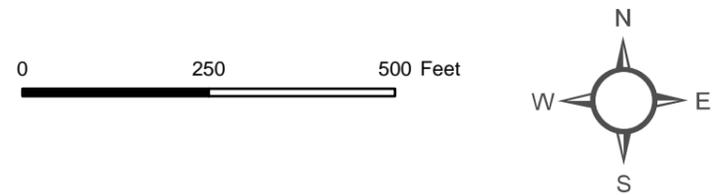
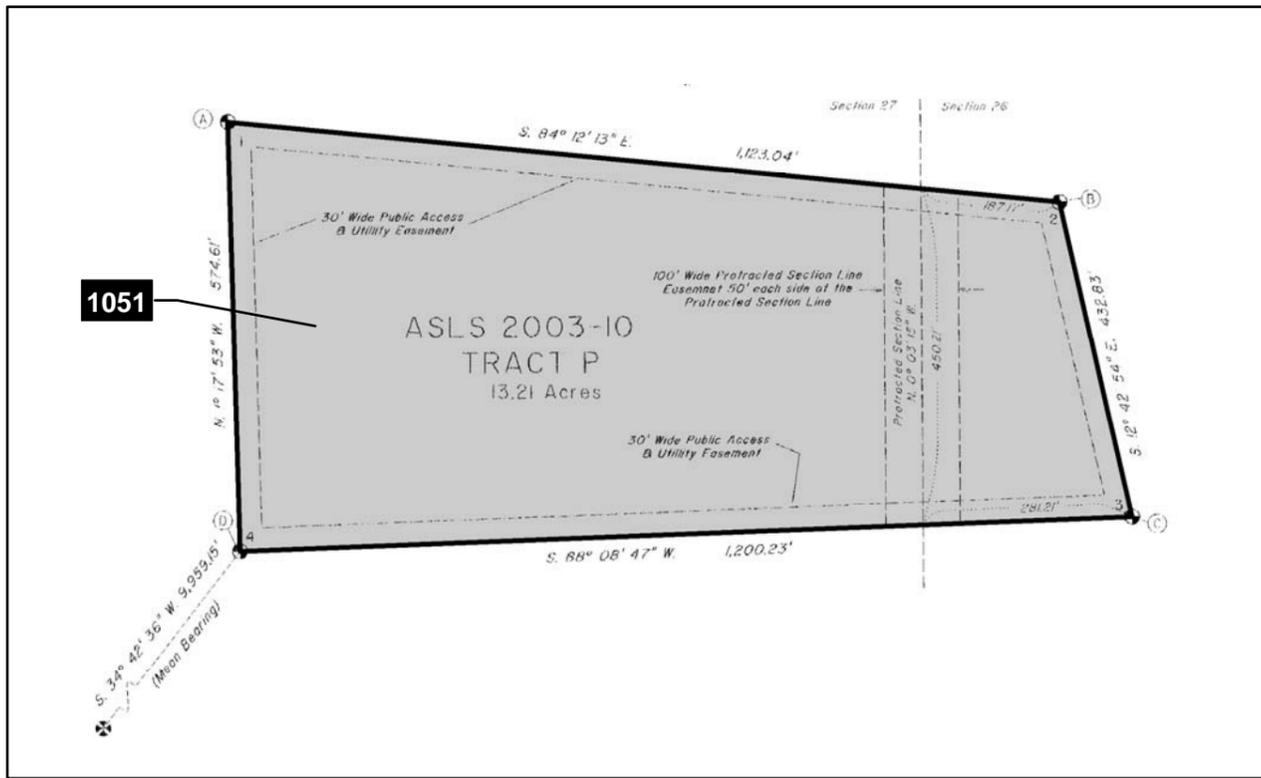
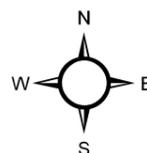
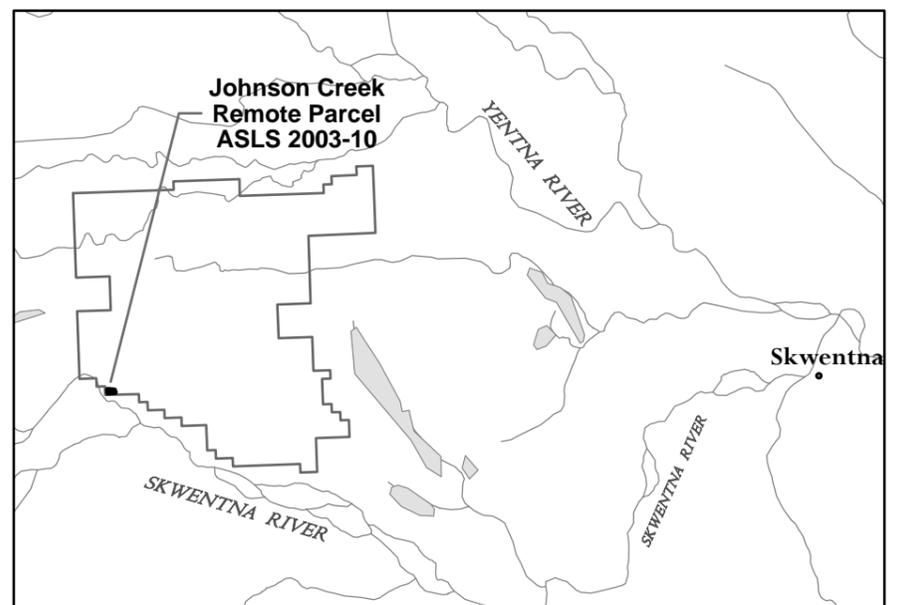


