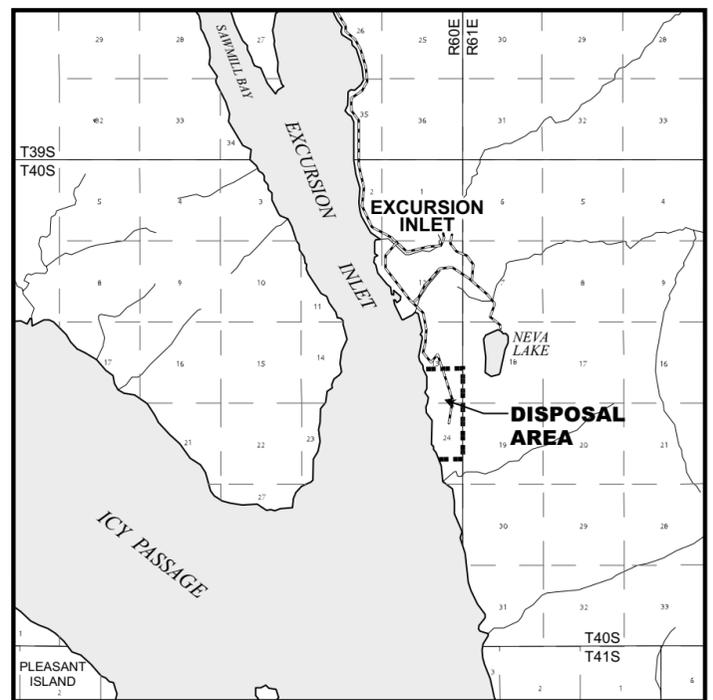


## Map 2 - Excursion Inlet South ASLS 81-90

<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

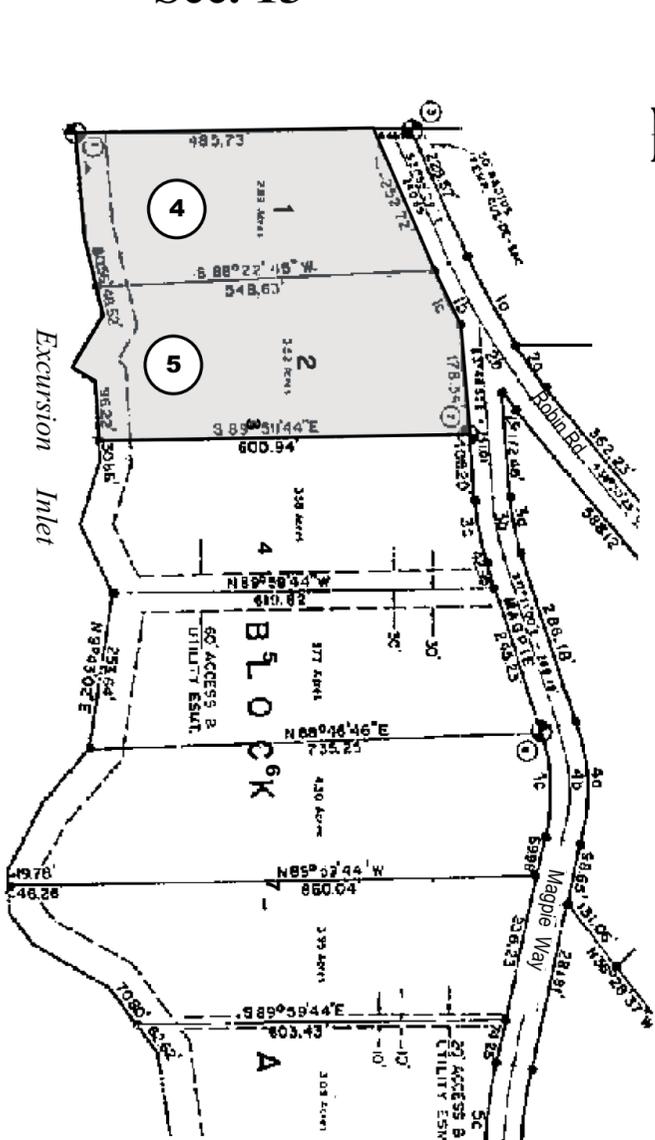
### Vicinity Map Township 40 South, Range 60 East, Sec. 13, 24 Copper River Meridian, Alaska

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.

