward Meridian, Alaska

## Sec. 26, 35, 36



## Map 22 - Snake Lake ASLS 85-85



<b>Location</b>	Located 20 miles northwest of Dillingham in the Bristol Bay area. The subject parcels are located on the western shore of Lake Nunavaugaluk (locally called Snake Lake).
<b>Topo Map</b>	USGS Quad Dillingham A-8, B-8 and Goodnews Bay A-1, B-1
<b>Access</b>	Access by boat from the Snake River to the lake is possible. In addition, parcels can be accessed by plane using floats in the summer and skis in the winter. Wintertime access is further provided by snowmachine or dog sled.
<b>Terrain</b>	Terrain is gently sloping near the lake perimeter with upland slopes varying from moderate to extreme. Avalanches may occur in areas of steep slopes. Elevation ranges from 34 feet (lake elevation) to 400 feet above mean sea level.
<b>Soils</b>	Soils are generally gravelly loam till.
<b>Vegetation</b>	Vegetation consists of black spruce, grass, and alder with patches of stunted white spruce and birch in the well-drained areas.
<b>Water Front</b>	All lots within blocks 6, 11, 12, 13, and 15 have lakeshore frontage. Lots within block 7 are adjacent to a common area (Tract A) of state land that borders Lake Nunavaugaluk.
<b>View</b>	View of lake and surrounding foothills.
<b>Climate</b>	Temperatures range from a maximum mean of 65 degrees F in July to a minimum mean of 1 degree F in January. Rainfall averages 35 inches annually with an average annual snowfall of 54 inches.
<b>Water Source</b>	Water is available from lake, streams, and rainfall catchment.
<b>Water/Sewage Disposal</b>	This subdivision has been approved by the Alaska Department of Conservation (ADEC) pursuant to 18 AAC 72.065 for pit privy sewage disposal systems only. Installation of any other type of sewage disposal system must receive prior approval by the ADEC.
<b>Utilities</b>	None
<b>Restrictions</b>	Subject to platted easements and reservations, see ASLS 85-85.
<b>Municipal Authority</b>	None
<b>Homeowners Assoc.</b>	None
<b>Other</b>	Within Bristol Bay Area Plan. ALL LANDS WITHIN THIS SUBDIVISION HAVE BEEN TENTATIVELY APPROVED TO THE STATE OF ALASKA. Lake Nunavaugaluk provides anadromous fish spawning habitat and brown bear, moose, and many small furbearers are found in the area. Lot 1 Block 12, Lot 3 Block 11, and Lots 6, 7, and 8 in Block 9 may have a creek running through them and they are subject to a 50-foot screening easement.

Mineral Reservations: The State retains ownership of all oil, gas, coal, ore, minerals, fissionable materials, geothermal resources, and fossils that may be in or upon the land that it sells (AS 38.05.125). The State reserves the right to enter onto land to explore for and develop these mineral resources, lease them to mineral developers, or allow mining locations to be staked. Compensation will be made to the surface owner for damages resulting from mineral exploration and development (AS 38.05.130).

Note: Authorized uses such as hunting, trapping, mining, or timber sales can and do occur on private, municipal, state, or federal land near the offered parcels. It is strongly recommended that applicants take this into consideration when applying for the purchase of state land.

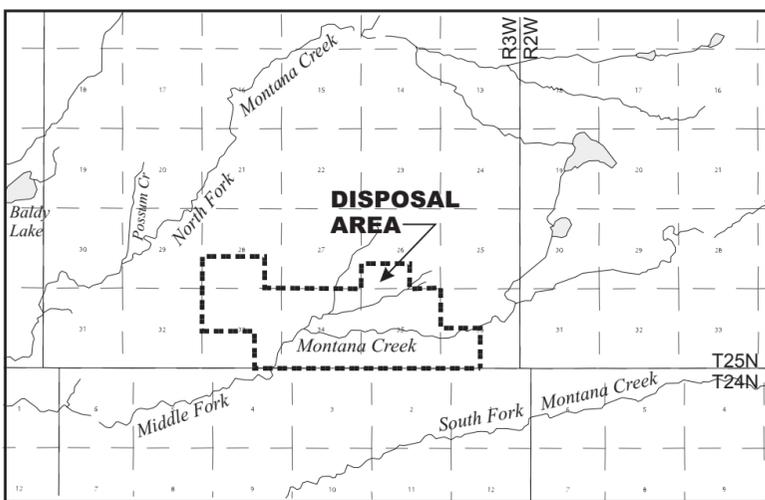
Site Inspection: The Department of Natural Resources strongly urges anyone wishing to purchase a parcel to first review all information and then personally inspect the land before submitting a bid. The land chosen by a bidder/ applicant is taken "as is" with no guarantees, expressed or implied, as to its suitability for any intended use.

PARCEL	ADL	MTRS	SURVEY	LOT	BLOCK	ACRES	MINIMUM BID
669	223022	S010S058W26	ASLS 85-85	1	6	9.870	\$14,000.00
670	223023	S010S058W26	ASLS 85-85	2	6	11.292	\$17,600.00
671	223027	S010S058W26	ASLS 85-85	6	6	9.811	\$15,700.00
672	223029	S010S058W26	ASLS 85-85	3	7	10.054	\$8,300.00
673	223030	S010S058W26	ASLS 85-85	4	7	9.126	\$7,600.00
674	223033	S010S058W26, 35	ASLS 85-85	1	9	10.960	\$5,500.00
675	223036	S010S058W35	ASLS 85-85	4	9	8.444	\$4,400.00
676	223037	S010S058W35	ASLS 85-85	5	9	9.606	\$4,900.00
677	223038	S010S058W35	ASLS 85-85	6	9	10.480	\$4,800.00
678	223039	S010S058W35	ASLS 85-85	7	9	8.658	\$4,100.00
679	223040	S010S058W35	ASLS 85-85	8	9	8.563	\$4,000.00
680	223045	S010S058W35, 36	ASLS 85-85	2	11	9.958	\$16,900.00
681	223046	S010S058W35, 36	ASLS 85-85	3	11	10.214	\$16,800.00
682	223047	S010S058W35, 36	ASLS 85-85	4	11	10.501	\$17,100.00
683	223049	S011S057W06	ASLS 85-85	1	12	20.050	\$25,700.00
684	223050	S011S057W06	ASLS 85-85	2	12	23.774	\$29,300.00
685	223051	S011S057W06	ASLS 85-85	1	13	21.638	\$28,100.00
686	223059	S011S057W08	ASLS 85-85	3	15	10.547	\$17,200.00
687	223060	S011S057W08	ASLS 85-85	4	15	10.112	\$17,100.00
688	223061	S011S057W08	ASLS 85-85	6	15	10.250	\$17,300.00
689	223063	S011S057W08	ASLS 85-85	8	15	9.941	\$16,900.00
690	223074	S011S057W08	ASLS 85-85	1	15	9.377	\$15,900.00
691	223075	S011S057W08	ASLS 85-85	5	15	9.674	\$16,000.00
692	223076	S011S057W08	ASLS 85-85	9	15	10.735	\$18,300.00

# Map 23 - South Bald Mountain ASLS 82-1

<b>Location</b>	Subdivision is approximately 12 miles southeast of Talkeetna and 85 miles north of Anchorage on the Middle Fork of Montana Creek.
<b>Topo Map</b>	USGS Quad Talkeetna Mountains A-6
<b>Access</b>	A cat trail from the Talkeetna Highway, through Bartlett Hills Subdivision via Mastodon Road comes within two miles of Bald Mountain Subdivision. The remaining distance to South Bald Mountain Subdivision, utilizing unconstructed rights-of-way and section line easements, may be covered by ATV or snowmachine.
<b>Terrain</b>	Steep embankments may occur along streams draining to the Middle fork of Montana creek which is generally well contained 75 to 125 feet below the level of the adjacent lands. Elevation rises steadily from 1,225 feet on the western portion of the subdivision to 1,700 feet above mean sea level on the eastern portion.
<b>Soils</b>	Mostly organic material covering 2 to 3 feet of wind blown silt with sand and gravel at deeper depths. The area is generally free of permafrost except on a few of the higher slopes.
<b>Vegetation</b>	Consists of large stands of spruce and birch in the well drained areas and muskeg bogs in low-lying areas.
<b>Water Front</b>	Several parcels are in close proximity to Middle Fork Montana Creek and some un-named creeks.
<b>View</b>	Potential scenic view from some of the higher elevations within the subdivision.
<b>Climate</b>	Temperatures range from 5 to 70 degrees F with an annual precipitation rate of 30 inches, including 120 inches of snow.
<b>Water Source</b>	Ground water is present at a 5-foot minimum depth throughout the majority of the project.
<b>Water/Sewage Disposal</b>	Approved for non-water carried sewage disposal systems only (pit privies). Installation of water supply systems or water carried sewage disposal systems requires DEC approval.
<b>Utilities</b>	None
<b>Restrictions</b>	Subject to platted easements and reservation, see ASLS 82-1. Declaration of covenants recorded in Book 85 at Page 336, Talkeetna records.
<b>Municipal Authority</b>	Located within the taxing authority of the Matanuska-Susitna Borough.
<b>Homeowners Assoc.</b>	Any subsequent owner of any parcel within this subdivision automatically becomes a member of the South Bald Mountain Homeowners Association created to govern said subdivision.
<b>Other</b>	Beaver activity in the area may have a direct impact on the water levels of various lakes within the project area.

PARCEL	ADL	MTRS	SURVEY	LOT	BLOCK	ACRES	MINIMUM BID
693	216128	S025N003W28	ASLS 82-1	1	1	11.538	\$9,800.00
694	216129	S025N003W28	ASLS 82-1	2	1	10.648	\$9,100.00
695	216130	S025N003W28	ASLS 82-1	3	1	10.015	\$8,500.00
696	216131	S025N003W28	ASLS 82-1	4	1	11.180	\$9,500.00
697	216132	S025N003W28	ASLS 82-1	5	1	14.864	\$12,600.00
698	216133	S025N003W28	ASLS 82-1	6	1	11.828	\$10,100.00
699	216045	S025N003W28	ASLS 82-1	8	1	10.197	\$8,700.00
700	216134	S025N003W33	ASLS 82-1	1	2	10.141	\$8,600.00
701	216135	S025N003W33	ASLS 82-1	2	2	10.287	\$8,700.00
702	216136	S025N003W33	ASLS 82-1	3	2	12.026	\$10,200.00
703	216137	S025N003W28, 33	ASLS 82-1	4	2	13.267	\$11,300.00
704	216055	S025N003W28	ASLS 82-1	11	2	12.355	\$10,500.00
705	216058	S025N003W33	ASLS 82-1	3	3	13.729	\$11,700.00
706	216138	S025N003W33	ASLS 82-1	7	3	10.467	\$8,900.00
707	216139	S025N003W33	ASLS 82-1	1	4	11.887	\$10,100.00
708	216141	S025N003W33	ASLS 82-1	3	4	10.374	\$8,800.00
709	216142	S025N003W33	ASLS 82-1	4	4	10.175	\$8,600.00
710	216143	S025N003W33	ASLS 82-1	5	4	10.410	\$8,800.00
711	216144	S025N003W33	ASLS 82-1	6	4	10.641	\$9,000.00
712	216145	S025N003W33	ASLS 82-1	7	4	10.215	\$8,700.00
713	216146	S025N003W33	ASLS 82-1	8	4	13.188	\$11,200.00
714	216147	S025N003W33	ASLS 82-1	9	4	11.367	\$9,700.00
715	216068	S025N003W34	ASLS 82-1	1	6	14.034	\$11,900.00
716	216073	S025N003W35	ASLS 82-1	6	6	11.798	\$10,000.00
717	216087	S025N003W35	ASLS 82-1	9	7	10.657	\$11,800.00
718	216095	S025N003W36	ASLS 82-1	17	7	10.733	\$11,900.00
719	216111	S025N003W35	ASLS 82-1	7	9	12.929	\$11,000.00
720	216112	S025N003W35	ASLS 82-1	8	9	12.275	\$10,400.00
721	216113	S025N003W35	ASLS 82-1	9	9	10.634	\$9,000.00
722	216117	S025N003W26	ASLS 82-1	2	10	12.241	\$10,400.00
723	216127	S025N003W34	ASLS 82-1	4	11	10.074	\$11,100.00

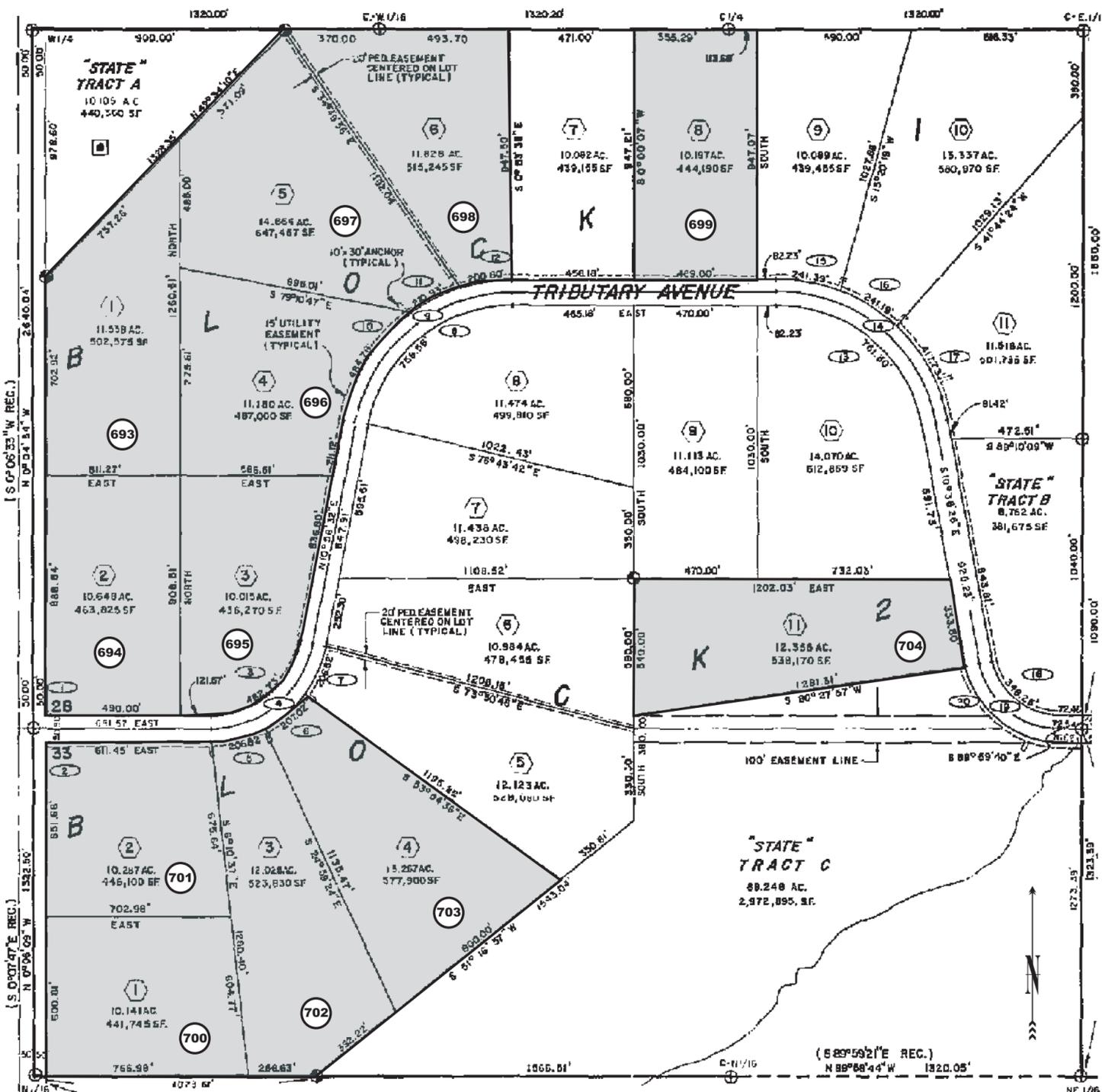


Note: It is the responsibility of the purchaser to review recorded subdivision plats/maps, surveys, and plat notes for specific information on easements, building setbacks, or other restrictions that will affect any individual parcel being offered. Information is made available at the Department of Natural Resources Public Information Offices or on the web at: (<http://www.dnr.state.ak.us/landrecords>).

**Vicinity Map**  
 Township 25 North, Range 3 West  
 Sec. 26, 28, 33-36  
 Seward Meridian, Alaska

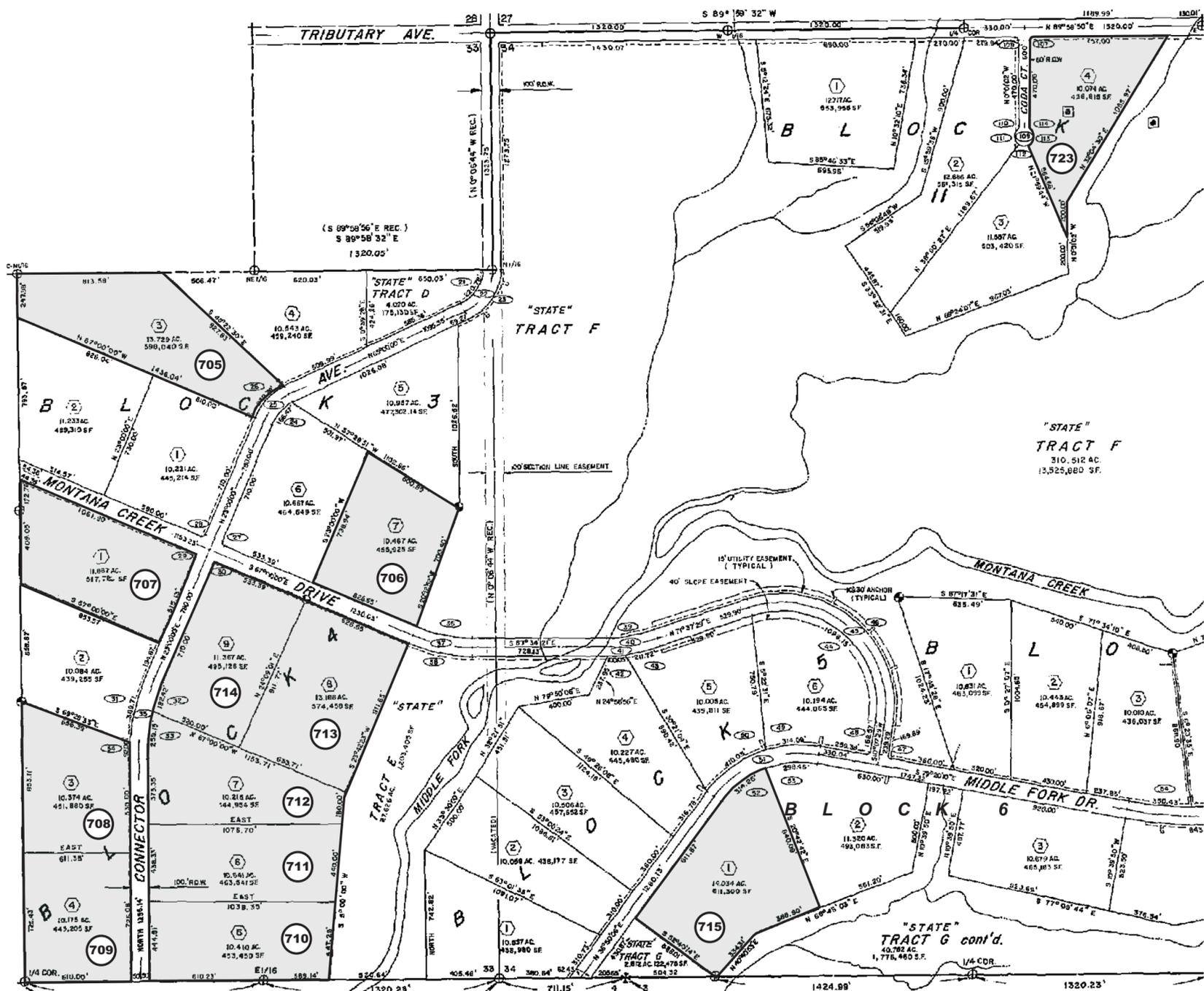
USGS Quad Talkeetna Mnts A-6, Alaska

## Sec. 28, 33

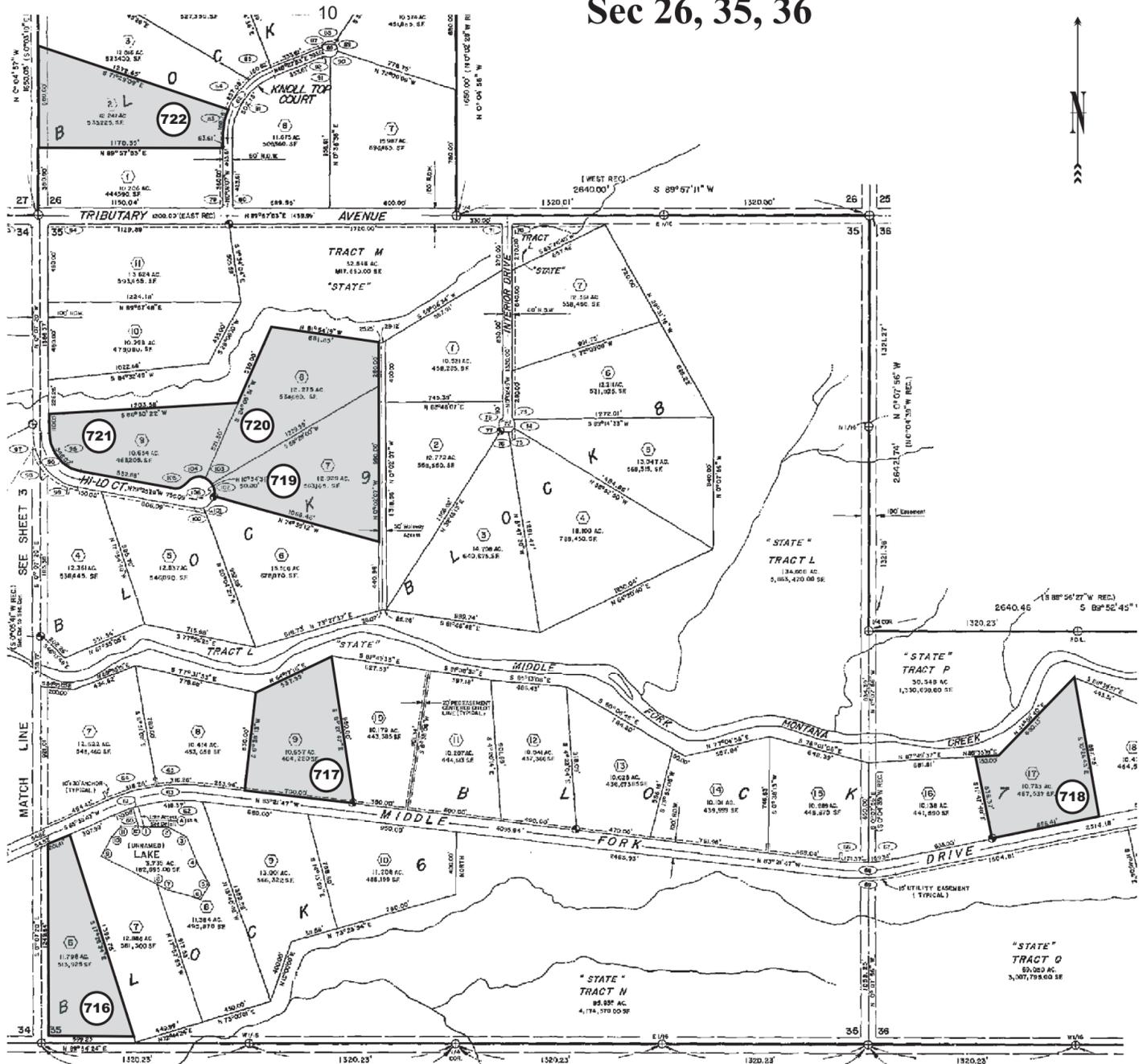


# Map 23 - South Bald Mountain ASLS 82-1

## Sec. 33, 34

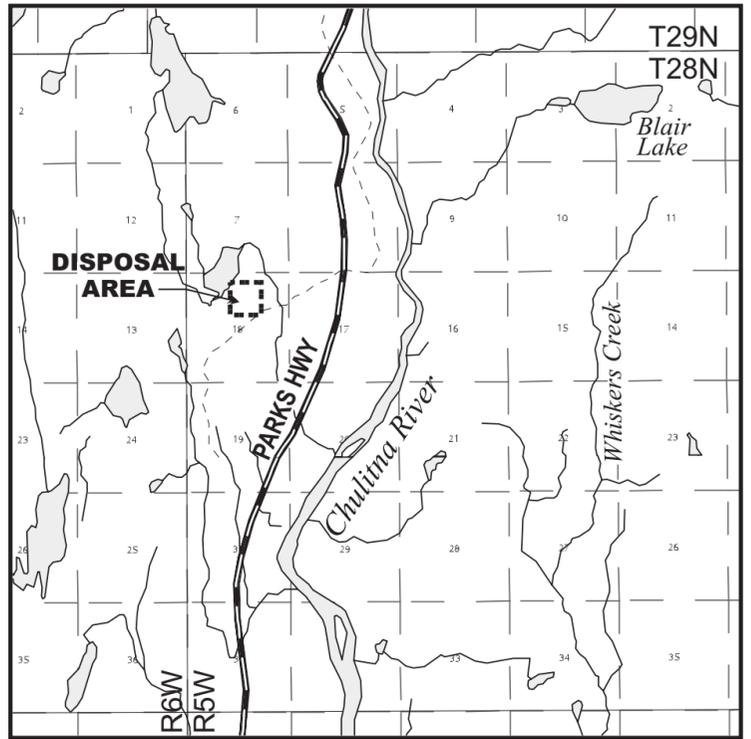


## Sec 26, 35, 36



## Map 24 - Swan Lake ASLS 79-145

<b>Location</b>	Parcel is located about one mile west of mile 130 of the Parks Highway, approximately 100 miles directly north of Anchorage and 15 miles northwest of Talkeetna.
<b>Topo Map</b>	USGS Quad Talkeetna C-1
<b>Access</b>	Access is provided by reserved rights-of-way (tractor trail) to the Parks Highway. At this time physical access to this parcel may be gained by foot, ATV, or snowmachine.
<b>Terrain</b>	Area consists of hill and ridge topography, which mostly runs north south, cut by small stream valleys.
<b>Soils</b>	Generally well drained, but in some areas may be covered by peat.
<b>Vegetation</b>	Elevated, well-drained areas are covered with birch and spruce forests, while musky bogs, lakes, and swamps dominate lowlands.
<b>Water Front</b>	None
<b>View</b>	View of surrounding forest.
<b>Climate</b>	Temperatures in the area range from 45 to 69 degrees F in summer and -4 to 40 degrees F in winter. Recorded extremes are -48 and 90 degrees F. Annual precipitation is 29 inches including 102 inches of snow.
<b>Water Source</b>	Water availability and quality in this area is good.
<b>Water/Sewage Disposal</b>	No individual water supply system or sewage disposal system shall be permitted on any lot unless such system is located, constructed, and equipped in accordance with the requirements, standards, and recommendations of the Alaska Dept. of Environmental Conservation.
<b>Utilities</b>	None
<b>Restrictions</b>	Subject to platted easements and reservations, see ASLS 79-145.
<b>Municipal Authority</b>	Located within the taxing authority of the Matanuska-Susitna Borough.
<b>Homeowners Assoc.</b>	Any subsequent owner of any parcel within the subdivision automatically becomes a member of the Swan Lake Homeowners Association created to govern said subdivision.
<b>Other</b>	Located within the Susitna Area Plan.

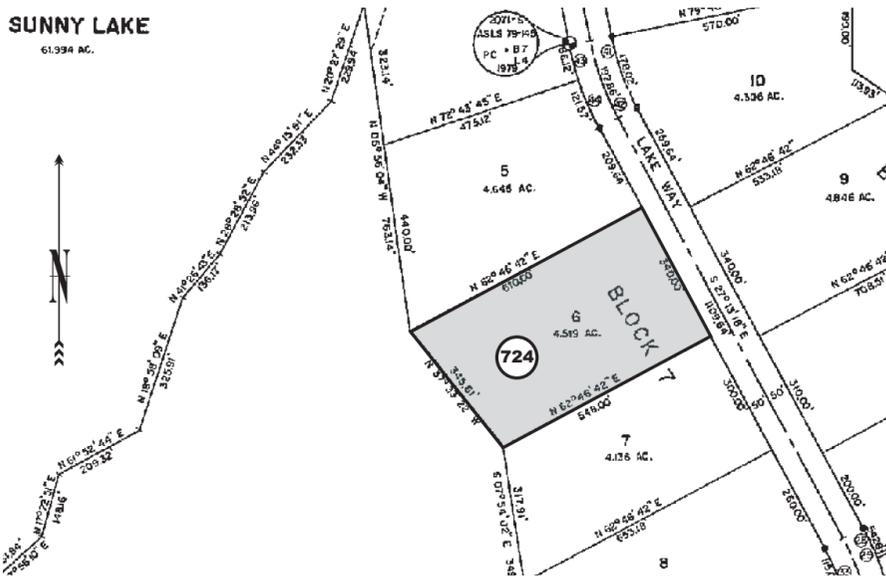


USGS Quad Talkeetna C-1, Alaska

### Vicinity Map

Township 28 North, Range 5 West, Sec. 18  
Seward Meridian, Alaska

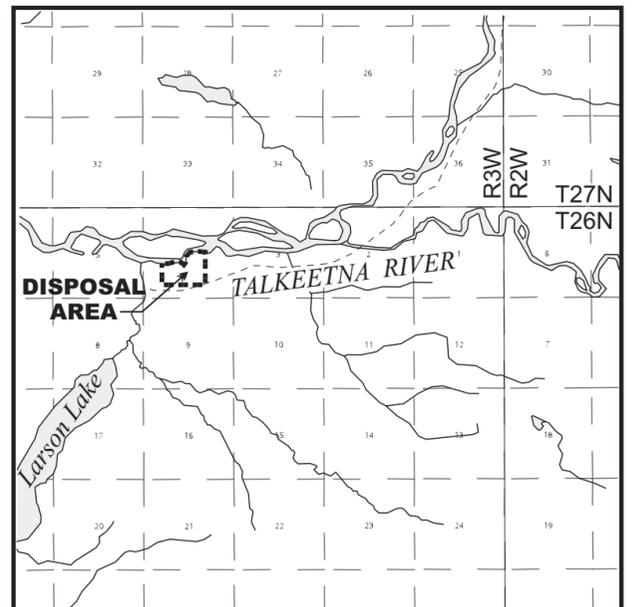
### Sec. 18



Parcel	ADL	MTRS	SURVEY	LOT	BLOCK	ACRES	MINIMUM BID
724	205836	S028N005W18	ASLS 79-145	6	7	4.519	\$8,000.00

## Map 25 - Talkeetna Bluffs Addition ASLS 81-196

<b>Location</b>	Approximately 9 miles northeast of Talkeetna on the south bank of the Talkeetna River.
<b>Topo Map</b>	USGS Quad Talkeetna Mountains B-6
<b>Access</b>	Access is by riverboat on the Talkeetna River. Over land access may be acquired by snowmachine or ATV via platted rights-of-way, section line easements, or an existing trail that leads from the Bartlett Earth Station off of Christina Lake Road.
<b>Terrain</b>	Gentle to moderate slopes with a bluff of a maximum height of 50 feet along the river.
<b>Soils</b>	Silty to gravelly sand overlain with 0 to 3 feet of silt.
<b>Vegetation</b>	Mature spruce and birch with scattered pockets of wetlands. Stands of large cottonwoods are found near the western boundary of the project.
<b>Water Front</b>	Lot 3 Block 4 borders Tract A, which runs along the Talkeetna River. Tract A is designated for public use for boat mooring and access.
<b>View</b>	Unknown
<b>Climate</b>	Temperatures range from 0 to 40 degrees F in winter and from 40 to 68 degrees F in summer with extremes of -48 and 90 degrees F reported. Annual precipitation is 29 inches including 120 inches of snow on average.
<b>Water Source</b>	Availability and quality is expected to be good. Higher elevations may require deeper wells.
<b>Water/Sewage Disposal</b>	All lots have been approved by the Alaska Department of Environmental Conservation for non-water carried type sewage disposal systems, (i.e. pit privies, chemical, humus, incendiary, etc.) Any one wishing to install any other type of disposal system must first receive approval from the DEC.
<b>Utilities</b>	None
<b>Restrictions</b>	Subject to platted easements and reservations, see ASLS 81-196. Declaration of Covenants, Conditions and Restrictions recorded in the Talkeetna Recording District, Book 83, Page 607 as well as all notes on the subdivision plat, number 82-7. All lots are subject to building setbacks of 25 feet from any public road right-of-way. 10 feet from any side lot line and 75 feet from any body of water.
<b>Municipal Authority</b>	Located within the taxing authority of the Matanuska-Susitna Borough.
<b>Homeowners Assoc.</b>	Any subsequent owner of any parcel within this subdivision automatically becomes a member of the Homeowners Association created to govern said subdivision.
<b>Other</b>	Located within the Susitna Area Plan. An abandoned structure may be on Lot 3, Block 4.



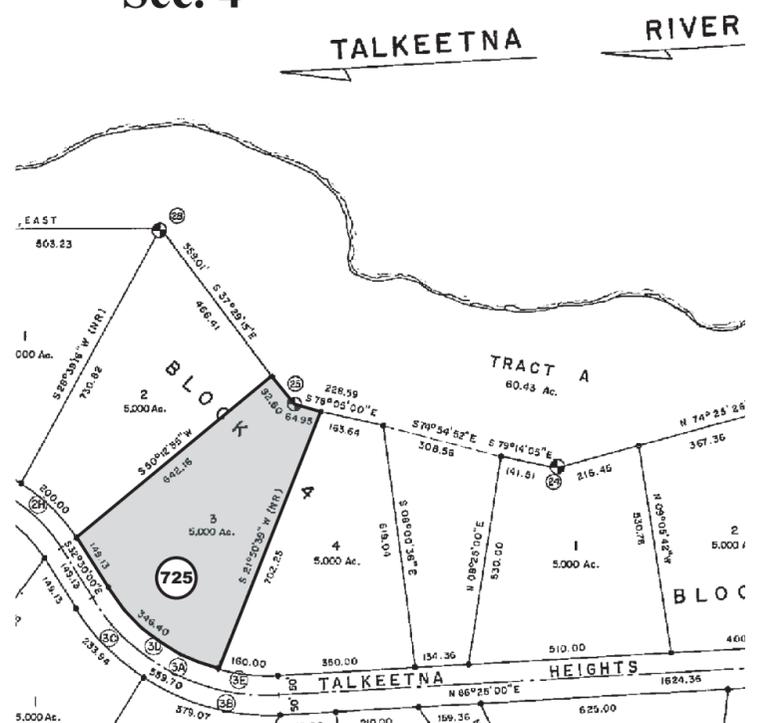
USGS Quad Talkeetna Mnts B-6, Alaska

### Vicinity Map

Township 26 North, Range 3 West, Sec. 4  
Seward Meridian, Alaska

### Sec. 4

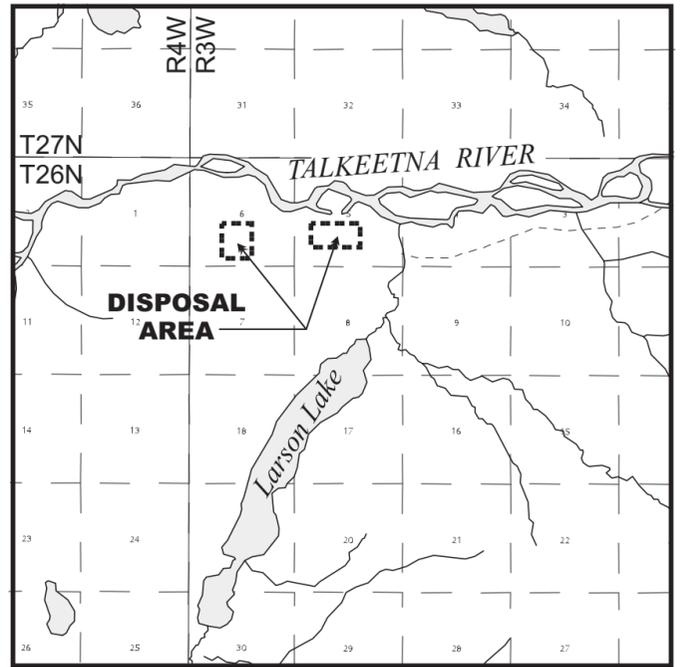
PARCEL	ADL	MTRS	SURVEY	LOT	BLOCK	ACRES	MINIMUM BID
725	214375	S026N003W04	ASLS 81-196	3	4	5.000	\$12,000.00



Alaska Railroad: The Alaska Railroad Corporation's 200-foot right-of-way, bridges, and trestles may NOT be used as legal access. Use of the railroad right-of-way is considered trespass and will be prosecuted (AS 11.46.330). The Alaska Railroad Corporation issues permits to cross the railroad. Contact the nearest railroad agent for more information.

## Map 26 - Talkeetna Bluffs ASLS 80-94

<b>Location</b>	Approximately 7 miles northeast of Talkeetna on the south bank of the Talkeetna River.
<b>Topo Map</b>	USGS Quad Talkeetna Mountains B-6
<b>Access</b>	Access is by riverboat on the Talkeetna River. Over land access may be acquired by snowmachine or ATV via platted rights-of-way, section line easements, or an existing trail that leads from the Bartlett Earth Station off of Christina Lake Road.
<b>Terrain</b>	Gentle to moderate slopes with a bluff of a maximum height of 50 feet along the river. Elevation ranges from 420 to 560 feet above mean sea level.
<b>Soils</b>	Silty to gravelly sand overlain with 0 to 3 feet of silt.
<b>Vegetation</b>	Mature spruce and birch with scattered pockets of wetlands. Stands of large cottonwoods are found near the eastern boundary of the project.
<b>Water Front</b>	No
<b>View</b>	Unknown
<b>Climate</b>	Temperatures range from 0 to 40 degrees F in winter and from 40 to 68 degrees F in summer with extremes of -48 and 90 degrees F reported. Annual precipitation is 29 inches including 120 inches of snow on average.
<b>Water Source</b>	Water availability and quality is believed to be good. Deeper drilling may be required at higher elevations to obtain ground water.
<b>Water/Sewage Disposal</b>	All lots have been approved by the Alaska Department of Environmental Conservation for non-water carried type sewage disposal systems, (i.e. pit privies, chemical, humus, incendiary, etc.) Any one wishing to install any other type of disposal system must first receive approval from the DEC.
<b>Utilities</b>	None
<b>Restrictions</b>	Subject to platted easements and reservations, see ASLS 80-94. See notes on Plat 81-60 and covenants in Book 79 Page 372 Talkeetna Recording District. All lots are subject to building setbacks of 25 feet from any public road right-of-way. 10 feet from any side lot line and 75 feet from any body of water.
<b>Municipal Authority</b>	Parcels are within the taxing authority of the Matanuska-Susitna Borough.
<b>Homeowners Assoc.</b>	Any subsequent owner of any parcel within the subdivision automatically becomes a member of the Homeowners Association created to govern said subdivision.
<b>Other</b>	Located within the Susitna Area Plan.



USGS Quad Talkeetna Mnts B-6, Alaska

### Vicinity Map

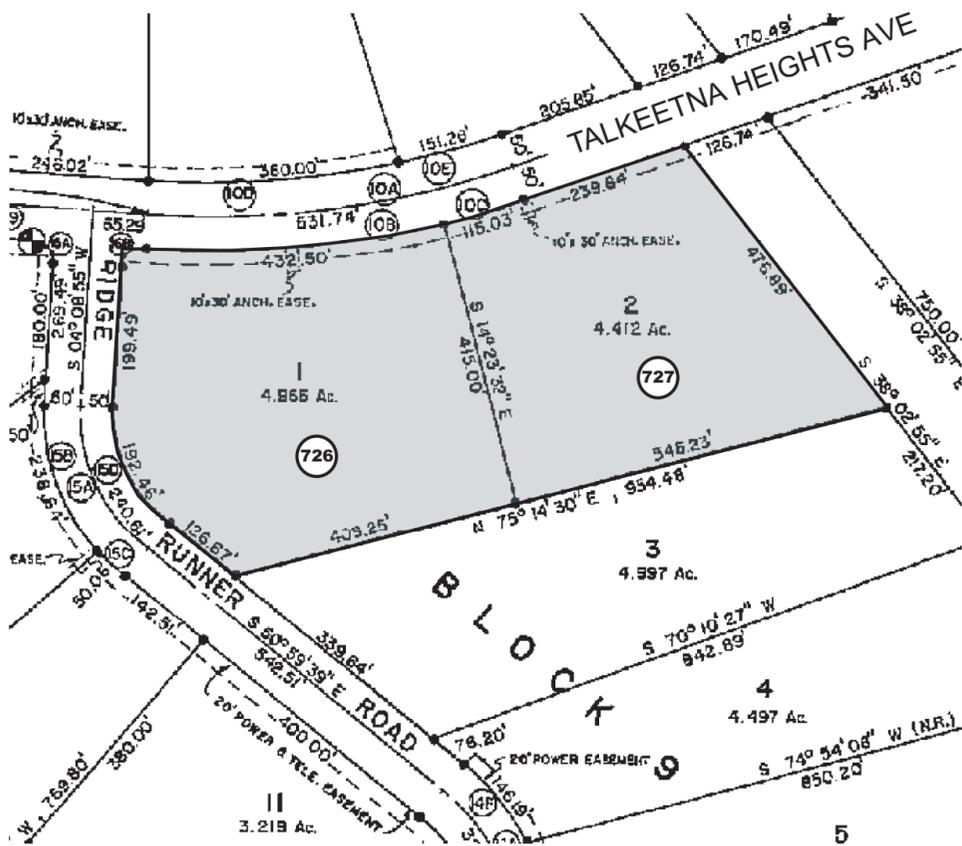
Township 26 North, Range 3 West, Sec. 5, 6  
Seward Meridian, Alaska

PARCEL	ADL	MTRS	SURVEY	LOT	BLOCK	ACRES	MINIMUM BID
726	210157	S026N003W05	ASLS 80-94	1	9	4.966	\$6,000.00
727	210158	S026N003W05	ASLS 80-94	2	9	4.412	\$5,300.00
728	210415	S026N003W06	ASLS 80-94	1	6	4.999	\$6,000.00

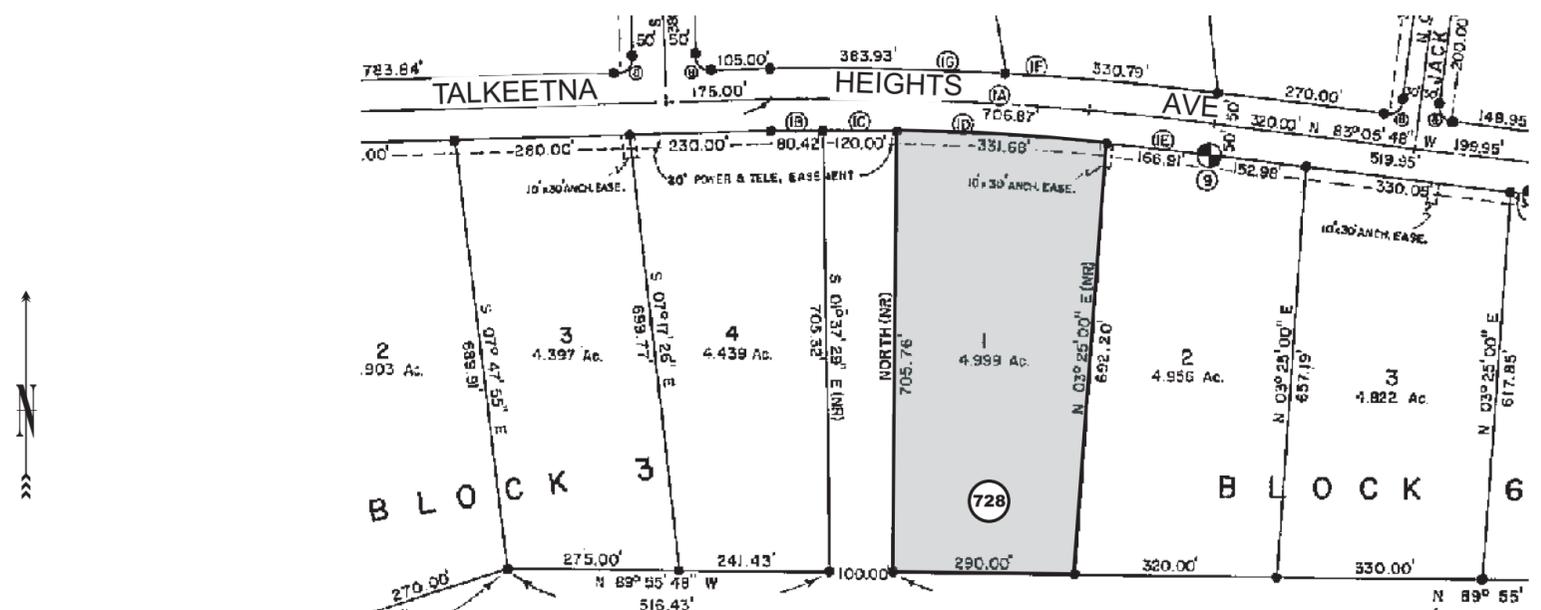
Mineral Reservations: The State retains ownership of all oil, gas, coal, ore, minerals, fissionable materials, geothermal resources, and fossils that may be in or upon the land that it sells (AS 38.05.125). The State reserves the right to enter onto land to explore for and develop these mineral resources, lease them to mineral developers, or allow mining locations to be staked. Compensation will be made to the surface owner for damages resulting from mineral exploration and development (AS 38.05.130).

Access: It is the responsibility of all purchasers to properly locate themselves on legal rights-of-way or section-line easements when crossing both public and private lands. Legal access exists to all subdivisions. Rights-of-way shown on subdivision plats or surveys designate areas reserved for road construction and access but do not necessarily indicate the existence of a constructed road.

