

**NAUKATI INDUSTRIAL / COMMERCIAL**  
**Auction # 428**

**Over-The-Counter Offering**

The following parcels not sold during the Outcry Auction at Naukati will be offered Over-the-Counter (OTC) beginning June 11, 2002:

<b><u>Parcel</u></b>	<b><u>ADL Number</u></b>	<b><u>Legal Description</u></b>		<b><u>Size (Acres)</u></b>	<b><u>Map</u></b>	<b><u>Reservation</u></b>	<b><u>*OTC Price</u></b>
<b>1</b>	ADL 106872	ASLS 2001-11	Lot 1	2.83	1	A	\$19,000
<b>2</b>	ADL 106873	ASLS 2001-11	Lot 2	3.66	1	A	\$18,400
<b>3</b>	ADL 106874	ASLS 2001-11	Lot 3	2.20	1	A,B	\$12,400
<b>4</b>	ADL 106875	ASLS 2001-11	Lot 4	4.08	1	A,B	\$17,800
<b>7</b>	ADL 106878	ASLS 2001-11	Lot 7	4.24	1	A	\$27,700
<b>8</b>	ADL 106879	ASLS 2001-13	Lot 1	1.76	2	A	\$ 9,700
<b>9</b>	ADL 106880	ASLS 2001-13	Lot 2	1.69	2	A	\$11,500
<b>10</b>	ADL 106881	ASLS 2001-13	Lot 3	1.84	2	A	\$11,100
<b>11</b>	ADL 106882	ASLS 2001-13	Lot 4	1.76	2	A	\$12,100
<b>12</b>	ADL 106883	ASLS 2001-13	Lot 5	3.15	2	A	\$17,300
<b>13</b>	ADL 106884	ASLS 2001-13	Lot 6	3.11	2	A	\$15,400
<b>14</b>	ADL 106885	ASLS 2001-13	Lot 7	1.78	2	A	\$10,900
<b>15</b>	ADL 106886	ASLS 2001-13	Lot 8	1.48	2	A	\$ 9,200
<b>18</b>	ADL 106889	ASLS 2001-13	Lot 11	1.39	2	A	\$ 8,300
<b>19</b>	ADL 106890	ASLS 2001-13	Lot 12	1.80	2	A	\$11,500
<b>21</b>	ADL 106892	ASLS 2001-13	Lot 14	2.16	2	A	\$13,400
<b>22</b>	ADL 106893	ASLS 2001-13	Lot 15	1.59	2	A	\$10,200

\*(Appraisal dated April 10, 2002).

**Special Information**

**There is No Veteran's Land Discount For This Sale.** (A.S. 38.05.940(a) veteran's land discount). This is a Commercial/Industrial Auction. The veteran's land discount does **NOT** apply to this type of sale.

The State does not allow entry upon this land, nor any other development activity, until a land sale contract is issued or until patent is received. It may take more than 3 months for the Department to issue a land sale contract or patent.

## **OTC Application Requirements**

In order to qualify for inclusion in the initial OTC opening, completed application packages must be received in the Southeast Regional Office by 5:00 p.m. Monday, June 10, 2002.

**Mail-in applications are accepted only in the Southeast Regional Office** (address noted on the cover of this brochure). Applications mailed to other DNR offices will be returned to the applicant. Applications for parcels already taken will be returned to the applicant.

All OTC purchase applications, whether submitted in person or by mail, must include:

- A completed Over-the-Counter Application form. If purchasing multiple parcels, complete a separate application for each parcel.
- A non-refundable \$100.00 document handling fee **for each parcel**. (Personal checks accepted for this fee.)
- A down payment of five percent of the minimum bid amount for each parcel the applicant wishes to purchase, in the form of a cashiers 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 become available at the DNR Public Information Offices and personal checks will be accepted. And,
- A completed Declaration of Intent form.

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 email.

On Tuesday, June 11, 2002, the Southeast Regional DNR Public Information Office in Juneau will open at 8:30 a.m. At 9:00 a.m. the OTC Sale will begin at the Juneau office. Members of the public may attend and observe the drawing but will not be allowed to change or retract any bids.

During the initial 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 then 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 DNR Public Information Offices and all remaining parcels become immediately available. For online information, including a list of successful applicants, visit our website at <http://www.dnr.state.ak.us/mlw/landsale>.