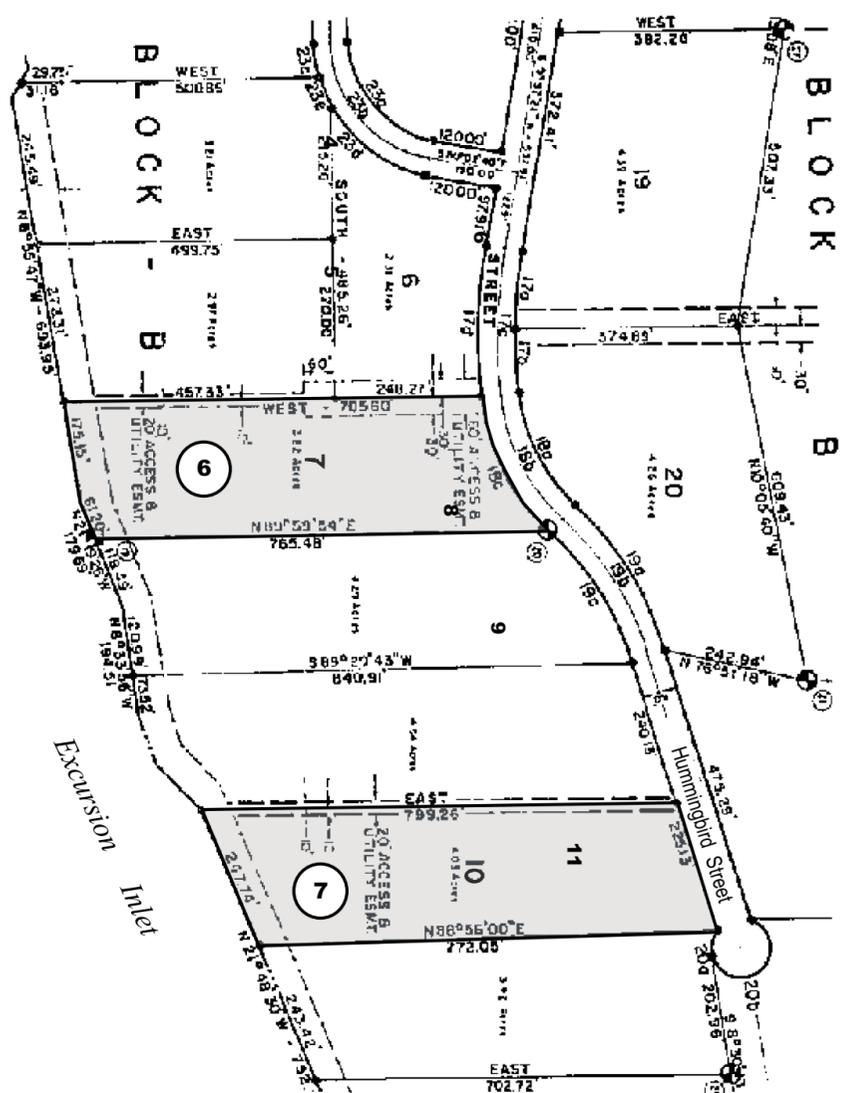
Mineral Reservations: The State retains ownership of all oil, gas, coal, ore, minerals, fissionable materials, geothermal resources, and fossils that may be in or upon the land that it sells (AS 38.05.125). The State reserves the right to enter onto land to explore for and develop these mineral resources, 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



# 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
Iksigiza 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
Kahiltna 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			