### Sec. 5

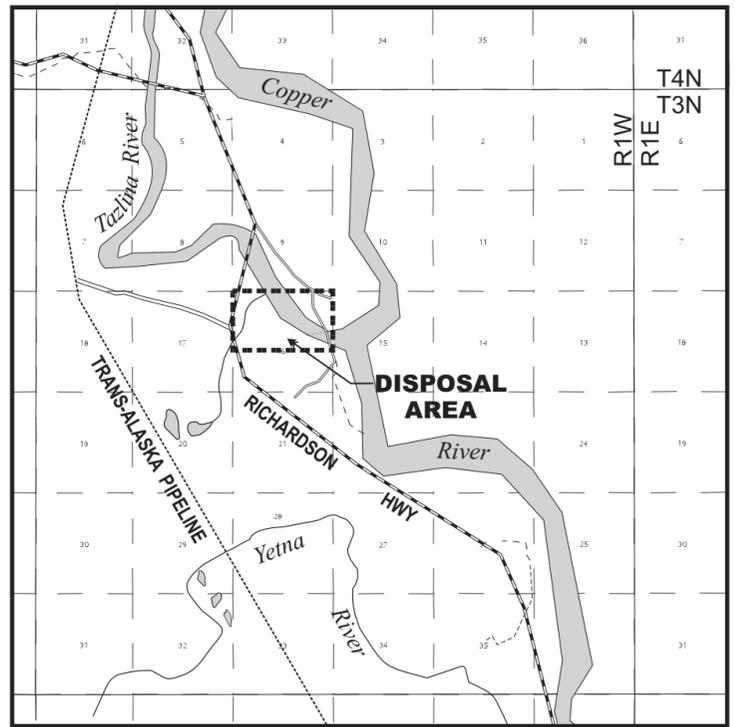


### Sec. 6



## Map 27 - Tazlina Hills ASLS 79-227

<b>Location</b>	Located in the Copper River Valley approximately 9 miles northwest of Copper Center.
<b>Topo Map</b>	USGS Quads Gulkana A-3
<b>Access</b>	Access is via the Richardson Highway and School Road. Parcels may also be accessed via the Tazlina River.
<b>Terrain</b>	Low rolling hills and creek valleys.
<b>Soils</b>	Sandy gravel and sandy silty material dominate the area.
<b>Vegetation</b>	Well-drained areas are predominately covered by white spruce, birch, and willow. Low-lying, poorly drained areas consist of black spruce and muskeg formations with scattered kettle lakes and ponds.
<b>Water Front</b>	Lot 14 Block 3 is located adjacent to a tract of state land along the Tazlina River.
<b>View</b>	Unknown
<b>Climate</b>	Temperatures average 42 to 68 degrees F in summer to -16 to 35 degrees F in winter. Extremes are between -64 and 91 degrees F. Annual precipitation averages 11 inches including 39 inches of snow.
<b>Water Source</b>	Water may be of poor quality or quantity and may have to be hauled from lakes and streams.
<b>Water/Sewage Disposal</b>	All lots have been approved by the Alaska Department of Environmental Conservation (ADEC) for non-water carried type sewage disposal systems (e.g. chemical, humus, incendiary, etc.). Anyone wishing to install any other type of disposal system must first receive approval from ADEC.
<b>Utilities</b>	None
<b>Restrictions</b>	Subject to platted easements and reservations, see ASLS 79-227.
<b>Municipal Authority</b>	None
<b>Homeowners Assoc.</b>	Any subsequent owner of any parcel within this subdivision automatically becomes a member of the Homeowners Association created to govern said subdivision.
<b>Other</b>	Located within the Copper River Basin Area Plan. ADL 219178 could possibly have junked cars and batteries on the lot.



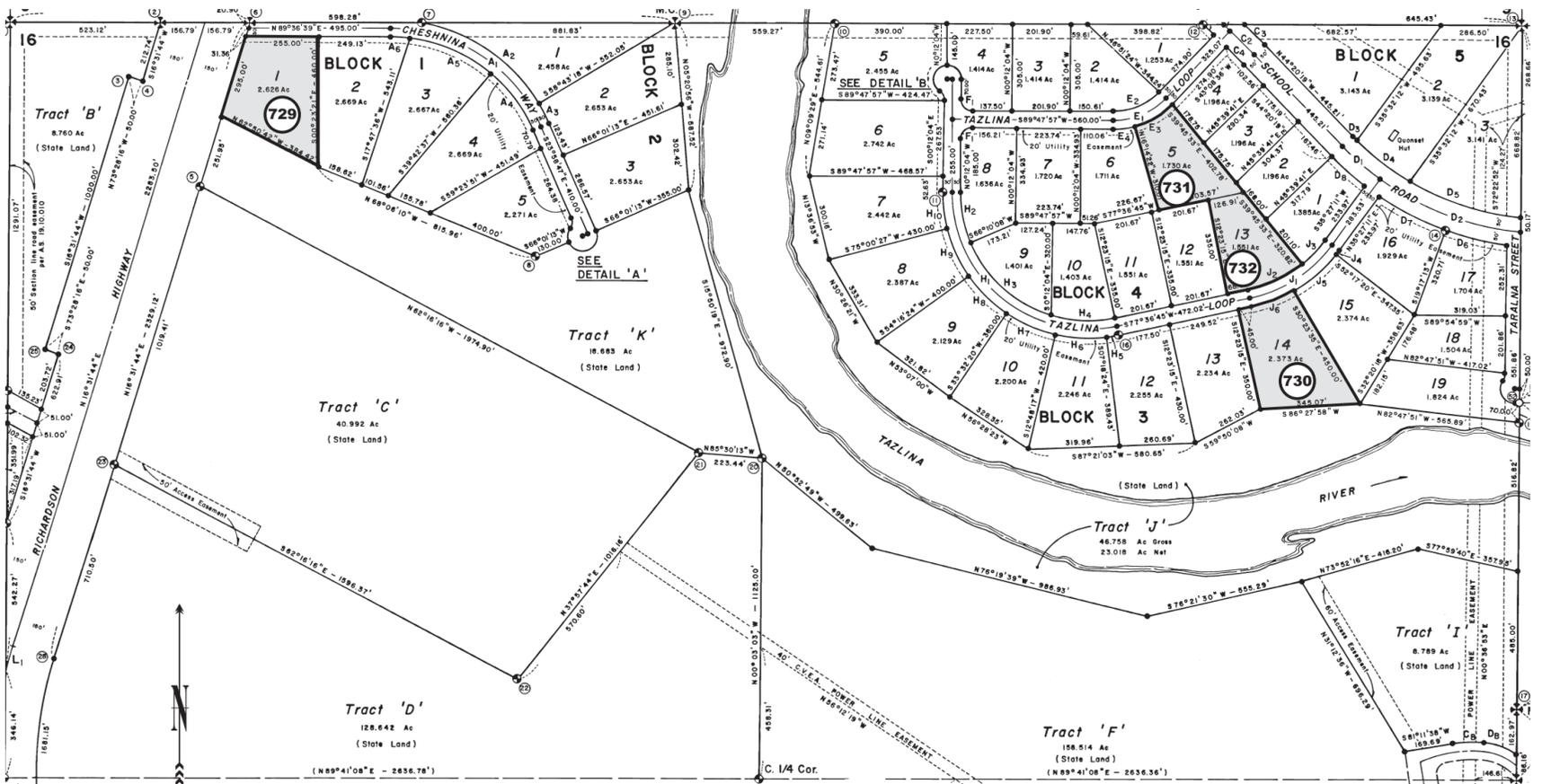
USGS Quad Gulkana A-3, Alaska

### Vicinity Map

Township 3 North, Range 1 West, Sec. 16  
Copper River Meridian, Alaska

PARCEL	ADL	MTRS	SURVEY	LOT	BLOCK	ACRES	MINIMUM BID
729	204718	C003N001W16	ASLS 79-227	1	1	2.626	\$10,600.00
730	219173	C003N001W16	ASLS 79-227	14	3	2.373	\$10,600.00
731	219178	C003N001W16	ASLS 79-227	5	4	1.730	\$9,200.00
732	219186	C003N001W16	ASLS 79-227	13	4	1.551	\$9,200.00

## Sec. 16



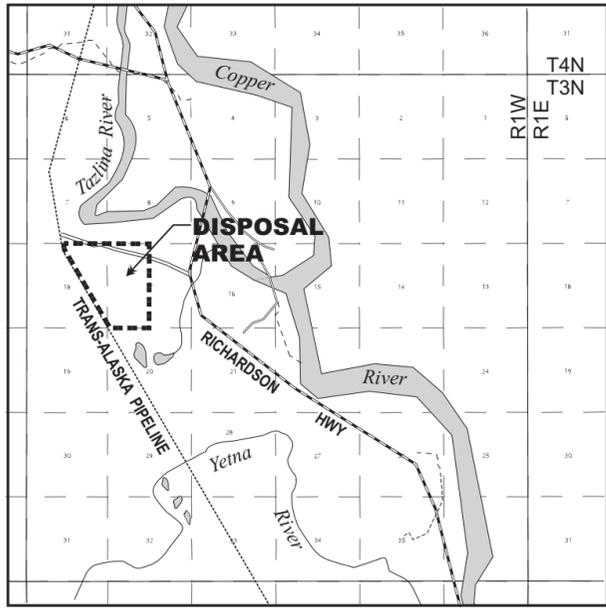
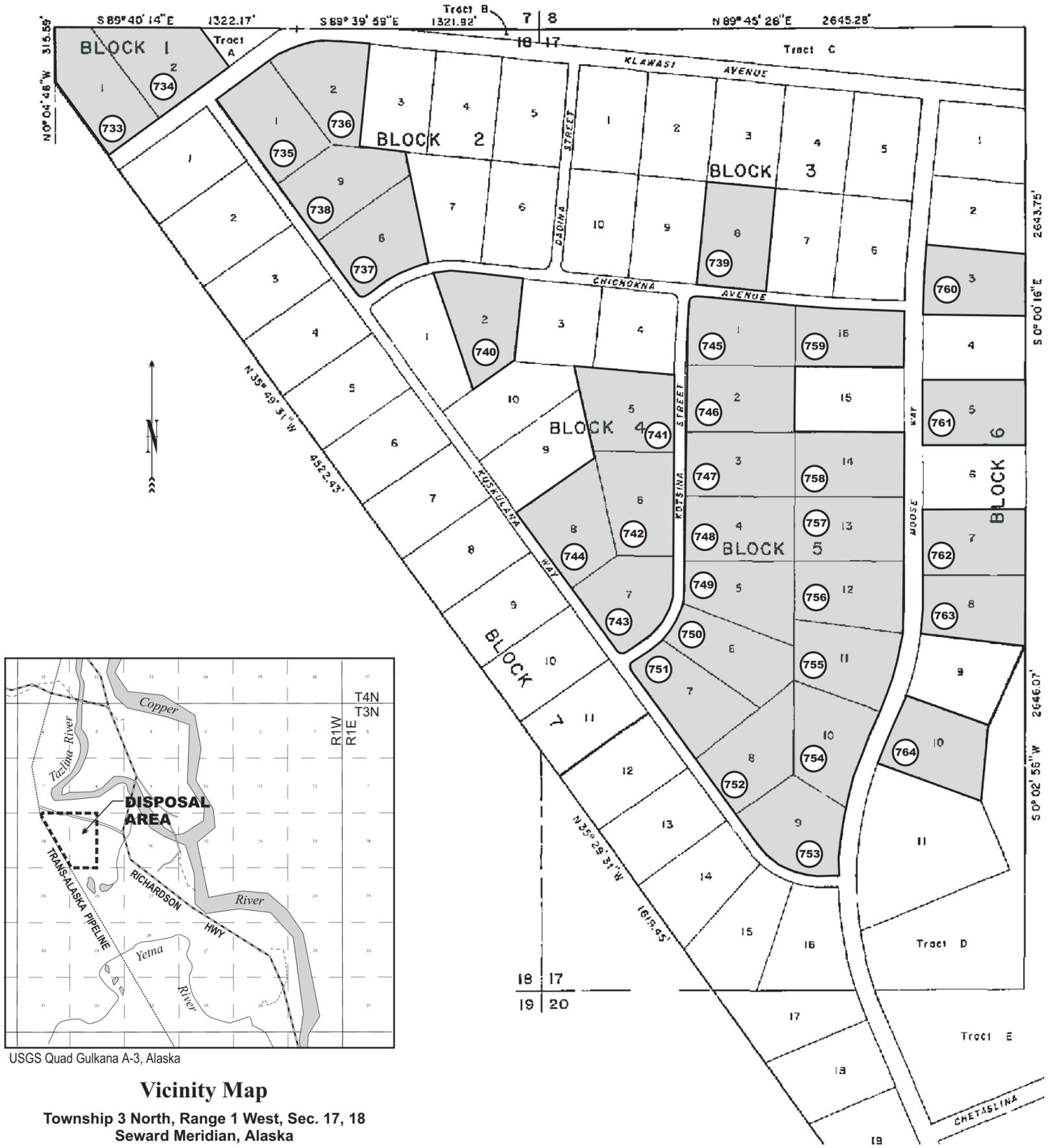
Note: It is the responsibility of the purchaser to review recorded subdivision plats/maps, surveys, and plat notes for specific information on easements, building setbacks, or other restrictions that will affect any individual parcel being offered. Information is made available at the Department of Natural Resources Public Information Offices or on the web at: (<http://www.dnr.state.ak.us/landrecords>).

Note: Authorized uses such as hunting, trapping, mining, or timber sales can and do occur on private, municipal, state, or federal land near the offered parcels. It is strongly recommended that applicants take this into consideration when applying for the purchase of state land.

Site Inspection: The Department of Natural Resources strongly urges anyone wishing to purchase a parcel to first review all information and then personally inspect the land before submitting a bid. The land chosen by a bidder/applicant is taken "as is" with no guarantees, expressed or implied, as to its suitability for any intended use.

# Map 28 - Tazlina Northwest ASLS 79-226

## Sec. 17, 18



USGS Quad Gulkana A-3, Alaska

### Vicinity Map

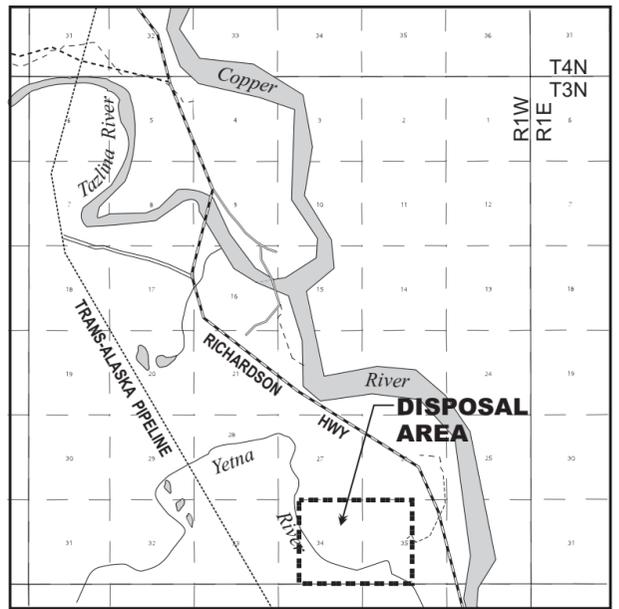
Township 3 North, Range 1 West, Sec. 17, 18  
Seward Meridian, Alaska

PARCEL	ADL	MTRS	SURVEY	LOT	BLOCK	ACRES	MINIMUM BID
733	204640	C003N001W18	ASLS 79-226	1	1	5.000	\$12,000.00
734	204641	C003N001W18	ASLS 79-226	2	1	5.000	\$12,000.00
735	204642	C003N001W18	ASLS 79-226	1	2	4.833	\$12,000.00
736	204643	C003N001W18	ASLS 79-226	2	2	4.764	\$12,000.00
737	204649	C003N001W18	ASLS 79-226	8	2	4.956	\$11,400.00
738	204650	C003N001W18	ASLS 79-226	9	2	4.956	\$8,000.00
739	204658	C003N001W17	ASLS 79-226	8	3	4.923	\$8,000.00
740	204662	C003N001W18	ASLS 79-226	2	4	4.730	\$4,800.00
741	204665	C003N001W17	ASLS 79-226	5	4	4.900	\$4,800.00
742	204666	C003N001W17	ASLS 79-226	6	4	4.900	\$4,800.00
743	204667	C003N001W17	ASLS 79-226	7	4	4.782	\$6,700.00
744	204668	C003N001W17, 18	ASLS 79-226	8	4	4.900	\$6,700.00
745	204671	C003N001W17	ASLS 79-226	1	5	5.116	\$8,000.00
746	204672	C003N001W17	ASLS 79-226	2	5	4.963	\$4,800.00
747	204673	C003N001W17	ASLS 79-226	3	5	4.896	\$4,800.00
748	204674	C003N001W17	ASLS 79-226	4	5	4.896	\$4,800.00
749	204675	C003N001W17	ASLS 79-226	5	5	4.896	\$4,800.00
750	204676	C003N001W17	ASLS 79-226	6	5	4.896	\$4,800.00
751	204677	C003N001W17	ASLS 79-226	7	5	4.896	\$4,800.00
752	204678	C003N001W17	ASLS 79-226	8	5	4.896	\$6,700.00
753	204679	C003N001W17	ASLS 79-226	9	5	4.898	\$6,700.00
754	204680	C003N001W17	ASLS 79-226	10	5	4.895	\$6,700.00
755	204681	C003N001W17	ASLS 79-226	11	5	4.885	\$6,700.00
756	204682	C003N001W17	ASLS 79-226	12	5	4.908	\$6,700.00
757	204683	C003N001W17	ASLS 79-226	13	5	4.896	\$6,700.00
758	204684	C003N001W17	ASLS 79-226	14	5	4.896	\$6,700.00
759	204686	C003N001W17	ASLS 79-226	16	5	4.610	\$6,700.00
760	204689	C003N001W17	ASLS 79-226	3	6	4.651	\$12,000.00
761	204691	C003N001W17	ASLS 79-226	5	6	4.650	\$6,700.00
762	204693	C003N001W17	ASLS 79-226	7	6	4.649	\$6,700.00
763	204694	C003N001W17	ASLS 79-226	8	6	4.646	\$6,700.00
764	204696	C003N001W17	ASLS 79-226	10	6	5.000	\$8,500.00

<b>Location</b>	Located in the Copper River Valley approximately 9 miles northwest of Copper Center. The site is bounded to the west by the Trans-Alaska pipeline and to the east by the Richardson Highway.
<b>Topo Map</b>	USGS Quads Gulkana A-3
<b>Access</b>	Access is via the Richardson Highway and may be gained on foot or ATV along section lines or platted rights-of-way.
<b>Terrain</b>	Low rolling hills and creek valleys.
<b>Soils</b>	Sandy gravel and sandy silty material dominate the area. The soils include extensive formations of permafrost.
<b>Vegetation</b>	Well-drained areas are predominately covered by white spruce, birch, and willow. Low-lying, poorly drained areas consist of black spruce and muskeg formations with scattered kettle lakes and ponds.
<b>Water Front</b>	Lot 10 Block 6 is located adjacent to a tract of state land that borders a small lake/pond.
<b>View</b>	Unknown
<b>Climate</b>	Temperatures average 42 degrees F to 68 degrees F in summer and -16 degrees F to 35 degrees F in winter. Extremes are between -64 degrees F and 91 degrees F. Annual precipitation averages 11 inches including 39 inches of snow.
<b>Water Source</b>	Water may be of poor quality or quantity and may have to be hauled from lakes and streams.
<b>Water/Sewage Disposal</b>	All lots have been approved by the Alaska Department of Environmental Conservation (ADEC) for non-water carried type sewage disposal systems (e.g. chemical, humus, incendiary, etc.). Anyone wishing to install any other type of disposal system must first receive approval from ADEC.
<b>Utilities</b>	Utilities do not exist but a reserved easement exists.
<b>Restrictions</b>	Subject to platted easements and reservations, see ASLS 79-226.
<b>Municipal Authority</b>	None
<b>Homeowners Assoc.</b>	Any subsequent owner of any parcel within this subdivision automatically becomes a member of the Homeowners Association created to govern said subdivision.
<b>Other</b>	Located within the Copper River Basin Area Plan.

## Map 29 - Tazlina Southwest ASLS 79-121

PARCEL	ADL	MTRS	SURVEY	LOT	BLOCK	ACRES	MINIMUM BID
765	204509	C003N001W34	ASLS 79-121	1	1	10.180	\$6,900.00
766	204510	C003N001W34	ASLS 79-121	2	1	10.180	\$6,900.00
767	204511	C003N001W34	ASLS 79-121	3	1	10.180	\$6,900.00
768	204512	C003N001W34	ASLS 79-121	4	1	10.180	\$6,900.00
769	204513	C003N001W34	ASLS 79-121	5	1	10.180	\$6,900.00
770	204514	C003N001W34	ASLS 79-121	6	1	10.170	\$6,800.00
771	204516	C003N001W34	ASLS 79-121	1	2	2.374	\$5,600.00
772	204517	C003N001W34	ASLS 79-121	2	2	2.374	\$5,600.00
773	204518	C003N001W34	ASLS 79-121	3	2	2.374	\$5,600.00
774	204519	C003N001W34	ASLS 79-121	4	2	2.374	\$5,600.00
775	204520	C003N001W34	ASLS 79-121	5	2	2.374	\$5,600.00
776	204521	C003N001W34	ASLS 79-121	6	2	2.374	\$5,600.00
777	204522	C003N001W34	ASLS 79-121	7	2	2.374	\$5,600.00
778	204523	C003N001W34	ASLS 79-121	8	2	2.374	\$5,600.00
779	204524	C003N001W34	ASLS 79-121	9	2	2.374	\$5,600.00
780	204525	C003N001W34	ASLS 79-121	1	3	2.625	\$5,400.00
781	204526	C003N001W34	ASLS 79-121	2	3	5.000	\$8,400.00
782	204527	C003N001W34	ASLS 79-121	3	3	5.000	\$6,700.00
783	204528	C003N001W34	ASLS 79-121	4	3	5.000	\$8,400.00
784	204529	C003N001W34	ASLS 79-121	5	3	4.563	\$8,000.00
785	204530	C003N001W34	ASLS 79-121	6	3	4.563	\$8,000.00
786	204531	C003N001W34	ASLS 79-121	7	3	4.500	\$6,400.00
787	204532	C003N001W34	ASLS 79-121	8	3	3.506	\$8,600.00
788	204533	C003N001W34	ASLS 79-121	9	3	3.833	\$7,600.00
789	204534	C003N001W34	ASLS 79-121	10	3	3.812	\$7,600.00
790	204536	C003N001W34	ASLS 79-121	1	4	5.000	\$6,700.00
791	204537	C003N001W34	ASLS 79-121	2	4	5.000	\$6,700.00
792	204538	C003N001W34	ASLS 79-121	3	4	5.000	\$6,700.00
793	204540	C003N001W34	ASLS 79-121	5	4	5.000	\$6,700.00
794	204541	C003N001W34	ASLS 79-121	6	4	10.191	\$6,900.00
795	204542	C003N001W34	ASLS 79-121	1	5	5.000	\$6,700.00
796	204544	C003N001W34	ASLS 79-121	3	5	5.000	\$6,700.00
797	204545	C003N001W34	ASLS 79-121	4	5	5.000	\$6,700.00
798	204546	C003N001W34	ASLS 79-121	5	5	6.559	\$7,400.00
799	204547	C003N001W34, 35	ASLS 79-121	6	5	5.495	\$6,700.00
800	204556	C003N001W34	ASLS 79-121	3	6	5.000	\$8,400.00
801	204557	C003N001W34	ASLS 79-121	4	6	5.000	\$8,400.00
802	204560	C003N001W34	ASLS 79-121	7	6	5.000	\$8,400.00
803	204561	C003N001W34	ASLS 79-121	8	6	5.000	\$8,400.00
804	204563	C003N001W34	ASLS 79-121	10	6	4.989	\$8,400.00
805	204564	C003N001W35	ASLS 79-121	11	6	5.000	\$8,400.00
806	204573	C003N001W34	ASLS 79-121	2	7	5.000	\$8,400.00
807	204579	C003N001W35	ASLS 79-121	1	8	4.717	\$6,700.00
808	204580	C003N001W35	ASLS 79-121	2	8	4.717	\$6,700.00
809	204581	C003N001W35	ASLS 79-121	3	8	4.701	\$6,700.00
810	204582	C003N001W35	ASLS 79-121	4	8	4.699	\$6,700.00
811	204583	C003N001W35	ASLS 79-121	5	8	4.717	\$6,700.00
812	206078	C003N001W35	ASLS 79-121	18	6	5.000	\$6,700.00
813	206081	C003N001W35	ASLS 79-121	21	6	5.000	\$6,700.00
814	206082	C003N001W35	ASLS 79-121	7	9	4.661	\$6,700.00
815	206083	C003N001W35	ASLS 79-121	8	9	4.661	\$6,700.00
816	206084	C003N001W35	ASLS 79-121	9	9	4.617	\$6,700.00
817	206085	C003N001W35	ASLS 79-121	10	9	4.510	\$6,400.00
818	206086	C003N001W35	ASLS 79-121	4	10	4.472	\$6,400.00



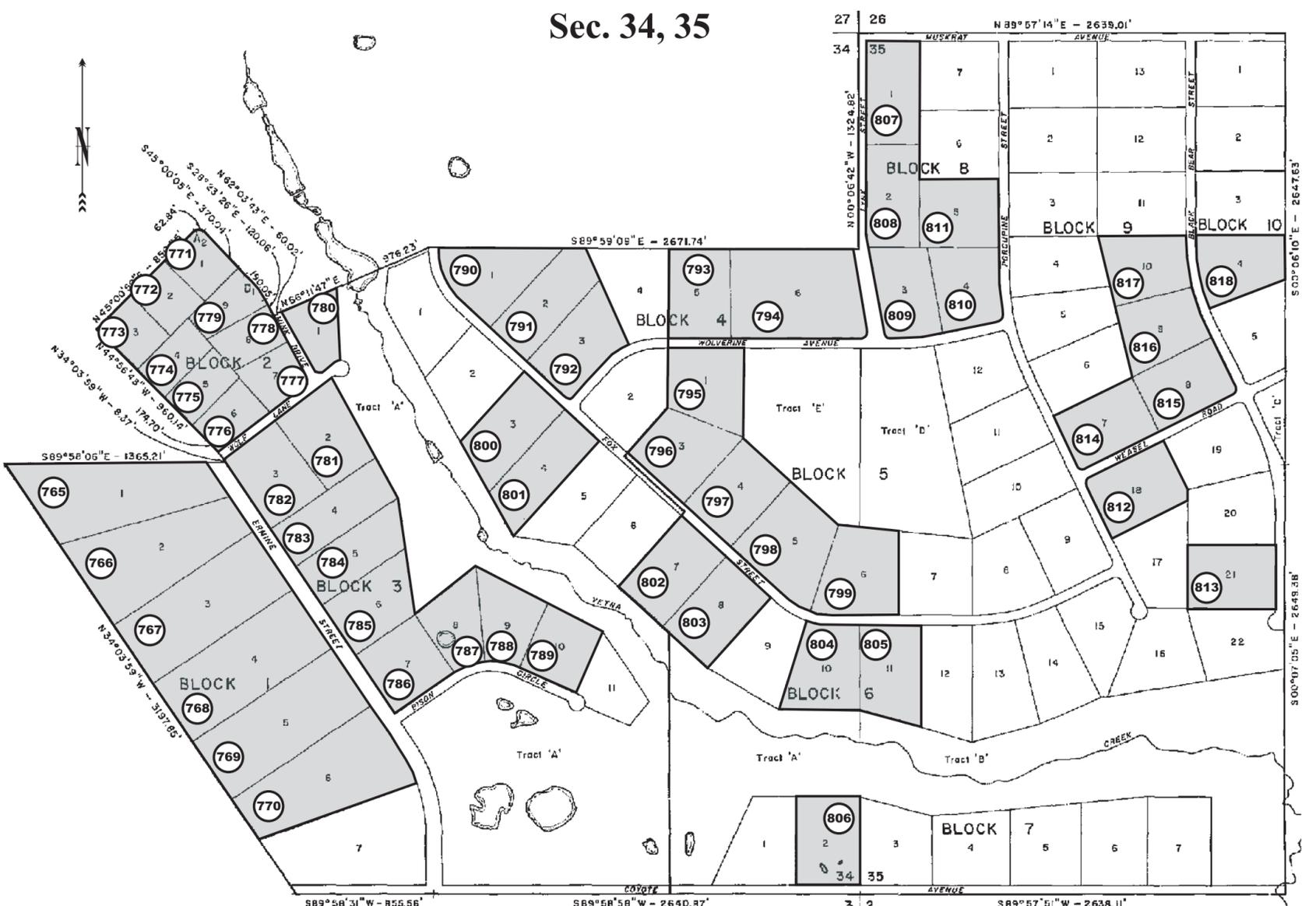
USGS Quad Gulkana A-3, Valdez D-4, Alaska

### Vicinity Map

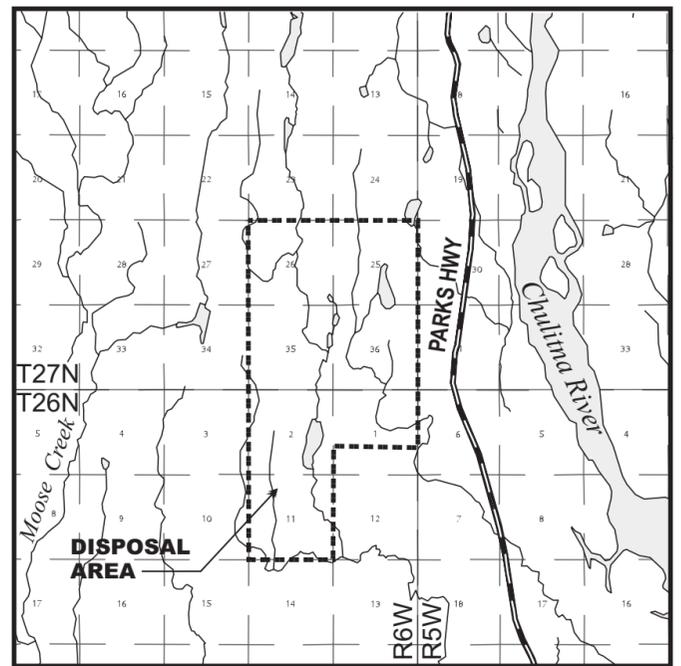
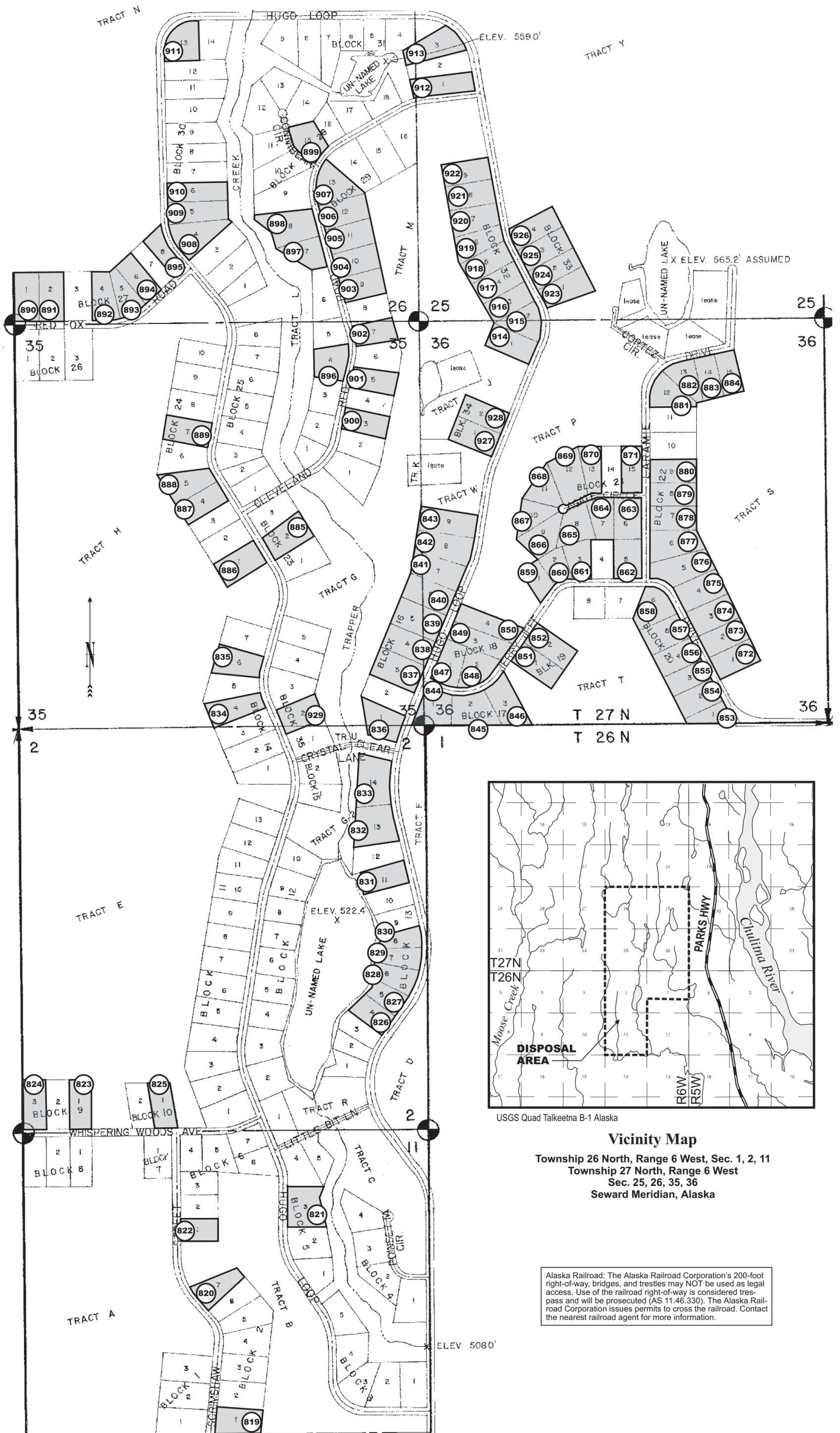
Township 3 North, Range 1 West, Sec. 34, 35  
Seward Meridian, Alaska

<b>Location</b>	Located in the Copper River Valley approximately 4 miles northwest of Copper Center. This site is bounded to the west by the Alyeska pipeline and to the east by the Richardson Highway.
<b>Topo Map</b>	USGS Quads Gulkana A-3, Valdez D-4
<b>Access</b>	Access is via the Richardson Highway and may be gained on foot or ATV along section lines or platted rights-of-way.
<b>Terrain</b>	Low rolling hills and creek valleys.
<b>Soils</b>	Sandy gravel and sandy silty material dominate the area. The soils include extensive formations of permafrost.
<b>Vegetation</b>	Well-drained areas are predominately covered by white spruce, birch, and willow. Low-lying, poorly drained areas consist of black spruce and muskeg formations with scattered kettle lakes and ponds.
<b>Water Front</b>	Lot 1 Block 2, all lots within Block 3 and 6, and Lot 2 Block 7 are located adjacent to a tract of state land along Yetna Creek.
<b>View</b>	Unknown
<b>Climate</b>	Temperatures average 42 to 68 degrees F in summer and -16 to 35 degrees F in winter. Extremes are between -63 and 91 degrees F. Annual precipitation averages 11 inches including 39 inches of snow.
<b>Water Source</b>	Water may be of poor quality or quantity and may have to be hauled from lakes and streams.
<b>Water/Sewage Disposal</b>	All lots have been approved by the Alaska Department of Environmental Conservation (ADEC) for non-water carried type sewage disposal systems (e.g. chemical, humus, incendiary, etc.). Anyone wishing to install any other type of disposal system must first receive approval from ADEC.
<b>Utilities</b>	Utilities do not exist but a reserved easement exists.
<b>Restrictions</b>	Subject to platted easements and reservations, see ASLS 79-121. Lot 8 Block 3 has a 60 foot access easement along the southwest lot line that leads to a small pond. Lot 2 Block 7 has a 60 foot access easement that extends into the lot from the middle of the south lot line. The west side of lots within Block 1 run along the Trans-Alaska Pipeline. A 50 foot wide public access easement exists along the mean high water line or ordinary high water line of any water frontage.
<b>Municipal Authority</b>	None
<b>Homeowners Assoc.</b>	Any subsequent owner of parcel within this subdivision automatically becomes a member of the Homeowners Association created to govern said subdivision.
<b>Other</b>	Located within the Copper River Basin Area Plan.

### Sec. 34, 35



# Map 30 - Trapper Creek Glen ASLS 79-242



**Vicinity Map**  
 Township 26 North, Range 6 West, Sec. 1, 2, 11  
 Township 27 North, Range 6 West  
 Sec. 25, 26, 35, 36  
 Seward Meridian, Alaska

Alaska Railroad: The Alaska Railroad Corporation's 200-foot right-of-way, bridges, and trestles may NOT be used as legal access. Use of the railroad right-of-way is considered trespass and will be prosecuted (AS 11.46.330). The Alaska Railroad Corporation issues permits to cross the railroad. Contact the nearest railroad agent for more information.

## Map 30 - Trapper Creek Glen ASLS 79-242

<b>Location</b>	Trapper Creek Glen Subdivision is located approximately 84 miles northeast of Anchorage, eight miles west of Talkeetna, and two miles west of mile 118 to mile 122 of the Parks Highway.
<b>Topo Map</b>	USGS Quad Talkeetna B-1
<b>Access</b>	Access is via the platted right-of-way Jerry Jeff Drive from mile 120.1 of the parks highway, no road or trail has yet been developed. Existing ATV/snowmachine trails lead across state land to the northern portion of the subdivision from approximately mile 121 of the Parks Highway or to the southern portion from mile 118.3 of the Parks Highway.
<b>Terrain</b>	The area consists of hill and ridge topography cut by small stream valleys. Most of the topography is oriented linearly north-south which gives the majority of the parcels an east-west exposure.
<b>Soils</b>	Generally well drained, acidic and alluvial in origin and may be covered by a poorly drained peat which freezes in winter.
<b>Vegetation</b>	Elevated, well-drained areas are covered with birch and spruce forest, while muskeg bogs, lakes, and swamps dominate in the lowlands.
<b>Water Front</b>	Lots 4-8 and 11, Block 13
<b>View</b>	Potential views of the Alaska Range and surrounding forest.
<b>Climate</b>	Temperatures in the area range from 45 degrees to 69 degrees F in summer to -4 degrees to 40 degrees F in winter, extremes of between -48 degrees to 90 degrees F. Annual precipitation is 29 inches including 102 inches of snow.
<b>Water Source</b>	Water availability and quality expected to be good. Local wells were reported to be at a depth of 70 feet.
<b>Water/Sewage Disposal</b>	No individual water supply system or sewage disposal system shall be permitted on any lot unless such system is located, constructed, and equipped in accordance with the requirements, standards, and recommendations of the Alaska Department of Environmental Conservation. Refer to ASLS 79-242 for further sewage disposal restrictions affecting individual parcels.
<b>Utilities</b>	None
<b>Restrictions</b>	Subject to platted easements and reservations, see ASLS 79-242.
<b>Municipal Authority</b>	Located within the taxing authority of the Matanuska-Susitna Borough.
<b>Homeowners Assoc.</b>	Any subsequent owner of any parcel within the Trapper Creek Glen subdivision automatically becomes a member of the homeowners association created to govern said subdivision. Covenants pertaining to this subdivision are recorded in Book 76, page 604, date 9/29/1980, Talkeetna Recording District.
<b>Other</b>	Located within the Susitna Area Plan. Both Lot 3 Block 9 and Lot 1 Block 24 have a dilapidated log cabin on site along with some debris. A small, uninhabitable cabin previously used for equipment storage is located on Lot 8, Block 28, and will be included with the parcel if not removed by December 15, 2001.

Note: It is the responsibility of the purchaser to review recorded subdivision plats/maps, surveys, and plat notes for specific information on easements, building setbacks, or other restrictions that will affect any individual parcel being offered. Information is made available at the Department of Natural Resources Public Information Offices or on the web at: (<http://www.dnr.state.ak.us/landrecords>).

Note: Authorized uses such as hunting, trapping, mining, or timber sales can and do occur on private, municipal, state, or federal land near the offered parcels. It is strongly recommended that applicants take this into consideration when applying for the purchase of state land.

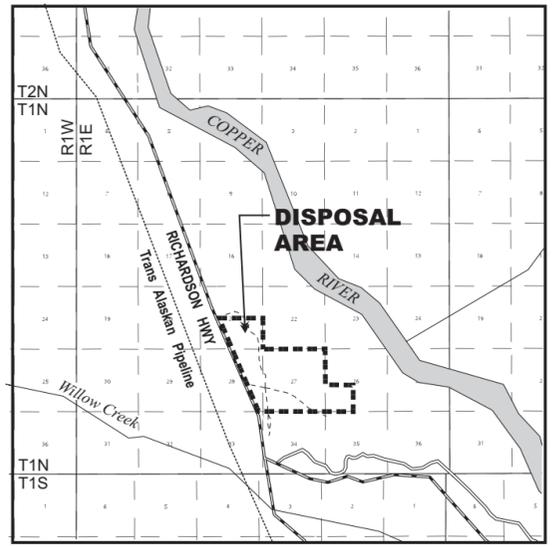
Section Line Rights-Of-Way: All state owned lands bordering surveyed section lines have a reservation for rights-of-way 50 feet in width unless an easement vacation has been recorded. Total width of rights-of-way will be one hundred (100) feet where the State owns lands on both sides of the section line.

PARCEL	ADL	ACRES	MTRS	SURVEY	LOT	BLOCK	MINIMUM BID
819	205657	4.875	S026N006W11	ASLS 79-242	1	2	\$7,400.00
820	205663	4.742	S026N006W11	ASLS 79-242	7	2	\$7,400.00
821	205675	4.489	S026N006W11	ASLS 79-242	3	5	\$9,300.00
822	205678	4.270	S026N006W11	ASLS 79-242	1	6	\$7,000.00
823	205689	4.820	S026N006W02	ASLS 79-242	1	9	\$7,400.00
824	205691	4.847	S026N006W02	ASLS 79-242	3	9	\$7,400.00
825	205692	4.091	S026N006W02	ASLS 79-242	1	10	\$7,400.00
826	206242	3.539	S026N006W02	ASLS 79-242	4	13	\$13,700.00
827	206243	3.558	S026N006W02	ASLS 79-242	5	13	\$14,100.00
828	206244	3.866	S026N006W02	ASLS 79-242	6	13	\$14,800.00
829	206245	3.437	S026N006W02	ASLS 79-242	7	13	\$14,100.00
830	206246	2.720	S026N006W02	ASLS 79-242	8	13	\$13,300.00
831	206247	3.430	S026N006W02	ASLS 79-242	11	13	\$14,100.00
832	206249	4.769	S026N006W02	ASLS 79-242	13	13	\$9,300.00
833	206250	4.932	S026N006W02	ASLS 79-242	14	13	\$9,300.00
834	205707	4.063	S027N006W35	ASLS 79-242	4	14	\$7,400.00
835	205709	4.999	S027N006W35	ASLS 79-242	6	14	\$7,400.00
836	206251	4.417	S026N006W02 S027N006W35	ASLS 79-242	1	16	\$8,500.00
837	206253	4.954	S027N006W35, 36	ASLS 79-242	3	16	\$9,300.00
838	206254	4.982	S027N006W35, 36	ASLS 79-242	4	16	\$9,300.00
839	206255	4.697	S027N006W35, 36	ASLS 79-242	5	16	\$9,300.00
840	206256	4.554	S027N006W35, 36	ASLS 79-242	6	16	\$8,900.00
841	206257	4.980	S027N006W35, 36	ASLS 79-242	7	16	\$9,300.00
842	206258	4.815	S027N006W35, 36	ASLS 79-242	8	16	\$9,300.00
843	206259	4.741	S027N006W35, 36	ASLS 79-242	9	16	\$9,300.00
844	206011	4.379	S027N006W35, 36	ASLS 79-242	1	17	\$7,400.00
845	206012	4.457	S027N006W36	ASLS 79-242	2	17	\$7,400.00
846	206013	4.532	S027N006W36	ASLS 79-242	3	17	\$7,400.00
847	206260	4.136	S027N006W36	ASLS 79-242	1	18	\$7,400.00
848	206261	4.164	S027N006W36	ASLS 79-242	2	18	\$7,400.00
849	206262	4.894	S027N006W36	ASLS 79-242	3	18	\$7,400.00
850	206263	4.993	S027N006W36	ASLS 79-242	4	18	\$7,400.00
851	206014	4.477	S027N006W36	ASLS 79-242	1	19	\$7,400.00
852	206015	4.477	S027N006W36	ASLS 79-242	2	19	\$7,400.00
853	206016	3.135	S027N006W36	ASLS 79-242	1	20	\$6,700.00
854	206017	3.629	S027N006W36	ASLS 79-242	2	20	\$7,400.00
855	206018	4.510	S027N006W36	ASLS 79-242	3	20	\$6,700.00
856	206019	3.747	S027N006W36	ASLS 79-242	4	20	\$6,700.00
857	206020	4.566	S027N006W36	ASLS 79-242	5	20	\$6,700.00
858	206021	4.384	S027N006W36	ASLS 79-242	6	20	\$7,000.00
859	206022	4.248	S027N006W36	ASLS 79-242	1	21	\$7,400.00
860	206023	3.452	S027N006W36	ASLS 79-242	2	21	\$6,700.00
861	206024	4.150	S027N006W36	ASLS 79-242	3	21	\$7,400.00
862	206026	4.349	S027N006W36	ASLS 79-242	5	21	\$7,400.00
863	206027	4.178	S027N006W36	ASLS 79-242	6	21	\$7,000.00
864	206028	4.722	S027N006W36	ASLS 79-242	7	21	\$7,400.00
865	206029	3.402	S027N006W36	ASLS 79-242	8	21	\$6,700.00
866	206030	4.553	S027N006W36	ASLS 79-242	9	21	\$7,400.00
867	206031	4.474	S027N006W36	ASLS 79-242	10	21	\$7,400.00
868	206032	4.568	S027N006W36	ASLS 79-242	11	21	\$7,400.00
869	206033	4.968	S027N006W36	ASLS 79-242	12	21	\$7,400.00
870	206034	3.702	S027N006W36	ASLS 79-242	13	21	\$7,400.00
871	206036	3.443	S027N006W36	ASLS 79-242	15	21	\$6,700.00

PARCEL	ADL	ACRES	MTRS	SURVEY	LOT	BLOCK	MINIMUM BID
872	206037	4.821	S027N006W36	ASLS 79-242	1	22	\$7,400.00
873	206038	4.821	S027N006W36	ASLS 79-242	2	22	\$7,400.00
874	206039	4.821	S027N006W36	ASLS 79-242	3	22	\$7,400.00
875	206040	4.912	S027N006W36	ASLS 79-242	4	22	\$7,400.00
876	206041	4.140	S027N006W36	ASLS 79-242	5	22	\$7,400.00
877	206042	3.807	S027N006W36	ASLS 79-242	6	22	\$7,400.00
878	206043	4.444	S027N006W36	ASLS 79-242	7	22	\$7,400.00
879	206044	4.821	S027N006W36	ASLS 79-242	8	22	\$7,400.00
880	206045	4.821	S027N006W36	ASLS 79-242	9	22	\$7,400.00
881	206048	4.267	S027N006W36	ASLS 79-242	12	22	\$7,400.00
882	206049	3.358	S027N006W36	ASLS 79-242	13	22	\$6,700.00
883	206050	3.409	S027N006W36	ASLS 79-242	14	22	\$6,700.00
884	206051	3.283	S027N006W36	ASLS 79-242	15	22	\$5,900.00
885	205714	4.917	S027N006W35	ASLS 79-242	2	23	\$9,300.00
886	205716	4.845	S027N006W35	ASLS 79-242	1	24	\$7,400.00
887	205719	4.339	S027N006W35	ASLS 79-242	4	24	\$7,400.00
888	205720	4.892	S027N006W35	ASLS 79-242	5	24	\$7,400.00
889	205722	4.773	S027N006W35	ASLS 79-242	7	24	\$6,700.00
890	205737	4.549	S027N006W26	ASLS 79-242	1	27	\$7,400.00
891	205738	4.614	S027N006W26	ASLS 79-242	2	27	\$7,400.00
892	205740	4.122	S027N006W26	ASLS 79-242	4	27	\$7,400.00
893	205741	3.262	S027N006W26	ASLS 79-242	5	27	\$6,700.00
894	205742	3.921	S027N006W26	ASLS 79-242	6	27	\$7,400.00
895	205744	3.135	S027N006W26	ASLS 79-242	8	27	\$6,700.00
896	205748	4.040	S027N006W35	ASLS 79-242	4	28	\$8,500.00
897	205751	4.626	S027N006W26	ASLS 79-242	7	28	\$9,300.00
898	205752	4.996	S027N006W26	ASLS 79-242	8	28	\$9,300.00
899	205759	4.571	S027N006W26	ASLS 79-242	15	28	\$7,400.00
900	205765	4.820	S027N006W35	ASLS 79-242	3	29	\$7,400.00
901	205767	4.975	S027N006W35	ASLS 79-242	5	29	\$7,400.00
902	205769	3.515	S027N006W26, 35	ASLS 79-242	7	29	\$6,700.00
903	205771	4.400	S027N006W26	ASLS 79-242	9	29	\$7,400.00
904	205772	4.598	S027N006W26	ASLS 79-242	10	29	\$7,400.00
905	205773	4.796	S027N006W26	ASLS 79-242	11	29	\$7,400.00
906	205774	4.650	S027N006W26	ASLS 79-242	12	29	\$7,400.00
907	205775	4.880	S027N006W26	ASLS 79-242	13	29	\$7,400.00
908	205782	4.983	S027N006W26	ASLS 79-242	4	30	\$7,800.00
909	205783	4.999	S027N006W26	ASLS 79-242	5	30	\$7,800.00
910	205784	4.834	S027N006W26	ASLS 79-242	6	30	\$7,800.00
911	205791	4.247	S027N006W26	ASLS 79-242	13	30	\$7,400.00
912	205793	4.664	S027N006W25, 26	ASLS 79-242	1	31	\$7,400.00
913	205795	3.901	S027N006W25, 26	ASLS 79-242	3	31	\$7,400.00
914	206264	4.982	S027N006W36	ASLS 79-242	1	32	\$7,400.00
915	206265	4.995	S027N006W25, 36	ASLS 79-242	2	32	\$7,400.00
916	206266	4.597	S027N006W25, 36	ASLS 79-242	3	32	\$7,400.00
917	206267	4.755	S027N006W25	ASLS 79-242	4	32	\$7,400.00
918	206268	4.773	S027N006W25	ASLS 79-242	5	32	\$7,400.00
919	206269	3.811	S027N006W25	ASLS 79-242	6	32	\$7,400.00
920	206270	3.793	S027N006W25	ASLS 79-242	7	32	\$7,400.00
921	206271	3.994	S027N006W25	ASLS 79-242	8	32	\$7,400.00
922	206272	4.820	S027N006W25	ASLS 79-242	9	32	\$7,400.00
923	206273	4.676	S027N006W25	ASLS 79-242	1	33	\$7,400.00
924	206274	4.820	S027N006W25	ASLS 79-242	2	33	\$7,400.00
925	206275	4.820	S027N006W25	ASLS 79-242	3	33	\$7,400.00
926	206276	4.798	S027N006W25	ASLS 79-242	4	33	\$7,400.00
927	206277	4.982	S027N006W36	ASLS 79-242	1	34	\$7,400.00
928	206278	4.982	S027N006W36	ASLS 79-242	2	34	\$7,400.00
929	212532	4.660	S026N006W02 S027N006W35	ASLS 79-242	2	35	\$9,300.00