Individuals interested in participating in the offering should contact Eric Decker or Ted Deats with the Southeast Regional DNR Public Information Office at 907-465-3400.

# **IMPORTANT**

## **DEVELOPMENT REQUIREMENTS**

The state will require that lots be developed within five years of contract issuance, with expenditures for improvements generally equal to or exceeding the appraised value (minimum bid as stated in this brochure) of the land at the time of purchase. Lots must be developed for commercial/industrial purposes and not for residential or recreational use, although a watchman's quarters, owner/operator residence or bunkhouse may be allowed as an accessory use.

Commercial/industrial uses include activities such as manufacturing, processing, repairing, and assembling. They include vehicle, marine, and equipment storage; heavy and light equipment repair and maintenance; commercial nurseries and greenhouses; commercial sawmills, shake, and shingle mills; hotels and lodges with four or more rental units.

### **Timber and Other Building Materials on Site**

Purchasers are not permitted to sell or remove any timber from the parcel until they receive state patent to the land. Until patent is received, no other surface resource such as gravel, sand, peat, topsoil, or any other material valuable for commercial use may be sold or removed from the parcel. Such materials may be used only on the parcel. **The State of Alaska may recover triple damages for timber and other surface resources removed from the parcel without authorization.**

### **Reservation Codes**

The following is a list of the easement reservations recorded on the plats of survey for Naukati Industrial Subdivision (Alaska State Land Survey No. 2001-11) and Naukati Commercial Subdivision (Alaska State Land Survey No. 2001-13) and referenced in the parcel description table on page 1 of this document. For more detailed information as to location of easements, prospective bidders should review the above survey plats.

- A. Subject to a 20-foot-wide utility easement on all parcels.
- B. Subject to a 60-foot-radius temporary turn-around. (Parcels 3 and 4 only).





STATE OF ALASKA  
DEPARTMENT OF NATURAL RESOURCES  
DIVISION OF MINING, LAND & WATER

OVER-THE-COUNTER APPLICATION FORM  
For Auction No. 428 or Auction No. 429

Print your name(s) above as you wish it (them) to appear on the purchase contract or title document.

Mailing Address: \_\_\_\_\_

City: \_\_\_\_\_ State: \_\_\_\_\_ Zip Code: \_\_\_\_\_

Home Phone Number: \_\_\_\_\_ Work Phone Number: \_\_\_\_\_

I hereby apply for the parcel listed below from the \_\_\_\_\_ Alaska State Land Offering.  
(Example: Naukati Auction No. 428 or Whale Pass Auction No. 429)

Parcel ADL No: \_\_\_\_\_ Parcel No. / Area Name: \_\_\_\_\_  
(Division of Mining, Land & Water File Number) (Example: Parcel 10, Naukati Auction 428)

I have enclosed a cashiers check, certified check, or money order, payable to the State of Alaska, Department of Natural Resources in an amount not less than five percent (5%) of the minimum bid listed in the above Alaska State Land Offering brochure. (After the initial opening, personal checks will be accepted.) If my offer is accepted and, for whatever reason, I decide not to purchase the parcel or I am found ineligible to purchase under 11 AAC 67.008, I understand that this down payment shall be forfeited as earnest money to the State of Alaska. I have also enclosed the required document-handling fee of \$100.00, and understand that the document-handling fee is non-refundable, if for whatever reason, purchase of the parcel does not occur.

I certify that:

- 1) I am 18 years of age or older;
- 2) 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;
- 3) I am not currently in default for nonpayment on a purchase contract or lease issued by the department; and
- 4) I am not currently in default for nonpayment of municipal taxes or assessments on a purchase contract or lease issued by the department.

\_\_\_\_\_  
Signature

\_\_\_\_\_  
Date

\_\_\_\_\_  
Signature

\_\_\_\_\_  
Date

**On the outside of the envelope, clearly identify which Over-the-Counter offering the application applies (1999 OTC, 2000 OTC, Summer 2001 OTC, Fall 2001 OTC, etc.). Failure to accurately mark the outside of the envelope may result in improper handling of your application.**

**NOTE:** This application form must be filled out completely and submitted with all the appropriate attachments and fees. Failure to do so may result in the rejection of your application. 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 application is received 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.

Revised: 8/28/01 8:14 AM

DECLARATION OF INTENT

Parcel ADL No. \_\_\_\_\_

Print your name above as it is to appear on the document AND sign your name the same way, below.

