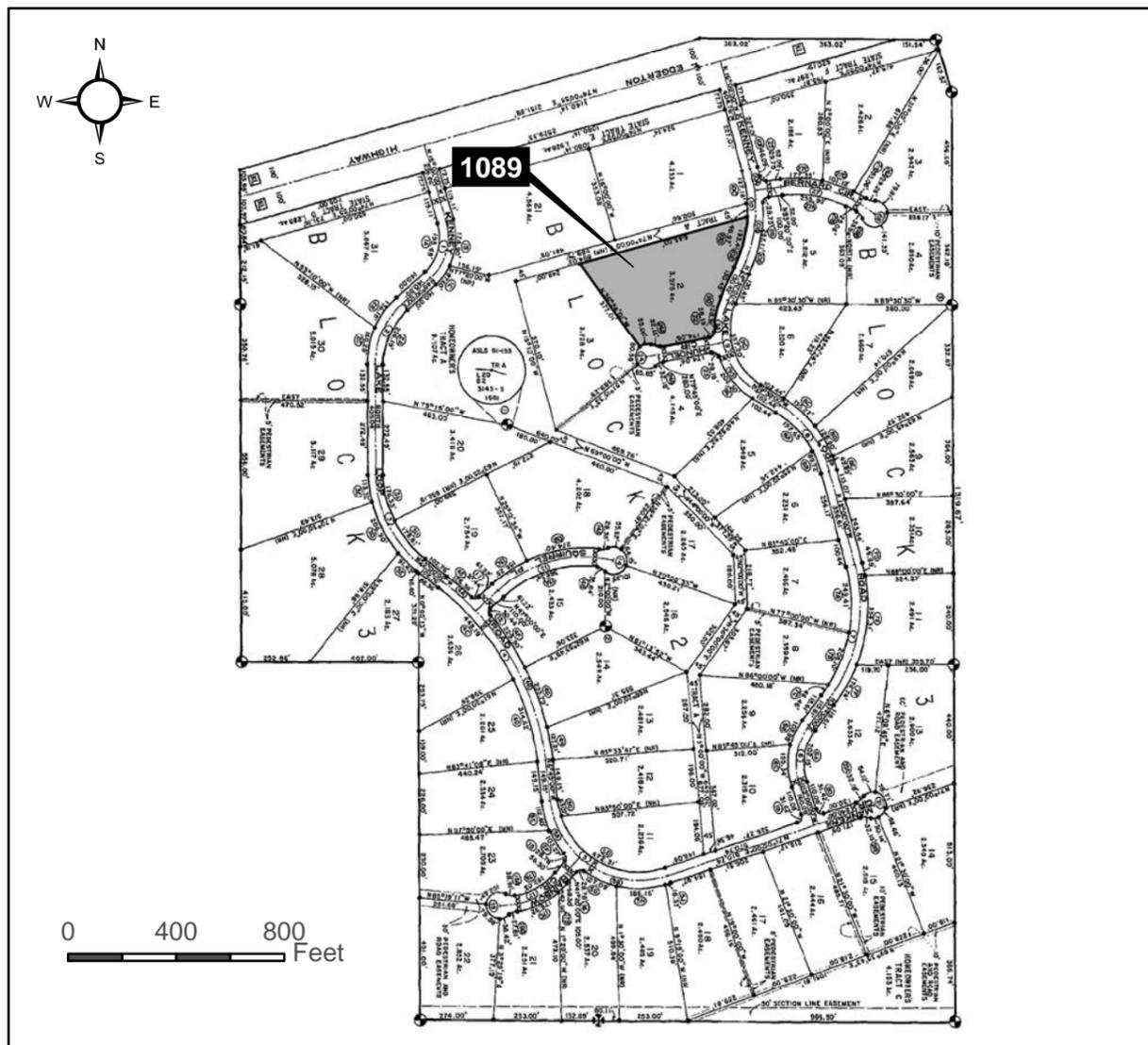


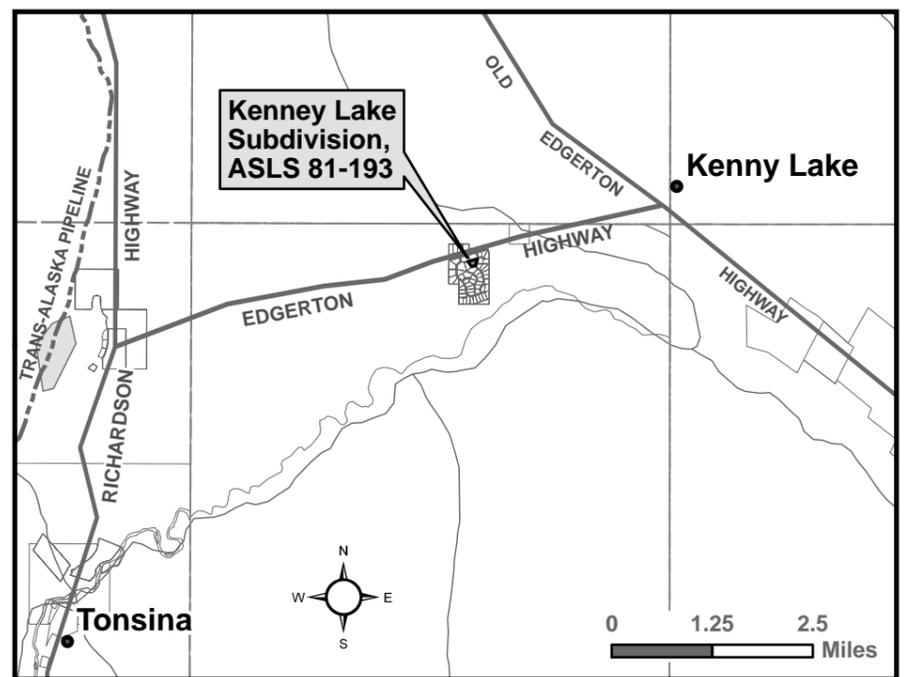
Map 14 - Kenney Lake Subdivision ASLS 81-193

Southcentral Region



Location	This subdivision is situated on the south side of the Edgerton Highway about four and a half miles east of the junction with the Richardson Highway.
Topo Map	USGS Quad Valdez C-3
Access	From the Edgerton Highway, turn south onto the eastern most Kenney Lake Loop Road, then turn right onto Hundel Circle.
Terrain	The subdivision has gently sloping terrain that stair steps downward towards the Tonsina River, which lies outside the subdivision. This parcel is generally flat.
Soils	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 has the potential for discontinuous permafrost lenses.
Vegetation	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.
Water Frontage	None
View	Unknown
Climate	Average winter temperatures range from -10 to 40 degrees F; average summer temperatures range from 60 to 80 degrees F.
Water Source	Unknown
Water/Sewage Disposal	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). ADEC has approved this parcel for pit privy waste disposal systems.
Utilities	Electricity is available to the subdivision. Purchasers will be responsible for extending the existing power lines.
Restrictions	Subject to all platted easements and reservations of record, see ASLS 81-193. This parcel may contain wetlands. Purchasers must obtain permits from the U.S. Army Corps of Engineers before placing any dredged or fill material in wetlands.
Municipal Authority	None
Homeowners Association	Any subsequent owner of any parcel within the subdivision automatically becomes a member of the homeowners association, if active and incorporated. Covenants pertaining to this subdivision are recorded in the Chitina Recording District in Book 13 on Page 463.

PARCEL #	AK DIVISION OF LANDS (ADL) #	MERIDIAN TOWNSHIP RANGE SECTION	SURVEY	LOT	BLOCK	ACRES	MINIMUM BID
1089	213165	C002S002E03	ASLS 81-193	2	2	3.975	\$15,000



Township 2 South, Range 2 East, Section 3
Copper River 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>.