# Map 31 - Willow Creek ASLS 79-122

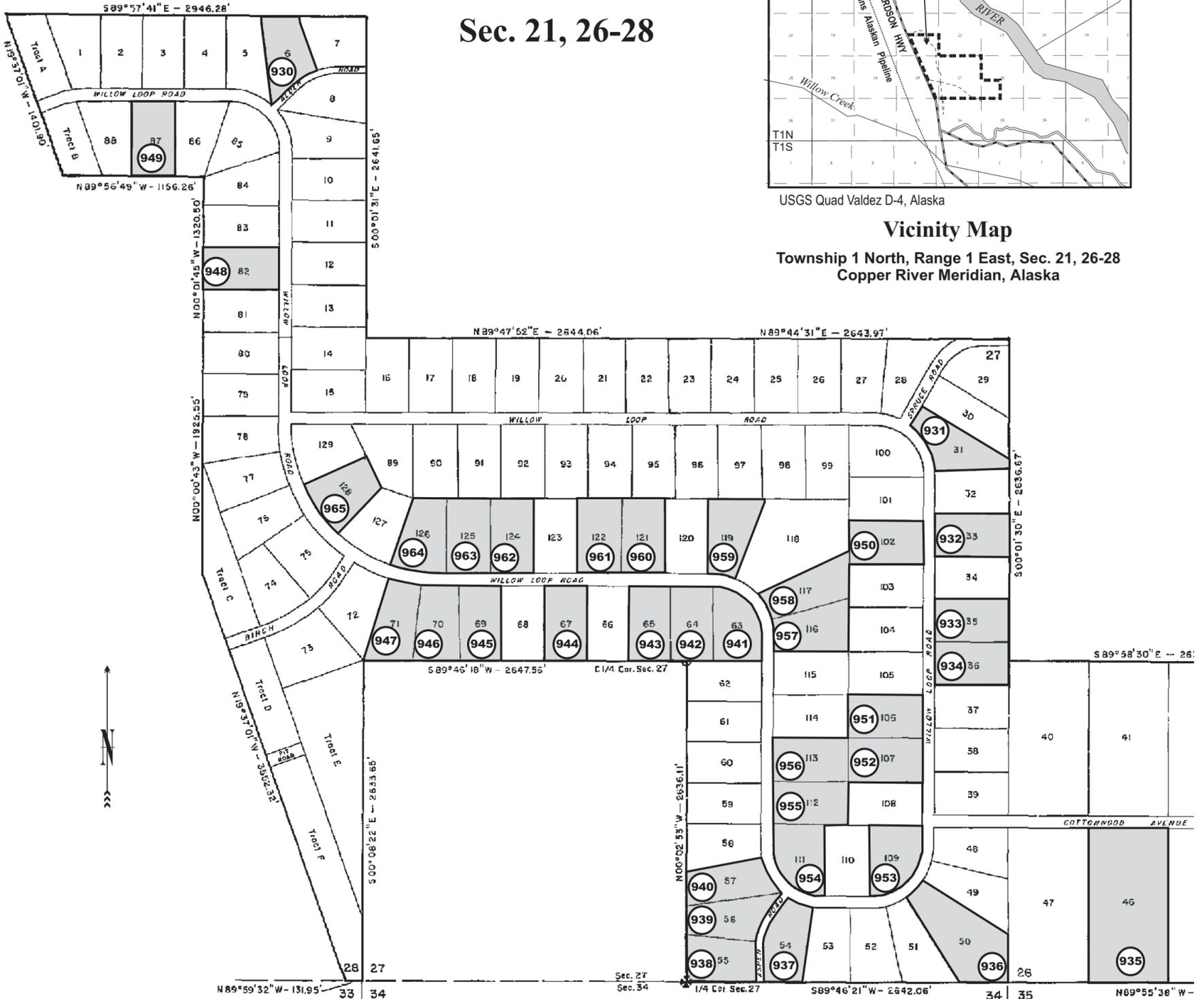
## Sec. 21, 26-28



USGS Quad Valdez D-4, Alaska

### Vicinity Map

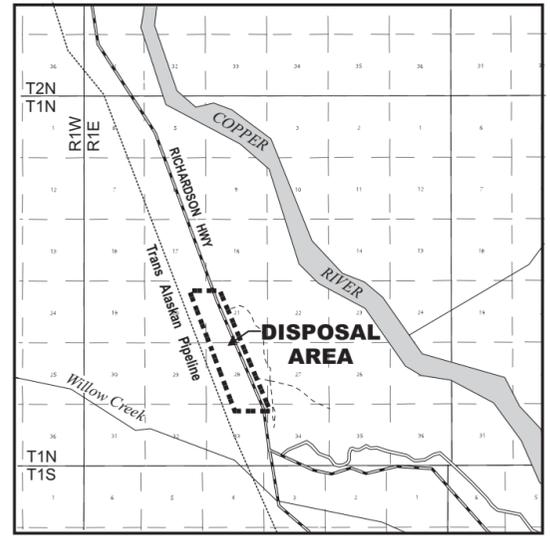
Township 1 North, Range 1 East, Sec. 21, 26-28  
Copper River Meridian, Alaska



<b>Location</b>	Located within the Copper River Valley east of the Richardson Highway approximately 9 miles south of Copper Center.
<b>Topo Map</b>	USGS Quad Valdez D-4
<b>Access</b>	Access is provided by the Richardson Highway, which fronts the western side of the subdivision. Willow Loop Road and Birch Road provide easterly access off the Richardson Highway. Willow Loop Road is improved as a two-lane, gravel road to Lot 14 where it becomes a dirt four-wheeler trail. Birch Road is a single-lane, gravel road.
<b>Terrain</b>	The terrain is generally flat.
<b>Soils</b>	Sandy gravel and sandy silty material dominate the area. Permafrost is prevalent.
<b>Vegetation</b>	Spruce forest broken up with muskeg formations.
<b>Water Front</b>	None
<b>View</b>	Unknown
<b>Climate</b>	Temperatures average 39 to 68 degrees F in the summer and -22 to 27 degrees F in the winter. Extremes of -74 and 96 degrees F have been recorded. Average annual precipitation is 10 inches including 39 inches of snow.
<b>Water Source</b>	Water availability may be affected by low yields, permafrost, mineralized "hard" water, and sporadic areas of saline waters. Water may have to be hauled.
<b>Water/Sewage Disposal</b>	No individual water supply system or sewage disposal system shall be permitted on any lot unless such system is located, constructed, and equipped in accordance with the requirements, standards, and recommendations of the Alaska Department of Environmental Conservation (ADEC). Approval of such system as installed shall be obtained from said authority.
<b>Utilities</b>	Public electricity and telephone service extends along Willow Loop Road from the Richardson Highway to Lot 80.
<b>Restrictions</b>	Subject to platted easements and reservations, see ASLS 79-122.
<b>Municipal Authority</b>	None
<b>Homeowners Assoc.</b>	Unknown
<b>Other</b>	Located within the Copper River Basin Area Plan. Parcels 930, 948, and 949 may have debris from previous dwellings.

PARCEL	ADL	MTRS	SURVEY	LOT	ACRES	MINIMUM BID
930	203301	C001N001E21	ASLS 79-122	6	4.795	\$12,400.00
931	203353	C001N001E27	ASLS 79-122	31	4.960	\$11,900.00
932	203355	C001N001E27	ASLS 79-122	33	4.960	\$9,800.00
933	203357	C001N001E27	ASLS 79-122	35	4.960	\$9,800.00
934	203358	C001N001E27	ASLS 79-122	36	4.960	\$9,800.00
935	203367	C001N001E26	ASLS 79-122	46	19.218	\$15,400.00
936	203371	C001N001E27	ASLS 79-122	50	8.620	\$9,800.00
937	203075	C001N001E27	ASLS 79-122	54	4.941	\$9,800.00
938	203076	C001N001E27	ASLS 79-122	55	4.689	\$9,800.00
939	203077	C001N001E27	ASLS 79-122	56	4.682	\$9,800.00
940	203078	C001N001E27	ASLS 79-122	57	4.682	\$9,800.00
941	203084	C001N001E27	ASLS 79-122	63	4.818	\$9,800.00
942	203085	C001N001E27	ASLS 79-122	64	4.852	\$9,800.00
943	203086	C001N001E27	ASLS 79-122	65	4.853	\$9,800.00
944	203088	C001N001E27	ASLS 79-122	67	4.853	\$9,800.00
945	203090	C001N001E27	ASLS 79-122	69	4.852	\$9,800.00
946	203091	C001N001E27	ASLS 79-122	70	4.862	\$9,800.00
947	203092	C001N001E27	ASLS 79-122	71	4.845	\$9,800.00
948	203324	C001N001E21	ASLS 79-122	82	4.820	\$13,500.00
949	203329	C001N001E21	ASLS 79-122	87	4.907	\$13,500.00
950	203107	C001N001E27	ASLS 79-122	102	5.000	\$9,800.00
951	203111	C001N001E27	ASLS 79-122	106	5.000	\$9,800.00
952	203112	C001N001E27	ASLS 79-122	107	5.000	\$9,800.00
953	203114	C001N001E27	ASLS 79-122	109	4.827	\$9,800.00
954	203116	C001N001E27	ASLS 79-122	111	4.827	\$9,800.00
955	203117	C001N001E27	ASLS 79-122	112	5.000	\$9,800.00
956	203118	C001N001E27	ASLS 79-122	113	5.000	\$9,800.00
957	203121	C001N001E27	ASLS 79-122	116	4.908	\$9,800.00
958	203122	C001N001E27	ASLS 79-122	117	5.000	\$9,800.00
959	203124	C001N001E27	ASLS 79-122	119	4.943	\$9,800.00
960	203126	C001N001E27	ASLS 79-122	121	5.000	\$9,800.00
961	203127	C001N001E27	ASLS 79-122	122	5.000	\$9,800.00
962	203129	C001N001E27	ASLS 79-122	124	5.000	\$9,800.00
963	203130	C001N001E27	ASLS 79-122	125	5.000	\$9,800.00
964	203131	C001N001E27	ASLS 79-122	126	5.000	\$9,800.00
965	203314	C001N001E27, 28	ASLS 79-122	128	4.864	\$10,800.00

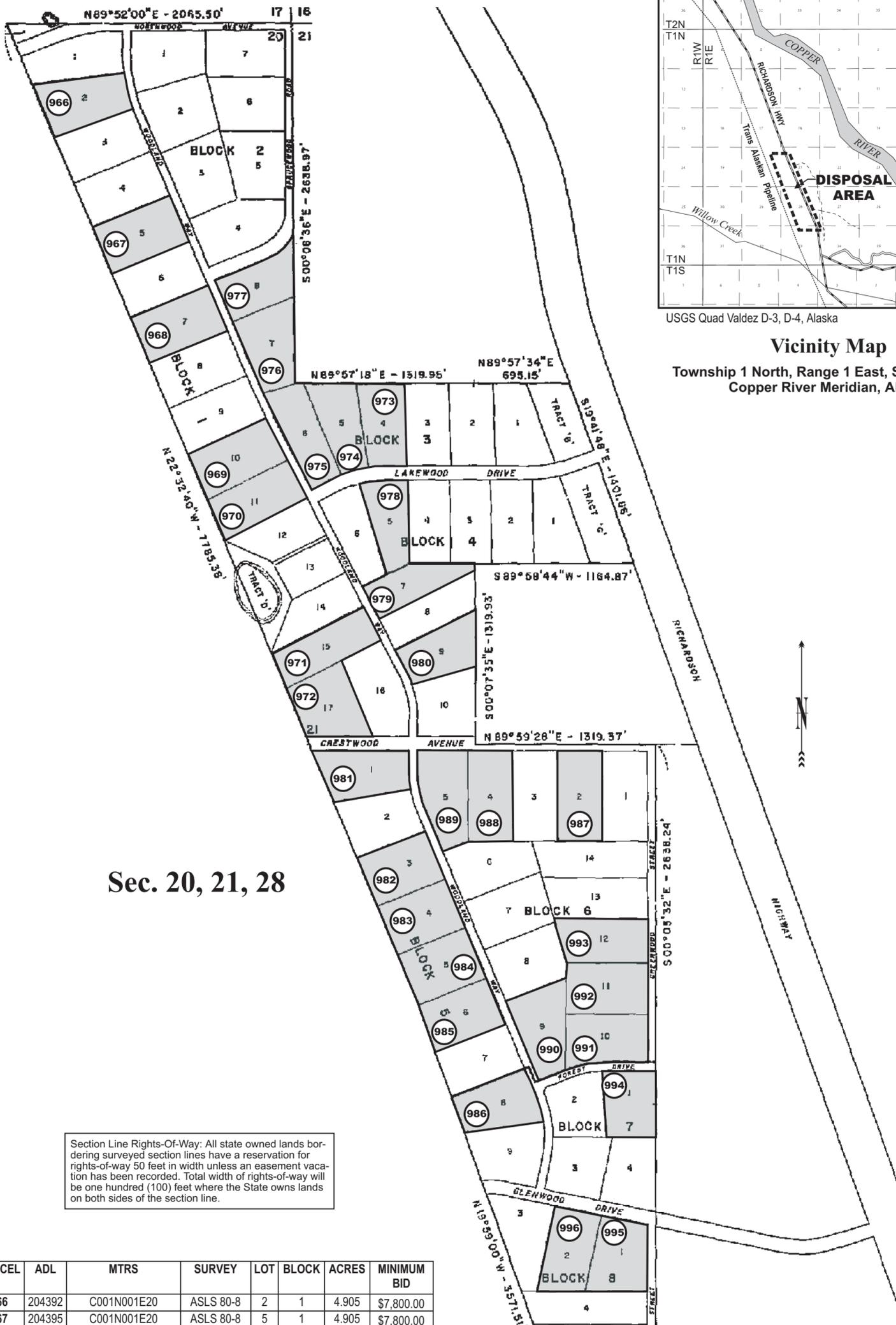
Map 32 - Willowcrest ASLS 80-8



USGS Quad Valdez D-3, D-4, Alaska

Vicinity Map

Township 1 North, Range 1 East, Sec. 20, 21, 28  
Copper River Meridian, Alaska



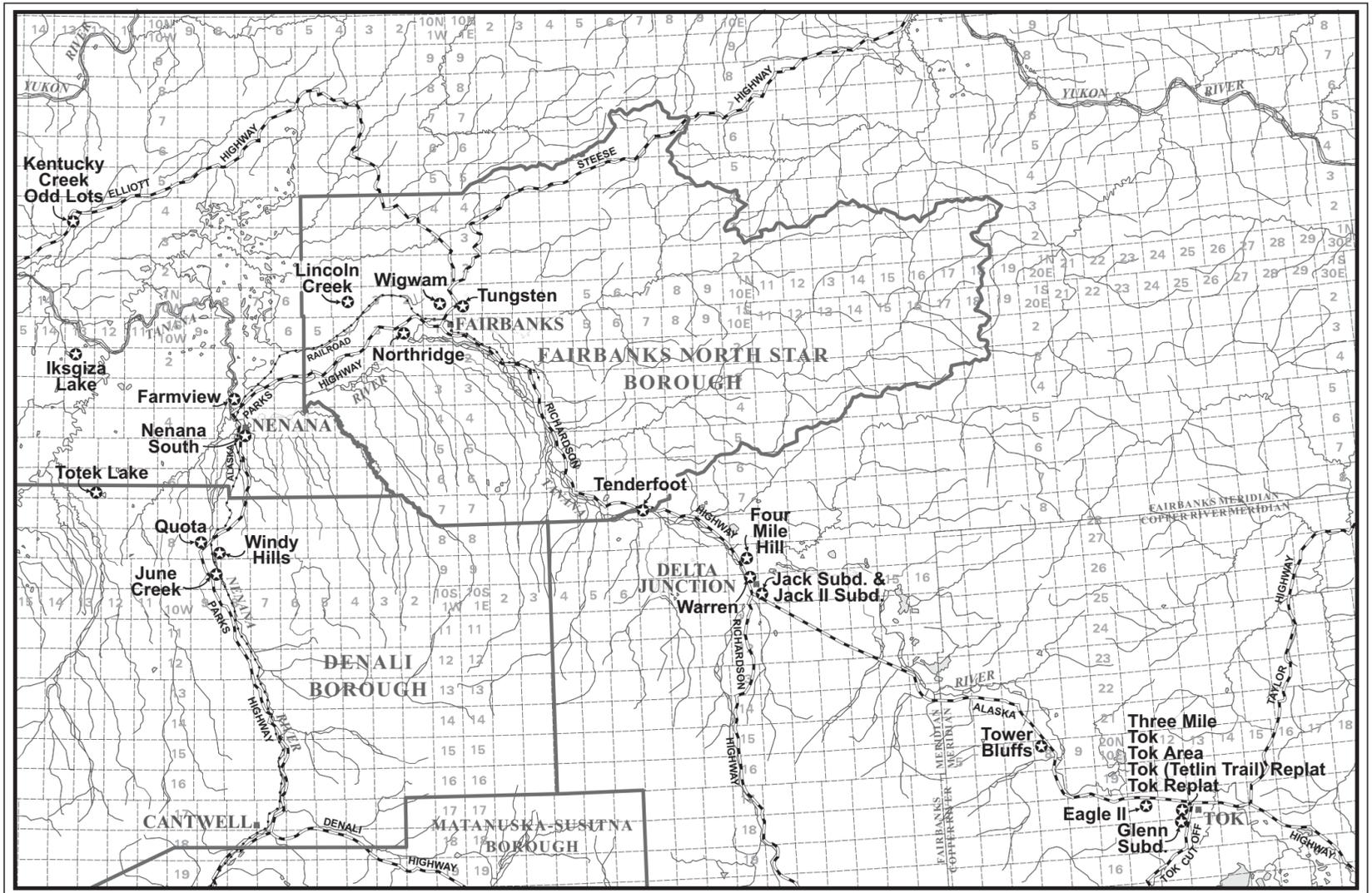
Sec. 20, 21, 28

Section Line Rights-Of-Way: All state owned lands bordering surveyed section lines have a reservation for rights-of-way 50 feet in width unless an easement vacation has been recorded. Total width of rights-of-way will be one hundred (100) feet where the State owns lands on both sides of the section line.

PARCEL	ADL	MTRS	SURVEY	LOT	BLOCK	ACRES	MINIMUM BID
966	204392	C001N001E20	ASLS 80-8	2	1	4.905	\$7,800.00
967	204395	C001N001E20	ASLS 80-8	5	1	4.905	\$7,800.00
968	204397	C001N001E20	ASLS 80-8	7	1	4.965	\$7,800.00
969	204400	C001N001E20, 21, 28	ASLS 80-8	10	1	4.962	\$8,800.00
970	204401	C001N001E20, 21	ASLS 80-8	11	1	4.867	\$11,200.00
971	204405	C001N001E20, 21	ASLS 80-8	15	1	4.867	\$8,300.00
972	204407	C001N001E20, 21	ASLS 80-8	17	1	4.867	\$8,300.00
973	204418	C001N001E21	ASLS 80-8	4	3	4.558	\$11,200.00
974	204419	C001N001E21	ASLS 80-8	5	3	4.561	\$11,200.00
975	204420	C001N001E20, 21	ASLS 80-8	6	3	4.609	\$11,200.00
976	204421	C001N001E20	ASLS 80-8	7	3	4.622	\$7,800.00
977	204422	C001N001E20	ASLS 80-8	8	3	4.622	\$8,800.00
978	204427	C001N001E21	ASLS 80-8	5	4	4.305	\$11,200.00
979	204429	C001N001E21	ASLS 80-8	7	4	4.190	\$8,300.00
980	204431	C001N001E21	ASLS 80-8	9	4	4.187	\$8,300.00
981	204433	C001N001E28	ASLS 80-8	1	5	4.836	\$9,800.00
982	204435	C001N001E28	ASLS 80-8	3	5	4.829	\$9,800.00
983	204436	C001N001E28	ASLS 80-8	4	5	4.829	\$9,800.00
984	204437	C001N001E28	ASLS 80-8	5	5	4.829	\$9,800.00
985	204438	C001N001E28	ASLS 80-8	6	5	4.636	\$9,800.00
986	204440	C001N001E28	ASLS 80-8	8	5	4.622	\$9,800.00
987	204443	C001N001E28	ASLS 80-8	2	6	4.995	\$9,800.00
988	204445	C001N001E28	ASLS 80-8	4	6	4.995	\$9,800.00
989	204446	C001N001E28	ASLS 80-8	5	6	4.982	\$9,800.00
990	204450	C001N001E28	ASLS 80-8	9	6	4.973	\$9,800.00
991	204451	C001N001E28	ASLS 80-8	10	6	4.977	\$9,800.00
992	204452	C001N001E28	ASLS 80-8	11	6	4.977	\$9,800.00
993	204453	C001N001E28	ASLS 80-8	12	6	4.983	\$9,800.00
994	204456	C001N001E28	ASLS 80-8	1	7	4.211	\$10,800.00
995	206075	C001N001E28	ASLS 80-8	1	8	4.828	\$13,500.00
996	206076	C001N001E28	ASLS 80-8	2	8	4.827	\$13,500.00

<b>Location</b>	Located within the Copper River Valley and is bounded by the Richardson Highway on the east and by the Trans-Alaska pipeline on the west. The subdivision is located approximately 8 miles south of Copper Center at mile ± 93.5 of the Richardson Highway.
<b>Topo Map</b>	USGS Quad Valdez D-3, D-4
<b>Access</b>	Access is provided by the Richardson Highway, which fronts the eastern side of the subdivision. Further access may be gained by ATV or 4-wheel drive using platted rights-of-way.
<b>Terrain</b>	The terrain is generally flat with some gentle slopes to the northeast.
<b>Soils</b>	Sandy gravel and sandy silty material dominate the area. Permafrost is prevalent.
<b>Vegetation</b>	Spruce and birch forest broken by limited muskeg formations.
<b>Water Front</b>	None
<b>View</b>	Unknown
<b>Climate</b>	Temperatures average 39 to 68 degrees F in the summer and -22 to 27 degrees F in the winter. Extremes of -74 and 96 degrees F have been recorded. Average annual precipitation is 10 inches including 39 inches of snow.
<b>Water Source</b>	Water availability may be affected by low yields and permafrost, while the quality may depend on mineralization or "hard" water and sporadic areas of saline waters. Water may have to be hauled.
<b>Water/Sewage Disposal</b>	No individual water supply system or sewage disposal system shall be permitted on any lot unless such system is located, constructed, and equipped in accordance with the requirements of the Alaska Department of Environmental Conservation (ADEC). Approval of such systems as installed shall be obtained from ADEC.
<b>Utilities</b>	Public electricity and telephone service extends along Lakewood Dr. from the Richardson Hwy to the eastern boundary of Lot 12, Block 1.
<b>Restrictions</b>	Subject to platted easements and reservations, see ASLS 80-8.
<b>Municipal Authority</b>	None
<b>Homeowners Assoc.</b>	Any subsequent owner of any parcel within this subdivision automatically becomes a member of the Homeowners Association created to govern said subdivision.
<b>Other</b>	Located within the Copper River Basin Area Plan.

# NORTHERN REGION

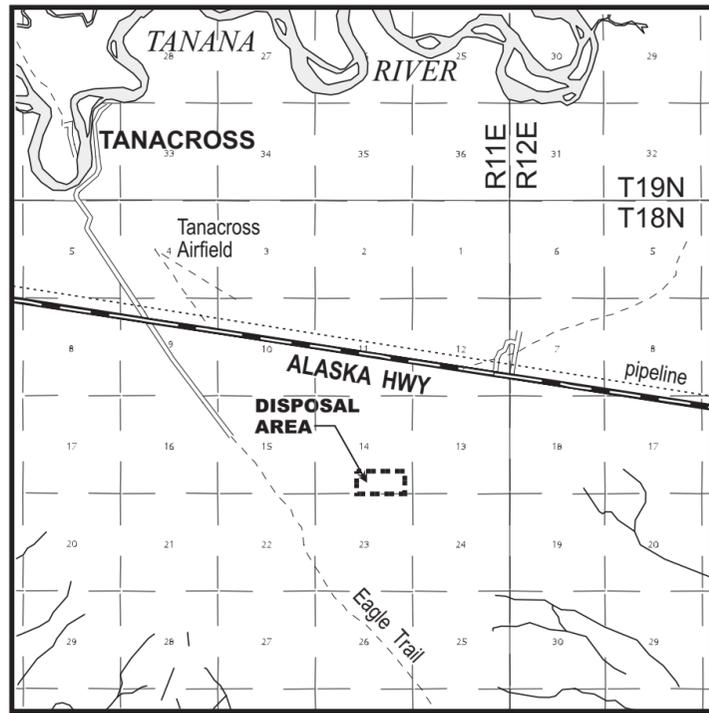


## NORTHERN REGION PARCELS

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# Map 33 - Eagle II ASLS 82-136

<b>Location</b>	Eagle Subdivision is located approximately ten miles west of Tok on the south side of, and adjacent to, mile 1,303 of the Alaska Highway.
<b>Topo Map</b>	USGS Quad Tanacross B-5
<b>Access</b>	Access is from the Alaska Highway, then south along platted right-of-way.
<b>Terrain</b>	The area is mostly level with some low rolling dunes; elevations range from 1,200 to 2,200 feet above sea level.
<b>Soils</b>	Soils are well drained and are composed of shallow silt over gravelly sand.
<b>Vegetation</b>	Stands of aspen and birch predominate with black spruce in a few low areas.
<b>Water Front</b>	None
<b>View</b>	View of surrounding woods
<b>Climate</b>	Summer temperatures range from 33 to 72 degrees F. Winter temperatures vary from -32 to 25 degrees F. Extremes of -60 and 95 degrees F have been recorded. Precipitation averages 12 to 15 inches annually.
<b>Water Source</b>	Potable water of high quality is expected at a depth of 50 feet.
<b>Water/Sewage Disposal</b>	Non-water carried type disposal systems are approved. Any other system must be approved and permitted by the Alaska Department of Environmental Conservation.
<b>Utilities</b>	None
<b>Restrictions</b>	Subject to platted easements and reservations, see ASLS 82-136.
<b>Municipal Authority</b>	None
<b>Homeowners Assoc.</b>	Any subsequent owner of any parcel automatically becomes a member of the Eagle Homeowners Association created to govern said subdivision.
<b>Other</b>	The historic Tetlin Trail crosses section 11 north of the subdivision. The historic Slana-Tanana Crossing Trail, RST #188, crosses section 15 west of these parcels and is subject to Revised Statute 2477 of the mining law of 1866. The surrounding area may contain traplines.



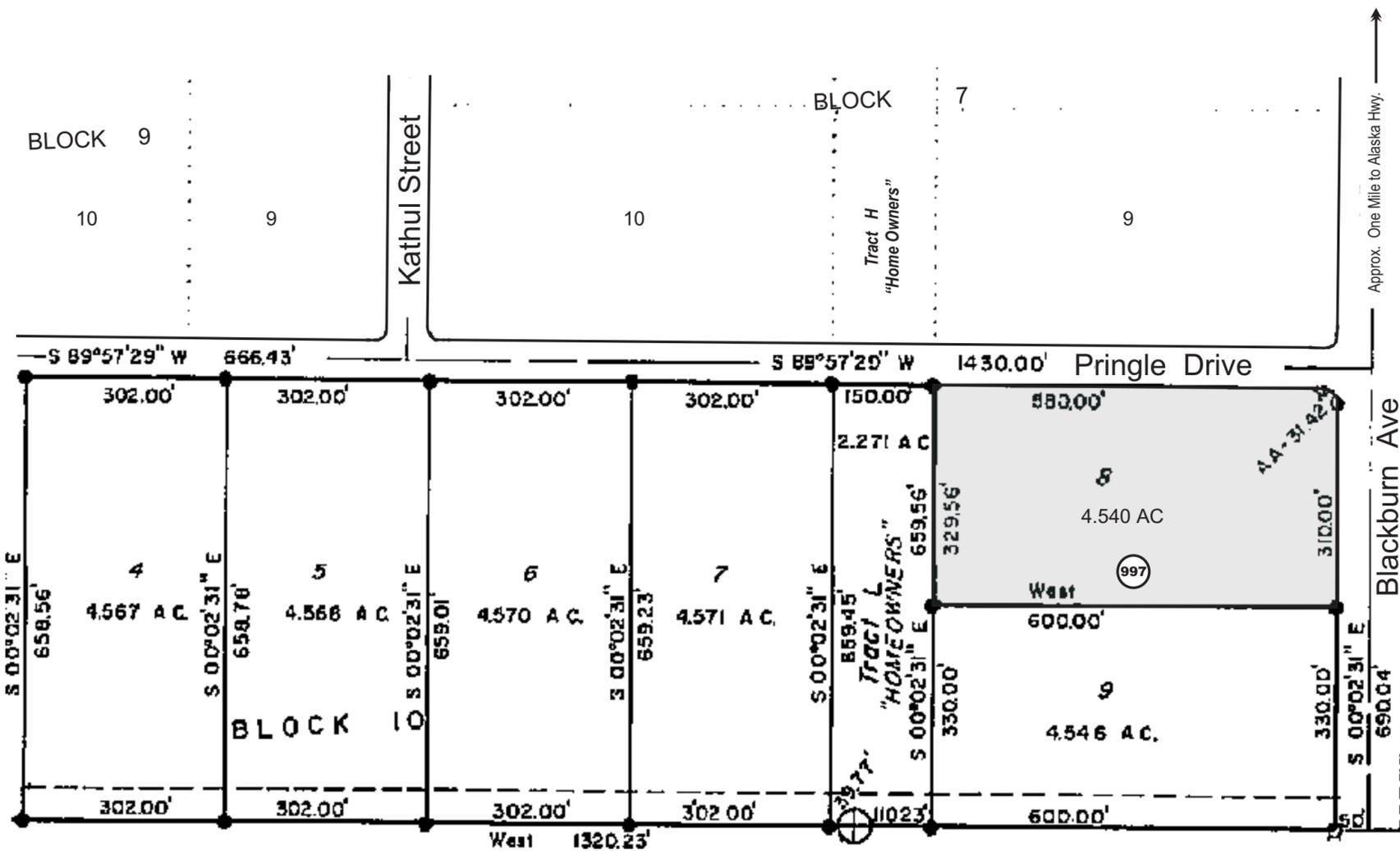
USGS Quad Tanacross B-5, Alaska

### Vicinity Map

Township 18 North, Range 11 East, Sec. 14  
Copper River Meridian, Alaska

PARCEL	ADL	MTRS	SURVEY	LOT	BLOCK	ACRES	MINIMUM BID
997	410952	C018N011E14	ASLS 82-136	8	10	4.540	\$7,300.00

## Sec. 14

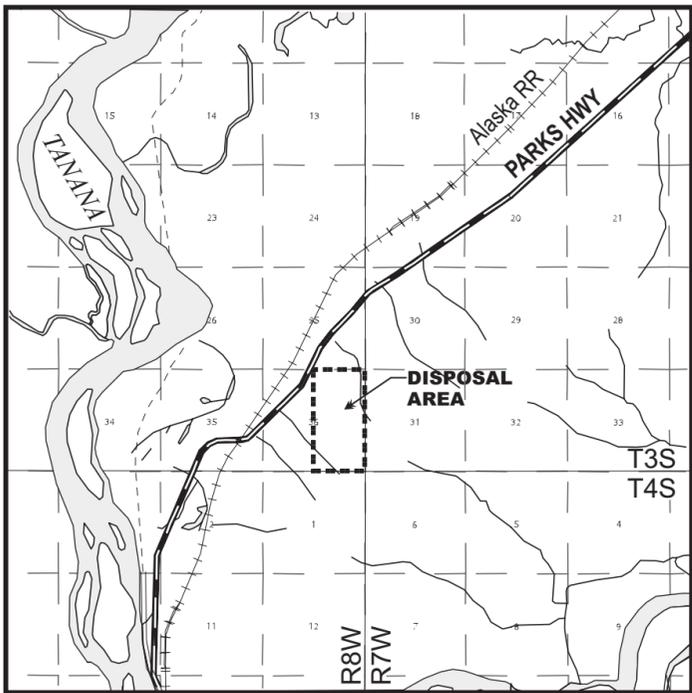


Access: It is the responsibility of all purchasers to properly locate themselves on legal rights-of-way or section-line easements when crossing both public and private lands. Legal access exists to all subdivisions. Rights-of-way shown on subdivision plats or surveys designate areas reserved for road construction and access but do not necessarily indicate the existence of a constructed road.

Mineral Reservations: The State retains ownership of all oil, gas, coal, ore, minerals, fissionable materials, geothermal resources, and fossils that may be in or upon the land that it sells (AS 38.05.125). The State reserves the right to enter onto land to explore for and develop these mineral resources, lease them to mineral developers, or allow mining locations to be staked. Compensation will be made to the surface owner for damages resulting from mineral exploration and development (AS 38.05.130).

Site Inspection: The Department of Natural Resources strongly urges anyone wishing to purchase a parcel to first review all information and then personally inspect the land before submitting a bid. The land chosen by a bidder/applicant is taken "as is" with no guarantees, expressed or implied, as to its suitability for any intended use.

### Map 34 - Farmview ASLS 82-123



USGS Quad Fairbanks C-5, Alaska

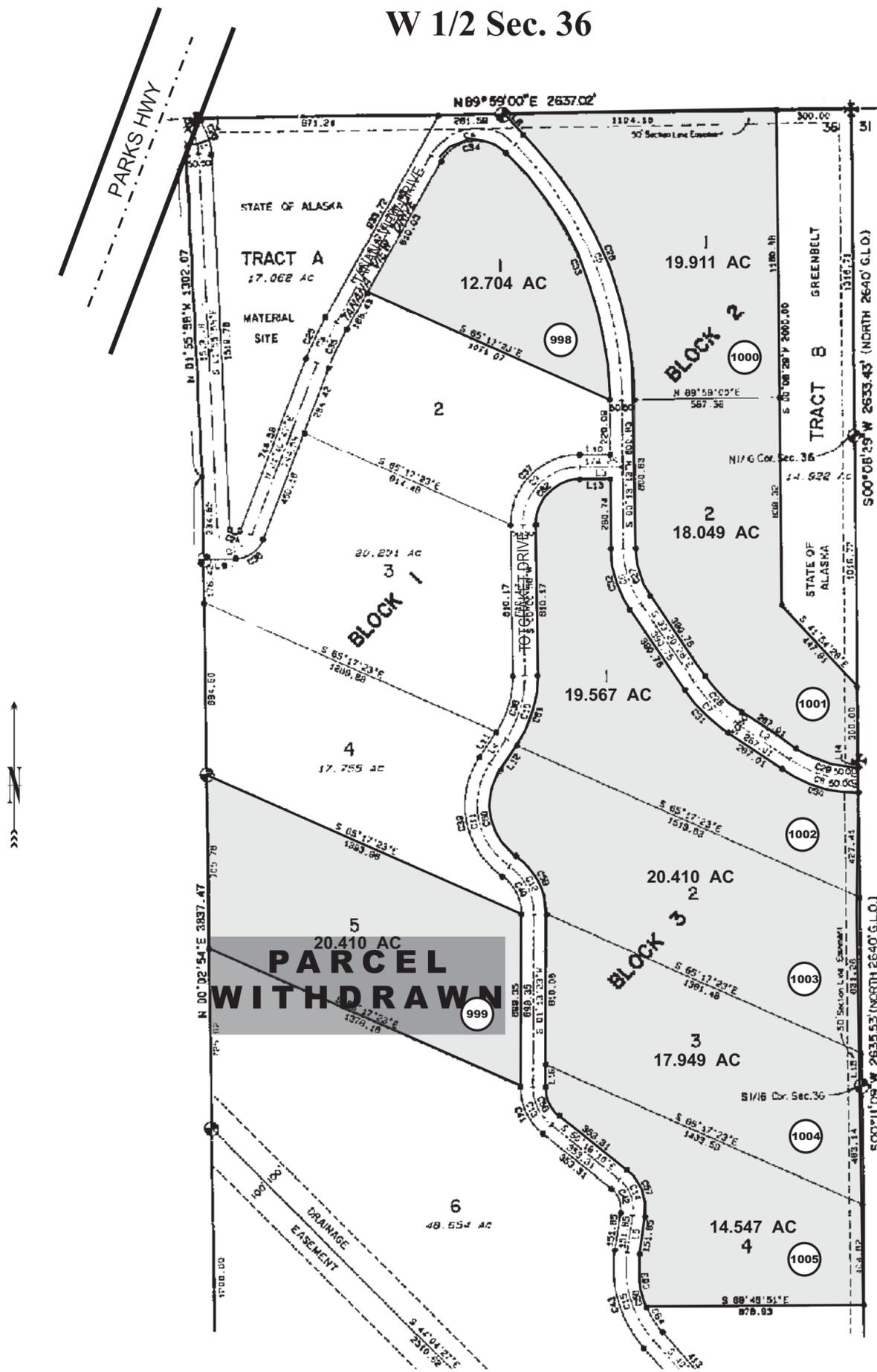
#### Vicinity Map

Township 3 South, Range 8 West, Sec. 36  
Fairbanks Meridian, Alaska

<b>Location</b>	Farmview is located approximately 5 miles north of Nenana in the hills beyond the Parks Highway.
<b>Topo Map</b>	USGS Quad Fairbanks C-5
<b>Access</b>	Access is via Tanana View Drive, an unimproved road that intersects the east side of the Parks Highway at mile 309.5. It borders a gravel pit for a short distance and intersects Totchaket Drive within the subdivision.
<b>Terrain</b>	The area consists of moderate to steep west and northwest facing slopes. Elevation ranges from 400 to 1,500 feet.
<b>Soils</b>	Well-drained Gilmore series silts overlay Birch Creek Schist.
<b>Vegetation</b>	Upland spruce-hardwood forest containing white spruce, paper birch, aspen, cottonwood, and balsam poplar.
<b>Water Front</b>	None
<b>View</b>	Parcels at high elevations have excellent views of the Tanana Valley.
<b>Climate</b>	Average summer temperatures range from 72 to 90 degrees F with extremes of 90 to -60 degrees F. Annual precipitation averages 11 inches including 48 inches of snow.
<b>Water Source</b>	Unknown
<b>Water/Sewage Disposal</b>	Non-water carried type disposal systems are approved. Any other system must be approved and permitted by the Alaska Department of Environmental Conservation.
<b>Utilities</b>	GVEA power line runs through the southwest corner of the subdivision.
<b>Restrictions</b>	Subject to platted easements and reservations, see ASLS 82-123.
<b>Municipal Authority</b>	None
<b>Homeowners Assoc.</b>	Parcel owners automatically become members of the Homeowners Association created to govern this subdivision. Homeowners covenants pertaining to this subdivision are recorded in Book 29, Page 442, Date Feb. 7, 1983, Nenana Recording District.
<b>Other</b>	Exposure of the soil on steep slopes may lead to erosion; care should be taken with any site development.

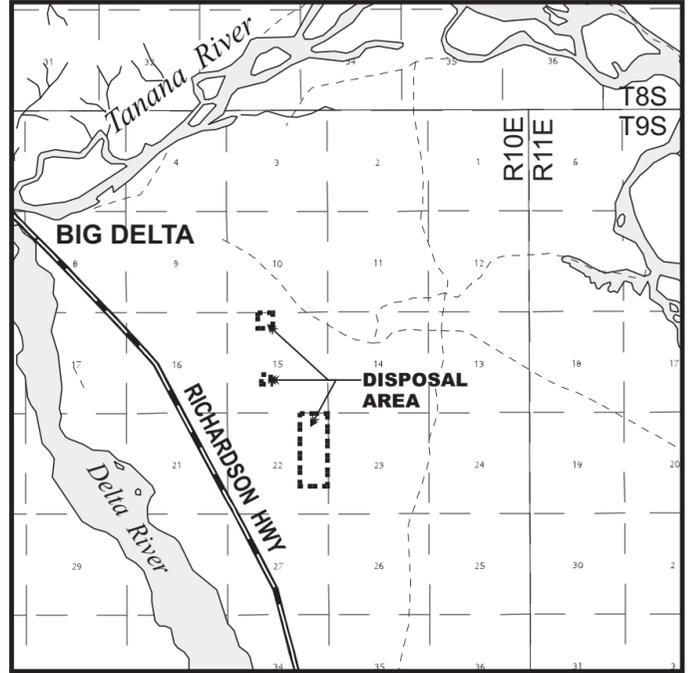
PARCEL	ADL	MTRS	SURVEY	LOT	BLOCK	ACRES	MINIMUM BID
998	409778	F003S008W36	ASLS 82-123	1	1	12.704	\$15,200.00
999	409782	F003S008W36	ASLS 82-123	5	1	20.410	\$20,400.00
1000	409788	F003S008W36	ASLS 82-123	1	2	19.911	\$19,900.00
1001	409789	F003S008W36	ASLS 82-123	2	2	18.049	\$18,000.00
1002	409790	F003S008W36	ASLS 82-123	1	3	19.567	\$19,600.00
1003	409791	F003S008W36	ASLS 82-123	2	3	20.410	\$20,400.00
1004	409792	F003S008W36	ASLS 82-123	3	3	17.949	\$17,900.00
1005	409793	F003S008W36	ASLS 82-123	4	3	14.547	\$16,000.00

#### W 1/2 Sec. 36



# Map 35 - Four Mile Hill

<b>Location</b>	The area is approximately 4 miles south of the City of Delta Junction, and is adjacent to the Tanana Loop Agricultural Development area. It is about 2 miles south of the confluence of the Delta and Tanana Rivers.
<b>Topo Map</b>	USGS Quad Big Delta A-4
<b>Access</b>	Three miles south of the Tanana River Bridge, turn left on Tanana Loop Road. Travel 1 mile, then turn right on Tanana Loop Extension and continue on 1 mile to Mainstreet, USA. Parcels may be accessed either directly from this road or via trails leading from it.
<b>Terrain</b>	Mostly flat, surrounded by agricultural fields.
<b>Soils</b>	Sandy or silty loam, sandy gravel, or gravelly sand.
<b>Vegetation</b>	Black spruce with some stands of white spruce, birch, and aspen.
<b>Water Front</b>	None
<b>View</b>	Most parcels have views of the surrounding spruce forest; some have views of surrounding agricultural fields.
<b>Climate</b>	Average temperature is -11 degrees F in winter and 69 degrees F in summer, with recorded extremes of -63 and 92 degrees F. Annual precipitation is 12 inches, including 37 inches of snow.
<b>Water Source</b>	Shallow wells.
<b>Water/Sewage Disposal</b>	Before the construction of any water/sewage disposal system, purchasers must contact the State of Alaska Dept. of Environmental Conservation
<b>Utilities</b>	Power is available along Tanana Loop Extension
<b>Restrictions</b>	Subject to platted easements and restrictions, see ASLS 80-6 and 80-7. There is a 100-foot public access and utility easement along the eastern lot line of ADL 402628 and the western lot line of ADL 402624.
<b>Municipal Authority</b>	None
<b>Homeowners Assoc.</b>	None
<b>Other</b>	This subdivision is located adjacent to an area of large-scale agricultural development; farming activities include traffic, livestock production, and the use of fertilizers and pesticides.