Map 9 - Johnson Creek Remote Parcel ~ ASLS 2003-10

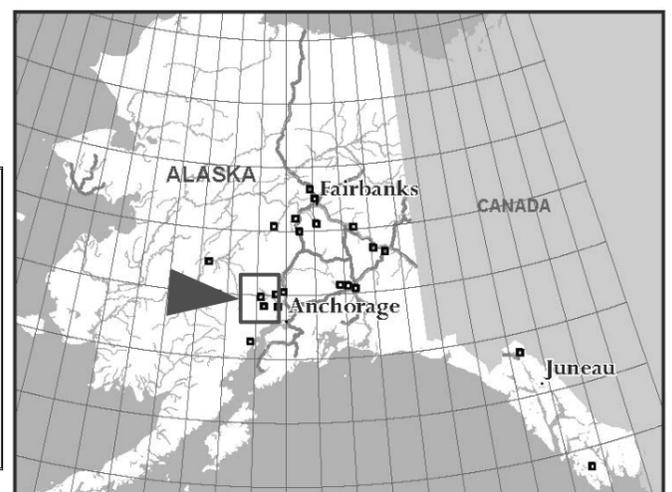


Location	The Johnson Creek staking area is located approximately 75 air miles northwest of Anchorage between the Alaska Range and the Yentna River. It is 15 miles west of Skwentna and northwest of Shell Lake. The area is south of Johnson Creek and north of the Skwentna River. The area encompasses approximately 33, 760 acres in all or part of Sections 3-6, Township 21 North, Range 13 West, Seward Meridian; all or part of Sections 3-10, 16-22, 26-35, Township 22 North, Range 13 West, Seward Meridian; all or part of Sections 1-3, 11-15, 22-27, 36, Township 22 North, Range 14 West, Seward Meridian; all or part of Sections 25-36 Township 23 North, Range 13 West, Seward Meridian; all or part of Sections 25-27, 34-36 Township 23 North, Range 14 West, Seward Meridian.
Topo map	USGS Quad Tyonek D-5, D-6; Talkeetna A-4
Terrain	The area is generally moderate to steeply rolling terrain interspersed with lowland bogs.
Access	Primary access is by snowmachine in winter via the Iditarod Trail or the Skwentna River. Wheeled aircraft may land on some of the gravel bars along the Skwentna River in summer and fall. Further summer and fall access is by float plane to a lake in Township 23 North, Range 13 West, Seward Meridian, locally called "#673" or "Karen's Lake".
Roads/Trails	The Iditarod Trail crosses the southern portion of the area.
View	Alaska Range view is likely from north facing slopes.
Climate	Temperatures range from 44 degrees F to 69 degrees F in summer and -4 degrees F to 40 degrees F in winter with extremes of -50 degrees F to 90 degrees F. Annual precipitation is 29 inches, including 119 inches of snow.
Soils	Well drained, gravely and sandy soils exist on the higher ground.
Vegetation	Spruce, birch and aspen are dominant on ridges and high ground. Black spruce, swamp grass and willow bushes are in the poorly drained areas.
Fire management Option	Full Protection - suppression action provided on a wildland fire that threatens uninhabited private property, high-valued natural resource areas, and other high-valued areas such as identified cultural and historical sites. The suppression objective is to control the fire at the smallest acreage reasonably possible. The allocation of suppression resources to fires receiving the full protection option is second in priority only to fires threatening a critical protection area. The Alaska Interagency Wildland Fire Management Plan is updated annually; contact the Division of Forestry for updated information regarding management options.
Municipal authority	The staking area is within the Matanuska-Susitna Borough. Parcels are subject to local property taxes.
Public access and utility easements	All parcels are subject to a minimum 25-foot public access and utility easement along interior parcel boundary lines and a 60-foot public access easement along all existing trails. Landowners may not obstruct or block access within these easements.
Setbacks and other restrictions	All parcels are subject to a 50-foot public access easement along the ordinary high water line of all water bodies. Parcels are subject to a 100-foot building setback along the ordinary high water line of all water bodies. Stream crossings with motorized vehicles may be prohibited by applicable state and federal laws.
Wetlands	Parcels may contain wetlands and may require Army Corps of Engineers permits prior to placement of fill material. Contact ACOE for information.
Waste disposal	Wastewater treatment and disposal systems must meet the regulatory requirements of the Alaska Department of Environmental Conservation. Contact ADEC for information.
Improvements	Prior to construction of any structure or waste disposal system, contact the platting authority for any permits or for required setbacks from water bodies, lot lines and easements.

PARCEL #	AK DIVISION OF LANDS (ADL) #	MERIDIAN TOWNSHIP RANGE SECTION	SURVEY	ACRES	TRACT	MINIMUM BID
1051	228586	S022N014W27	ASLS 2003-10	13.21	P	\$18,500



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>.



Township 22 North, Range 14 West, Section 27
Seward Meridian, Alaska