Mailing Address: \_\_\_\_\_

Date(s) of Birth: \_\_\_\_\_ Daytime Telephone #: \_\_\_\_\_

Check your tenancy status:

Marital Status: \_\_\_\_\_ A Single Woman/Man \_\_\_\_\_ A Married Woman/Man \_\_\_\_\_ Tenants in Common

\_\_\_\_\_ Husband and Wife, as tenants by the entirety with full rights of survivorship

Are you a U.S. citizen? \_\_\_\_\_ Yes \_\_\_\_\_ No If No, are you a Resident Alien? \_\_\_\_\_  
Registration No. \_\_\_\_\_

Are you applying for a Veteran's Discount under AS 22.05.01? \_\_\_\_\_ No. If yes, enclose application and copy of Form DD 214 showing \_\_\_\_\_ an Alaska resident and have been a resident of t' \_\_\_\_\_ of this sale to be eligible to submit an application.

Not Applicable for Auction No. 428 or Auction No. 429

How do you want to pay? Please check either CONTRACT or PAYOFF.

\_\_\_\_\_ CONTRACT - Down Payment Enclosed \$ \_\_\_\_\_ (Receipt Type 19)  
PLUS Document Handling Fee + \$100.00 (Receipt Type 5B)  
For a TOTAL of \$ \_\_\_\_\_

Contract Payment Schedule will generally be set on a monthly and level-payment basis according to the following financed principal amounts pursuant to 11 AAC 67.875.

1. \$2,000.00 or less must be paid in full;
2. \$2,000.01 to \$9,999.99, not more than 5 years;
3. \$10,000.00 to \$14,999.99, not more than 10 years;
4. \$15,000.00 to \$19,999.99, not more than 15 years;
5. \$20,000.00 or more, not more than 20 years.

\_\_\_\_\_ PAYOFF - Amount Enclosed \$ \_\_\_\_\_ (Receipt Type 19)  
PLUS Sale Document Fee + \$100.00 (Receipt Type 5A)  
For a TOTAL of \$ \_\_\_\_\_

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

SSN \_\_\_\_\_ - \_\_\_\_\_ - \_\_\_\_\_

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

SSN \_\_\_\_\_ - \_\_\_\_\_ - \_\_\_\_\_

OVER-THE-COUNTER ALASKA LAND OFFERING INSTRUCTIONS

The Alaska Department of Natural Resources (DNR) is offering for purchase parcels of land that were not sold during the subject Alaska Land Auction. These parcels are available for purchase over-the-counter at the DNR information offices located in Juneau, Anchorage, and Fairbanks. The parcels will be sold on a first-come first-serve basis. The purchase price is the "minimum bid" listed in the Alaska Land Offering brochure.

1. All purchase applications, whether submitted in person, or by mail must include:

- A completed over-the-counter application form;
- \$100 document handling fee;
- A down payment of five percent (5%) of the sale price (minimum bid amount listed);
- A completed Declaration of Intent form, and
- ~~If applying for a Veterans Discount on state land, a copy of your Form DD 214, Report of Separate Discharge, and length of service.~~

Not applicable for Auction 428 or Auction 429.

Checks are to be payable to the State of Alaska, Department of Natural Resources. Checks returned for any reason may invalidate the application.

The document handling fee and down payment or purchase price will be returned to the applicant if the parcel is no longer available for purchase.

2. The outside of the envelope should clearly state which land offering the application applies.

3. Mailed applications may be mailed to one of the office listed below:

**CENTRAL REGION**  
Information Center  
Juneau  
**Send Applications to the Southeast Region Office Only**

Recorded land sale  
Office hours:  
Monday through Friday, 10:00 a.m. - 4:00 p.m.

**SOUTHEAST REGION**  
Division of Mining, Land & Water  
Information Office  
400 Willoughby Avenue, 4<sup>th</sup> Floor  
Juneau, AK 99801-1724  
Phone: 907-465-3400  
Fax: 907-586-2954  
TDD: 907-465-3888

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

**NORTHERN REGION**  
Information Center  
Fairbanks  
**Send Applications to the Southeast Region Office Only**

Monday through Friday, 10:00 a.m. - 4:00 p.m.

Call Ted Deats at 907-465-3405 or Eric Decker at 907-465-3512 for any questions.