USGS Quad Big Delta A-4, Alaska

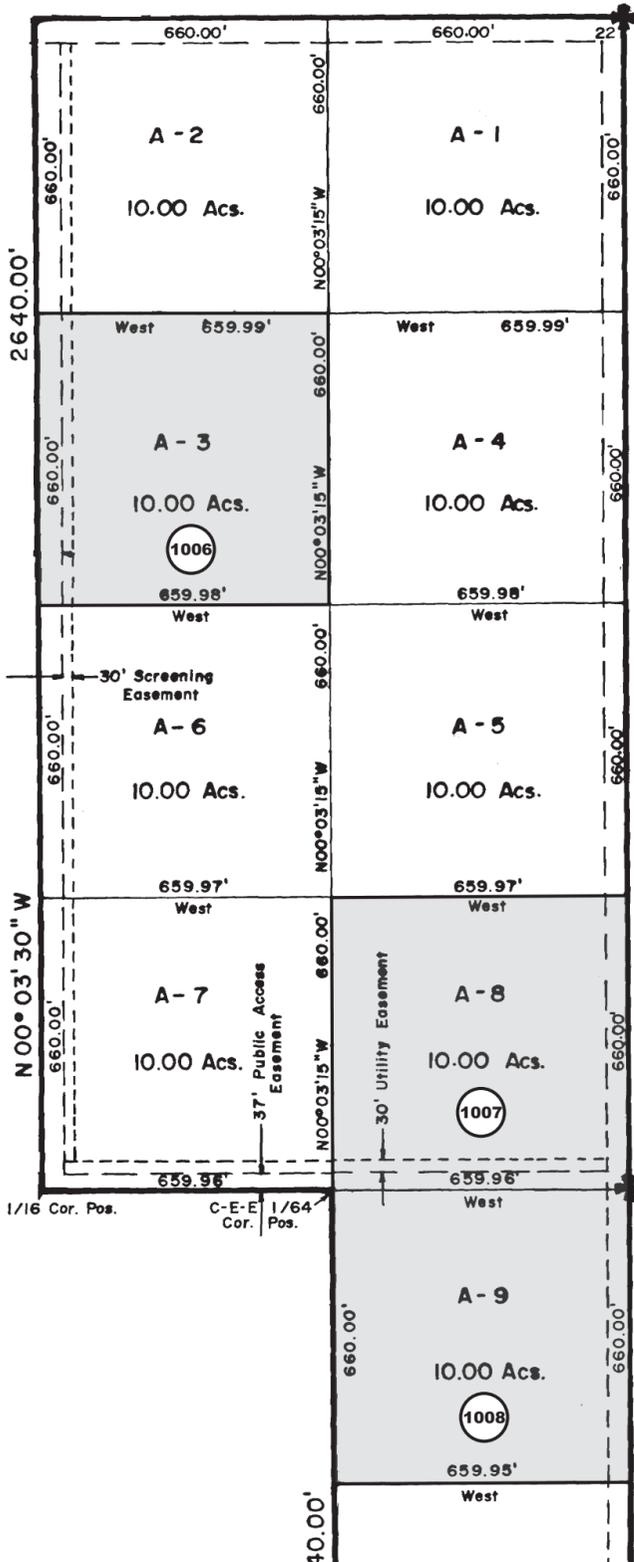
## Vicinity Map

Township 9 South, Range 10 West, Sec. 15, 22  
Fairbanks Meridian, Alaska

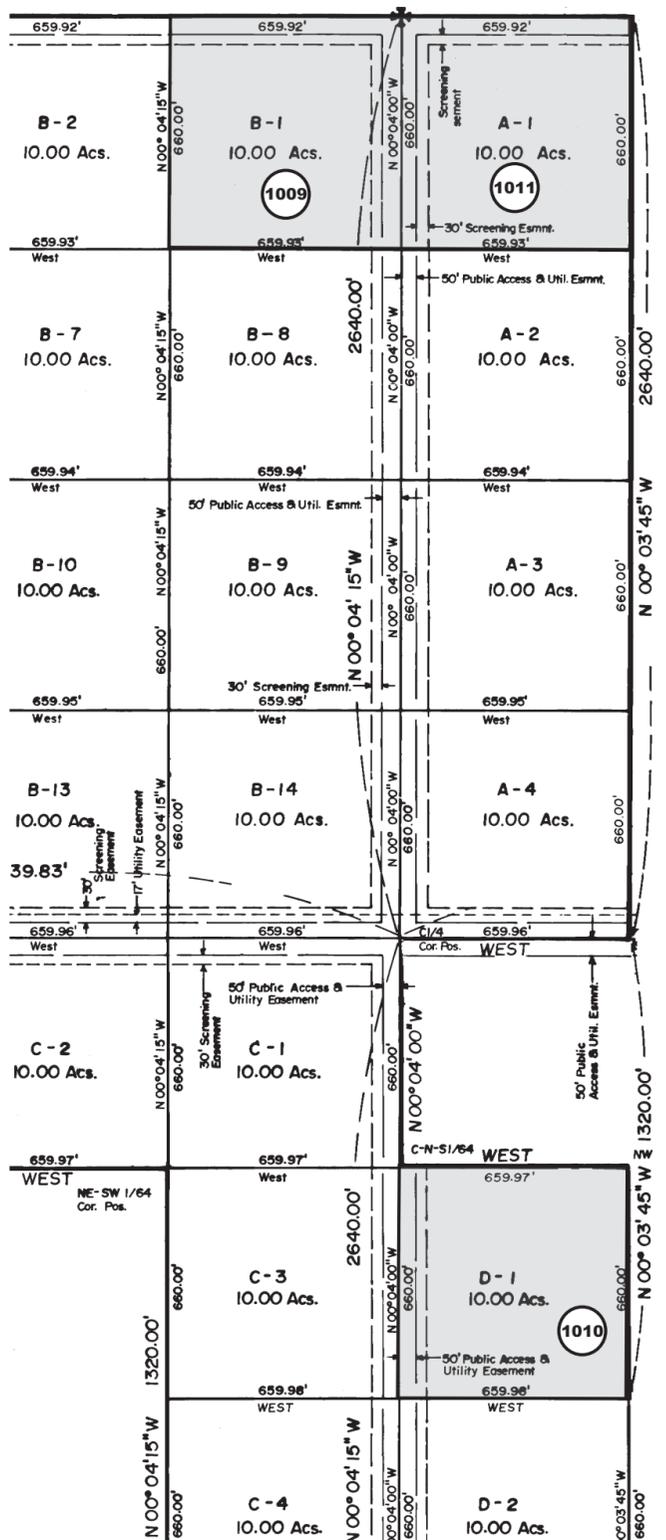
Note: Authorized uses such as hunting, trapping, mining, or timber sales can and do occur on private, municipal, state, or federal land near the offered parcels. It is strongly recommended that applicants take this into consideration when applying for the purchase of state land.

PARCEL	ADL	MTRS	SURVEY	LOT/TRACT	ACRES	MINIMUM BID
1006	402614	F009S010E22	ASLS 80-6	A-3	10.000	\$11,000.00
1007	402619	F009S010E22	ASLS 80-6	A-8	10.000	\$29,300.00
1008	402620	F009S010E22	ASLS 80-6	A-9	10.000	\$11,000.00
1009	402628	F009S010E15	ASLS 80-7	B-1	10.000	\$11,000.00
1010	402646	F009S010E15	ASLS 80-7	D-1	10.000	\$11,000.00
1011	402624	F009S010E15	ASLS 80-7	A-1	10.000	\$11,000.00

## ASLS 80-6 Sec. 22

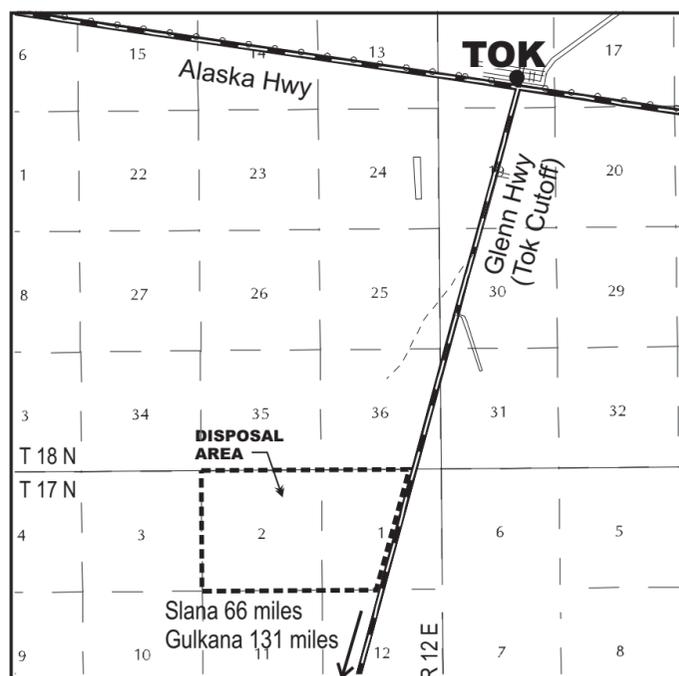


## ASLS 80-7 Sec. 15



## Map 36 - Glenn Subdivision ASLS 81-205

<b>Location</b>	Lots are located 3 miles southwest of Tok Junction, near mile 3 of the Glenn Highway.
<b>Topo Map</b>	USGS Quad Tanacross B-5
<b>Access</b>	Access is via the Alaska Highway and then south on the Glenn Highway. Jack Wade and Tony Conrad Avenues provide further access to parcels in section 1. Many of the platted roads within this subdivision have not yet been constructed but exist as well-developed ATV trails.
<b>Terrain</b>	The terrain consists of relatively level ground with elevations between 1,200 to 2,200 feet. Small streams wind through the area.
<b>Soils</b>	Soils are well-drained, thin silt over gravel or sand. There are occasional areas of permafrost.
<b>Vegetation</b>	Stands of mixed spruce and hardwoods are most common with black spruce in drainages.
<b>Water Front</b>	None
<b>View</b>	View of surrounding hills and woods.
<b>Climate</b>	Summer temperatures average 72 to 33 degrees F with a high of 96 degrees F on record. Winter temperatures range from -32 to 25 degrees F with the recorded low of -72 degrees F. The average annual precipitation is 11 inches including 34 inches of snow.
<b>Water Source</b>	Depth to groundwater is estimated to be approximately 125 feet.
<b>Water/Sewage Disposal</b>	Non-water carried type disposal systems are approved. Any other system must be approved and permitted by the Alaska Department of Environmental Conservation.
<b>Utilities</b>	None
<b>Restrictions</b>	Subject to platted easements and reservations, see ASLS 81-205.
<b>Municipal Authority</b>	None
<b>Homeowners Assoc.</b>	None
<b>Other</b>	The area contains many dog mushing and training operations. There is an abandoned 16' x 18' 6" frame house located on ADL 412786.



USGS Quad Tanacross B-5, Alaska

### Vicinity Map

Township 17 North, Range 12 East, Sec. 1, 2  
Copper River Meridian, Alaska

PARCEL	ADL	MTRS	SURVEY	LOT	BLOCK	ACRES	MINIMUM BID
1012	412750	C017N012E02	ASLS 81-205	1&2&21&22	2	19.980	\$19,100.00
1013	412751	C017N012E02	ASLS 81-205	3&4&5	2	15.000	\$16,600.00
1014	412752	C017N012E02	ASLS 81-205	6&7	2	10.000	\$11,200.00
1015	412753	C017N012E02	ASLS 81-205	8&9&10	2	15.000	\$15,200.00
1016	412754	C017N012E02	ASLS 81-205	11&12&13&14	2	20.000	\$20,400.00
1017	412755	C017N012E02	ASLS 81-205	15&16	2	10.000	\$12,500.00
1018	412756	C017N012E02	ASLS 81-205	17&18&19&20	2	20.000	\$20,700.00
1019	412757	C017N012E02	ASLS 81-205	1&2&21&22	3	19.970	\$22,500.00
1020	412758	C017N012E02	ASLS 81-205	3&4&5	3	15.000	\$16,300.00
1021	412759	C017N012E02	ASLS 81-205	6&7&8	3	15.000	\$15,200.00
1022	412760	C017N012E02	ASLS 81-205	9&10	3	10.000	\$8,600.00
1023	412761	C017N012E02	ASLS 81-205	11&12&13&14	3	20.000	\$17,700.00
1024	412762	C017N012E02	ASLS 81-205	15&16	3	10.000	\$11,400.00
1025	412763	C017N012E02	ASLS 81-205	17&18&19&20	3	19.990	\$20,600.00
1026	412764	C017N012E02	ASLS 81-205	1&2&21&22	4	19.980	\$17,700.00
1027	412765	C017N012E02	ASLS 81-205	3&4&5	4	15.000	\$13,100.00
1028	412766	C017N012E02	ASLS 81-205	6&7	4	10.000	\$8,600.00
1029	412767	C017N012E02	ASLS 81-205	8&9&10	4	15.000	\$14,100.00
1030	412768	C017N012E02	ASLS 81-205	17&18&19&20	4	20.000	\$14,600.00
1031	412769	C017N012E02	ASLS 81-205	6&7&8	5	15.000	\$14,100.00
1032	412770	C017N012E02	ASLS 81-205	9&10	5	10.000	\$11,200.00
1033	412771	C017N012E02	ASLS 81-205	11&12&13&14	5	19.970	\$20,300.00
1034	412772	C017N012E02	ASLS 81-205	15&16	5	10.000	\$12,400.00
1035	412773	C017N012E01	ASLS 81-205	1	1	5.000	\$11,500.00
1036	412774	C017N012E01	ASLS 81-205	2	1	5.000	\$11,500.00
1037	412775	C017N012E01	ASLS 81-205	3	1	5.000	\$11,500.00
1038	412777	C017N012E01	ASLS 81-205	5	1	5.000	\$11,500.00
1039	412779	C017N012E01	ASLS 81-205	7	1	5.000	\$9,800.00
1040	412780	C017N012E01	ASLS 81-205	8	1	5.000	\$8,800.00
1041	412781	C017N012E01	ASLS 81-205	9	1	5.000	\$8,300.00
1042	412782	C017N012E01	ASLS 81-205	10	1	4.990	\$8,400.00
1043	412783	C017N012E01	ASLS 81-205	11	1	4.990	\$8,900.00
1044	412784	C017N012E01	ASLS 81-205	12	1	5.000	\$9,400.00
1045	412785	C017N012E01	ASLS 81-205	1	10	5.000	\$10,000.00
1046	412786	C017N012E01	ASLS 81-205	2	10	5.000	\$9,600.00
1047	412787	C017N012E01	ASLS 81-205	3	10	5.000	\$10,000.00
1048	412788	C017N012E01	ASLS 81-205	4	10	5.000	\$10,500.00

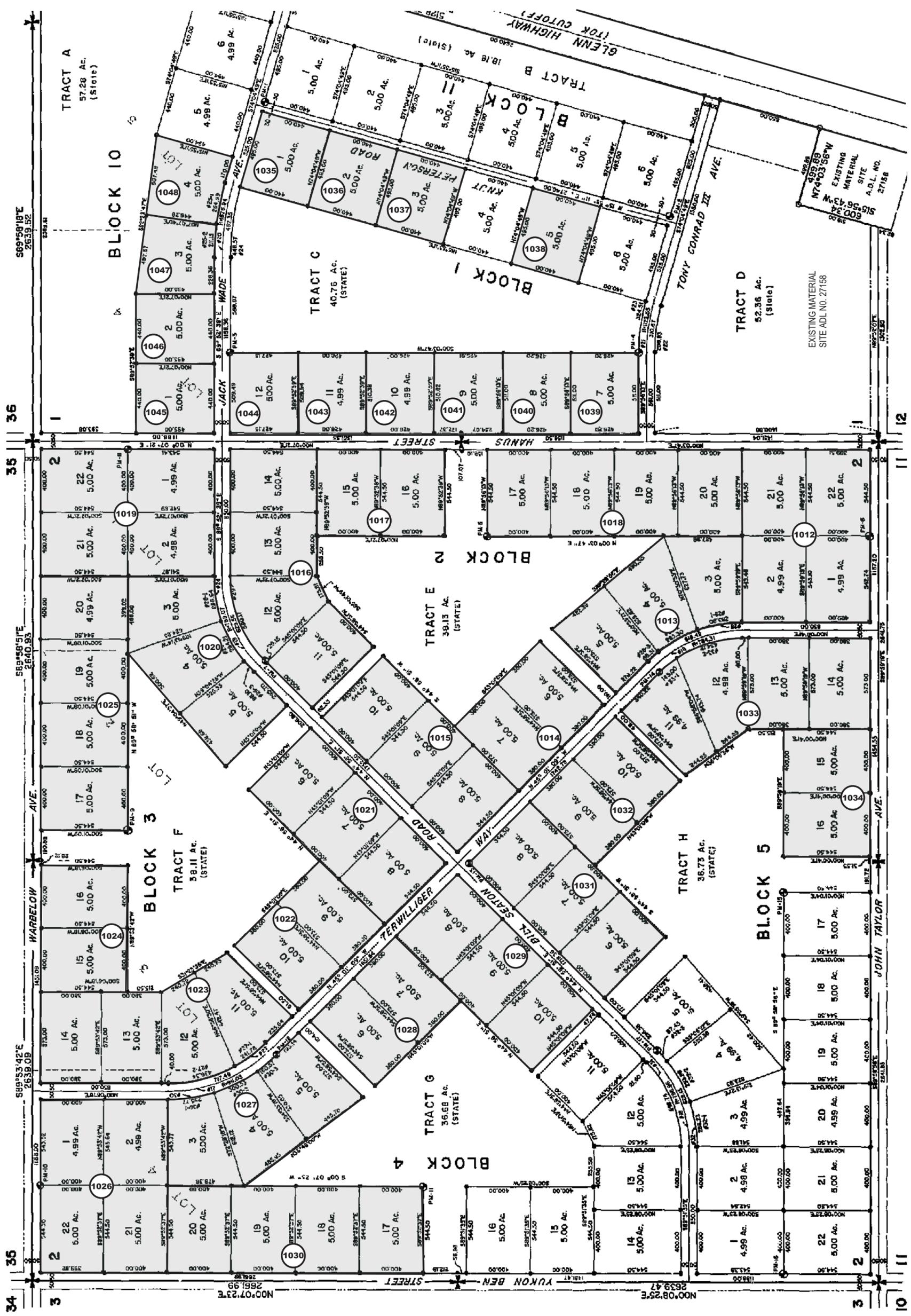
Access: It is the responsibility of all purchasers to properly locate themselves on legal rights-of-way or section-line easements when crossing both public and private lands. Legal access exists to all subdivisions. Rights-of-way shown on subdivision plats or surveys designate areas reserved for road construction and access but do not necessarily indicate the existence of a constructed road.

Alaska Railroad: The Alaska Railroad Corporation's 200-foot right-of-way, bridges, and trestles may NOT be used as legal access. Use of the railroad right-of-way is considered trespass and will be prosecuted (AS 11.46.330). The Alaska Railroad Corporation issues permits to cross the railroad. Contact the nearest railroad agent for more information.

Section Line Rights-Of-Way: All state owned lands bordering surveyed section lines have a reservation for rights-of-way 50 feet in width unless an easement vacation has been recorded. Total width of rights-of-way will be one hundred (100) feet where the State owns lands on both sides of the section line.

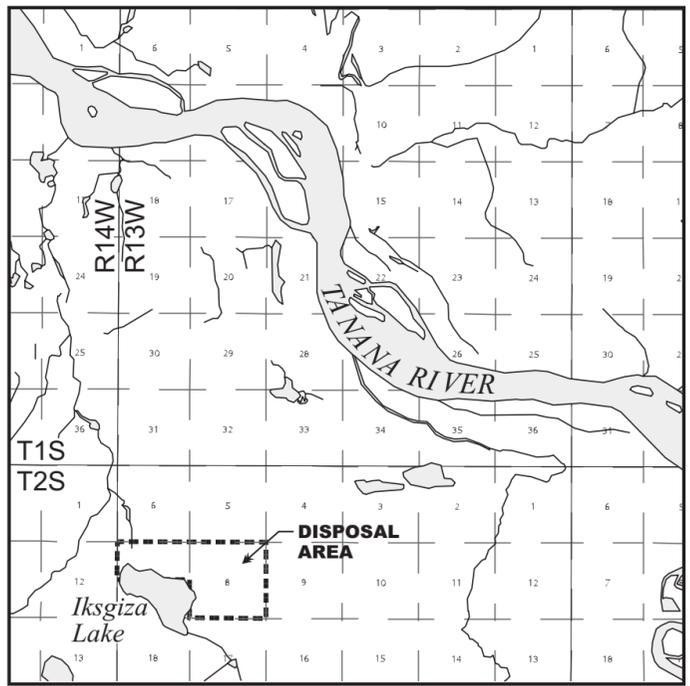
# Map 36 - Glenn Subdivision ASLS 81-205

## Sec. 1, 2



# Map 37 - Iksgiza Subdivision ASLS 81-54

PARCEL	ADL	MTRS	SURVEY	LOT	BLOCK	ACRES	MINIMUM BID
1049	407394	F002S013W07	ASLS 81-54	1	1	4.942	\$3,700.00
1050	407395	F002S013W07	ASLS 81-54	2	1	4.975	\$3,000.00
1051	407396	F002S013W07	ASLS 81-54	3	1	4.961	\$3,000.00
1052	407397	F002S013W07	ASLS 81-54	1	2	4.680	\$2,800.00
1053	407398	F002S013W07	ASLS 81-54	2	2	4.697	\$2,800.00
1054	407399	F002S013W07	ASLS 81-54	3	2	4.887	\$3,300.00
1055	407400	F002S013W07	ASLS 81-54	4	2	4.904	\$3,300.00
1056	407401	F002S013W07	ASLS 81-54	5	2	4.832	\$3,300.00
1057	407402	F002S013W07	ASLS 81-54	6	2	4.900	\$3,300.00
1058	407403	F002S013W07	ASLS 81-54	7	2	4.909	\$3,300.00
1059	407404	F002S013W07	ASLS 81-54	8	2	4.993	\$3,000.00
1060	407405	F002S013W07	ASLS 81-54	9	2	4.993	\$3,000.00
1061	407406	F002S013W07	ASLS 81-54	10	2	4.710	\$2,800.00
1062	407407	F002S013W07	ASLS 81-54	8	3	4.737	\$3,200.00
1063	407408	F002S013W07	ASLS 81-54	9	3	4.780	\$2,900.00
1064	407409	F002S013W07	ASLS 81-54	10	3	4.717	\$2,800.00
1065	407410	F002S013W07	ASLS 81-54	11	3	4.718	\$2,800.00
1066	407445	F002S013W07	ASLS 81-54	12	3	4.906	\$12,300.00
1067	407446	F002S013W07, 08	ASLS 81-54	13	3	4.721	\$10,400.00
1068	407447	F002S013W08	ASLS 81-54	14	3	4.700	\$10,300.00
1069	407411	F002S013W08	ASLS 81-54	15	3	4.705	\$2,800.00
1070	407412	F002S013W08	ASLS 81-54	16	3	4.693	\$2,800.00
1071	407448	F002S013W08	ASLS 81-54	17	3	4.733	\$10,400.00
1072	407449	F002S013W08	ASLS 81-54	18	3	4.724	\$10,400.00
1073	407413	F002S013W08	ASLS 81-54	19	3	4.725	\$10,600.00
1074	407416	F002S013W08	ASLS 81-54	22	3	4.831	\$2,900.00
1075	407417	F002S013W08	ASLS 81-54	23	3	4.871	\$2,900.00
1076	407418	F002S013W08	ASLS 81-54	24	3	4.937	\$3,000.00
1077	407419	F002S013W08	ASLS 81-54	25	3	4.889	\$2,900.00
1078	407420	F002S013W08	ASLS 81-54	26	3	4.912	\$2,900.00
1079	407421	F002S013W07, 08	ASLS 81-54	1	4	4.992	\$3,000.00
1080	407422	F002S013W07, 08	ASLS 81-54	2	4	4.896	\$2,900.00
1081	407423	F002S013W07, 08	ASLS 81-54	3	4	4.919	\$3,000.00
1082	407424	F002S013W07, 08	ASLS 81-54	4	4	4.927	\$3,000.00
1083	407425	F002S013W07, 08	ASLS 81-54	5	4	4.924	\$3,300.00
1084	407426	F002S013W07, 08	ASLS 81-54	6	4	4.951	\$3,000.00
1085	407427	F002S013W08	ASLS 81-54	7	4	4.982	\$3,000.00
1086	407428	F002S013W08	ASLS 81-54	8	4	4.915	\$2,900.00
1087	407429	F002S013W08	ASLS 81-54	1	5	4.792	\$2,900.00
1088	407430	F002S013W08	ASLS 81-54	2	5	4.780	\$2,900.00
1089	407431	F002S013W08	ASLS 81-54	3	5	4.767	\$2,900.00
1090	407432	F002S013W08	ASLS 81-54	4	5	4.804	\$2,900.00
1091	407433	F002S013W08	ASLS 81-54	5	5	4.793	\$2,900.00
1092	407434	F002S013W08	ASLS 81-54	6	5	4.793	\$2,900.00
1093	407435	F002S013W08	ASLS 81-54	7	5	4.750	\$2,900.00
1094	407436	F002S013W08	ASLS 81-54	8	5	4.763	\$2,900.00
1095	407437	F002S013W08	ASLS 81-54	9	5	4.742	\$2,800.00
1096	407438	F002S013W08	ASLS 81-54	10	5	4.713	\$2,800.00
1097	407439	F002S013W08	ASLS 81-54	11	5	4.723	\$2,800.00
1098	407440	F002S013W08	ASLS 81-54	12	5	4.709	\$2,800.00
1099	407441	F002S013W08	ASLS 81-54	13	5	4.744	\$2,800.00
1100	407442	F002S013W08	ASLS 81-54	14	5	4.730	\$2,800.00
1101	407443	F002S013W08	ASLS 81-54	15	5	4.716	\$2,800.00



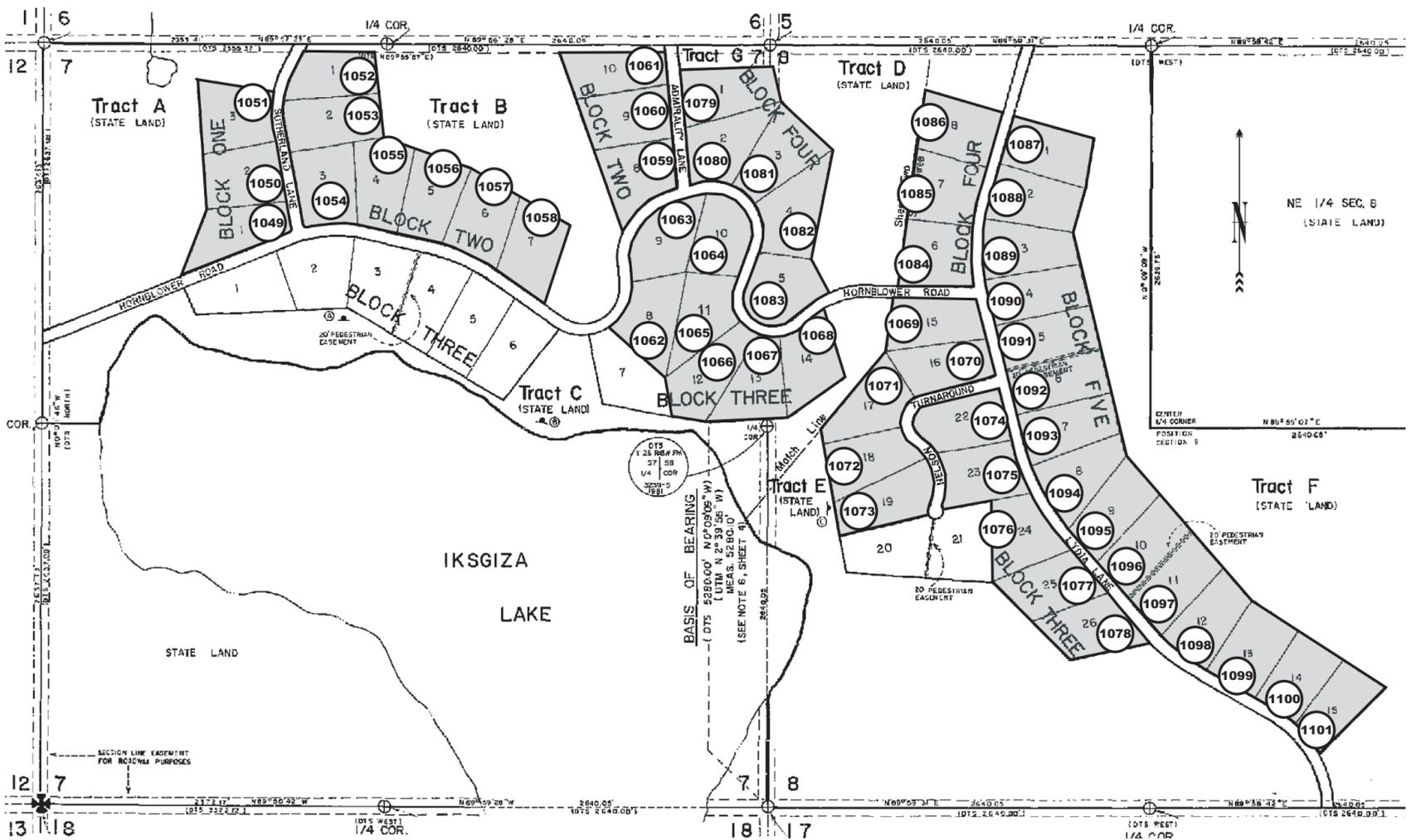
USGS Quad Kantishna River D-1, Alaska

### Vicinity Map

Township 2 South, Range 13 West, Sec. 7, 8  
Fairbanks Meridian, Alaska

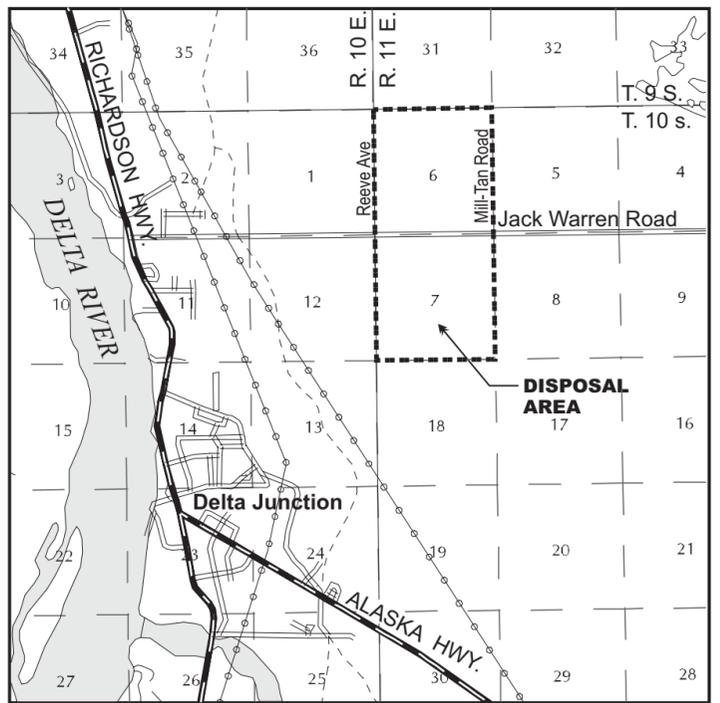
<b>Location</b>	Approximately 65 air miles west of Fairbanks.
<b>Topo Map</b>	USGS Quad Kantishna River D-1
<b>Access</b>	By floatplane in summer and ski plane in winter.
<b>Terrain</b>	Level to gently sloping. Lake size is approximately 1/2 mile x 1 1/4 miles. Elevation is 350 to 400 feet.
<b>Soils</b>	Silt and sandy silt.
<b>Vegetation</b>	Predominantly birch and aspen with some spruce and localized grassy areas.
<b>Water Front</b>	Although all lots are set back from the lake, many parcels in block 3 border that setback and follow the shoreline.
<b>View</b>	Potentially excellent view of lake and surrounding forest.
<b>Climate</b>	Temperatures could range from 90 degrees F in summer to -60 degrees F in winter.
<b>Water Source</b>	Holding rainwater catchments or collection of lake surface water.
<b>Water/Sewage Disposal</b>	Non-water carried type disposal systems are approved. Any other system must be approved and permitted by the Alaska Department of Environmental Conservation.
<b>Utilities</b>	None
<b>Restrictions</b>	Subject to platted easements and reservations, see ASLS 81-54.
<b>Municipal Authority</b>	None
<b>Homeowners Assoc.</b>	Any subsequent owner of any parcel within the subdivision automatically becomes a member of the Iksigiza Lake Homeowners Association created to govern said subdivision.
<b>Other</b>	Platted roads within the subdivision have not been constructed.

## Sec. 7, 8



# Map 38 - Jack Subdivision ASLS 79-165

<b>Location</b>	Jack Subdivision is located 2.5 miles north of Delta Junction off Jack Warren Road, east of the Richardson Highway.
<b>Topo Map</b>	USGS Quad Big Delta A-4
<b>Access</b>	Access to the subdivision is gained by travelling 2.5 miles east on Jack Warren Road, which connects with several local subdivision roads including Reeve, Hughes, Eielson Avenues, and Sheldon Street.
<b>Terrain</b>	The area is nearly level with elevations between 1,125 and 1,200 feet above mean sea level.
<b>Soils</b>	Moderately drained to well drained silt loam soils over gravelly coarse sand or deep fine sand.
<b>Vegetation</b>	Vegetation consists of mixed stands of white spruce, birch, and aspen with some alder and willow.
<b>Water Front</b>	None
<b>View</b>	Potentially good views of the surrounding forest.
<b>Climate</b>	Average temperature is -11°F in winter and 69°F in summer, with recorded extremes of -63°F and 92°F. Annual precipitation is 12 inches, including 37 inches of snow.
<b>Water Source</b>	Availability and quality expected to be good at reasonable depths.
<b>Water/Sewage Disposal</b>	This subject area has been approved for on-site wells and septic systems; check with the State of Alaska Dept. of Environmental Conservation before the installation of any such system.
<b>Utilities</b>	Power to most lots is available through Golden Valley Electric Association, Inc.
<b>Restrictions</b>	Subject to platted easements and restrictions, see ASLS 79-165. Parcels within this subdivision are subject to shallow oil and gas leases (ADL's 389387 and 389500); for further information, contact the DNR Division of Oil and Gas.
<b>Municipal Authority</b>	Located within the taxing authority of the City of Delta Junction.
<b>Homeowners Assoc.</b>	Any subsequent owner of any parcel within the subdivision automatically becomes a member of the Jack Homeowners Association created to govern said subdivision.
<b>Other</b>	Parcel ADL 405069 contains some trash and 2 abandoned vehicles.



USGS Quad Big Delta A-4, Alaska

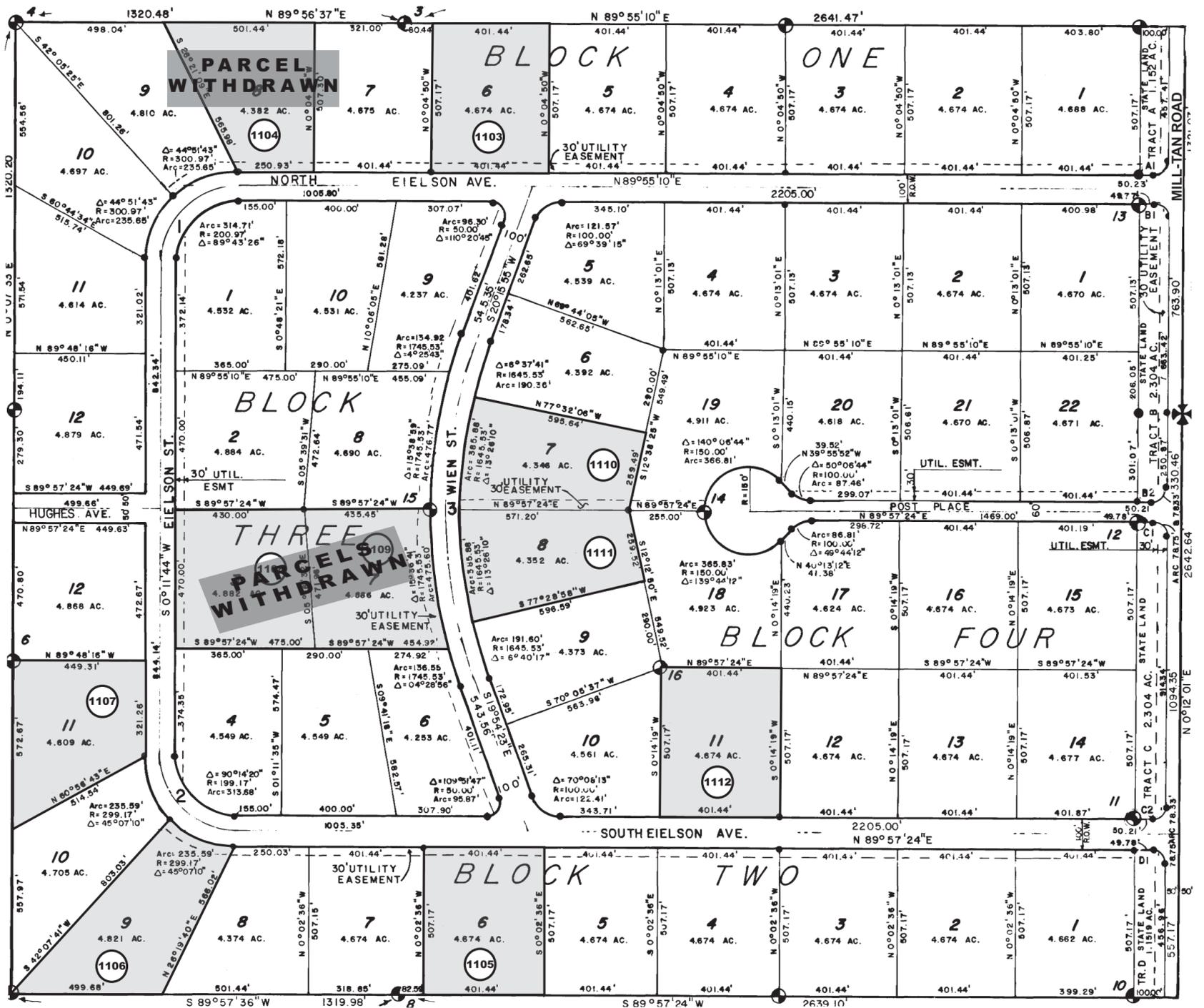
## Vicinity Map

Township 10 South, Range 11 East, Sec. 6, 7  
Fairbanks Meridian, Alaska

Note: It is the responsibility of the purchaser to review recorded subdivision plats/maps, surveys, and plat notes for specific information on easements, building setbacks, or other restrictions that will affect any individual parcel being offered. Information is made available at the Department of Natural Resources Public Information Offices or on the web at: (<http://www.dnr.state.ak.us/landrecords>).

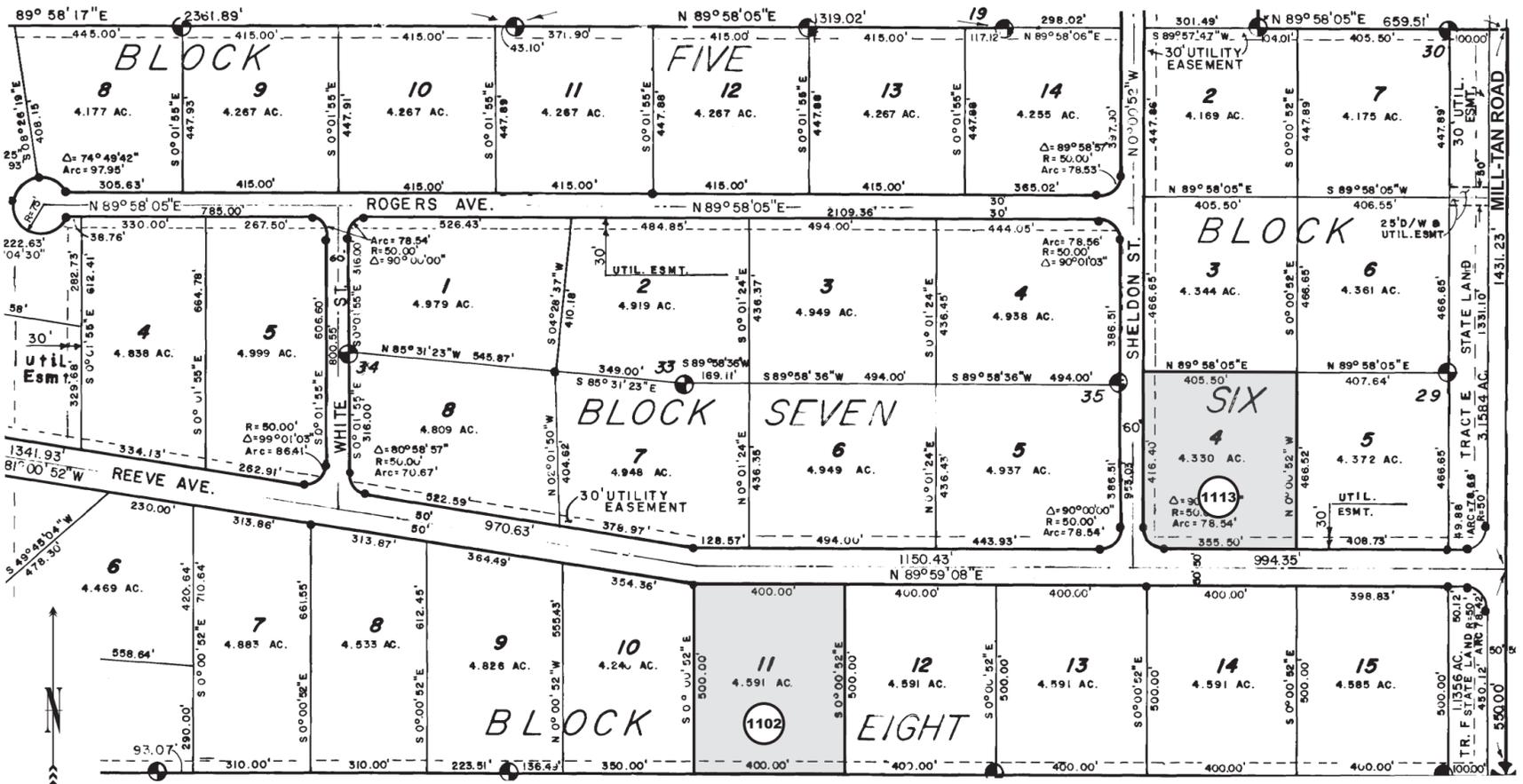
PARCELS	ADL	MTRS	SURVEY	LOT	BLOCK	ACRES	MINIMUM BID
1102	405069	F010S011E07	ASLS 79-165	11	8	4.591	\$7,600.00
1103	405076	F010S011E06	ASLS 79-165	6	1	4.674	\$7,700.00
1104	405078	F010S011E07	WITHDRAWN	8	1	4.382	\$7,200.00
1105	405087	F010S011E06	ASLS 79-165	6	2	4.674	\$7,700.00
1106	405090	F010S011E06	ASLS 79-165	9	2	4.821	\$8,000.00
1107	405092	F010S011E06	ASLS 79-165	11	2	4.609	\$7,600.00
1108	405096	F010S011E07	WITHDRAWN	3	3	4.882	\$8,100.00
1109	405100	F010S011E07	WITHDRAWN	7	3	4.686	\$7,700.00
1110	405109	F010S011E06	ASLS 79-165	7	4	4.346	\$7,200.00
1111	405110	F010S011E06	ASLS 79-165	8	4	4.352	\$7,200.00
1112	405113	F010S011E06	ASLS 79-165	11	4	4.674	\$7,700.00
1113	406376	F010S011E07	ASLS 79-165	4	6	4.330	\$7,100.00

## Sec. 6



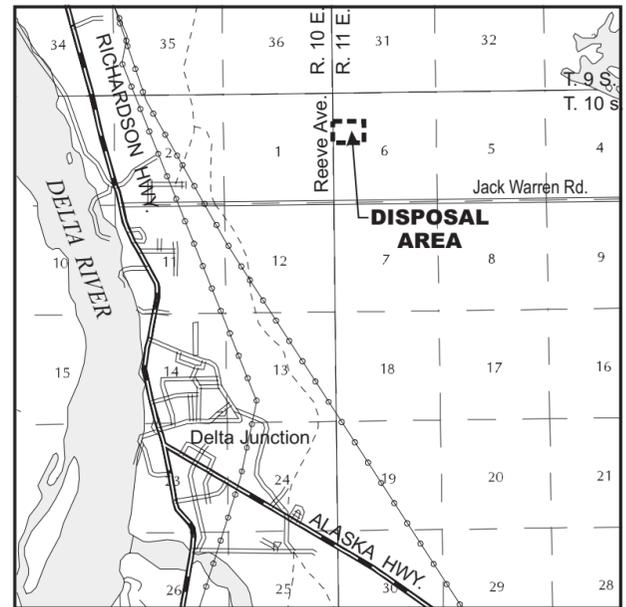
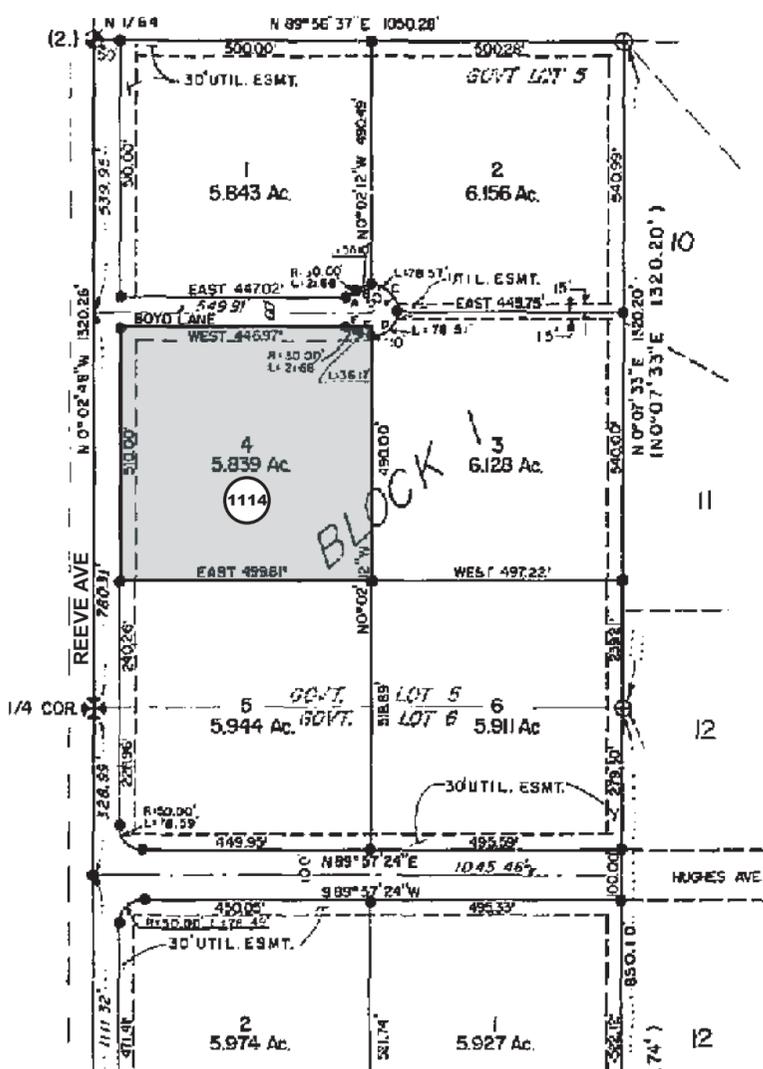
# Map 38 - Jack Subdivision ASLS 79-165

## Sec. 7



# Map 39 - Jack II ASLS 82-140

## NW 1/4 Sec. 6



USGS Quad Big Delta A-4, Alaska

### Vicinity Map

Township 10 South, Range 11 East, Sec. 6  
Fairbanks Meridian, Alaska

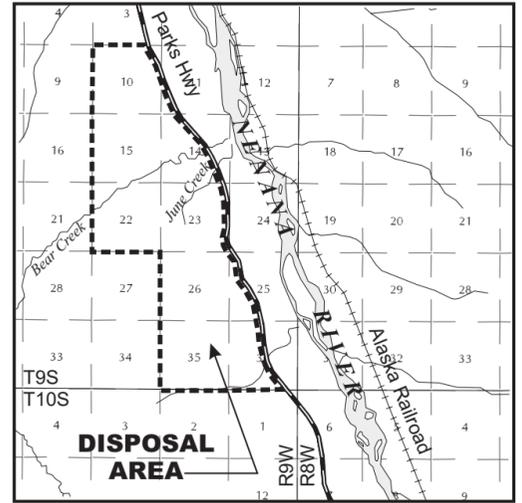
Mineral Reservations: The State retains ownership of all oil, gas, coal, ore, minerals, fissionable materials, geothermal resources, and fossils that may be in or upon the land that it sells (AS 38.05.125). The State reserves the right to enter onto land to explore for and develop these mineral resources, lease them to mineral developers, or allow mining locations to be staked. Compensation will be made to the surface owner for damages resulting from mineral exploration and development (AS 38.05.130).

<b>Location</b>	Jack II Subdivision is located 2.5 miles north of Delta Junction off Jack Warren Road, east of the Richardson Highway.
<b>Topo Map</b>	USGS Quad Big Delta A-4
<b>Access</b>	Access to the subdivision is gained by travelling 2.5 miles east on Jack Warren Road and then turning north on Reeve Avenue.
<b>Terrain</b>	The area is nearly level with elevations between 1,125 and 1,200 feet above mean sea level.
<b>Soils</b>	Moderately drained to well drained silt loam soils over gravelly coarse sand or deep fine sand.
<b>Vegetation</b>	Vegetation consists of mixed stands of white spruce, birch, and aspen with some alder and willow.
<b>Water Front</b>	None
<b>View</b>	Views of the surrounding forest.
<b>Climate</b>	Average temperature is -11°F in winter and 69°F in summer, with recorded extremes of -63°F and 92°. Annual precipitation is 12 inches, including 37 inches of snow.
<b>Water Source</b>	Availability and quality expected to good at reasonable depths.
<b>Water/Sewage</b>	This subject area has been approved for on-site wells and septic systems; check with the State of Alaska Dept. of Environmental Conservation before the installation of any such system.
<b>Disposal</b>	Power is available through Golden Valley Electric Association, Inc.
<b>Utilities</b>	
<b>Restrictions</b>	Subject to platted easements and restrictions, see ASLS 82-40. Parcels within this subdivision are subject to shallow oil and gas lease ADL 389500; for further information, contact the DNR Division of Oil and Gas.
<b>Municipal Authority</b>	Located within the taxing authority of the City of Delta Junction.
<b>Homeowners Assoc.</b>	Any subsequent owner of any parcel within the subdivision automatically becomes a member of the Jack II Homeowners Association created govern said subdivision.
<b>Other</b>	

PARCEL	ADL	MTRS	SURVEY	LOT	BLOCK	ACRES	MINIMUM BID
1114	409662	F010S011E06	ASLS 82-140	4	1	5.839	\$8,700.00

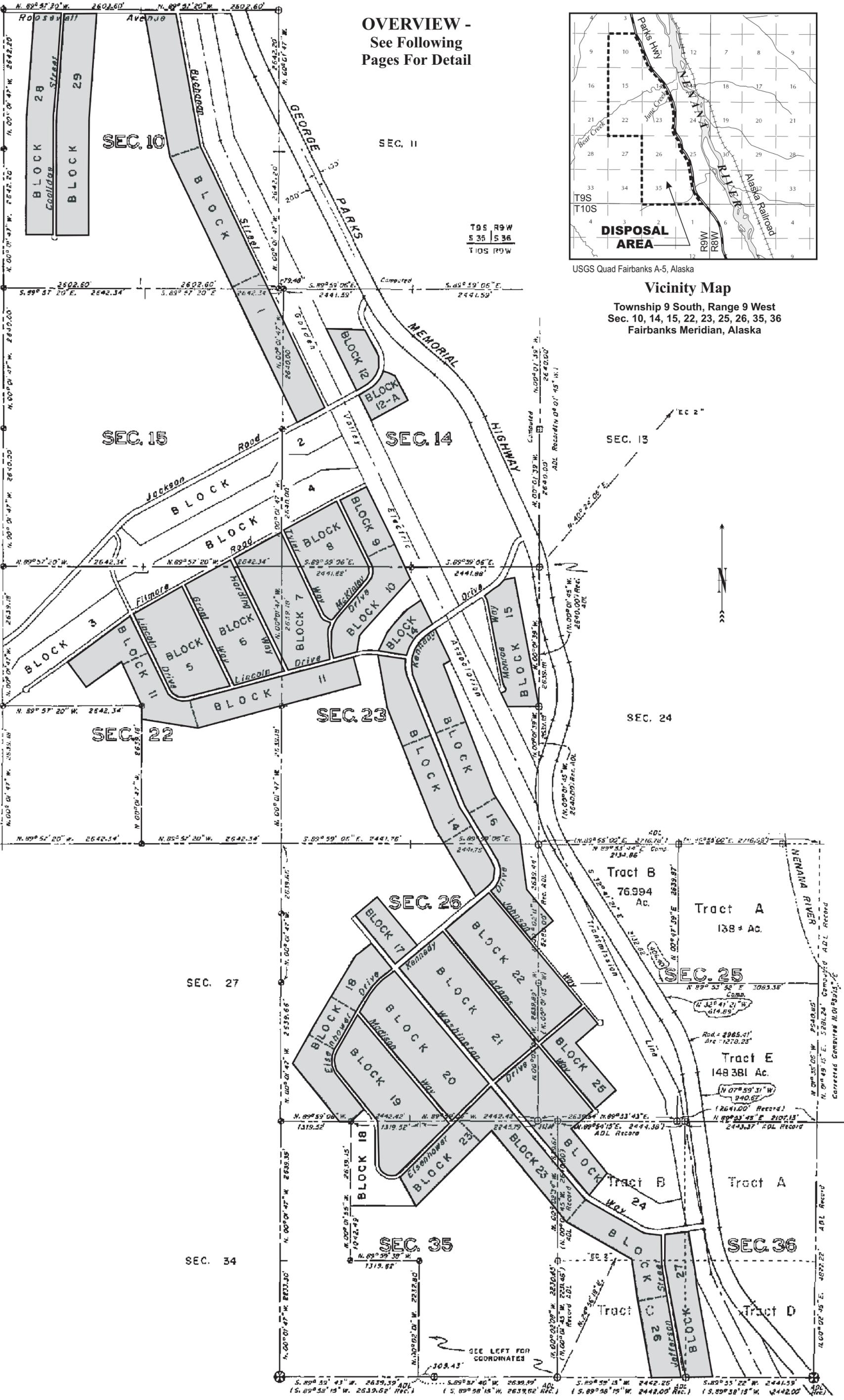
# Map 40 - June Creek Subdivision ASLS 79-166

**OVERVIEW -**  
See Following  
Pages For Detail



**Vicinity Map**

Township 9 South, Range 9 West  
Sec. 10, 14, 15, 22, 23, 25, 26, 35, 36  
Fairbanks Meridian, Alaska

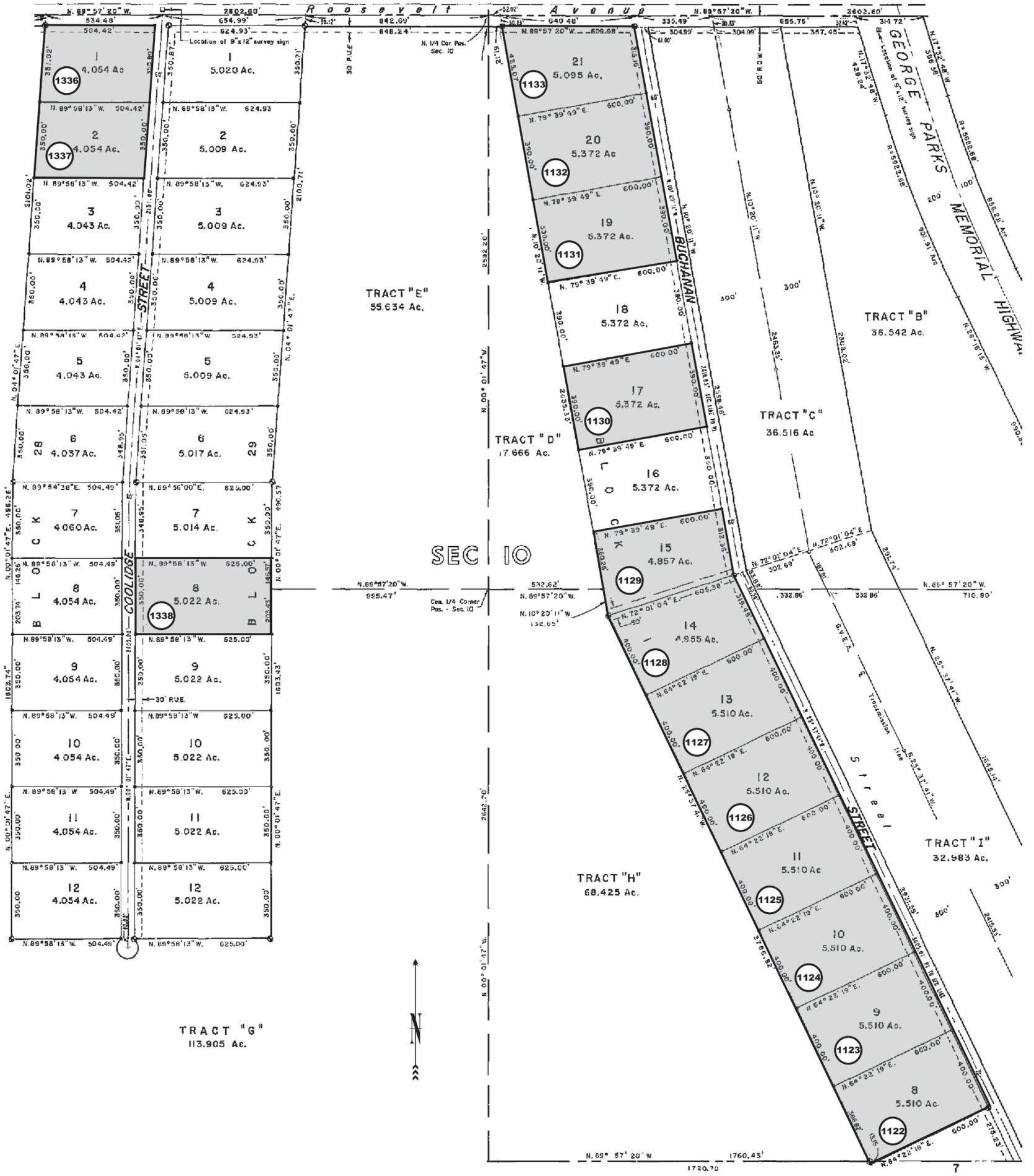


T9S R9W	
S35 E36	
T10S R9W	

SEE LEFT FOR  
COORDINATES

# Map 40 - June Creek Subdivision ASLS 79-166

## Sec. 10



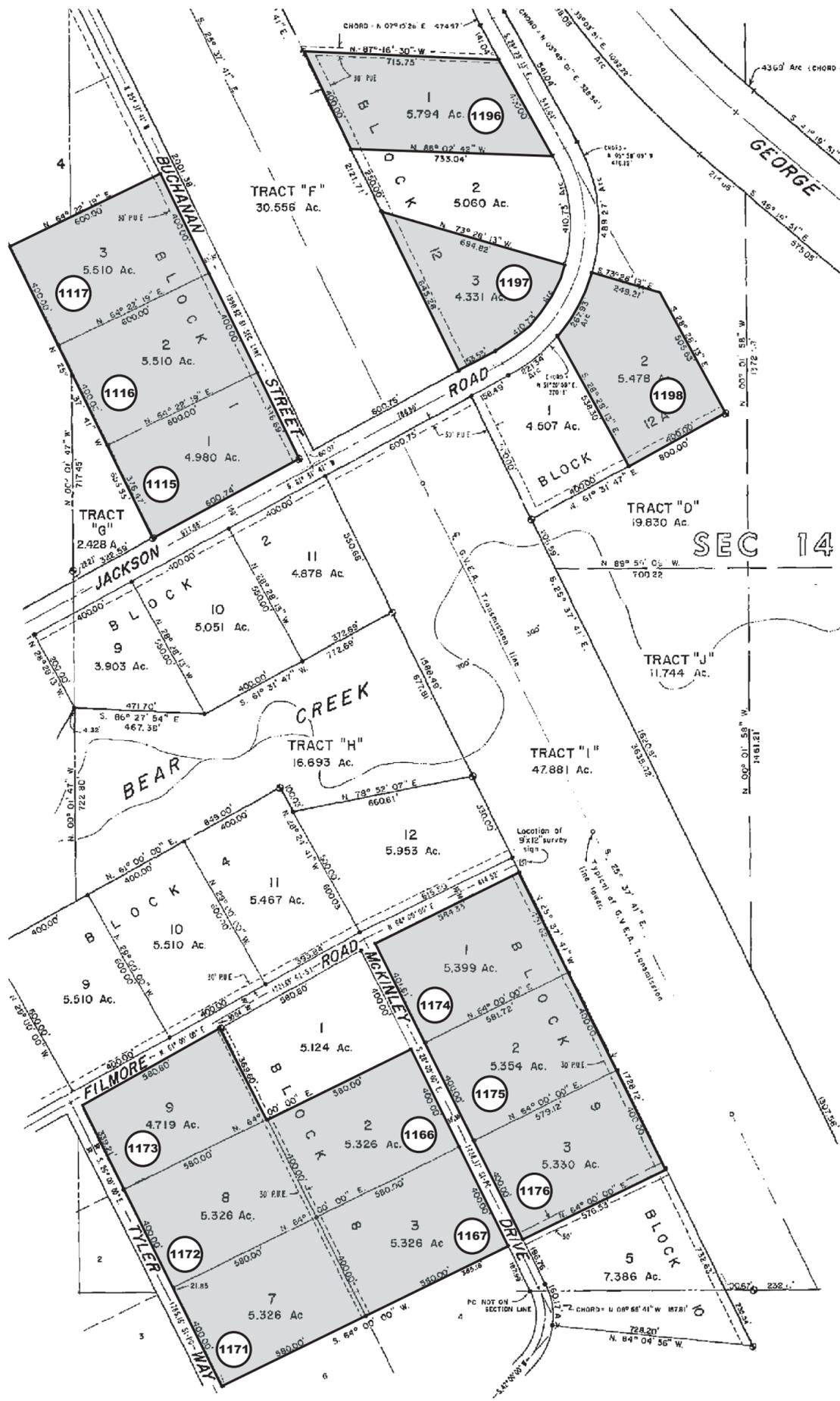
Site Inspection: The Department of Natural Resources strongly urges anyone wishing to purchase a parcel to first review all information and then personally inspect the land before submitting a bid. The land chosen by a bidder/applicant is taken "as is" with no guarantees, expressed or implied, as to its suitability for any intended use.

Note: It is the responsibility of the purchaser to review recorded subdivision plats/maps, surveys, and plat notes for specific information on easements, building setbacks, or other restrictions that will affect any individual parcel being offered. Information is made available at the Department of Natural Resources Public Information Offices or on the web at: (<http://www.dnr.state.ak.us/landrecords>).

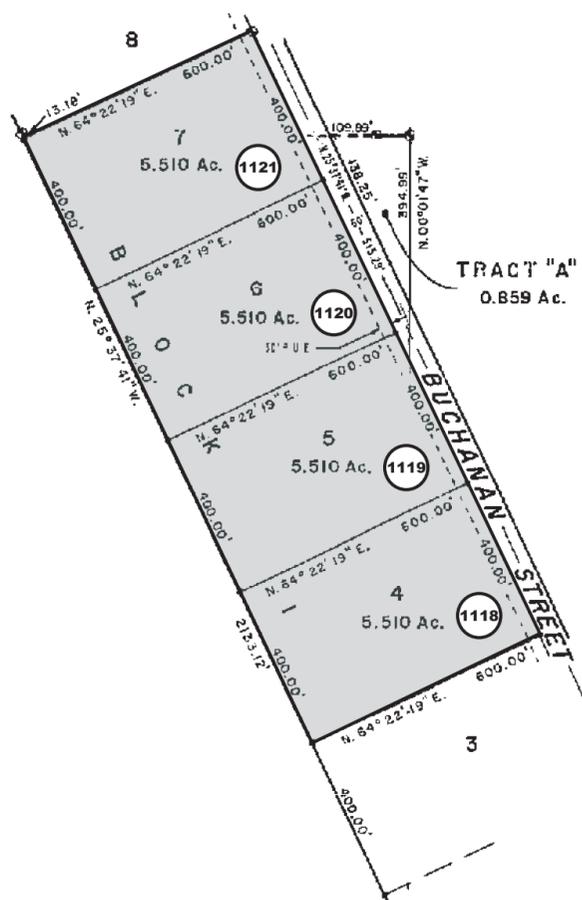
Section Line Rights-Of-Way: All state owned lands bordering surveyed section lines have a reservation for rights-of-way 50 feet in width unless an easement vacation has been recorded. Total width of rights-of-way will be one hundred (100) feet where the State owns lands on both sides of the section line.

# Map 40 - June Creek Subdivision ASLS 79-166

## Sec. 14



## Sec. 15

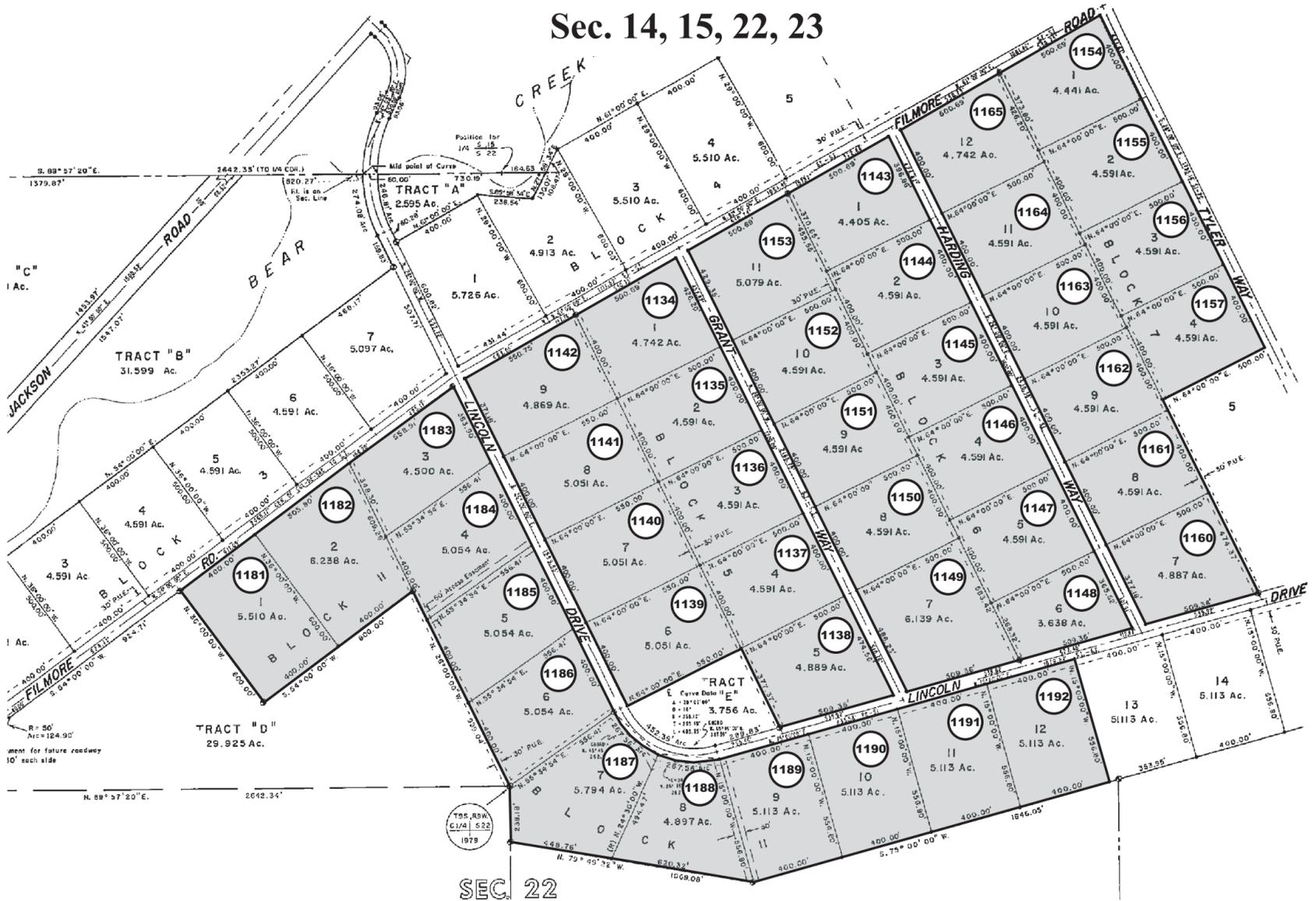


Access: It is the responsibility of all purchasers to properly locate themselves on legal rights-of-way or section-line easements when crossing both public and private lands. Legal access exists to all subdivisions. Rights-of-way shown on subdivision plats or surveys designate areas reserved for road construction and access but do not necessarily indicate the existence of a constructed road.

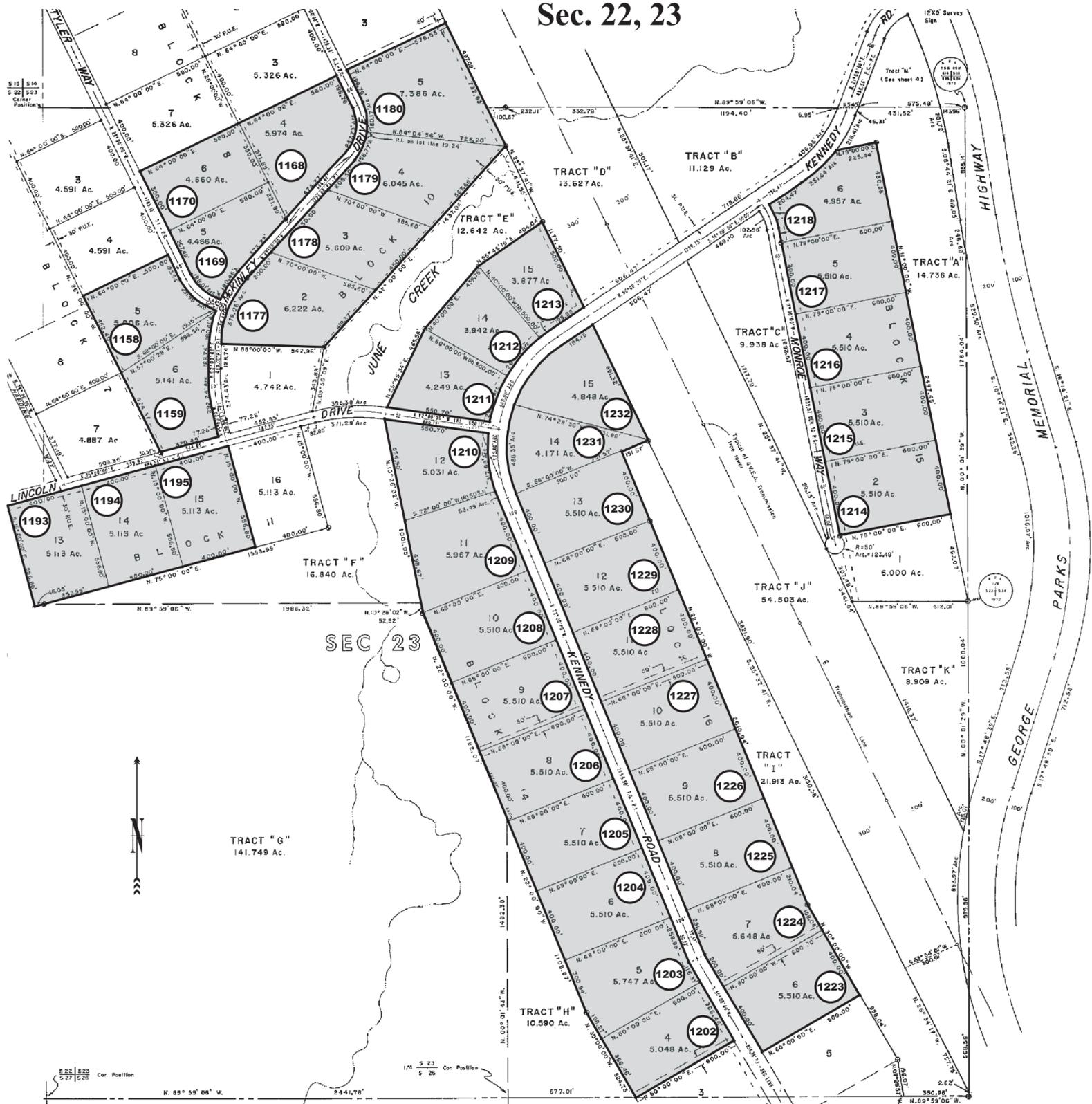
Alaska Railroad: The Alaska Railroad Corporation's 200-foot right-of-way, bridges, and trestles may NOT be used as legal access. Use of the railroad right-of-way is considered trespass and will be prosecuted (AS 11.46.330). The Alaska Railroad Corporation issues permits to cross the railroad. Contact the nearest railroad agent for more information.

# Map 40 - June Creek Subdivision ASLS 79-166

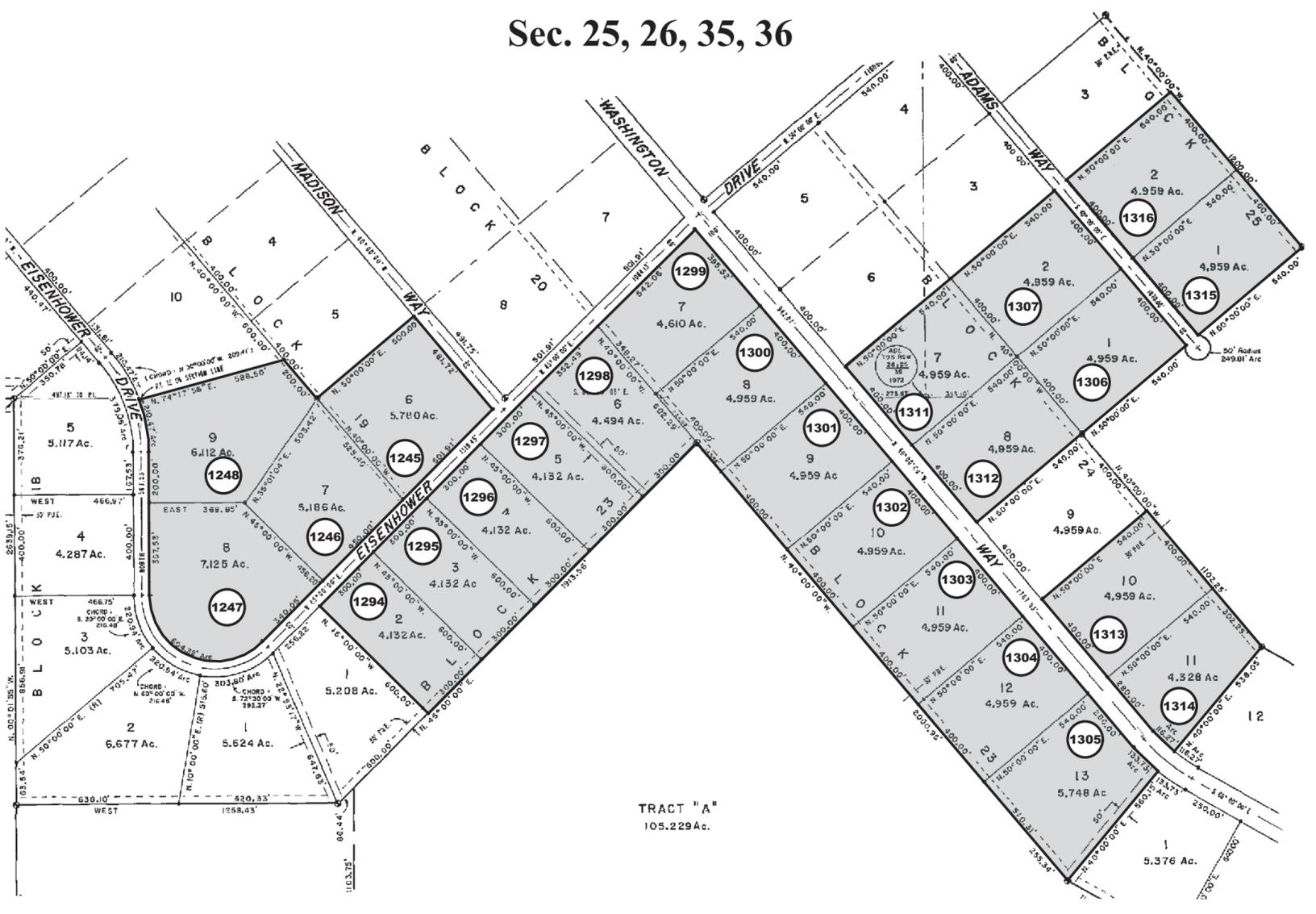
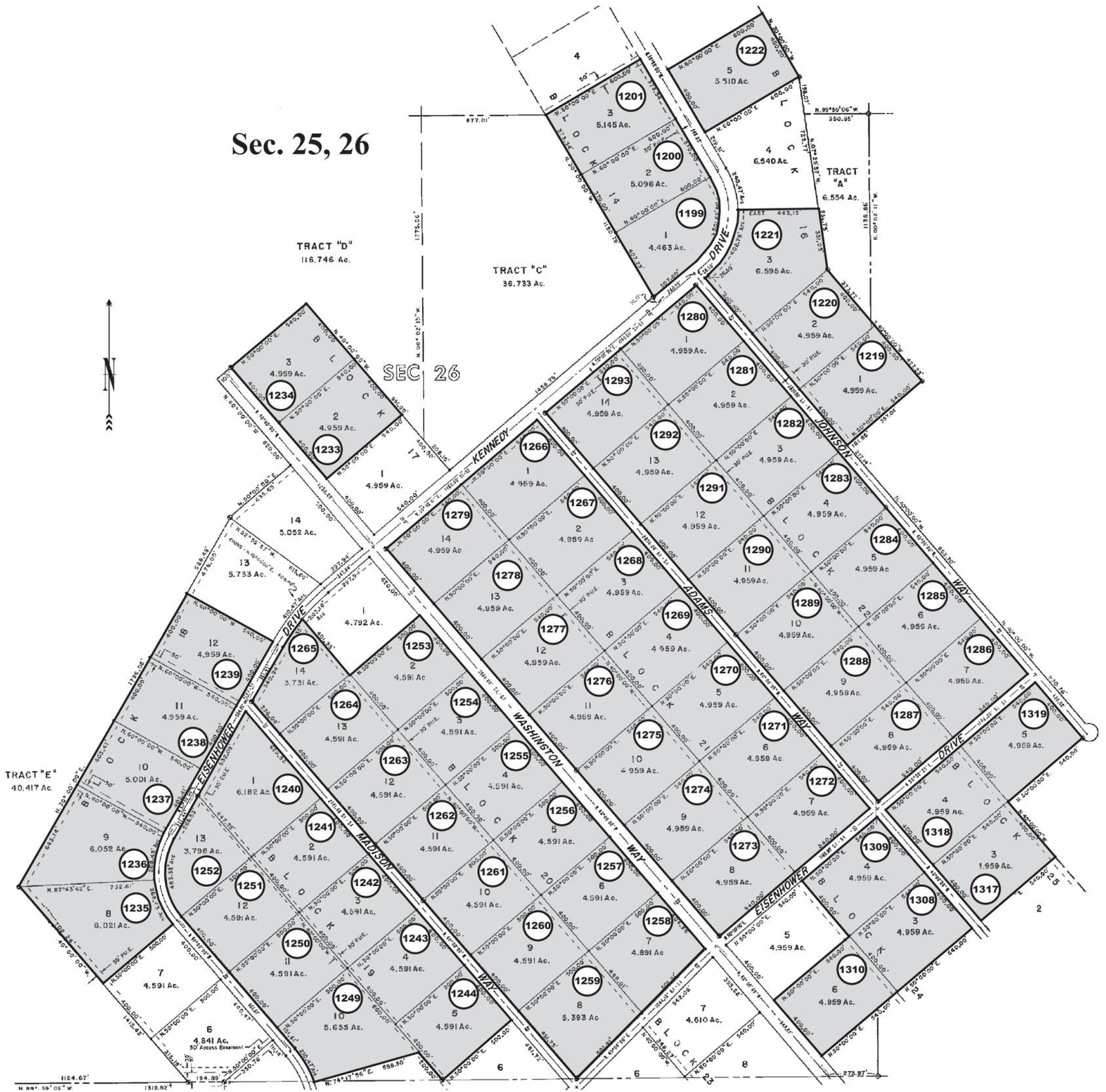
## Sec. 14, 15, 22, 23



## Sec. 22, 23

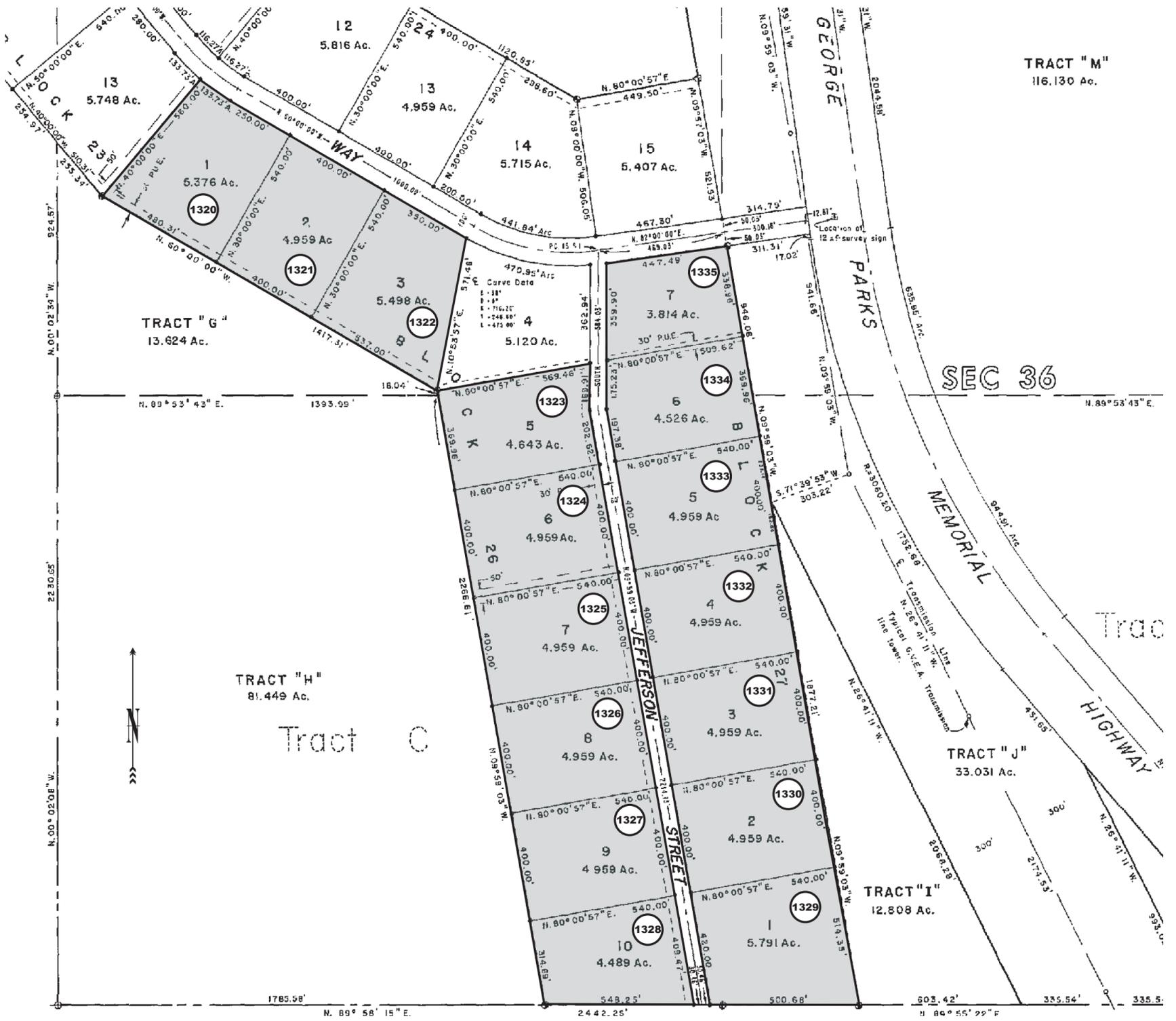


# Map 40 - June Creek Subdivision ASLS 79-166



# Map 40 - June Creek Subdivision ASLS 79-166

## Sec. 36



<b>Location</b>	In the northern foothills of the Alaska Range, approximately 26 road miles north of Healy on the west side of the Parks Highway.
<b>Topo Map</b>	USGS Quad Fairbanks A-5
<b>Access</b>	Parcels in the northern part of the subdivision are accessible via a trail that begins at the intersection of Jackson Road and mile 269.9 of the Parks Highway. Follow Jackson Road and Fillmore Road trails or Bear Creek and June Creek west. Parcels in the southern part of the subdivision are accessible by trail from approximately mile 266.2 of the Alaska Highway.
<b>Terrain</b>	Terrain varies from level to moderately sloping to steep. Elevation is approximately 1,000 feet above mean sea level.
<b>Soils</b>	Fine grained silts over alluvial gravel
<b>Vegetation</b>	Vegetation consists of spruce with some birch, aspen, and cottonwood.
<b>Water Front</b>	Blocks 10 and 14 have some frontage on June Creek, a small, intermittent stream.
<b>View</b>	View of Bear Creek, June Creek, forest, and/or mountains.
<b>Climate</b>	Temperatures can range from 90 degrees F in summer to -60 degrees F in winter.
<b>Water Source</b>	Holding rainwater catchment; Bear and June Creeks are not dependable sources of water.
<b>Water/Sewage Disposal</b>	Lot owners must construct individual non-water carried type sewage and wastewater disposal systems. Check with the State of Alaska Dept. of Environmental Conservation before construction of any such system.
<b>Utilities</b>	None
<b>Restrictions</b>	Subject to platted easements and reservations, see ASLS 79-166.
<b>Municipal Authority</b>	Located within the taxing authority of the Denali Borough.
<b>Homeowners Assoc.</b>	Any subsequent owner of any parcel within the subdivision automatically becomes a member of the June Creek Homeowners Association created to govern said subdivision.
<b>Other</b>	Some parcels may contain debris and abandoned machinery; site inspection is strongly encouraged on all parcels being offered. Parcels are Tentatively Approved from the Federal Government.

Section Line Rights-Of-Way: All state owned lands bordering surveyed section lines have a reservation for rights-of-way 50 feet in width unless an easement vacation has been recorded. Total width of rights-of-way will be one hundred (100) feet where the State owns lands on both sides of the section line.

PARCEL	ADL	MTRS	SURVEY	LOT	BLOCK	ACRES	MINIMUM BID
1115	405138	F009S009W14	ASLS 79-166	1	1	4.980	\$6,000.00
1116	405139	F009S009W14, 15	ASLS 79-166	2	1	5.510	\$6,600.00
1117	405140	F009S009W14, 15	ASLS 79-166	3	1	5.510	\$6,600.00
1118	405141	F009S009W14, 15	ASLS 79-166	4	1	5.510	\$6,600.00
1119	405142	F009S009W14, 15	ASLS 79-166	5	1	5.510	\$6,600.00
1120	405143	F009S009W15	ASLS 79-166	6	1	5.510	\$6,600.00
1121	405144	F009S009W10, 15	ASLS 79-166	7	1	5.510	\$6,600.00
1122	405145	F009S009W15	ASLS 79-166	8	1	5.510	\$6,600.00
1123	405146	F009S009W10	ASLS 79-166	9	1	5.510	\$6,600.00
1124	405147	F009S009W10	ASLS 79-166	10	1	5.510	\$6,600.00
1125	405148	F009S009W10	ASLS 79-166	11	1	5.510	\$6,600.00
1126	405149	F009S009W10	ASLS 79-166	12	1	5.510	\$6,600.00
1127	405150	F009S009W10	ASLS 79-166	13	1	5.510	\$6,600.00
1128	405151	F009S009W10	ASLS 79-166	14	1	4.955	\$5,900.00
1129	405152	F009S009W10	ASLS 79-166	15	1	4.857	\$5,800.00
1130	405154	F009S009W10	ASLS 79-166	17	1	5.372	\$6,400.00
1131	405156	F009S009W10	ASLS 79-166	19	1	5.372	\$6,400.00
1132	405157	F009S009W10	ASLS 79-166	20	1	5.372	\$6,400.00
1133	405158	F009S009W10	ASLS 79-166	21	1	5.095	\$6,100.00
1134	405188	F009S009W22	ASLS 79-166	1	5	4.742	\$5,700.00
1135	405189	F009S009W22	ASLS 79-166	2	5	4.591	\$5,500.00
1136	405190	F009S009W22	ASLS 79-166	3	5	4.591	\$5,500.00
1137	405191	F009S009W22	ASLS 79-166	4	5	4.591	\$5,500.00
1138	405192	F009S009W22	ASLS 79-166	5	5	4.889	\$5,900.00
1139	405193	F009S009W22	ASLS 79-166	6	5	5.051	\$6,100.00
1140	405194	F009S009W22	ASLS 79-166	7	5	5.051	\$6,100.00
1141	405195	F009S009W22	ASLS 79-166	8	5	5.051	\$6,100.00
1142	405196	F009S009W22	ASLS 79-166	9	5	4.869	\$5,800.00
1143	405197	F009S009W15, 22	ASLS 79-166	1	6	4.405	\$5,300.00
1144	405198	F009S009W22	ASLS 79-166	2	6	4.591	\$5,500.00
1145	405199	F009S009W22	ASLS 79-166	3	6	4.591	\$5,500.00
1146	405200	F009S009W22	ASLS 79-166	4	6	4.591	\$5,500.00
1147	405201	F009S009W22	ASLS 79-166	5	6	4.591	\$5,500.00
1148	405202	F009S009W22, 23	ASLS 79-166	6	6	3.638	\$5,100.00
1149	405203	F009S009W22	ASLS 79-166	7	6	6.139	\$6,800.00
1150	405204	F009S009W22	ASLS 79-166	8	6	4.591	\$5,500.00
1151	405205	F009S009W22	ASLS 79-166	9	6	4.591	\$5,500.00
1152	405206	F009S009W22	ASLS 79-166	10	6	4.591	\$5,500.00
1153	405207	F009S009W22	ASLS 79-166	11	6	5.079	\$6,100.00

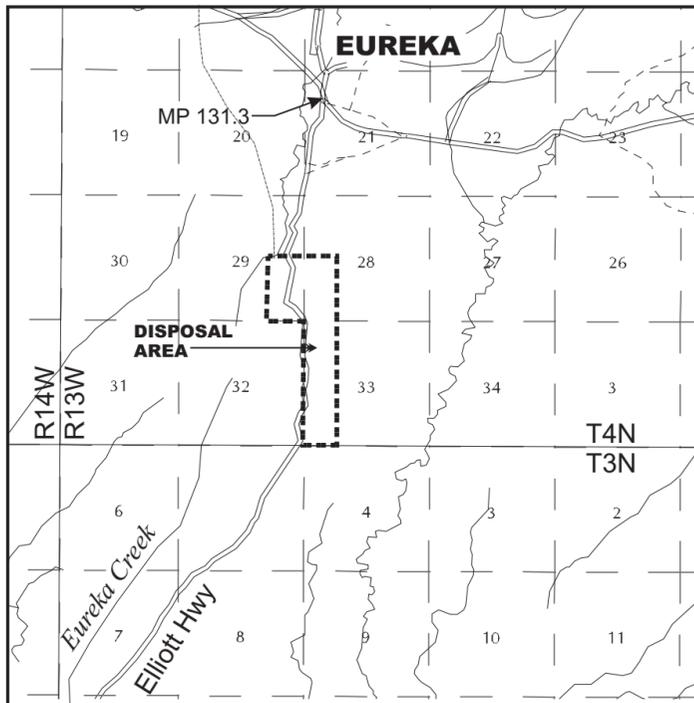
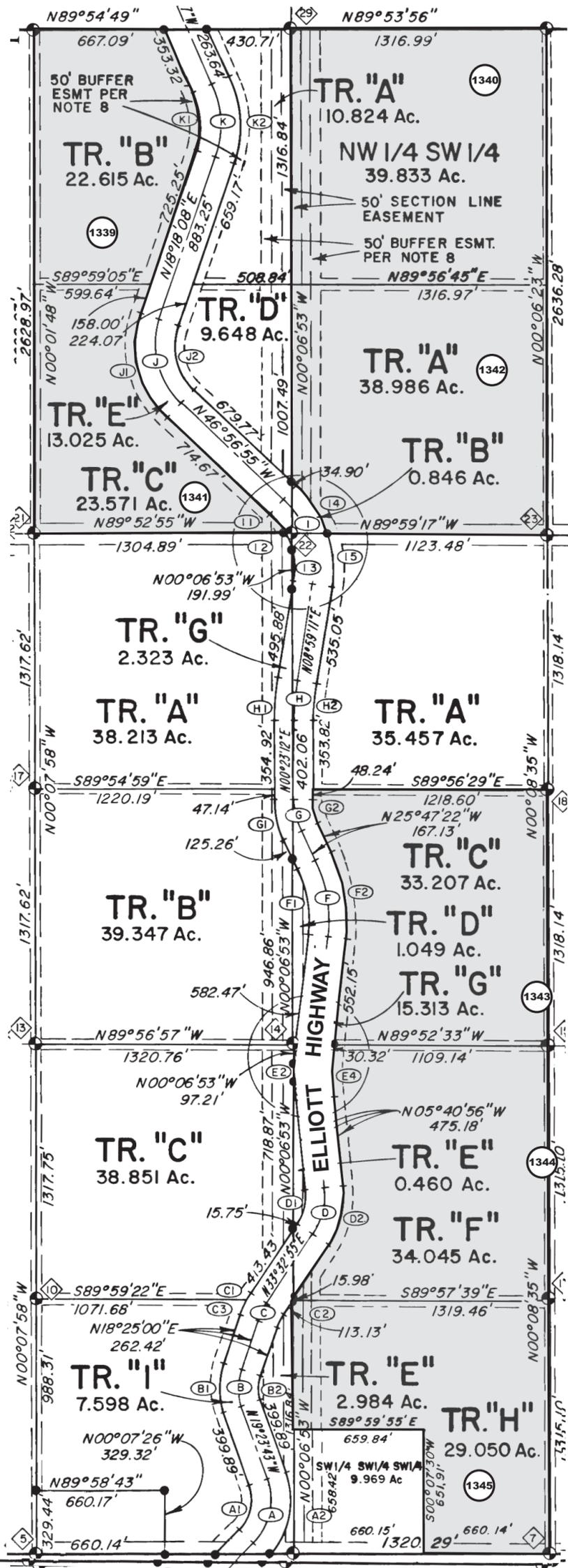
## Map 40 - June Creek Subdivision ASLS 79-166

PARCEL	ADL	MTRS	SURVEY	LOT	BLOCK	ACRES	MINIMUM BID
1154	405208	F009S009W14, 15	ASLS 79-166	1	7	4.441	\$5,300.00
1155	405209	F009S009W14, 15, 22, 23	ASLS 79-166	2	7	4.591	\$5,500.00
1156	405210	F009S009W22, 23	ASLS 79-166	3	7	4.591	\$5,500.00
1157	405211	F009S009W23	ASLS 79-166	4	7	4.591	\$5,500.00
1158	405212	F009S009W23	ASLS 79-166	5	7	5.006	\$6,000.00
1159	405213	F009S009W23	ASLS 79-166	6	7	5.141	\$6,200.00
1160	405214	F009S009W22, 23	ASLS 79-166	7	7	4.887	\$5,900.00
1161	405215	F009S009W22, 23	ASLS 79-166	8	7	4.591	\$5,500.00
1162	405216	F009S009W22, 23	ASLS 79-166	9	7	4.591	\$5,500.00
1163	405217	F009S009W22, 23	ASLS 79-166	10	7	4.591	\$5,500.00
1164	405218	F009S009W15, 22	ASLS 79-166	11	7	4.591	\$5,500.00
1165	405219	F009S009W15, 22	ASLS 79-166	12	7	4.742	\$5,700.00
1166	405221	F009S009W14	ASLS 79-166	2	8	5.326	\$6,400.00
1167	405222	F009S009W14, 23	ASLS 79-166	3	8	5.326	\$6,400.00
1168	405223	F009S009W14, 23	ASLS 79-166	4	8	5.974	\$6,600.00
1169	405224	F009S009W23	ASLS 79-166	5	8	4.466	\$5,400.00
1170	405225	F009S009W23	ASLS 79-166	6	8	4.660	\$5,600.00
1171	405226	F009S009W14, 23	ASLS 79-166	7	8	5.326	\$6,400.00
1172	405227	F009S009W14	ASLS 79-166	8	8	5.326	\$6,400.00
1173	405228	F009S009W14	ASLS 79-166	9	8	4.719	\$5,700.00
1174	405229	F009S009W14	ASLS 79-166	1	9	5.399	\$6,500.00
1175	405230	F009S009W14	ASLS 79-166	2	9	5.354	\$6,400.00
1176	405231	F009S009W14	ASLS 79-166	3	9	5.330	\$6,400.00
1177	405233	F009S009W23	ASLS 79-166	2	10	6.222	\$7,500.00
1178	405234	F009S009W23	ASLS 79-166	3	10	5.609	\$6,700.00
1179	405235	F009S009W23	ASLS 79-166	4	10	6.045	\$7,300.00
1180	405236	F009S009W14, 23	ASLS 79-166	5	10	7.386	\$8,900.00
1181	405237	F009S009W22	ASLS 79-166	1	11	5.510	\$6,600.00
1182	405238	F009S009W22	ASLS 79-166	2	11	6.238	\$7,500.00
1183	405239	F009S009W22	ASLS 79-166	3	11	4.500	\$5,400.00
1184	405240	F009S009W22	ASLS 79-166	4	11	5.054	\$6,100.00
1185	405241	F009S009W22	ASLS 79-166	5	11	5.054	\$6,100.00
1186	405242	F009S009W22	ASLS 79-166	6	11	5.054	\$6,100.00
1187	405243	F009S009W22	ASLS 79-166	7	11	5.794	\$7,000.00
1188	405244	F009S009W22	ASLS 79-166	8	11	4.897	\$5,900.00
1189	405245	F009S009W22	ASLS 79-166	9	11	5.113	\$6,100.00
1190	405246	F009S009W22	ASLS 79-166	10	11	5.113	\$6,100.00
1191	405247	F009S009W22	ASLS 79-166	11	11	5.113	\$6,100.00
1192	405248	F009S009W22	ASLS 79-166	12	11	5.113	\$6,100.00
1193	405249	F009S009W22, 23	ASLS 79-166	13	11	5.113	\$6,100.00
1194	405250	F009S009W23	ASLS 79-166	14	11	5.113	\$6,100.00
1195	405251	F009S009W23	ASLS 79-166	15	11	5.113	\$6,100.00
1196	405253	F009S009W14	ASLS 79-166	1	12	5.794	\$8,700.00
1197	405255	F009S009W14	ASLS 79-166	3	12	4.331	\$6,500.00
1198	405257	F009S009W14	ASLS 79-166	2	12A	5.478	\$8,200.00
1199	405258	F009S009W26	ASLS 79-166	1	14	4.463	\$5,400.00
1200	405259	F009S009W26	ASLS 79-166	2	14	5.096	\$6,100.00
1201	405260	F009S009W23, 26	ASLS 79-166	3	14	5.145	\$6,200.00
1202	405261	F009S009W23	ASLS 79-166	4	14	5.048	\$6,100.00
1203	405262	F009S009W23	ASLS 79-166	5	14	5.747	\$6,900.00
1204	405263	F009S009W23	ASLS 79-166	6	14	5.510	\$6,600.00
1205	405264	F009S009W23	ASLS 79-166	7	14	5.510	\$6,600.00
1206	405265	F009S009W23	ASLS 79-166	8	14	5.510	\$6,600.00
1207	405266	F009S009W23	ASLS 79-166	9	14	5.510	\$6,600.00
1208	405267	F009S009W23	ASLS 79-166	10	14	5.510	\$6,600.00
1209	405268	F009S009W23	ASLS 79-166	11	14	5.967	\$7,200.00
1210	405269	F009S009W23	ASLS 79-166	12	14	5.031	\$6,000.00
1211	405270	F009S009W23	ASLS 79-166	13	14	4.249	\$5,100.00
1212	405271	F009S009W23	ASLS 79-166	14	14	3.942	\$4,700.00
1213	405272	F009S009W23	ASLS 79-166	15	14	3.877	\$4,700.00
1214	405274	F009S009W23	ASLS 79-166	2	15	5.510	\$6,600.00
1215	405275	F009S009W23	ASLS 79-166	3	15	5.510	\$6,600.00
1216	405276	F009S009W23	ASLS 79-166	4	15	5.510	\$6,600.00
1217	405277	F009S009W23	ASLS 79-166	5	15	5.510	\$6,600.00
1218	406468	F009S009W23	ASLS 79-166	6	15	4.957	\$5,900.00
1219	405278	F009S009W25, 26	ASLS 79-166	1	16	4.959	\$6,000.00
1220	405279	F009S009W26	ASLS 79-166	2	16	4.959	\$6,000.00
1221	405280	F009S009W26	ASLS 79-166	3	16	6.595	\$7,900.00
1222	405282	F009S009W23, 26	ASLS 79-166	5	16	5.510	\$6,600.00
1223	405283	F009S009W23	ASLS 79-166	6	16	5.510	\$6,600.00
1224	405284	F009S009W23	ASLS 79-166	7	16	5.648	\$6,800.00
1225	405285	F009S009W23	ASLS 79-166	8	16	5.510	\$6,600.00
1226	405286	F009S009W23	ASLS 79-166	9	16	5.510	\$6,600.00
1227	405287	F009S009W23	ASLS 79-166	10	16	5.510	\$6,600.00
1228	405288	F009S009W23	ASLS 79-166	11	16	5.510	\$6,600.00
1229	405289	F009S009W23	ASLS 79-166	12	16	5.510	\$6,600.00
1230	405290	F009S009W23	ASLS 79-166	13	16	5.510	\$6,600.00
1231	405291	F009S009W23	ASLS 79-166	14	16	4.171	\$5,000.00
1232	405292	F009S009W23	ASLS 79-166	15	16	4.848	\$5,800.00
1233	405294	F009S009W26	ASLS 79-166	2	17	4.959	\$6,000.00
1234	405295	F009S009W26	ASLS 79-166	3	17	4.959	\$6,000.00
1235	405303	F009S009W26	ASLS 79-166	8	18	6.021	\$7,200.00
1236	405304	F009S009W26	ASLS 79-166	9	18	6.052	\$7,300.00
1237	405305	F009S009W26	ASLS 79-166	10	18	5.001	\$6,000.00
1238	405306	F009S009W26	ASLS 79-166	11	18	4.959	\$6,000.00
1239	405307	F009S009W26	ASLS 79-166	12	18	4.959	\$6,000.00
1240	405310	F009S009W26	ASLS 79-166	1	19	6.182	\$7,400.00
1241	405311	F009S009W26	ASLS 79-166	2	19	4.591	\$5,500.00
1242	405312	F009S009W26	ASLS 79-166	3	19	4.591	\$5,500.00
1243	405313	F009S009W26	ASLS 79-166	4	19	4.591	\$5,500.00
1244	405314	F009S009W26	ASLS 79-166	5	19	4.590	\$5,500.00
1245	405315	F009S009W26, 35	ASLS 79-166	6	19	5.780	\$8,700.00
1246	405316	F009S009W35	ASLS 79-166	7	19	5.186	\$7,800.00
1247	405317	F009S009W35	ASLS 79-166	8	19	7.125	\$10,700.00

PARCEL	ADL	MTRS	SURVEY	LOT	BLOCK	ACRES	MINIMUM BID
1248	405318	F009S009W26, 35	ASLS 79-166	9	19	6.112	\$7,300.00
1249	405319	F009S009W26	ASLS 79-166	10	19	5.655	\$6,800.00
1250	405320	F009S009W26	ASLS 79-166	11	19	4.591	\$5,500.00
1251	405321	F009S009W26	ASLS 79-166	12	19	4.591	\$5,500.00
1252	405322	F009S009W26	ASLS 79-166	13	19	3.798	\$4,600.00
1253	405324	F009S009W26	ASLS 79-166	2	20	4.591	\$5,500.00
1254	405325	F009S009W26	ASLS 79-166	3	20	4.591	\$5,500.00
1255	405326	F009S009W26	ASLS 79-166	4	20	4.591	\$5,500.00
1256	405327	F009S009W26	ASLS 79-166	5	20	4.591	\$5,500.00
1257	405328	F009S009W26	ASLS 79-166	6	20	4.591	\$5,500.00
1258	405329	F009S009W26	ASLS 79-166	7	20	4.891	\$5,900.00
1259	405330	F009S009W26	ASLS 79-166	8	20	5.393	\$6,500.00
1260	405331	F009S009W26	ASLS 79-166	9	20	4.591	\$5,500.00
1261	405332	F009S009W26	ASLS 79-166	10	20	4.591	\$5,500.00
1262	405333	F009S009W26	ASLS 79-166	11	20	4.591	\$5,500.00
1263	405334	F009S009W26	ASLS 79-166	12	20	4.591	\$5,500.00
1264	405335	F009S009W26	ASLS 79-166	13	20	4.591	\$5,500.00
1265	405336	F009S009W26	ASLS 79-166	14	20	3.731	\$4,500.00
1266	405337	F009S009W26	ASLS 79-166	1	21	4.959	\$6,000.00
1267	405338	F009S009W26	ASLS 79-166	2	21	4.959	\$6,000.00
1268	405339	F009S009W26	ASLS 79-166	3	21	4.959	\$6,000.00
1269	405340	F009S009W26	ASLS 79-166	4	21	4.959	\$6,000.00
1270	405341	F009S009W26	ASLS 79-166	5	21	4.959	\$6,000.00
1271	405342	F009S009W26	ASLS 79-166	6	21	4.959	\$6,000.00
1272	405343	F009S009W26	ASLS 79-166	7	21	4.959	\$6,000.00
1273	405344	F009S009W26	ASLS 79-166	8	21	4.959	\$6,000.00
1274	405345	F009S009W26	ASLS 79-166	9	21	4.959	\$6,000.00
1275	405346	F009S009W26	ASLS 79-166	10	21	4.959	\$6,000.00
1276	405347	F009S009W26	ASLS 79-166	11	21	4.959	\$6,000.00
1277	405348	F009S009W26	ASLS 79-166	12	21	4.959	\$6,000.00
1278	405349	F009S009W26	ASLS 79-166	13	21	4.959	\$6,000.00
1279	405350	F009S009W26	ASLS 79-166	14	21	4.959	\$6,000.00
1280	405351	F009S009W26	ASLS 79-166	1	22	4.959	\$6,000.00
1281	405352	F009S009W26	ASLS 79-166	2	22	4.959	\$6,000.00
1282	405353	F009S009W26	ASLS 79-166	3	22	4.959	\$6,000.00
1283	405354	F009S009W25, 26	ASLS 79-166	4	22	4.959	\$6,000.00
1284	405355	F009S009W25, 26	ASLS 79-166	5	22	4.959	\$6,000.00
1285	405356	F009S009W25, 26	ASLS 79-166	6	22	4.959	\$6,000.00
1286	405357	F009S009W25	ASLS 79-166	7			

# Map 41 - Kentucky Creek Odd Lots ASCS

Sec. 28, 29, 33



USGS Quad Tanana A-1, Alaska

### Vicinity Map

Township 4 North, Range 13 West, Sec. 28, 29, 33  
Fairbanks Meridian, Alaska

<b>Location</b>	Approximately 145 road miles north of Fairbanks on the Elliott Highway, and between 1 and 2 miles south of the Eureka Road intersection.
<b>Topo Map</b>	USGS Quad Tanana A-1
<b>Access</b>	All parcels are accessible by car from approximately mile 134 of the Elliott Highway, 1.5 to 3.5 miles south of the Eureka Road intersection.
<b>Terrain</b>	Terrain is mostly flat to gently rolling. Elevation is about 500 feet.
<b>Soils</b>	Loamy with deep, silty loess and thick, peaty surface mat. Permafrost present in some areas.
<b>Vegetation</b>	Mixed forest of spruce, birch, and aspen. Ground vegetation includes sedge tussocks, mosses, and shrubs.
<b>Water Front</b>	None
<b>View</b>	Surrounding forest.
<b>Climate</b>	Temperatures could range from 90 degrees F in summer to -60 degrees F in winter. Annual precipitation is 15 inches including 61 inches of snow.
<b>Water Source</b>	Holding rainwater catchment or well.
<b>Water/Sewage Disposal</b>	Lot owners must construct individual sewage and wastewater disposal systems; these are restricted to self-contained privies or such systems as approved by ADEC.
<b>Utilities</b>	None
<b>Restrictions</b>	Subject to platted easements and reservations, see ASCS. Parcels may contain wetlands and may require Department of the Army Corps of Engineers permits prior to placement of fill material. There is a 50-foot building setback from lot boundaries fronting the Elliott Highway.
<b>Municipal Authority</b>	None
<b>Homeowners Assoc.</b>	None
<b>Other</b>	Located within the Tanana Basin Area Plan. Some selective logging and subsequent birch regeneration has occurred on Parcels 1342 and 1343. Parcels are Tentatively Approved from the Federal Government.

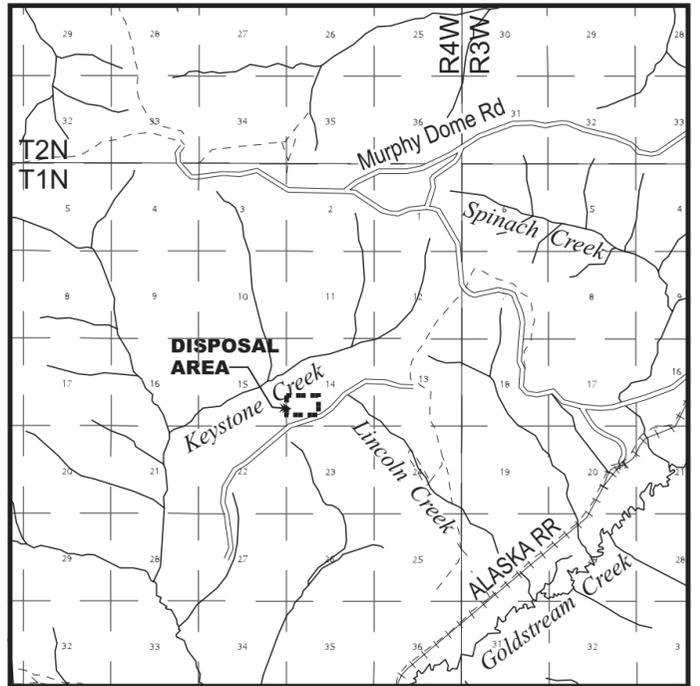
PARCEL	ADL	MTRS	SURVEY	TRACT / ALIQUOT PART	ACRES	MINIMUM BID
1339	410371	F004N013W29	ASCS	B	22.615	\$13,600.00
1340	410372	F004N013W28	ASCS	NW4SW4	39.833	\$21,900.00
1341	410373	F004N013W29	ASCS	C	23.571	\$14,100.00
1342	410374	F004N013W28	ASCS	A	38.986	\$21,400.00
1343	410378	F004N013W33	ASCS	C	33.207	\$19,900.00
1344	410380	F004N013W33	ASCS	F	34.045	\$20,400.00
1345	410382	F004N013W33	ASCS	H	29.050	\$17,400.00

Note: Authorized uses such as hunting, trapping, mining, or timber sales can and do occur on private, municipal, state, or federal land near the offered parcels. It is strongly recommended that applicants take this into consideration when applying for the purchase of state land.

Section Line Rights-Of-Way: All state owned lands bordering surveyed section lines have a reservation for rights-of-way 50 feet in width unless an easement vacation has been recorded. Total width of rights-of-way will be one hundred (100) feet where the State owns lands on both sides of the section line.

## Map 42 - Lincoln Creek ASLS 82-158

<b>Location</b>	Approximately 20 miles west of Fairbanks via Sheep Creek and New Murphy Dome Roads.
<b>Topo Map</b>	USGS Quad Fairbanks D-3
<b>Access</b>	From the intersection of Goldstream Road and New Murphy Dome Road north of Fairbanks, drive north 12.5 miles to Abraham Road (second left past Spinach Creek Bridge). Turn left on Abraham Road into the subdivision. The parcel is located on the north side of Abraham Road approximately 2 to 2.5 miles from the turn off.
<b>Terrain</b>	Parcel lies on a ridge top with north facing slope.
<b>Soils</b>	Shallow soils are composed of rocky and fine-grained particles and are well suited for residential development.
<b>Vegetation</b>	Primarily black spruce.
<b>Water Front</b>	None
<b>View</b>	View of the Keystone Creek Valley.
<b>Climate</b>	Winter temperatures average between -22 degrees to 26 degrees F and summer temperatures range from 35 degrees to 69 degrees F. The temperature extremes average between -55 degrees to 92 degrees F. Average annual precipitation is 15 inches.
<b>Water Source</b>	Unknown
<b>Water/Sewage Disposal</b>	No individual water supply system or sewage disposal system shall be permitted on any lot unless such system is located, constructed, and equipped in accordance with the requirements of the Alaska Department of Environmental Conservation (ADEC). This subdivision has been approved by ADEC for septic tanks and leach fields.
<b>Utilities</b>	None
<b>Restrictions</b>	Subject to platted easements and reservations, see ASLS 82-158.
<b>Municipal Authority</b>	Located within the taxing authority of the Fairbanks North Star Borough.
<b>Homeowners Assoc.</b>	Unknown
<b>Other</b>	Located within the Tanana Basin Area Plan.



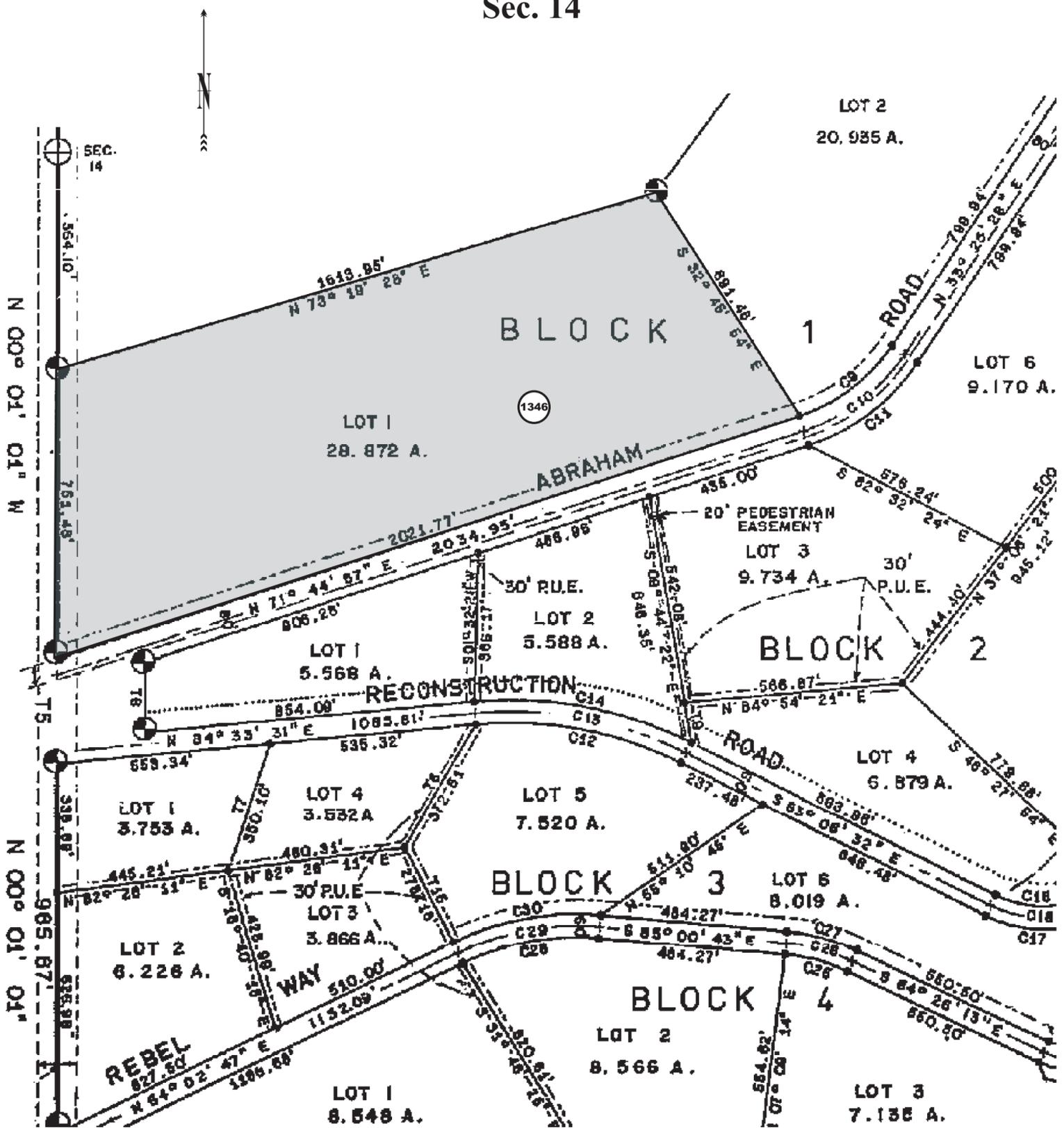
USGS Quad Fairbanks D-3, Alaska

### Vicinity Map

Township 1 North, Range 4 West, Sec. 14  
Fairbanks Meridian, Alaska

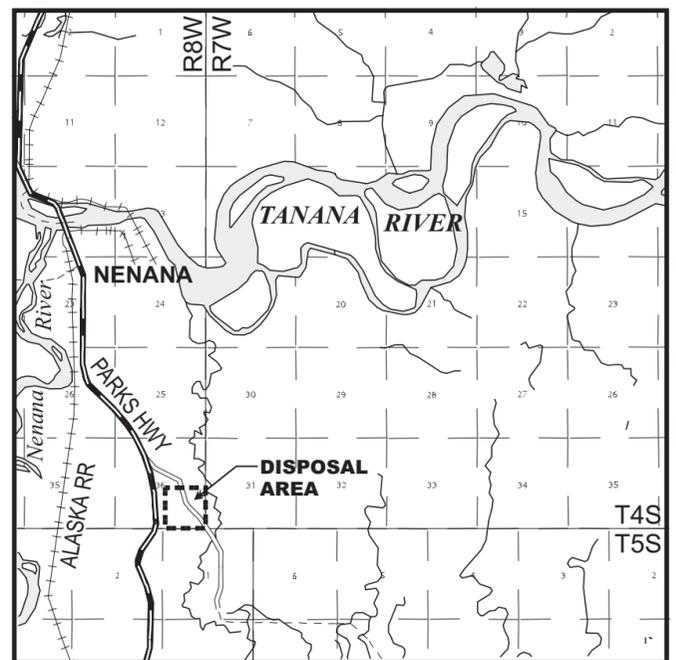
PARCEL	ADL	MTRS	SURVEY	LOT	BLOCK	ACRES	MINIMUM BID
1346	409815	F001N004W14	ASLS 82-158	1	1	28.872	\$31,750.00

### Sec. 14



# Map 43 - Nenana South ASLS 80-106

<b>Location</b>	Approximately 3 road miles south of Nenana along the Parks Highway.
<b>Topo Map</b>	USGS Quad Fairbanks C-5
<b>Access</b>	For all lots, take Tonsona Road east off the Parks Highway near highway mile 301.3. For lots 9 and 10 of Block K continue on Tonsona Road, then right on FAA Way about 1/8 mile.
<b>Terrain</b>	Terrain is flat, low, and possibly wet; elevation is about 350 feet
<b>Soils</b>	Silt and fine sandy loam, with permafrost present in some areas.
<b>Vegetation</b>	Predominantly black spruce with some white spruce, birch, aspen, willow and shrubs.
<b>Water Front</b>	None
<b>View</b>	Potential views of surrounding forest.
<b>Climate</b>	Temperatures could range from 90 degrees F in summer to -60 degrees F in winter.
<b>Water Source</b>	Holding rain water catchment; well.
<b>Water/Sewage Disposal</b>	Lot owners must construct individual sewage and wastewater disposal systems; these are restricted to self-contained privies or such systems as approved by ADEC
<b>Utilities</b>	GVEA power available nearby.
<b>Restrictions</b>	Parcels may contain wetlands and may require Department of the Army Corps of Engineers permits prior to placement of fill material.
<b>Municipal Authority</b>	Located within the taxing authority of the City of Nenana.
<b>Homeowners Assoc.</b>	Any subsequent owner of any parcel automatically becomes a member of Nenana South Homeowners Association created to govern said subdivision. Covenants are recorded in Nenana Book 26, Page 306.
<b>Other</b>	Roads into the subdivision may be susceptible to washout. ADL 407006 contains an abandoned car, outhouse, and trash. All parcels are subject to ADL 389449, a shallow oil and natural gas lease.



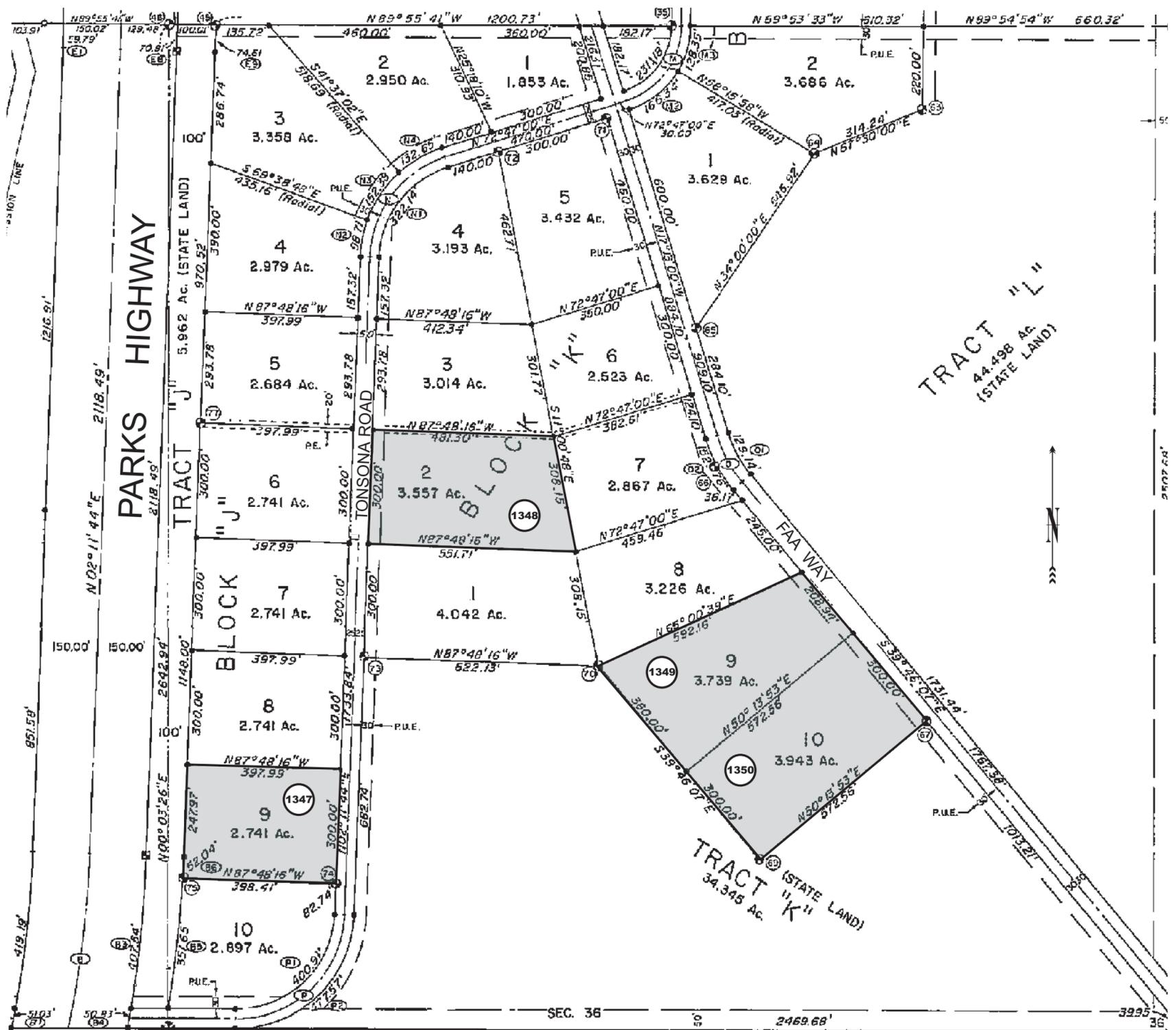
USGS Quad Fairbanks C-5, Alaska

### Vicinity Map

Township 4 South, Range 8 West, Sec. 36  
Fairbanks Meridian, Alaska

PARCEL	ADL	MTRS	SURVEY	LOT	BLOCK	ACRES	MINIMUM BID
1347	406777	F004S008W36	ASLS 80-106	9	J	2.741	\$8,200.00
1348	406780	F004S008W36	ASLS 80-106	2	K	3.557	\$10,700.00
1349	407006	F004S008W36	ASLS 80-106	9	K	3.739	\$11,200.00
1350	407007	F004S008W36	ASLS 80-106	10	K	3.943	\$11,800.00

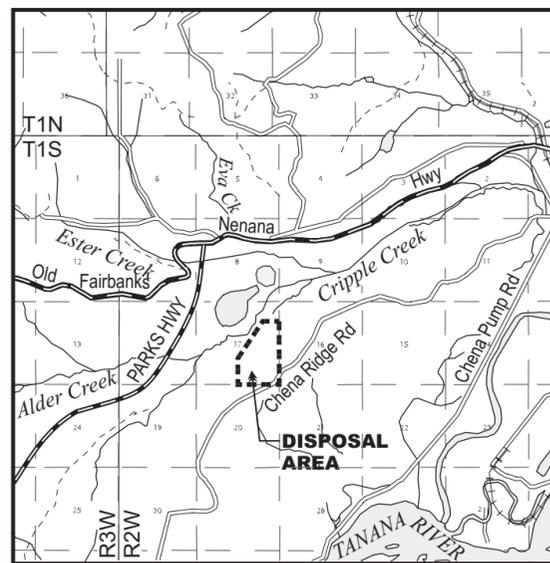
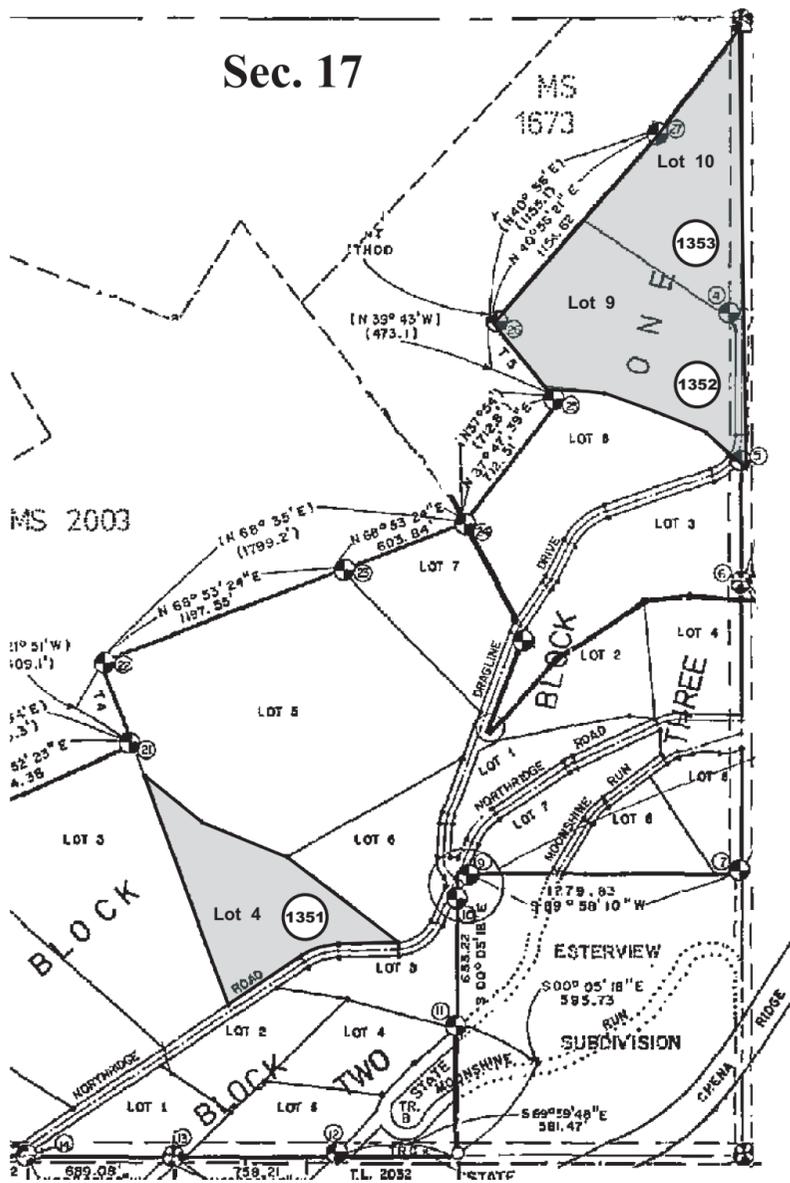
## SE 1/4 Sec. 36



Access: It is the responsibility of all purchasers to properly locate themselves on legal rights-of-way or section-line easements when crossing both public and private lands. Legal access exists to all subdivisions. Rights-of-way shown on subdivision plats or surveys designate areas reserved for road construction and access but do not necessarily indicate the existence of a constructed road.

Alaska Railroad: The Alaska Railroad Corporation's 200-foot right-of-way, bridges, and trestles may NOT be used as legal access. Use of the railroad right-of-way is considered trespass and will be prosecuted (AS 11.46.330). The Alaska Railroad Corporation issues permits to cross the railroad. Contact the nearest railroad agent for more information.

### Map 44 - Northridge ASLS 81-214



USGS Quad Fairbanks D-2, D-3, Alaska

#### Vicinity Map

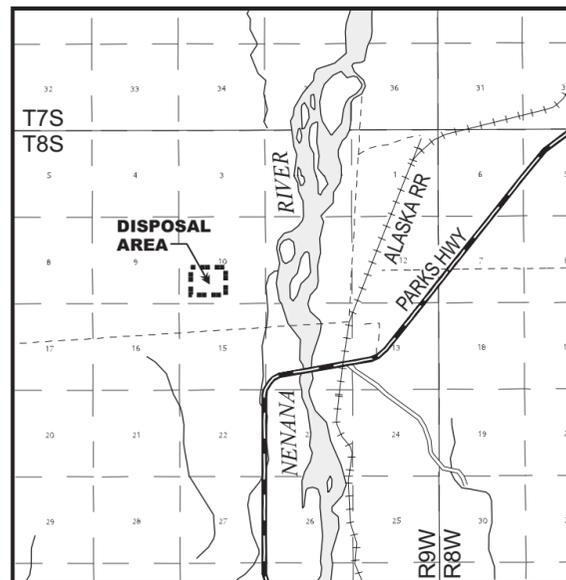
Township 1 North, Range 2 West, Sec. 17  
Fairbanks Meridian, Alaska

PARCEL	ADL	MTRS	SURVEY	LOT	BLOCK	ACRES	MINIMUM BID
1351	409213	F001S002W17	ASLS 81-214	4	1	10.073	\$11,100.00
1352	409218	F001S002W17	ASLS 81-214	9	1	15.156	\$13,650.00
1353	409219	F001S002W17	ASLS 81-214	10	1	11.399	\$10,250.00

<b>Location</b>	Located approximately 8 miles west of Fairbanks at 4.1 mile Chena Ridge Road.
<b>Topo Map</b>	USGS Quad Fairbanks D-2, D-3
<b>Access</b>	Access to the parcels can be obtained from Moonshine Run (1.6 miles past fire station) to Dragline Drive, both of which are unimproved roads.
<b>Terrain</b>	Moderate slope with elevation between 450 feet to 1,100 feet above mean sea level.
<b>Soils</b>	The area is underlain with silty soils and discontinuous permafrost.
<b>Vegetation</b>	Primarily birch, poplar, and white spruce.
<b>Water Front</b>	None
<b>View</b>	Northern view of the Cripple Creek drainage.
<b>Climate</b>	Temperatures can be expected to range from 35 degrees to 69 degrees F in the summer and -22 degrees to 26 degrees F in the winter. Extremes are approximately -55 degrees and 92 degrees F. Average annual precipitation is 15 inches.
<b>Water Source</b>	Wells are expected to be deep.
<b>Water/Sewage Disposal</b>	No individual water supply system or sewage disposal system shall be permitted on any lot unless such system is located, constructed, and equipped in accordance with the requirements of the Alaska Department of Environmental Conservation (ADEC). This subdivision has been approved by ADEC for septic tanks and leach fields.
<b>Utilities</b>	Power lines exist on the southern boundary of the subdivision.
<b>Restrictions</b>	Subject to platted easements and reservations, see ASLS 81-214. A trail easement exists along the southern boundary of Lot 9 Block 1. The northeastern boundary of Lot 4 Block 1 parallels the historic RS 2477 Chena-Ester trail, which is subject to the mining law of 1866. It is designated RST 1826.
<b>Municipal Authority</b>	Located within the taxing authority of the Fairbanks North Star Borough.
<b>Homeowners Assoc.</b>	Unknown
<b>Other</b>	Located within the Tanana Basin Area Plan. Cripple Creek runs through the northern portion of Lot 10 Block 1.

### Map 45 - Quota ASLS 80-120

<b>Location</b>	Approximately 10 miles southwest of Anderson, west of the Parks Highway.
<b>Topo Map</b>	USGS Quad Fairbanks A-5
<b>Access</b>	South of the Rex Bridge over the Nenana River at approximately mile 276 of the Parks Highway, head west .25 miles on a gravel road, then travel north on Rochester Way for 1.4 miles. The parcel can then be accessed via a flagged brush line.
<b>Terrain</b>	Flat to moderately sloping; elevation is 650-700 feet.
<b>Soils</b>	Silt type underlain by gravel with permafrost present in some areas.
<b>Vegetation</b>	Spruce, birch, aspen, willow, and shrubs.
<b>Water Front</b>	None
<b>View</b>	Potentially good view of surrounding forest.
<b>Climate</b>	Temperatures could range from 90 degrees F in summer to -60 degrees F in winter.
<b>Water Source</b>	Holding rainwater catchment; well.
<b>Water/Sewage Disposal</b>	Lot owners must construct individual sewage and wastewater disposal systems; these are restricted to self-contained privies or such systems as approved by ADEC.
<b>Utilities</b>	Power is available from surrounding area.
<b>Restrictions</b>	Subject to platted easements and reservations, see ASLS 80-120.
<b>Municipal Authority</b>	Located within the taxing authority of the Denali Borough.
<b>Homeowners Assoc.</b>	Any subsequent owner of any parcel within the subdivision automatically becomes a member of the Homeowners Association created to govern said subdivision. Covenants are recorded in Nenana Book 26 Page 309.
<b>Other</b>	Located within the Tanana Basin Area Plan. Parcels are Tentatively Approved from the Federal Government.



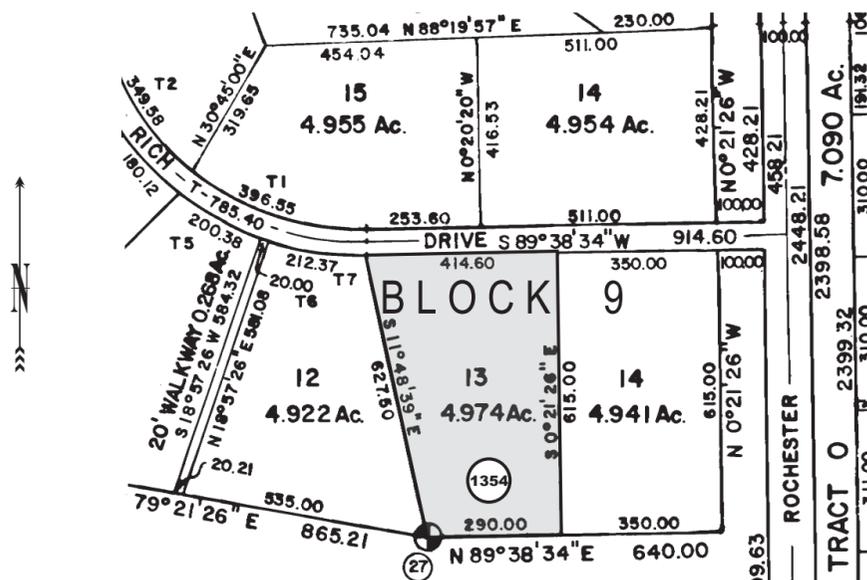
USGS Quad Fairbanks A-5, Alaska

#### Vicinity Map

Township 8 South, Range 9 West, Sec. 10  
Fairbanks Meridian, Alaska

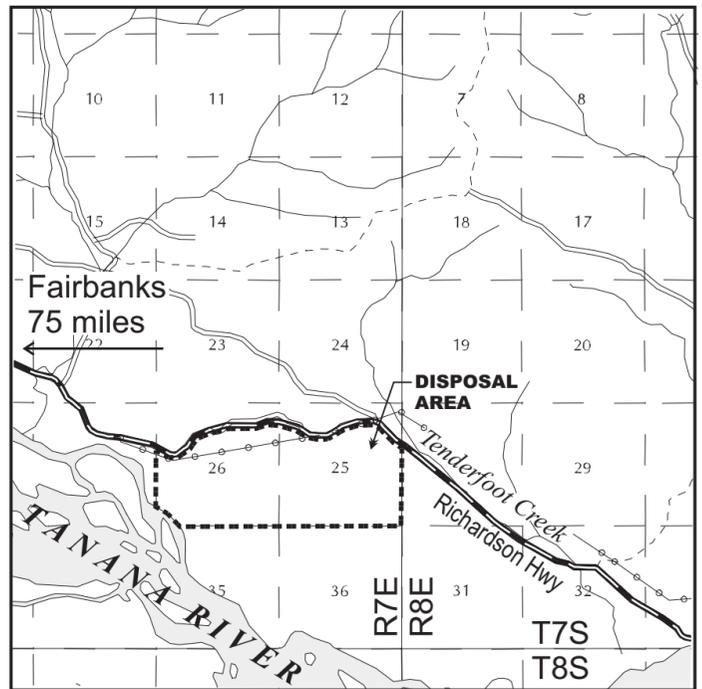
PARCEL	ADL	MTRS	SURVEY	LOT	BLOCK	ACRES	MINIMUM BID
1354	407042	F008S009W10	ASLS 80-120	13	9	4.974	\$7,000.00

### Sec. 10



# Map 46 - Tenderfoot ASLS 81-213

<b>Location</b>	Located at Milepost 294 on the Richardson Highway, approximately 2 miles southeast of the Richardson Roadhouse.
<b>Topo Map</b>	USGS Quad Big Delta B-5
<b>Access</b>	Access to the immediate area is at approximately mile 294 of the Richardson Highway, which fronts approximately one and one-half miles of the project. The Old Richardson Highway enters the disposal area.
<b>Terrain</b>	Moderate to steep slopes with a southwesterly aspect. Elevations range from 950 feet to 1,555 feet above mean sea level.
<b>Soils</b>	Mostly well-drained gravelly silt loams with areas of discontinuous permafrost.
<b>Vegetation</b>	Primarily vegetated with white spruce, paper birch, and quaking aspen.
<b>Water Front</b>	None
<b>View</b>	Higher elevated parcels bordering the Richardson Highway have views across the valley of hills to the north.
<b>Climate</b>	Weather statistics collected at the roadhouse, two miles northwest of the area, show summer temperatures average 38 degrees to 73 degrees F while winter temperatures range from -15 degrees to 28 degrees F. The extremes extend from -59 degrees to 98 degrees F. An average year has 13 inches of precipitation, including 54 inches of snow.
<b>Water Source</b>	Unknown
<b>Water/Sewage Disposal</b>	No individual water supply system or sewage disposal system shall be permitted on any lot unless such system is located, constructed, and equipped in accordance with the requirements of the Alaska Department of Environmental Conservation.
<b>Utilities</b>	Utilities are available along the Richardson Highway, but individual parcels must be researched independently.
<b>Restrictions</b>	Subject to platted easements and reservations, see ASLS 81-213. Lots 4 and 5, Block 4 are subject to a 30 foot utility easement (ADL 416553) along the northwest lot line.
<b>Municipal Authority</b>	None
<b>Homeowners Assoc.</b>	None
<b>Other</b>	Located within the Tanana Basin Area Plan. Some roads within the subdivision may be suitable for 4 wheel drive only at times when the ground is wet from heavy rain or spring thaw.



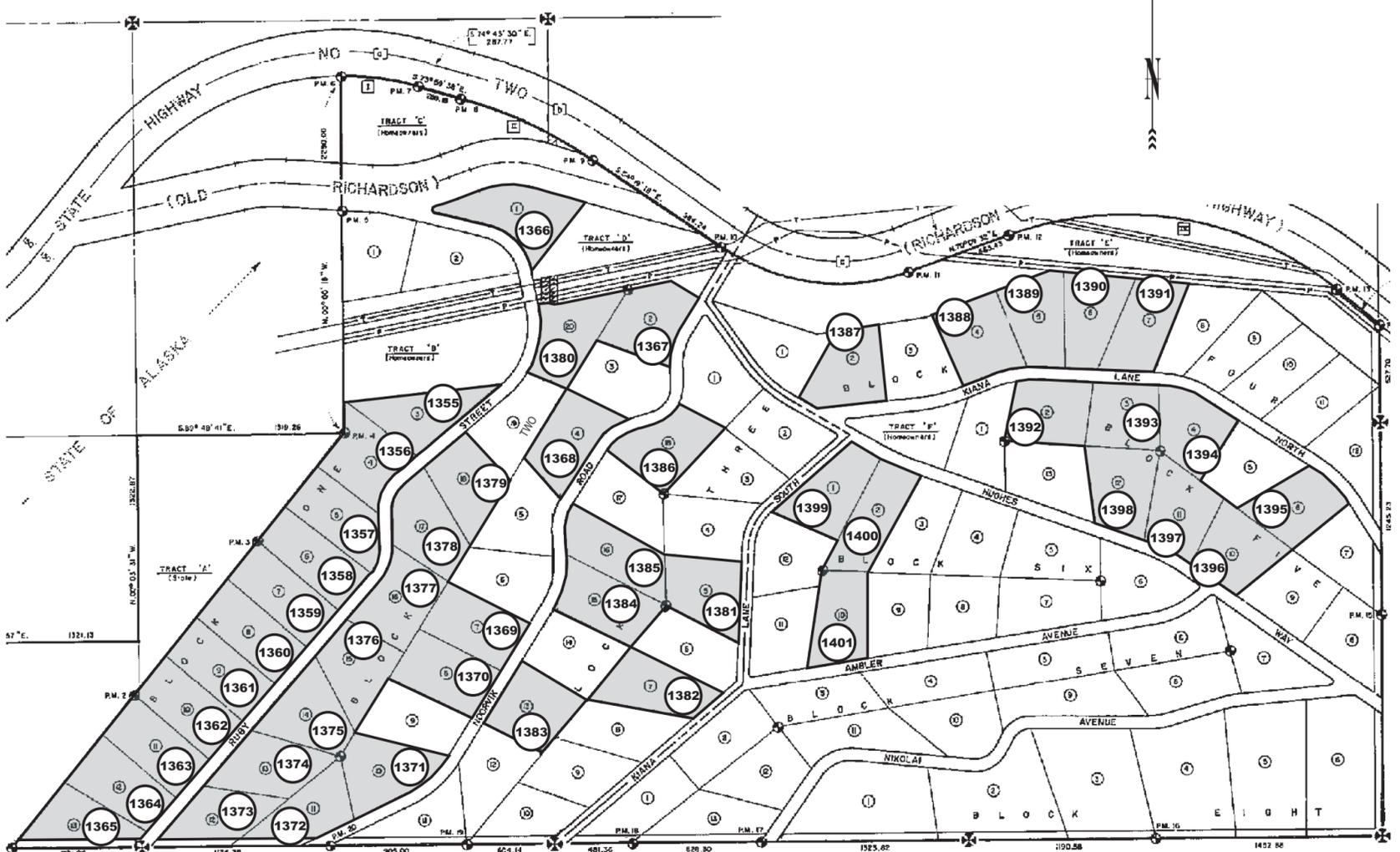
USGS Quad Big Delta B-5, Alaska

**Vicinity Map**  
Township 7 South, Range 7 East, Sec. 25, 26  
Fairbanks Meridian, Alaska

PARCEL	ADL	MTRS	SURVEY	LOT	BLOCK	ACRES	MINIMUM BID
1355	409671	F007S007E26	ASLS 81-213	3	1	4.594	\$4,500.00
1356	409672	F007S007E26	ASLS 81-213	4	1	4.607	\$4,500.00
1357	409673	F007S007E26	ASLS 81-213	5	1	4.602	\$4,500.00
1358	409674	F007S007E26	ASLS 81-213	6	1	4.643	\$4,500.00
1359	409675	F007S007E26	ASLS 81-213	7	1	4.688	\$4,600.00
1360	409676	F007S007E26	ASLS 81-213	8	1	4.638	\$4,500.00
1361	409677	F007S007E26	ASLS 81-213	9	1	4.634	\$4,500.00
1362	409678	F007S007E26	ASLS 81-213	10	1	4.626	\$4,500.00
1363	409679	F007S007E26	ASLS 81-213	11	1	4.614	\$4,500.00
1364	409680	F007S007E26	ASLS 81-213	12	1	4.656	\$4,500.00
1365	409681	F007S007E26	ASLS 81-213	13	1	4.692	\$4,600.00
1366	409758	F007S007E25, 26	ASLS 81-213	1	2	4.681	\$7,600.00
1367	409759	F007S007E25	ASLS 81-213	2	2	4.617	\$10,500.00
1368	409682	F007S007E25, 26	ASLS 81-213	4	2	4.520	\$10,300.00
1369	409685	F007S007E26	ASLS 81-213	7	2	4.593	\$4,500.00
1370	409686	F007S007E26	ASLS 81-213	8	2	4.649	\$4,500.00
1371	409688	F007S007E26	ASLS 81-213	10	2	4.622	\$4,500.00
1372	409689	F007S007E26	ASLS 81-213	11	2	4.611	\$4,500.00
1373	409690	F007S007E26	ASLS 81-213	12	2	4.643	\$4,500.00
1374	409691	F007S007E26	ASLS 81-213	13	2	4.907	\$4,800.00
1375	409692	F007S007E26	ASLS 81-213	14	2	4.817	\$4,700.00
1376	409693	F007S007E26	ASLS 81-213	15	2	4.730	\$4,600.00
1377	409694	F007S007E26	ASLS 81-213	16	2	4.947	\$4,800.00
1378	409695	F007S007E26	ASLS 81-213	17	2	4.926	\$4,800.00

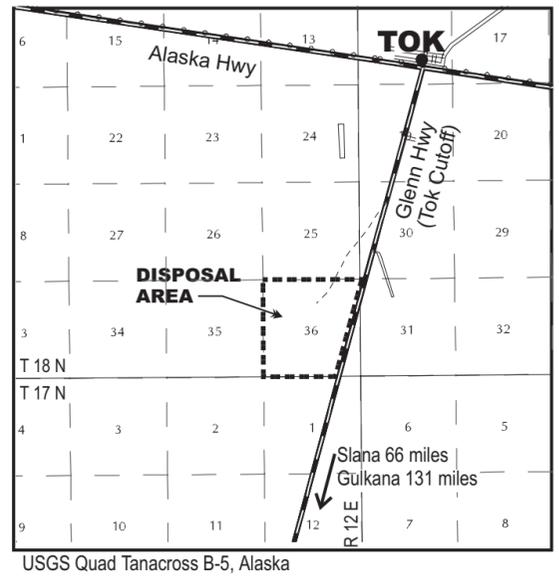
PARCEL	ADL	MTRS	SURVEY	LOT	BLOCK	ACRES	MINIMUM BID
1379	409696	F007S007E26	ASLS 81-213	18	2	4.575	\$4,500.00
1380	409698	F007S007E25, 26	ASLS 81-213	20	2	4.560	\$5,000.00
1381	409700	F007S007E25	ASLS 81-213	5	3	4.910	\$11,200.00
1382	409702	F007S007E25	ASLS 81-213	7	3	4.824	\$11,000.00
1383	409708	F007S007E25, 26	ASLS 81-213	13	3	4.665	\$4,500.00
1384	409710	F007S007E25, 26	ASLS 81-213	15	3	4.754	\$4,600.00
1385	409711	F007S007E25	ASLS 81-213	16	3	4.828	\$4,700.00
1386	409764	F007S007E25	ASLS 81-213	18	3	4.629	\$10,500.00
1387	409766	F007S007E25	ASLS 81-213	2	4	4.816	\$11,000.00
1388	409713	F007S007E25	ASLS 81-213	4	4	4.754	\$6,200.00
1389	409714	F007S007E25	ASLS 81-213	5	4	4.521	\$5,900.00
1390	409715	F007S007E25	ASLS 81-213	6	4	4.522	\$5,900.00
1391	409716	F007S007E25	ASLS 81-213	7	4	4.739	\$6,200.00
1392	409723	F007S007E25	ASLS 81-213	2	5	4.979	\$6,500.00
1393	409724	F007S007E25	ASLS 81-213	3	5	4.600	\$6,000.00
1394	409725	F007S007E25	ASLS 81-213	4	5	4.515	\$5,900.00
1395	409727	F007S007E25	ASLS 81-213	6	5	4.513	\$5,900.00
1396	409731	F007S007E25	ASLS 81-213	10	5	4.509	\$10,300.00
1397	409732	F007S007E25	ASLS 81-213	11	5	4.515	\$10,300.00
1398	409733	F007S007E25	ASLS 81-213	12	5	4.616	\$10,500.00
1399	409768	F007S007E25	ASLS 81-213	1	6	4.580	\$10,400.00
1400	409769	F007S007E25	ASLS 81-213	2	6	4.712	\$10,700.00
1401	409737	F007S007E25	ASLS 81-213	10	6	4.595	\$7,500.00

## Sec. 25, 26



# Map 47 - Three Mile ASLS 82-10

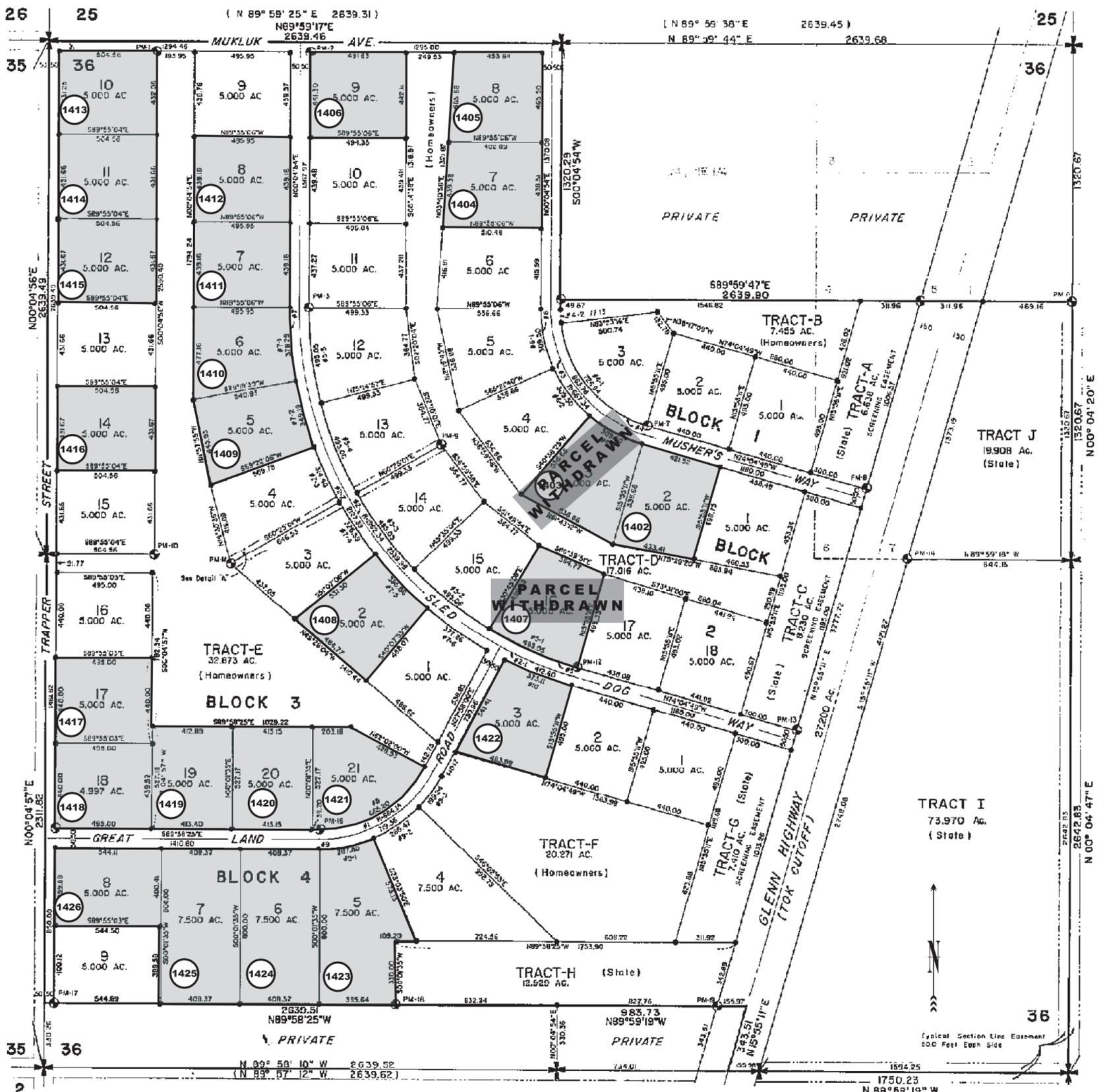
<b>Location</b>	Lots are located 2 miles south of Tok, along the Glenn Highway.
<b>Topo Map</b>	USGS Quad Tanacross B-5
<b>Access</b>	Access is via the Alaska Highway and then south on the Glenn Highway. Parcels are located along local roads including Sled Dog Way, Musher's Way, Mukluk Avenue, and Trapper Street.
<b>Terrain</b>	The terrain consists of relatively level ground with elevations between 1,600 to 1,650 feet.
<b>Soils</b>	Soils are well-drained, thin silt over gravel or sand. There are occasional areas of permafrost.
<b>Vegetation</b>	Stands of mixed spruce and hardwoods are most common with black spruce in drainages.
<b>Water Front</b>	None
<b>View</b>	View of surrounding forest.
<b>Climate</b>	Summer temperatures average 72 degrees to 33 degrees F with a high of 96 degrees F on record. Winter temperatures range from -32 degrees to 25 degrees F with the recorded low of -72 degrees F. The average annual precipitation is 11 inches including 34 inches of snow.
<b>Water Source</b>	Depth to groundwater is estimated to be approximately 125 feet.
<b>Water/Sewage Disposal</b>	Non-water carried type disposal systems are approved. Any other system must be approved and permitted by the Department of Environmental Conservation.
<b>Utilities</b>	Utilities available in Tok.
<b>Restrictions</b>	Subject to platted easements and reservations, see ASLS 82-10.
<b>Municipal Authority</b>	None
<b>Homeowners Assoc.</b>	Any subsequent owner of any lot within this subdivision automatically becomes a member of the homeowners association for this subdivision. Covenants are recorded in Fairbanks Book 295, Page 450.
<b>Other</b>	Some areas within this subdivision may contain wetlands. Prior to placing any fill material, contact the Army Corps of Engineers.



**Vicinity Map**  
Township 18 North, Range 12 East, Sec. 36  
Copper River Meridian, Alaska

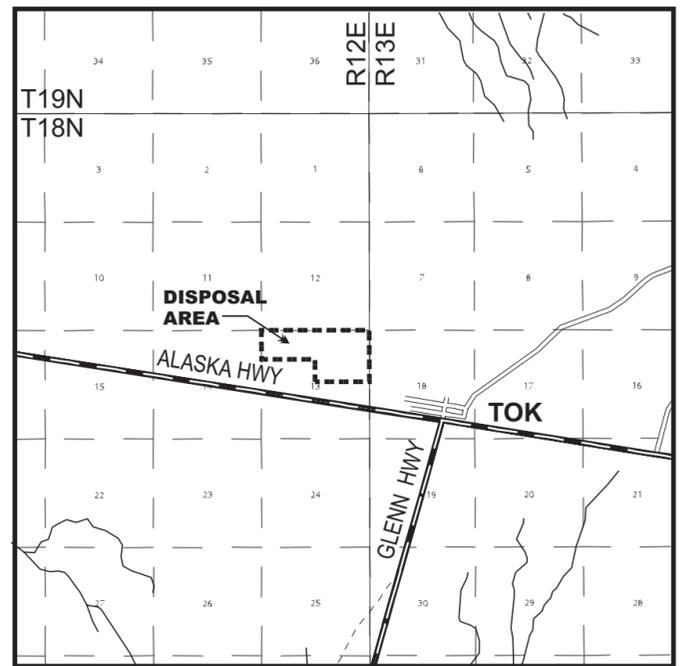
PARCEL	ADL	MTRS	SURVEY	LOT	BLOCK	ACRES	MINIMUM BID
1402	409643	C018N012E36	ASLS 82-10	2	2	5.000	\$13,000.00
1403	409644	C018N012E36	ASLS 82-10	2	2	5.000	\$13,000.00
1404	409604	C018N012E36	ASLS 82-10	7	2	5.000	\$13,000.00
1405	409605	C018N012E36	ASLS 82-10	8	2	5.000	\$13,000.00
1406	409606	C018N012E36	ASLS 82-10	9	2	5.000	\$13,000.00
1407	409647	C018N012E36	ASLS 82-10	2	2	5.000	\$13,000.00
1408	409613	C018N012E36	ASLS 82-10	2	3	5.000	\$13,000.00
1409	409616	C018N012E36	ASLS 82-10	5	3	5.000	\$13,000.00
1410	409617	C018N012E36	ASLS 82-10	6	3	5.000	\$13,000.00
1411	409618	C018N012E36	ASLS 82-10	7	3	5.000	\$13,000.00
1412	409619	C018N012E36	ASLS 82-10	8	3	5.000	\$13,000.00
1413	409621	C018N012E36	ASLS 82-10	10	3	5.000	\$11,500.00
1414	409622	C018N012E36	ASLS 82-10	11	3	5.000	\$11,500.00
1415	409623	C018N012E36	ASLS 82-10	12	3	5.000	\$13,000.00
1416	409625	C018N012E36	ASLS 82-10	14	3	5.000	\$13,000.00

PARCEL	ADL	MTRS	SURVEY	LOT	BLOCK	ACRES	MINIMUM BID
1417	409628	C018N012E36	ASLS 82-10	17	3	5.000	\$11,500.00
1418	409629	C018N012E36	ASLS 82-10	18	3	4.997	\$11,500.00
1419	409630	C018N012E36	ASLS 82-10	19	3	5.000	\$11,500.00
1420	409631	C018N012E36	ASLS 82-10	20	3	5.000	\$11,500.00
1421	409632	C018N012E36	ASLS 82-10	21	3	5.000	\$13,000.00
1422	409652	C018N012E36	ASLS 82-10	3	4	5.000	\$13,000.00
1423	409634	C018N012E36	ASLS 82-10	5	4	7.500	\$14,900.00
1424	409635	C018N012E36	ASLS 82-10	6	4	7.500	\$14,900.00
1425	409636	C018N012E36	ASLS 82-10	7	4	7.500	\$14,900.00
1426	409637	C018N012E36	ASLS 82-10	8	4	5.000	\$11,500.00



# Map 48 - Tok ASLS 77-164

<b>Location</b>	This subdivision is located approximately 1 mile northeast of the city of Tok.
<b>Topo Map</b>	USGS Quad Tanacross B-5
<b>Access</b>	Access is gained by turning north on Moose Horn Road from the Alaska Highway, then west on either Sanford Drive, Sourdough Lane, or Red Fox Road.
<b>Terrain</b>	Generally flat, with elevations of approximately 1,650 feet.
<b>Soils</b>	Soils are well-drained, thin silt over gravel or sand. There are occasional areas of permafrost.
<b>Vegetation</b>	Stands of mixed spruce and hardwoods are most common with black spruce in drainages. Some parcels have been burned during the June 2001 fire.
<b>Water Front</b>	None
<b>View</b>	View of the surrounding forest.
<b>Climate</b>	Summer temperatures average 72 degrees to 33 degrees F with a high of 96 degrees F on record. Winter temperatures range from -32 degrees to 25 degrees F with a recorded low of -72 degrees F. The average annual precipitation is 11 inches including 34 inches of snow.
<b>Water Source</b>	High quality groundwater is recorded at a depth of 80 to 90 feet.
<b>Water/Sewage Disposal</b>	Non-water carried type disposal systems are approved. Any other system must be approved and permitted by the Dept. of Environmental Conservation.
<b>Utilities</b>	Utilities are available in Tok.
<b>Restrictions</b>	Subject to platted easements and reservations, see ASLS 77-164.
<b>Municipal Authority</b>	None
<b>Homeowners Assoc.</b>	None
<b>Other</b>	Parcels 1430, 1432, and 1434 - 1436 were partially burned by the June 2001 fire. Parcel 1432 has an abandoned camper and some debris on site.



USGS Quad Tanacross B-5, Alaska

## Vicinity Map

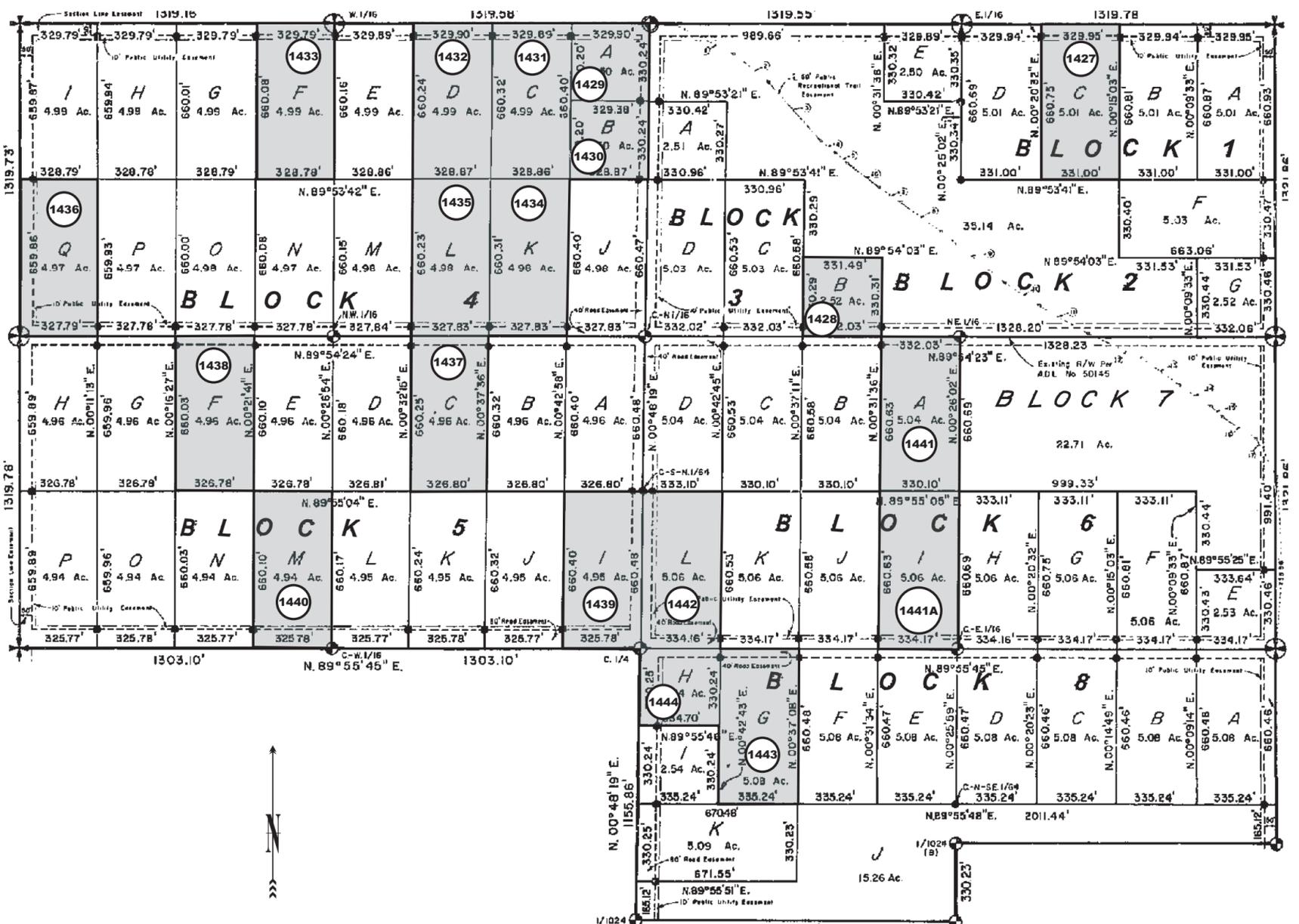
Township 18 North, Range 12 East, Sec. 13  
Copper River Meridian, Alaska

PARCEL	ADL	MTRS	SURVEY	LOT	BLOCK	ACRES	MINIMUM BID
1427	400333	C018N012E13	ASLS 77-164	C	1	5.010	\$14,600.00
1428	400339	C018N012E13	ASLS 77-164	B	3	2.520	\$9,300.00
1429	401012	C018N012E13	ASLS 77-164	A	4	2.500	\$7,900.00
1430	400343	C018N012E13	ASLS 77-164	B	4	2.500	\$9,600.00
1431	401013	C018N012E13	ASLS 77-164	C	4	4.990	\$14,800.00
1432	400345	C018N012E13	ASLS 77-164	D	4	4.990	\$13,300.00
1433	400347	C018N012E13	ASLS 77-164	F	4	4.990	\$14,800.00
1434	400352	C018N012E13	ASLS 77-164	K	4	4.980	\$14,700.00
1435	401014	C018N012E13	ASLS 77-164	L	4	4.980	\$14,700.00
1436	400358	C018N012E13	ASLS 77-164	Q	4	4.970	\$12,700.00
1437	401016	C018N012E13	ASLS 77-164	C	5	4.960	\$14,900.00
1438	401017	C018N012E13	ASLS 77-164	F	5	4.960	\$14,900.00
1439	400367	C018N012E13	ASLS 77-164	I	5	4.950	\$12,000.00
1440	401019	C018N012E13	ASLS 77-164	M	5	4.940	\$13,700.00
1441	400375	C018N012E13	ASLS 77-164	A	6	5.040	\$15,100.00
1441-A	400383	C018N012E13	ASLS 77-164	I	6	5.060	\$15,000.00
1442	400386	C018N012E13	ASLS 77-164	L	6	5.060	\$12,600.00
1443	401025	C018N012E13	ASLS 77-164	G	8	5.080	\$15,300.00
1444	401026	C018N012E13	ASLS 77-164	H	8	2.540	\$7,100.00

Site Inspection: The Department of Natural Resources strongly urges anyone wishing to purchase a parcel to first review all information and then personally inspect the land before submitting a bid. The land chosen by a bidder/ applicant is taken "as is" with no guarantees, expressed or implied, as to its suitability for any intended use.

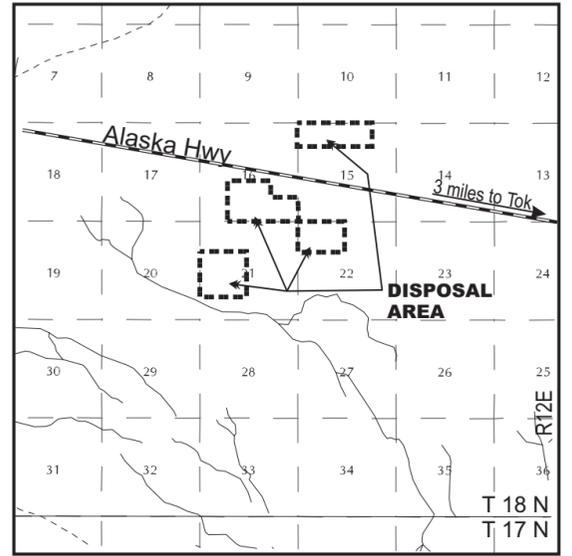
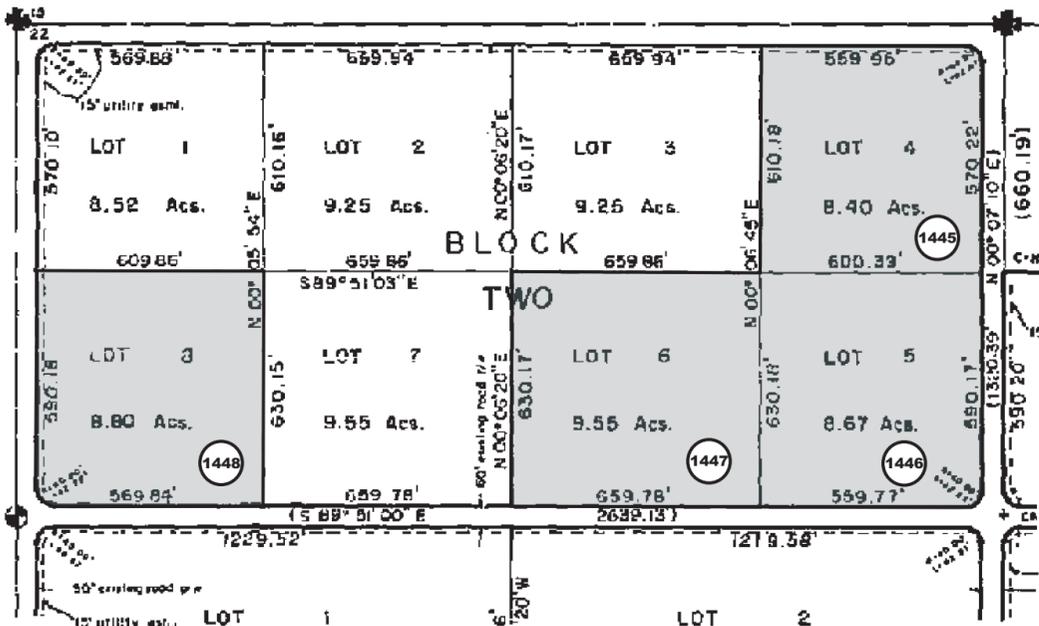
Section Line Rights-Of-Way: All state owned lands bordering surveyed section lines have a reservation for rights-of-way 50 feet in width unless an easement vacation has been recorded. Total width of rights-of-way will be one hundred (100) feet where the State owns lands on both sides of the section line.

## Sec. 13



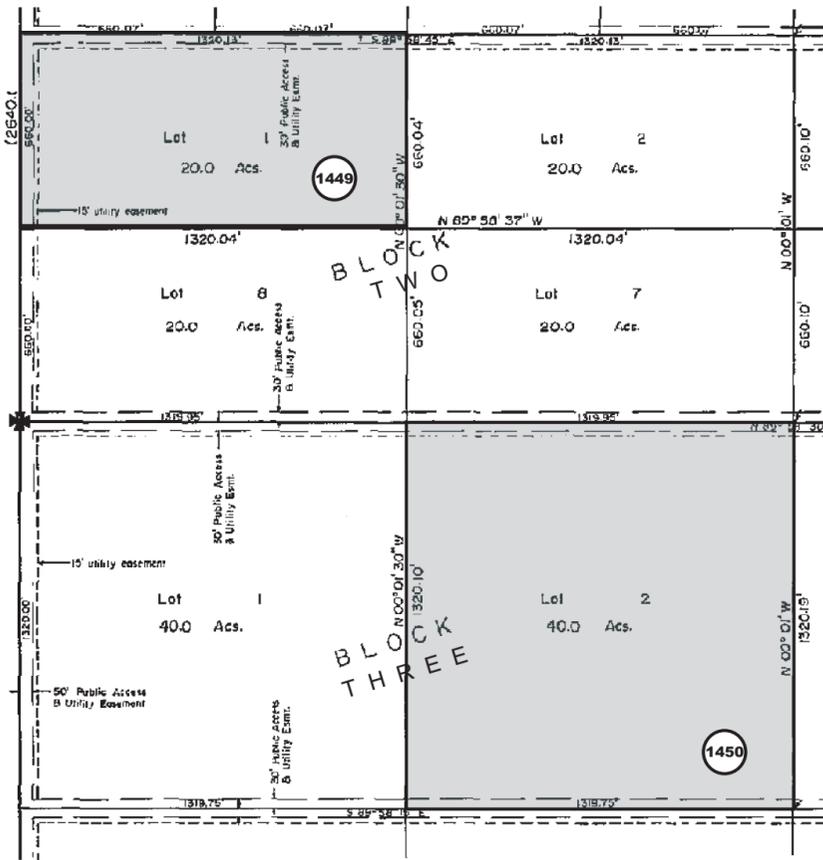
# Map 49 - Tok (Tetlin Trail)

## ASLS 79-132 Sec. 22



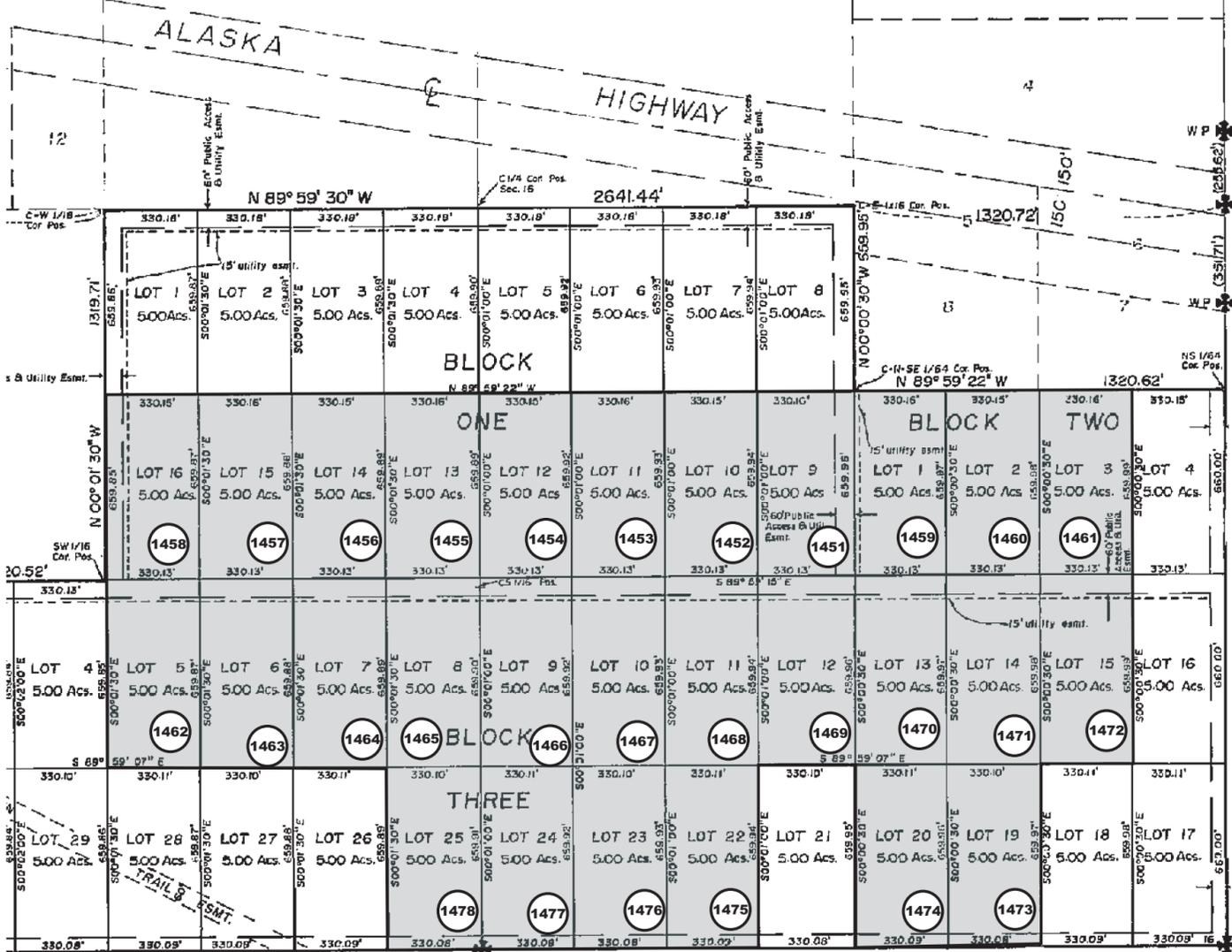
USGS Quad Tanacross B-5, Alaska  
**Vicinity Map**  
 Township 18 North, Range 12 East, Sec. 14-16, 21, 22  
 Copper River Meridian, Alaska

## ASLS 79-133 Sec. 21



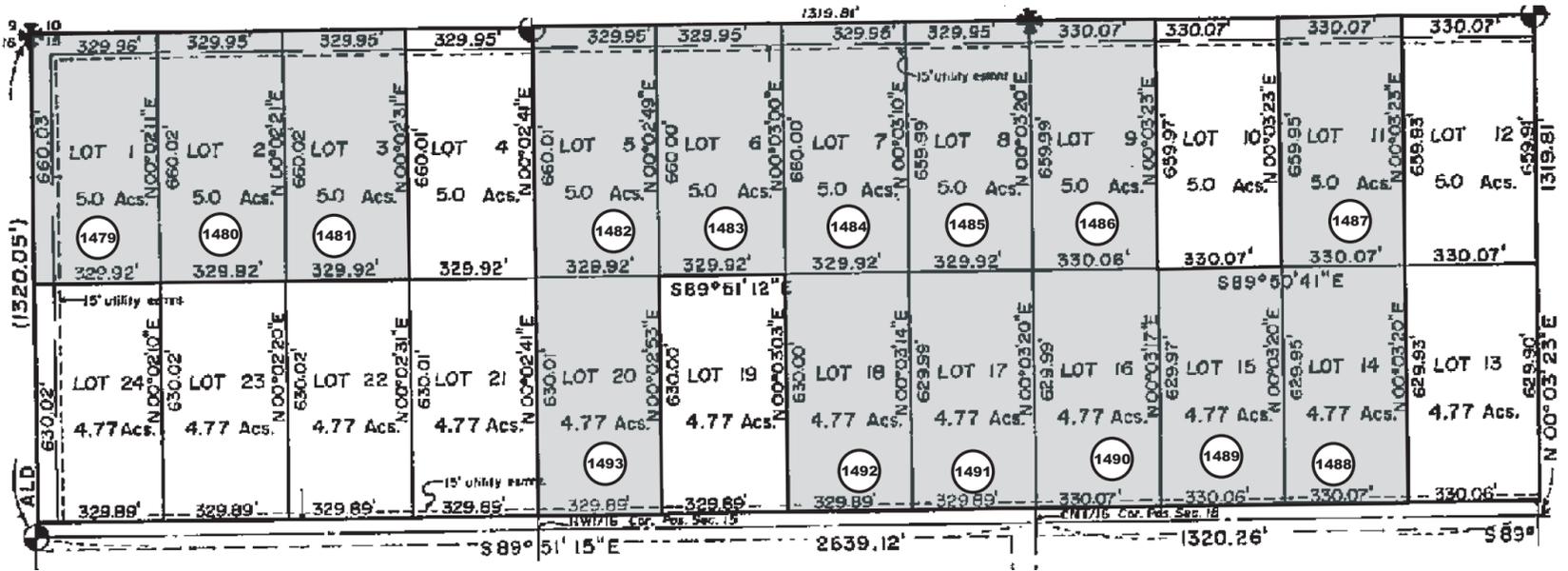
<b>Location</b>	Lots are located between Fale's Road and Midnight Sun Drive, just west of the city of Tok, near mile 1,310 of the Alaska Highway.
<b>Topo Map</b>	USGS Tanacross B-5
<b>Access</b>	Access is gained via the Alaska Highway and local roads, including Fale's Rd, MacKenzie Trail, Schiovuilli Drive, Scooby Way, and Midnight Sun Drive. Block 3, lots 5-15 of ASLS 79-134 are located along an unconstructed road.
<b>Terrain</b>	Generally flat, with elevations of approximately 1,650 feet.
<b>Soils</b>	Soils are well-drained, thin silt over gravel or sand. There are occasional areas of permafrost.
<b>Vegetation</b>	Stands of mixed spruce and hardwoods are most common with black spruce in drainages. Some parcels have been burned during the June 2001 fire.
<b>Water Front</b>	None
<b>View</b>	View of the surrounding forest.
<b>Climate</b>	Summer temperatures average 72 degrees to 33 degrees F with a high of 96 degrees F on record. Winter temperatures range from -32 degrees to 25 degrees F with a recorded low of -72 degrees F. The average annual precipitation is 11 inches including 34 inches of snow.
<b>Water Source</b>	High quality groundwater is recorded at a depth of 80-90 feet.
<b>Water/Sewage Disposal</b>	Non-water carried type disposal systems are approved. Any other system must be approved and permitted by the Dept. of Environmental Conservation.
<b>Utilities</b>	Utilities are available in Tok.
<b>Restrictions</b>	Subject to platted easements and reservations, see ASLS 79-132, 79-133, 79-134, 79-135, and 79-136.
<b>Municipal Authority</b>	None
<b>Homeowners Assoc.</b>	None
<b>Other</b>	Lot 8, block 2 of ASLS 79-134 contains some debris and 3 abandoned vehicles. Lots 2 and 3, block 2 and lot 17, block 3 ASLS 79-134 contain an abandoned airstrip.

## ASLS 79-134 Sec. 16



# Map 49 - Tok (Tetlin Trail)

## ASLS 79-135 Sec. 15

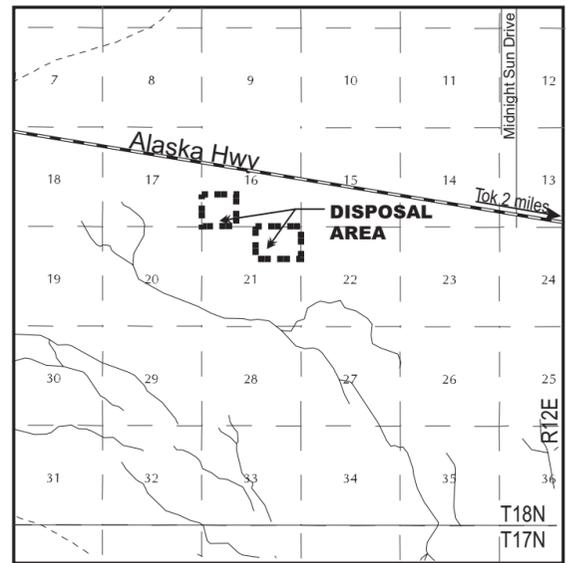


PARCEL	ADL	MTRS	SURVEY	LOT	BLOCK	ACRES	MINIMUM BID
1445	405796	C018N012E22	ASLS 79-132	4	2	8.400	\$16,400.00
1446	405797	C018N012E22	ASLS 79-132	5	2	8.670	\$16,900.00
1447	405798	C018N012E22	ASLS 79-132	6	2	9.550	\$15,900.00
1448	405800	C018N012E22	ASLS 79-132	8	2	8.800	\$16,800.00
1449	405818	C018N012E21	ASLS 79-133	1	2	20.000	\$20,600.00
1450	405824	C018N012E21	ASLS 79-133	2	3	40.000	\$34,000.00
1451	405839	C018N012E16	ASLS 79-134	9	1	5.000	\$10,300.00
1452	405840	C018N012E16	ASLS 79-134	10	1	5.000	\$9,300.00
1453	405841	C018N012E16	ASLS 79-134	11	1	5.000	\$8,900.00
1454	405842	C018N012E16	ASLS 79-134	12	1	5.000	\$8,500.00
1455	405843	C018N012E16	ASLS 79-134	13	1	5.000	\$8,300.00
1456	405844	C018N012E16	ASLS 79-134	14	1	5.000	\$8,700.00
1457	405845	C018N012E16	ASLS 79-134	15	1	5.000	\$9,100.00
1458	405846	C018N012E16	ASLS 79-134	16	1	5.000	\$6,600.00
1459	405847	C018N012E16	ASLS 79-134	1	2	5.000	\$10,300.00
1460	405848	C018N012E16	ASLS 79-134	2	2	5.000	\$10,500.00
1461	405849	C018N012E16	ASLS 79-134	3	2	5.000	\$12,400.00
1462	405851	C018N012E16	ASLS 79-134	5	3	5.000	\$8,000.00
1463	405852	C018N012E16	ASLS 79-134	6	3	5.000	\$7,600.00
1464	405853	C018N012E16	ASLS 79-134	7	3	5.000	\$7,300.00
1465	405854	C018N012E16	ASLS 79-134	8	3	5.000	\$6,900.00
1466	405855	C018N012E16	ASLS 79-134	9	3	5.000	\$7,100.00
1467	405856	C018N012E16	ASLS 79-134	10	3	5.000	\$7,400.00
1468	405857	C018N012E16	ASLS 79-134	11	3	5.000	\$7,800.00
1469	405858	C018N012E16	ASLS 79-134	12	3	5.000	\$8,000.00

PARCEL	ADL	MTRS	SURVEY	LOT	BLOCK	ACRES	MINIMUM BID
1470	405859	C018N012E16	ASLS 79-134	13	3	5.000	\$8,600.00
1471	405860	C018N012E16	ASLS 79-134	14	3	5.000	\$9,000.00
1472	405861	C018N012E16	ASLS 79-134	15	3	5.000	\$10,900.00
1473	405865	C018N012E16	ASLS 79-134	19	3	5.000	\$12,000.00
1474	405866	C018N012E16	ASLS 79-134	20	3	5.000	\$12,000.00
1475	405868	C018N012E16	ASLS 79-134	22	3	5.000	\$12,000.00
1476	405869	C018N012E16	ASLS 79-134	23	3	5.000	\$12,000.00
1477	405870	C018N012E16	ASLS 79-134	24	3	5.000	\$13,000.00
1478	405871	C018N012E16	ASLS 79-134	25	3	5.000	\$12,000.00
1479	405872	C018N012E15	ASLS 79-135	1		5.000	\$11,700.00
1480	405873	C018N012E15	ASLS 79-135	2		5.000	\$12,900.00
1481	405874	C018N012E15	ASLS 79-135	3		5.000	\$12,900.00
1482	405876	C018N012E15	ASLS 79-135	5		5.000	\$12,900.00
1483	405877	C018N012E15	ASLS 79-135	6		5.000	\$12,900.00
1484	405878	C018N012E15	ASLS 79-135	7		5.000	\$12,900.00
1485	405879	C018N012E15	ASLS 79-135	8		5.000	\$12,900.00
1486	405880	C018N012E15	ASLS 79-135	9		5.000	\$12,900.00
1487	405882	C018N012E15	ASLS 79-135	11		5.000	\$14,400.00
1488	405885	C018N012E15	ASLS 79-135	14		4.770	\$11,400.00
1489	405886	C018N012E15	ASLS 79-135	15		4.770	\$11,800.00
1490	405887	C018N012E15	ASLS 79-135	16		4.770	\$12,200.00
1491	405888	C018N012E15	ASLS 79-135	17		4.770	\$12,600.00
1492	405889	C018N012E15	ASLS 79-135	18		4.770	\$13,000.00
1493	405891	C018N012E15	ASLS 79-135	20		4.770	\$15,300.00

# Map 50 - Tok Replat

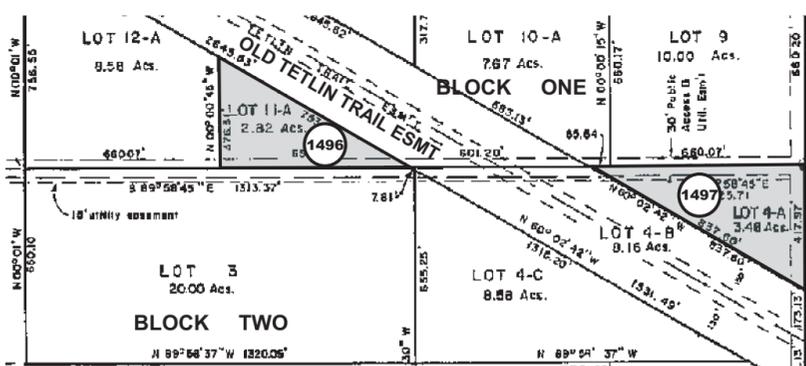
<b>Location</b>	These lots are located approximately 5 miles southwest of Tok, adjacent to the old Tetlin Trail and south of mile 1,310 of the Alaska Highway.
<b>Topo Map</b>	USGS Quad Tanacross B-5
<b>Access</b>	Access is gained via the Alaska Highway and local roads, including Fale's Road, MacKenzie Trail, and Schiovulli Street.
<b>Terrain</b>	Generally flat, with elevations of approximately 1,650 feet.
<b>Soils</b>	Soils are well-drained, thin silt over gravel or sand. There are occasional areas of permafrost.
<b>Vegetation</b>	Stands of mixed spruce and hardwoods are most common with black spruce in drainages. Some parcels have been burned during the June 2001 fire.
<b>Water Front</b>	None
<b>View</b>	View of the surrounding forest.
<b>Climate</b>	Summer temperatures average 72 degrees to 33 degrees F with a high of 96 degrees F on record. Winter temperatures range from -32 degrees to 25 degrees F with a recorded low of -72 degrees F. The average annual precipitation is 11 inches including 34 inches of snow.
<b>Water Source</b>	High quality groundwater is recorded at a depth of 80 to 90 feet.
<b>Water/Sewage Disposal</b>	Non-water carried type disposal systems are approved. Any other system must be approved and permitted by the Dept. of Environmental Conservation.
<b>Utilities</b>	Utilities are available in Tok.
<b>Restrictions</b>	Subject to platted easements and reservations, see ASLS 80-48 and 80-49.
<b>Municipal Authority</b>	None
<b>Homeowners Assoc.</b>	None
<b>Other</b>	All lots are located adjacent to the old Tetlin Trail, a recreational trail that runs through the area.



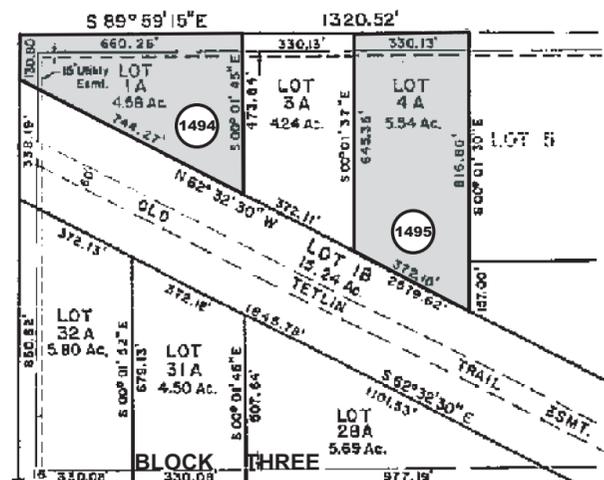
USGS Quad Tanacross B-5, Alaska  
**Vicinity Map**  
 Township 18 North, Range 12 East, Sec. 16, 21  
 Copper River Meridian, Alaska

PARCEL	ADL	MTRS	SURVEY	LOT	BLOCK	ACRES	MINIMUM BID
1494	402809	C018N012E16	ASLS 80-49	1-A	3	4.580	\$8,200.00
1495	402811	C018N012E16	ASLS 80-49	4-A	3	5.540	\$7,200.00
1496	402820	C018N012E21	ASLS 80-48	11-A	1	2.820	\$8,700.00
1497	402823	C018N012E21	ASLS 80-48	4-A	2	3.480	\$10,000.00

## ASLS 80-48 Sec. 21



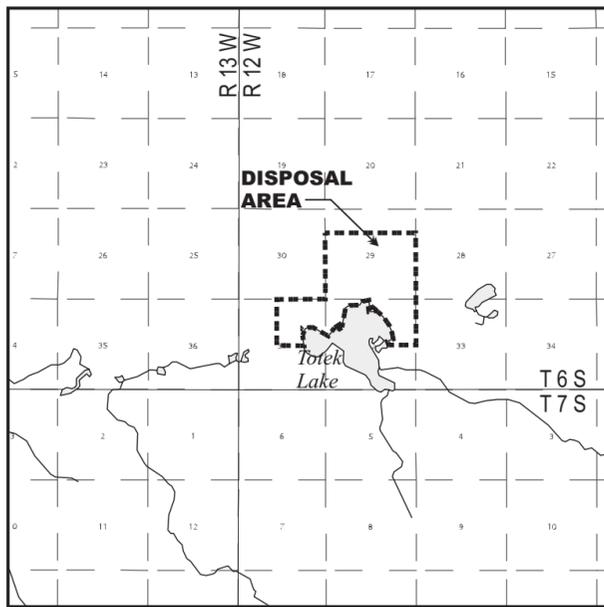
## ASLS 80-49 Sec. 16



## Map 51 - Totek Lake ASLS 81-57

<b>Location</b>	Approximately 75 air miles southwest of Fairbanks.
<b>Topo Map</b>	USGS Quad Fairbanks B-6, Kantishna River B-1
<b>Access</b>	Float plane in summer and ski plane in winter.
<b>Terrain</b>	Fairly flat with some low sand dunes; approximate elevation is 500 feet.
<b>Soils</b>	Silt, loam, and sand, some patches of permafrost
<b>Vegetation</b>	Paper birch, aspen, and poplar, with areas of small black spruce.
<b>Water Front</b>	None—all lots are set back from lake shore.
<b>View</b>	Potentially good views of lake and surrounding forest.
<b>Climate</b>	Temperatures could range from 90 degrees F in summer to -60 degrees F in winter; gusty to steady winds. Average annual precipitation is 13 inches.
<b>Water Source</b>	Holding rainwater catchment; collection of lake surface water.
<b>Water/Sewage Disposal</b>	Lot owners must construct individual sewage and wastewater disposal systems; these are restricted to self-contained privies or such systems as approved by ADEC.
<b>Utilities</b>	None
<b>Restrictions</b>	Subject to platted easements and reservations, see ASLS 81-57. Lot 12, Block 1, Lot 10, Block 4, and Lot 3, Block 5 are subject to 20 foot pedestrian easements along the south lot lines. Lot 17, Block 3 is subject to a 20 foot pedestrian easement along the east lot line.
<b>Municipal Authority</b>	Located within the taxing authority of the Denali Borough.
<b>Homeowners Assoc.</b>	Any subsequent owner of any parcel within the subdivision automatically becomes a member of the Homeowners Association created to govern said subdivision.
<b>Other</b>	A large system of trails exists within the subdivision, along platted rights-of-way and across individual lots. It is the responsibility of individuals to properly locate themselves when using this trail system and avoid those sections that cross private property. A map of existing trails can be viewed at the Fairbanks DNR office. Lot 1, Block 2 and Lots 4, 5, and 6, Block 1 are located adjacent to an unauthorized airstrip.

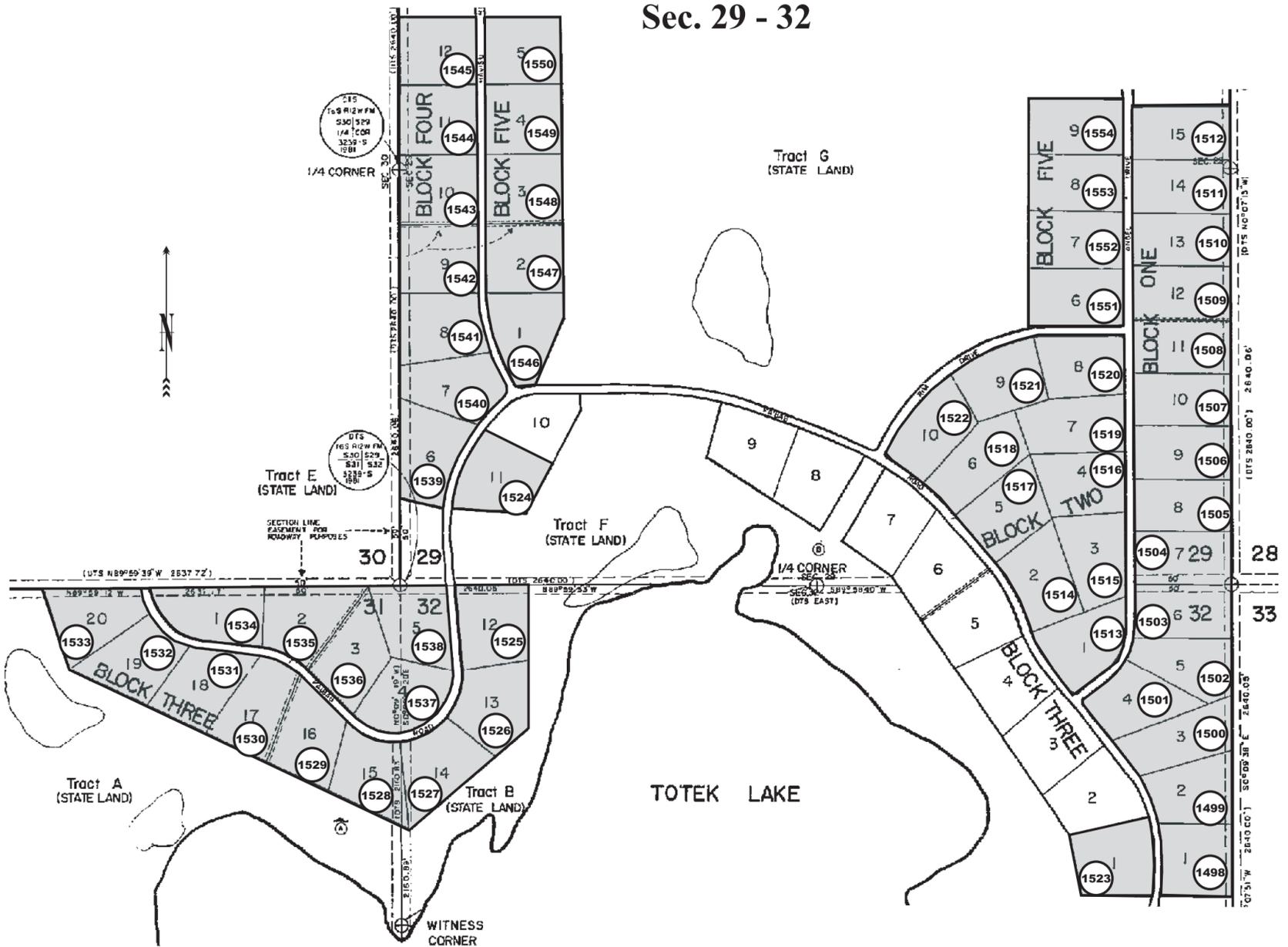
PARCEL	ADL	MTRS	SURVEY	LOT	BLOCK	ACRES	MINIMUM BID
1498	411024	F006S012W32	ASLS 81-57	1	1	4.957	\$3,000.00
1499	411025	F006S012W32	ASLS 81-57	2	1	4.964	\$3,000.00
1500	411026	F006S012W32	ASLS 81-57	3	1	4.943	\$3,000.00
1501	411027	F006S012W32	ASLS 81-57	4	1	4.805	\$2,900.00
1502	410971	F006S012W32	ASLS 81-57	5	1	4.855	\$2,900.00
1503	410972	F006S012W32	ASLS 81-57	6	1	4.957	\$2,500.00
1504	410973	F006S012W29	ASLS 81-57	7	1	4.948	\$2,500.00
1505	410974	F006S012W29	ASLS 81-57	8	1	4.948	\$2,500.00
1506	410975	F006S012W29	ASLS 81-57	9	1	4.948	\$2,500.00
1507	410976	F006S012W29	ASLS 81-57	10	1	4.948	\$2,500.00
1508	410977	F006S012W29	ASLS 81-57	11	1	4.948	\$2,500.00
1509	410978	F006S012W29	ASLS 81-57	12	1	4.948	\$2,000.00
1510	410979	F006S012W29	ASLS 81-57	13	1	4.948	\$2,000.00
1511	410980	F006S012W29	ASLS 81-57	14	1	4.984	\$2,000.00
1512	410981	F006S012W29	ASLS 81-57	15	1	4.948	\$2,000.00
1513	410982	F006S012W32	ASLS 81-57	1	2	4.803	\$2,900.00
1514	410983	F006S012W29, 32	ASLS 81-57	2	2	4.925	\$3,000.00
1515	410984	F006S012W29, 32	ASLS 81-57	3	2	4.904	\$2,900.00
1516	410985	F006S012W29	ASLS 81-57	4	2	4.925	\$3,000.00
1517	410986	F006S012W29	ASLS 81-57	5	2	4.921	\$3,000.00
1518	410987	F006S012W29	ASLS 81-57	6	2	4.961	\$3,000.00
1519	410988	F006S012W29	ASLS 81-57	7	2	4.951	\$2,500.00
1520	410989	F006S012W29	ASLS 81-57	8	2	4.811	\$2,400.00
1521	410990	F006S012W29	ASLS 81-57	9	2	4.869	\$2,400.00
1522	410991	F006S012W29	ASLS 81-57	10	2	4.827	\$2,900.00
1523	415577	F006S012W32	ASLS 81-57	1	3	4.932	\$8,400.00
1524	410998	F006S012W29	ASLS 81-57	11	3	4.78	\$2,400.00
1525	411032	F006S012W32	ASLS 81-57	12	3	4.911	\$8,300.00
1526	411033	F006S012W32	ASLS 81-57	13	3	4.936	\$8,400.00
1527	411034	F006S012W32	ASLS 81-57	14	3	4.813	\$8,200.00
1528	411035	F006S012W31	ASLS 81-57	15	3	4.742	\$8,200.00
1529	410999	F006S012W31	ASLS 81-57	16	3	4.833	\$2,900.00
1530	411000	F006S012W31	ASLS 81-57	17	3	4.927	\$3,000.00
1531	411001	F006S012W31	ASLS 81-57	18	3	4.965	\$3,000.00
1532	411002	F006S012W31	ASLS 81-57	19	3	4.934	\$3,000.00
1533	411003	F006S012W31	ASLS 81-57	20	3	4.837	\$2,900.00
1534	411004	F006S012W31	ASLS 81-57	1	4	4.879	\$2,800.00
1535	411005	F006S012W31	ASLS 81-57	2	4	4.877	\$2,900.00
1536	411006	F006S012W31	ASLS 81-57	3	4	4.915	\$2,900.00
1537	411036	F006S012W31, 32	ASLS 81-57	4	4	4.823	\$2,900.00
1538	411007	F006S012W31, 32	ASLS 81-57	5	4	4.934	\$3,000.00
1539	411008	F006S012W29	ASLS 81-57	6	4	4.839	\$2,400.00
1540	411009	F006S012W29	ASLS 81-57	7	4	4.905	\$2,500.00
1541	411010	F006S012W29	ASLS 81-57	8	4	4.9	\$2,500.00
1542	411011	F006S012W29	ASLS 81-57	9	4	4.943	\$2,500.00
1543	411012	F006S012W29	ASLS 81-57	10	4	4.943	\$2,000.00
1544	411013	F006S012W29	ASLS 81-57	11	4	4.943	\$2,000.00
1545	411014	F006S012W29	ASLS 81-57	12	4	4.923	\$2,000.00
1546	411015	F006S012W29	ASLS 81-57	1	5	4.893	\$2,400.00
1547	411016	F006S012W29	ASLS 81-57	2	5	4.943	\$2,500.00
1548	411017	F006S012W29	ASLS 81-57	3	5	4.943	\$2,000.00
1549	411018	F006S012W29	ASLS 81-57	4	5	4.943	\$2,000.00
1550	411019	F006S012W29	ASLS 81-57	5	5	4.943	\$2,000.00
1551	411020	F006S012W29	ASLS 81-57	6	5	4.867	\$1,900.00
1552	411021	F006S012W29	ASLS 81-57	7	5	4.917	\$2,000.00
1553	411022	F006S012W29	ASLS 81-57	8	5	4.917	\$2,000.00
1554	411023	F006S012W29	ASLS 81-57	9	5	4.959	\$2,000.00



USGS Quad Fairbanks B-6, Kantishna River B-1, Alaska

### Vicinity Map

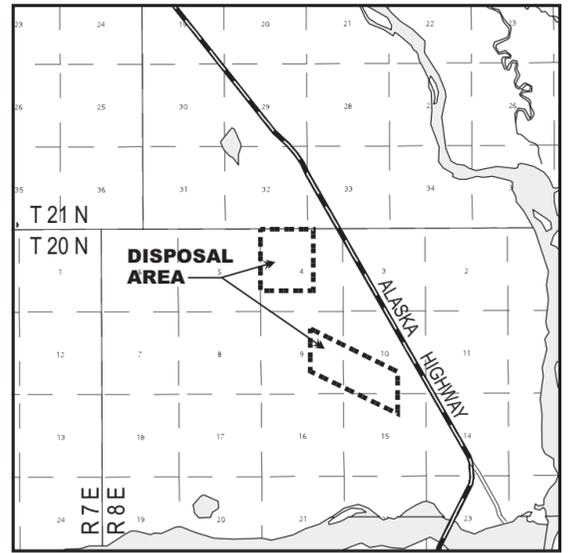
Township 6 South, Range 12 West, Sec. 29, 31, 32  
Fairbanks Meridian, Alaska



### Sec. 29 - 32

# Map 52 - Tower Bluffs Subdivision

<b>Location</b>	Located west of the Alaska Highway close to the confluence of the Tanana and Robertson Rivers. The community of Tok is approximately 33 miles southeast from the subdivision. Dot Lake is approximately 10 miles to the northwest.
<b>Topo Map</b>	USGS Quads Tanacross C-6
<b>Access</b>	Access to the northern portion of the subdivision is at Milepost 1,351.5 of the Alaska Highway, north of Tok. Access to the southern section is from mile 1,350. The existing trail winds across the platted road (Reitano Road). Access into the southern section is an ATV trail through wetlands.
<b>Terrain</b>	Relatively flat to gently rolling with elevations ranging from 1,700 feet to 1,900 feet above mean sea level.
<b>Soils</b>	Unconsolidated gravel, sand, silt, and clay.
<b>Vegetation</b>	Primarily a lowland spruce-hardwood forest. Undergrowth includes willow, berries, grasses, and ferns as well as occasional thick mats of mosses.
<b>Water Front</b>	None
<b>View</b>	Unknown
<b>Climate</b>	Average summer temperatures are approximately 33 degrees to 72 degrees F; winter temperatures range from -32 degrees to 25 degrees F. Extreme temperatures have been recorded at -71 degrees and 96 degrees F. Precipitation is 11 inches annually, including 34 inches of snow.
<b>Water Source</b>	Local residents estimate that the water table in the area is less than 150 feet.
<b>Water/Sewage Disposal</b>	All lots have been approved by the Alaska Department of Environmental Conservation (ADEC) for non-water carried type sewage disposal systems, (e.g., chemical, humus, incendiary, etc.). Anyone wishing to install any other type of disposal system must first receive approval from ADEC.
<b>Utilities</b>	None
<b>Restrictions</b>	Subject to platted easements and reservations, see ASLS 80-97 and 80-98.
<b>Municipal Authority</b>	None
<b>Homeowners Assoc.</b>	Any subsequent owner of any parcel within the subdivision automatically becomes a member of the Homeowners Association created to govern said subdivision.
<b>Other</b>	Located within the Tanana Basin Area Plan. Care should be taken not to cross parcels of existing property owners within the area.

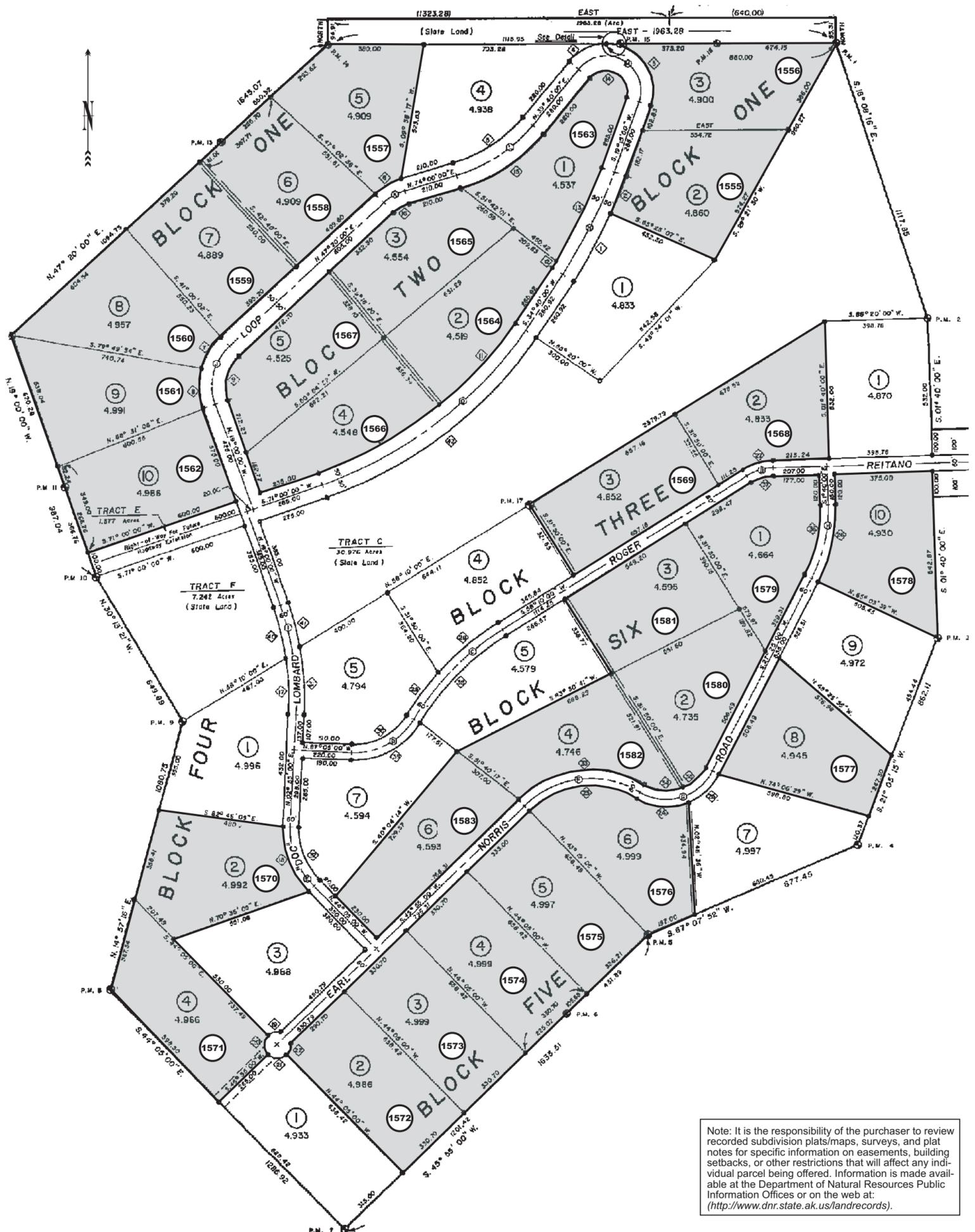


USGS Quad Tanacross C-6, Alaska

## Vicinity Map

Township 20 North, Range 8 East, Sec. 4, 9, 10, 15  
Copper River Meridian, Alaska

## ASLS 80-97 Sec. 4



# Map 52 - Tower Bluffs Subdivision

PARCEL	ADL	MTRS	SURVEY	LOT	BLOCK	ACRES	MINIMUM BID
1555	402842	C020N008E04	ASLS 80-97	2	1	4.860	\$2,900.00
1556	402843	C020N008E04	ASLS 80-97	3	1	4.900	\$2,900.00
1557	402845	C020N008E04	ASLS 80-97	5	1	4.909	\$2,900.00
1558	402846	C020N008E04	ASLS 80-97	6	1	4.909	\$2,900.00
1559	402847	C020N008E04	ASLS 80-97	7	1	4.889	\$2,900.00
1560	402848	C020N008E04	ASLS 80-97	8	1	4.957	\$3,000.00
1561	402849	C020N008E04	ASLS 80-97	9	1	4.991	\$3,000.00
1562	402850	C020N008E04	ASLS 80-97	10	1	4.986	\$3,000.00
1563	402851	C020N008E04	ASLS 80-97	1	2	4.537	\$2,700.00
1564	402852	C020N008E04	ASLS 80-97	2	2	4.519	\$2,700.00
1565	402853	C020N008E04	ASLS 80-97	3	2	4.554	\$2,700.00
1566	402854	C020N008E04	ASLS 80-97	4	2	4.548	\$2,700.00
1567	402855	C020N008E04	ASLS 80-97	5	2	4.525	\$2,700.00
1568	402963	C020N008E04	ASLS 80-97	2	3	4.833	\$3,600.00
1569	402964	C020N008E04	ASLS 80-97	3	3	4.852	\$3,600.00
1570	402859	C020N008E04	ASLS 80-97	2	4	4.992	\$3,000.00
1571	402861	C020N008E04	ASLS 80-97	4	4	4.966	\$3,000.00
1572	402863	C020N008E04	ASLS 80-97	2	5	4.986	\$3,000.00
1573	402864	C020N008E04	ASLS 80-97	3	5	4.999	\$3,000.00
1574	402865	C020N008E04	ASLS 80-97	4	5	4.999	\$3,000.00
1575	402866	C020N008E04	ASLS 80-97	5	5	4.997	\$3,000.00
1576	402867	C020N008E04	ASLS 80-97	6	5	4.999	\$3,000.00
1577	402965	C020N008E04	ASLS 80-97	8	5	4.945	\$3,700.00
1578	402967	C020N008E04	ASLS 80-97	10	5	4.930	\$3,700.00
1579	402968	C020N008E04	ASLS 80-97	1	6	4.664	\$3,500.00
1580	402969	C020N008E04	ASLS 80-97	2	6	4.735	\$3,500.00
1581	402970	C020N008E04	ASLS 80-97	3	6	4.595	\$3,400.00
1582	402869	C020N008E04	ASLS 80-97	4	6	4.746	\$2,800.00
1583	402871	C020N008E04	ASLS 80-97	6	6	4.593	\$2,800.00

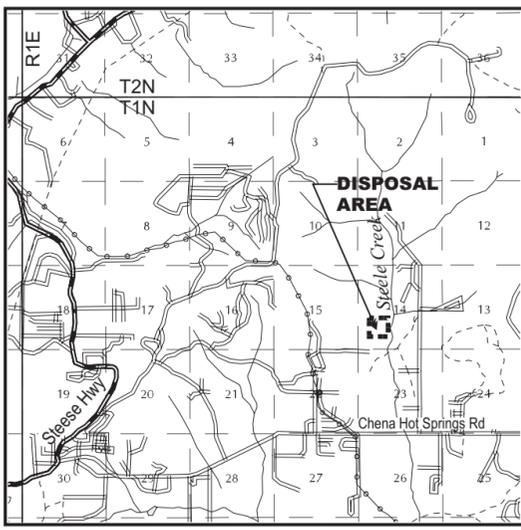
PARCEL	ADL	MTRS	SURVEY	LOT	BLOCK	ACRES	MINIMUM BID
1584	402971	C020N008E10	ASLS 80-98	1	1	4.950	\$3,000.00
1585	402873	C020N008E10	ASLS 80-98	3	1	5.000	\$3,000.00
1586	402874	C020N008E10	ASLS 80-98	4	1	5.000	\$3,000.00
1587	402973	C020N008E10	ASLS 80-98	5	1	4.980	\$3,000.00
1588	402974	C020N008E10	ASLS 80-98	6	1	4.830	\$2,900.00
1589	402975	C020N008E10	ASLS 80-98	7	1	4.950	\$3,000.00
1590	402976	C020N008E10	ASLS 80-98	1	2	4.994	\$3,000.00
1591	402977	C020N008E09, 10	ASLS 80-98	2	2	5.000	\$3,000.00
1592	402875	C020N008E09	ASLS 80-98	3	2	5.000	\$3,000.00
1593	402876	C020N008E09	ASLS 80-98	4	2	5.000	\$3,000.00
1594	402877	C020N008E09	ASLS 80-98	5	2	4.991	\$3,000.00
1595	402878	C020N008E09	ASLS 80-98	6	2	4.815	\$2,900.00
1596	402879	C020N008E09	ASLS 80-98	7	2	4.611	\$2,800.00
1597	402881	C020N008E09	ASLS 80-98	9	2	4.526	\$2,700.00
1598	402882	C020N008E09	ASLS 80-98	10	2	4.723	\$2,800.00
1599	402883	C020N008E09, 10	ASLS 80-98	11	2	4.965	\$3,000.00
1600	402884	C020N008E09, 10	ASLS 80-98	12	2	4.980	\$3,000.00
1601	402885	C020N008E09, 10	ASLS 80-98	13	2	4.579	\$2,700.00
1602	402886	C020N008E10	ASLS 80-98	14	2	4.586	\$2,800.00
1603	402887	C020N008E10, 15	ASLS 80-98	15	2	4.504	\$2,700.00
1604	402888	C020N008E10, 15	ASLS 80-98	16	2	4.575	\$2,700.00
1605	402890	C020N008E10, 15	ASLS 80-98	18	2	4.370	\$2,600.00
1606	402892	C020N008E15	ASLS 80-98	20	2	4.813	\$2,900.00
1607	402893	C020N008E09	ASLS 80-98	1	3	4.914	\$2,900.00
1608	402895	C020N008E09, 10	ASLS 80-98	3	3	5.000	\$3,000.00
1609	402896	C020N008E09	ASLS 80-98	4	3	4.969	\$3,000.00
1610	402978	C020N008E09, 10	ASLS 80-98	5	3	5.000	\$3,000.00
1611	402897	C020N008E09, 10	ASLS 80-98	6	3	4.996	\$3,000.00
1612	402979	C020N008E10	ASLS 80-98	7	3	4.799	\$2,900.00
1613	402898	C020N008E10	ASLS 80-98	8	3	4.756	\$2,900.00
1614	402980	C020N008E10	ASLS 80-98	9	3	4.757	\$2,900.00
1615	402899	C020N008E10	ASLS 80-98	10	3	4.999	\$3,000.00
1616	402900	C020N008E10	ASLS 80-98	11	3	4.816	\$2,900.00
1617	402901	C020N008E10	ASLS 80-98	12	3	4.978	\$3,000.00
1618	402902	C020N008E10	ASLS 80-98	13	3	4.656	\$2,800.00
1619	402903	C020N008E10	ASLS 80-98	14	3	4.757	\$2,900.00
1620	402904	C020N008E10	ASLS 80-98	15	3	4.870	\$2,900.00

Note: It is the responsibility of the purchaser to review recorded subdivision plats/maps, surveys, and plat notes for specific information on easements, building setbacks, or other restrictions that will affect any individual parcel being offered. Information is made available at the Department of Natural Resources Public Information Offices or on the web at: <http://www.dnr.state.ak.us/landrecords>.

## ASLS 80-98 Sec. 9, 10, 15



## Map 53 - Tungsten Subdivision ASLS 80-99

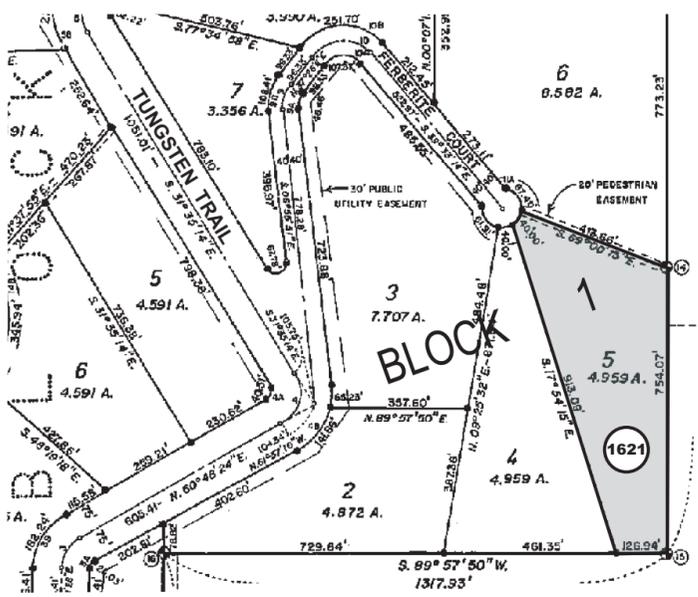


USGS Quad Fairbanks D-2, Alaska

**Vicinity Map**  
Township 1 North, Range 1 East, Sec. 14  
Fairbanks Meridian, Alaska

<b>Location</b>	This subdivision is located approximately 8 miles north of Fairbanks via the Steese Highway and Chena Hot Springs Road.
<b>Topo Map</b>	USGS Quad Fairbanks D-2
<b>Access</b>	Access to Tungsten subdivision is via Juniper Drive, which intersects Chena Hot Springs Road at mile 4.3. Juniper Drive runs 1 mile north and intersect Tungsten Trail. To access Lot 5, Block 1 parcel, continue on Tungsten Trail as it winds south to the intersection with Ferberite Court, which ends in a cul-de-sac.
<b>Terrain</b>	The subdivision is located in the hills north of Chena Hot Springs Road. Some slopes can be steep, with elevations of 1,530 feet.
<b>Soils</b>	Unknown
<b>Vegetation</b>	Mixed forest of white spruce, birch, and aspen.
<b>Water Front</b>	None
<b>View</b>	View of surrounding hills and forest.
<b>Climate</b>	Summer temperatures average 61 degrees F with a recorded high of 93 degrees F. Winter temperatures average -12 degrees F, with a low of -78 degrees F in mid-winter. Average annual precipitation is 11.3 inches.
<b>Water Source</b>	Unknown
<b>Water/Sewage Disposal</b>	The State of Alaska Dept. of Environmental Conservation must be contacted prior to the construction of any such system.
<b>Utilities</b>	Power is available to some lots within this subdivision.
<b>Restrictions</b>	Subject to platted easements and reservations, see ASLS 80-99
<b>Municipal Authority</b>	Located within the taxing authority of the Fairbanks North Star Borough.
<b>Homeowners Assoc.</b>	None
<b>Other</b>	N/A

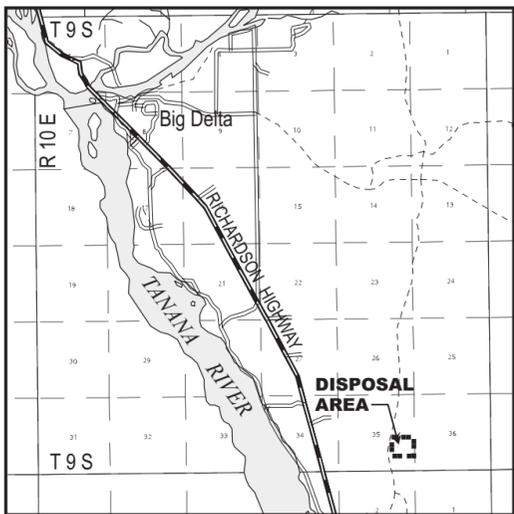
### Sec. 14



PARCEL	ADL	MTRS	SURVEY	LOT	BLOCK	ACRES	MINIMUM BID
1621	407164	F001N001E14	ASLS 80-99	5	1	4.959	\$9,900.00

Access: It is the responsibility of all purchasers to properly locate themselves on legal rights-of-way or section-line easements when crossing both public and private lands. Legal access exists to all subdivisions. Rights-of-way shown on subdivision plats or surveys designate areas reserved for road construction and access but do not necessarily indicate the existence of a constructed road.

## Map 54 - Warren ASLS 79-138



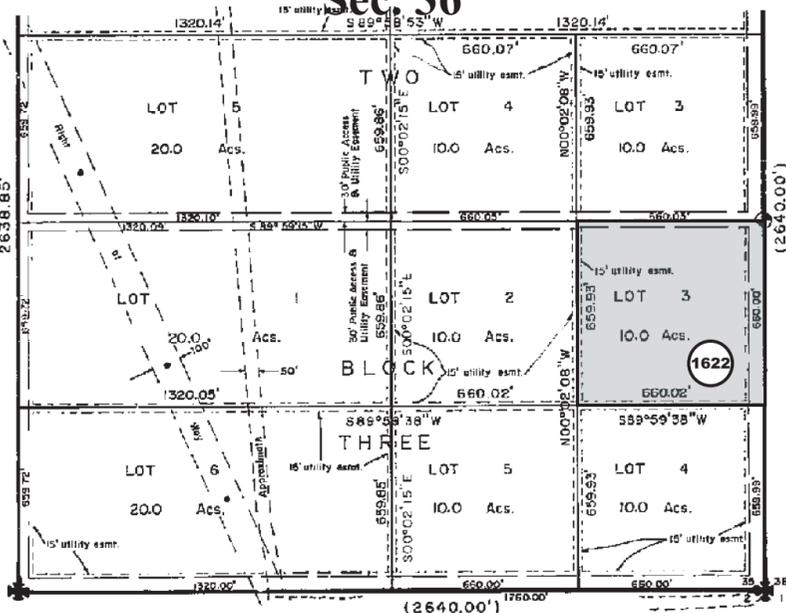
USGS Quad Big Delta A-4, Alaska

**Vicinity Map**  
Township 9 South, Range 10 East, Sec. 35  
Fairbanks Meridian, Alaska

<b>Location</b>	Approximately 6 miles south of Big Delta and approximately 4 air miles north, northeast of Delta Junction. The parcel is located .25 miles north of the Richardson Hwy, 2 miles east of the Richardson Hwy/Tanana Loop intersection.
<b>Topo Map</b>	USGS Quad Big Delta A-4
<b>Access</b>	Access to parcel is north on Jack Warren Road, travel 1 mile to Phillips Road then turn west and travel 1.1 miles.
<b>Terrain</b>	Gently sloping terraces. Mostly flat, surrounded by agricultural fields.
<b>Soils</b>	Sandy, silt loam.
<b>Vegetation</b>	Black spruce with some stands of white spruce, birch, and aspen.
<b>Water Front</b>	None
<b>View</b>	View of the surrounding forest.
<b>Climate</b>	Average temperature is -11 degrees F in winter and 69 degrees F in summer, with recorded extremes of -63 and 92 degrees F. Annual precipitation is 12 inches, including 37 inches of snow.
<b>Water Source</b>	Shallow wells.
<b>Water/Sewage Disposal</b>	Before the construction of any water/sewage disposal system, purchasers must contact the State of Alaska Dept. of Environmental Conservation.
<b>Utilities</b>	Unknown
<b>Restrictions</b>	Subject to platted easements and reservations, see ASLS 79-138. The parcel is subject to a shallow oil and gas lease, ADL 389500.
<b>Municipal Authority</b>	Located within the corporate boundary of Delta Junction.
<b>Homeowners Assoc.</b>	Unknown
<b>Other</b>	Located within the Tanana Basin Area Plan. This area is subject to flooding from Jarvis Creek.

PARCEL	ADL	MTRS	SURVEY	LOT	BLOCK	ACRES	MINIMUM BID
1622	402060	F009S010E35	ASLS 79-138	3	3	10.000	\$11,000.00

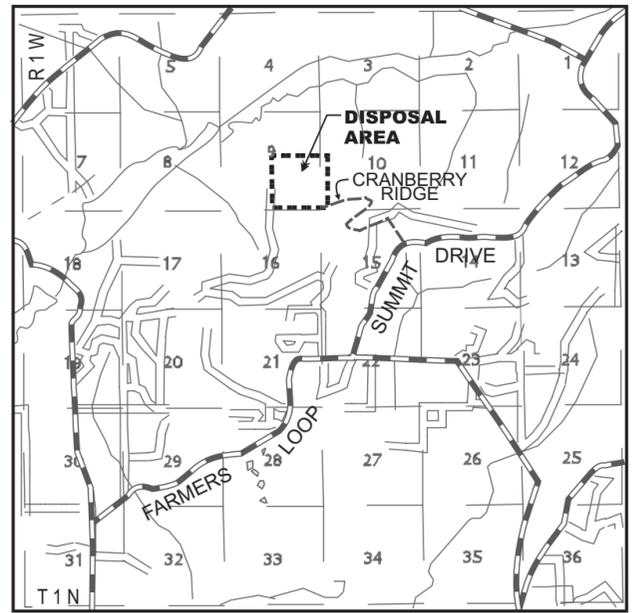
### Sec. 36



Site Inspection: The Department of Natural Resources strongly urges anyone wishing to purchase a parcel to first review all information and then personally inspect the land before submitting a bid. The land chosen by a bidder/applicant is taken "as is" with no guarantees, expressed or implied, as to its suitability for any intended use.

## Map 55 - Wigwam Subdivision ASLS 83-22

<b>Location</b>	This subdivision is located in the hills overlooking the Goldstream Valley, approximately 6 miles north of Fairbanks.
<b>Topo Map</b>	USGS Quad Fairbanks D-2
<b>Access</b>	Access is via Farmer's Loop Road to Summit Drive. Continue on to Cranberry Ridge Road and then to Mia Street. The constructed portion of Mia Street ends just northeast of Lots 1 and 2, Block 3.
<b>Terrain</b>	Steeply sloped, with elevations between 850 and 1,500 feet and a northern aspect.
<b>Soils</b>	Silt loam with good drainage on the steeper slopes.
<b>Vegetation</b>	Mixed spruce and birch forest.
<b>Water Front</b>	None
<b>View</b>	Views of the surrounding forest and the Goldstream Valley to the north.
<b>Climate</b>	Summer temperatures average 61 degrees F with a recorded high of 93 degrees F. Winter temperatures average -12 degrees F, with a low of -78 degrees F in mid-winter. Average annual precipitation is 11.3 inches.
<b>Water Source</b>	Unknown
<b>Water/Sewage Disposal</b>	Any such system must be approved and permitted by the State of Alaska Dept. of Environmental Conservation prior to construction.
<b>Utilities</b>	Power is currently available to Lot 3, Block 2. many lots within this subdivision
<b>Restrictions</b>	Subject to platted easements and reservations, see ASLS 83-22.
<b>Municipal Authority</b>	Within the taxing authority of the Fairbanks North Star Borough.
<b>Homeowners Assoc.</b>	Unknown
<b>Other</b>	Parcels within this subdivision may contain wetlands. Permits from the Army may be required prior to the placement of any fill materials.

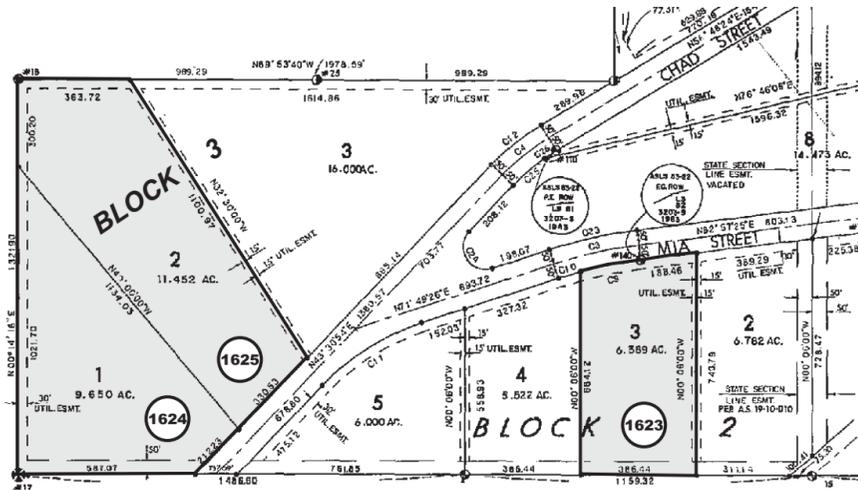


USGS Quad Fairbanks D-2, Alaska

### Vicinity Map

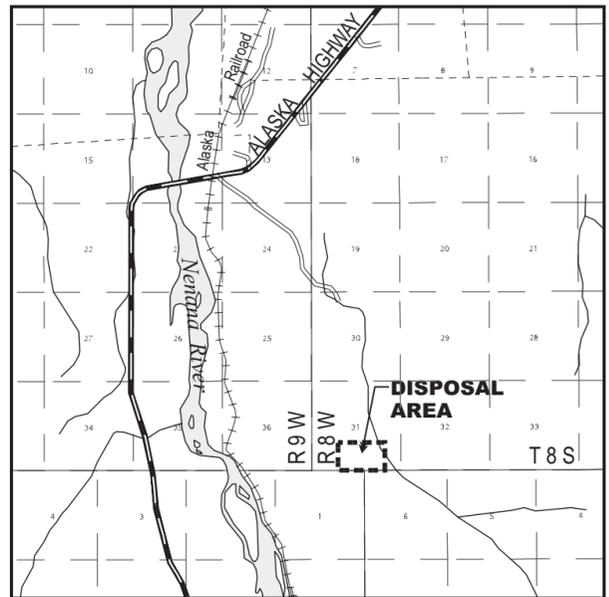
Township 1 North, Range 1 West, Sec. 9  
Fairbanks Meridian, Alaska

PARCEL	ADL	MTRS	SURVEY	LOT	BLOCK	ACRES	MINIMUM BID
1623	410343	F001N001W09, 10	ASLS 83-22	3	2	6.389	\$6,050.00
1624	410346	F001N001W09	ASLS 83-22	1	3	9.650	\$7,250.00
1625	410347	F001N001W09	ASLS 83-22	2	3	11.452	\$8,600.00



## Map 56 - Windy Hills Subdivision ASLS 79-173

<b>Location</b>	South of Anderson approximately 7.5 miles and east of the Nenana River.
<b>Topo Map</b>	USGS Quad Fairbanks A-5
<b>Access</b>	At the Parks Highway mile 276 1/2, just north of the Nenana River Rex Bridge, turn southeast on Rexana Road, then west on Abby Road, south on Clear Sky Way, west on Windy Way - 2nd lot bordering on south side of road. Most of the roads within the subdivision are unconstructed; some are only brushed lines.
<b>Terrain</b>	Generally flat to sloping. Elevation is about 1200 feet.
<b>Soils</b>	Gravelly sands with traces of clay and silts; includes discontinuous permafrost.
<b>Vegetation</b>	Mostly black spruce and alder, with occasional white spruce.
<b>Water Front</b>	None
<b>View</b>	Potentially good view of surrounding forest.
<b>Climate</b>	Temperatures could range from 90 degrees F in summer to -60 degrees F in winter.
<b>Water Source</b>	Holding rainwater catchment; well.
<b>Water/Sewage Disposal</b>	Lot owners must construct individual sewage and wastewater disposal systems; these are restricted to self-contained privies or such systems as approved by ADEC.
<b>Utilities</b>	Power is available within the area.
<b>Restrictions</b>	Subject to platted easements and restrictions, see ASLS 79-173. Parcels may contain wetlands and may require Department of the Army Corps of Engineers permits prior to placement of fill material
<b>Municipal Authority</b>	Located within the taxing authority of the Denali Borough.
<b>Homeowners Assoc.</b>	None
<b>Other</b>	



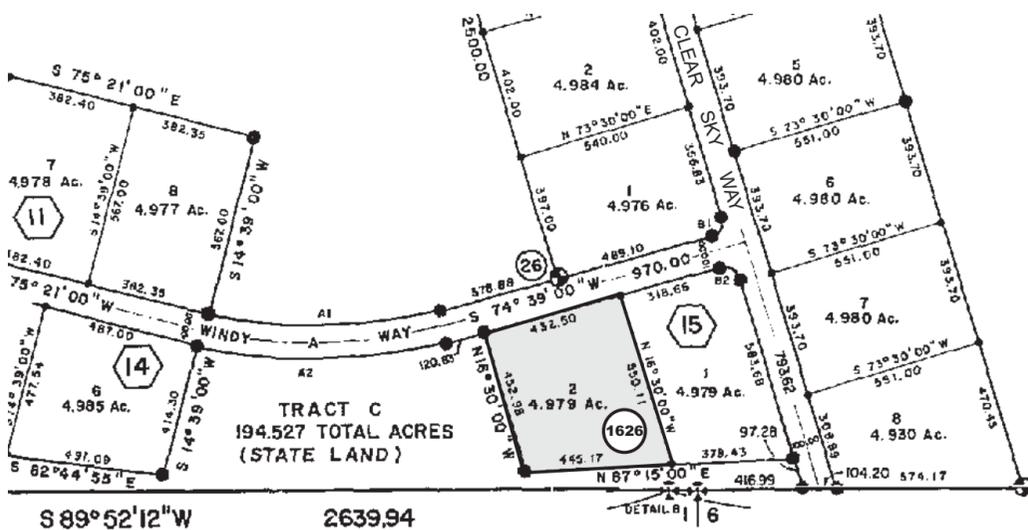
USGS Quad Fairbanks A-5, Alaska

### Vicinity Map

Township 8 South, Range 8 West, Sec. 31  
Fairbanks Meridian, Alaska

PARCEL	ADL	MTRS	SURVEY	LOT	BLOCK	ACRES	MINIMUM BID
1626	406218	F008S008W31	ASLS 79-173	2	15	4.979	\$2,500.00

### S 1/2 Sec. 31



# Application Forms

STATE OF ALASKA -- DEPARTMENT OF NATURAL RESOURCES -- DIVISION OF MINING, LAND AND WATER  
**Fall 2001 Auction 422**

## Alaska State Land Auction Bid Form

Please read all the information in the Fall 2001 Alaska State Land Offering Brochure before completing this form. Please PRINT LEGIBLY when filling out this form and sign the certification below.

Name(s): \_\_\_\_\_  
 Authorized Agent (if any): \_\_\_\_\_  
 Mailing Address: \_\_\_\_\_  
 City: \_\_\_\_\_ State: \_\_\_\_\_ Zip Code: \_\_\_\_\_  
 Daytime Phone Number: \_\_\_\_\_ Evening Phone Number: \_\_\_\_\_

Bidders for State land parcels must be Alaska residents for at least one year and must be at least 18 years of age on or before the date of the auction. Corporations, businesses and non-Alaska residents are NOT eligible to bid for parcels at the Sealed-Bid Auction but they are eligible to apply for state parcels in the Over-the-Counter sale.

I hereby submit a bid to purchase  
 Parcel No: \_\_\_\_\_ Subdivision Name: \_\_\_\_\_ Survey: \_\_\_\_\_  
 The amount of my bid is (please write out the amount in words and numbers): \_\_\_\_\_ (\$)  
**BIDS LOWER THAN THE MINIMUM BID AMOUNT WILL BE REJECTED.**

Amount of Bid Deposit \$ \_\_\_\_\_ (minimum 5% of the bid amount)

I have enclosed a money order, cashier's check, or a certified check, payable to the DEPARTMENT OF NATURAL RESOURCES in an amount not less than five percent of the bid amount as a bid deposit to purchase the above described parcel. I agree that the bid amount represents the purchase price that I shall pay for the parcel if my offer is accepted. I further agree that the bid deposit also constitutes a deposit required under AS 38.05.860(a) to reimburse the department for costs incurred in the disposal, and an earnest money deposit required under AS 38.05.860(b).  
 If my offer is accepted and for whatever reason, I decide not to purchase the parcel, I understand that this bid deposit shall be forfeited as earnest money to the State of Alaska.

I hereby certify that I am currently an Alaska resident and have been an Alaska resident for at least one year immediately preceding the date of the auction and:

1. I have been an Alaska resident for at least one year preceding the date of the auction and,
2. I am 18 years of age or older;
3. I have not held a purchase contract or lease issued by the department that has been administratively foreclosed or terminated for cause within the past three years;
4. I am not currently in default for nonpayment on a purchase contract or lease issued by the department; and
5. I have not been notified that I am in default for nonpayment of municipal taxes or assessments on a purchase contract or lease issued by the department.

Signature: \_\_\_\_\_ Date: \_\_\_\_\_  
 Signature: \_\_\_\_\_ Date: \_\_\_\_\_

NOTE: This bid form must be filled out completely and submitted with all of the appropriate attachments and fees. Failure to do so may result in the rejection of your bid. AS 38.05.035(a) authorizes the director to decide what information is needed to process an application for the sale or use of state land and resources. This information is made a part of the state public land records and becomes public information at the time the bid is opened under AS 40.25.110 and 40.25.120 (unless the information qualifies for confidentiality under AS 38.05.035(a)(9) and confidentiality is requested). Public information is open to inspection by you or any member of the public. A person who is the subject of the information may challenge its accuracy or completeness under AS 44.99.310, by giving a written description of the challenged information, the changes needed to correct it, and a name and address where the person can be reached. False statements made in an application for a benefit are punishable under AS 11.56.210.

**To help improve advertising of future land offerings, please tell us how you heard about the Fall 2001 Sale.**

Newspaper Advertisement  Flyer  
 Radio Announcement  Other \_\_\_\_\_  
 Word of mouth  DNR Web Site

**THANK YOU!**

STATE OF ALASKA -- DEPARTMENT OF NATURAL RESOURCES -- DIVISION OF MINING, LAND AND WATER  
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