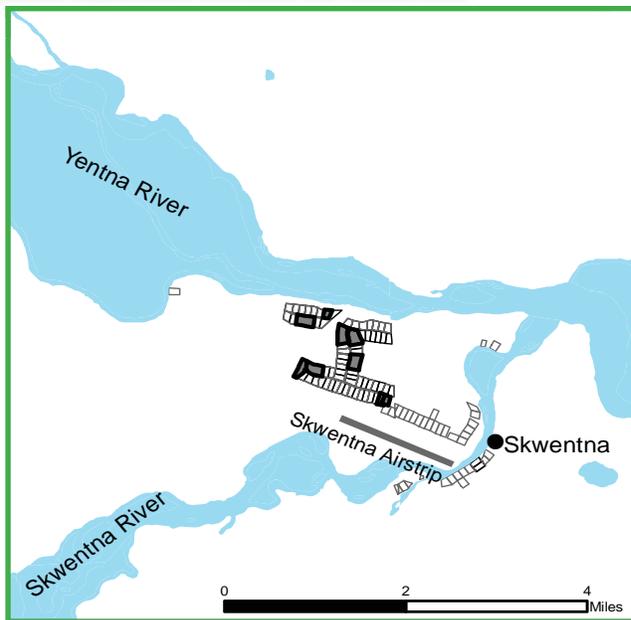


Skwentna Station - ASLS 79-205



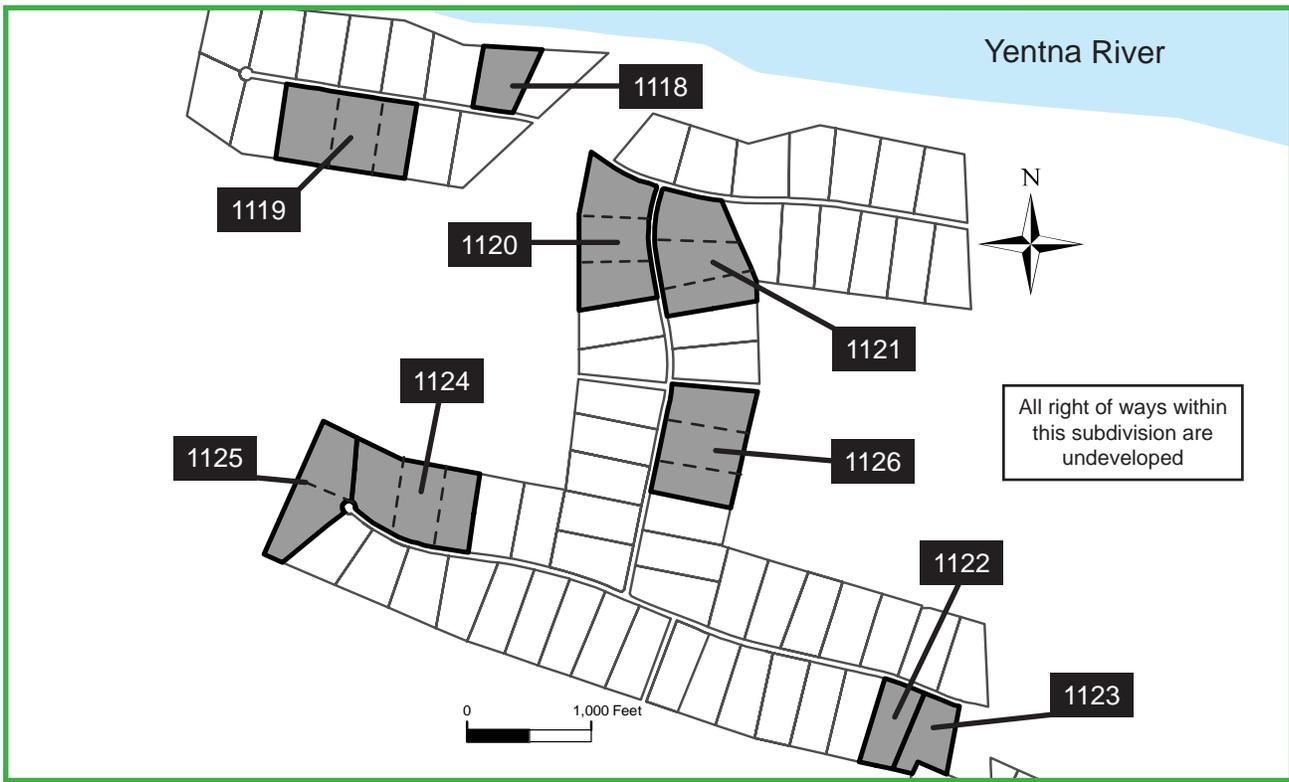
Looking southeast towards the Skwentna Station Subdivision from over the Yentna River

LOCATION	The Skwentna Station Subdivision is approximately 75 miles northwest of Anchorage, near the confluence of the Yentna and Skwentna Rivers.
ACCESS	Skwentna Station is located on the south shore of the Yentna River directly north of the Skwentna Airport. Access is provided primarily by the airport facilities but may also be gained via the Yentna River or snowmachine along section line rights-of-way or other public lands.
UTILITIES	<p>None.</p> <p>There is no municipal water supply. Water for domestic use may be obtained by well or from the collection of surface water from small streams in the area or by rainwater roof catchment systems.</p> <p>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).</p> <p>See page 10 "Sewer and Water" and "Water Rights and Usage" for more information.</p>
RESTRICTIONS	<p>Subject to all platted easements and reservations of record, see ASLS 79 - 205.</p> <p>Any subsequent owner of any parcel within the subdivision automatically becomes a member of the homeowners association, if active and incorporated.</p>
MUNICIPAL AUTHORITY	These parcels are located within the Matanuska-Susitna Borough, a second class borough, and are subject to applicable local ordinances and property assessments.
NOTES	Skwentna is a small remote community with a population of just over 100 people. This area is located along popular long distance snowmachine routes.



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: plats.landrecords.info/.

Skwentna Station - ASLS 79-205



PARCEL #	AK DIVISION OF LANDS (ADL) #	MERIDIAN TOWNSHIP RANGE SECTION	SURVEY	ACRES	LOT	BLOCK	MINIMUM BID
1118	205103	S022N011W24	ASLS 79-205	4.898	2	2	\$24,200
1119	205112	S022N011W23, 24	ASLS 79-205	14.96	11, 12, 13	2	\$11,200
1120	205117	S022N011W24	ASLS 79-205	14.791	1, 2, 3	3	\$11,100
1121	205128	S022N011W24	ASLS 79-205	14.752	7, 8, 9	4	\$11,100
1122	206000	S022N011W25	ASLS 79-205	5.000	33	3	\$5,700
1123	206001	S022N011W25	ASLS 79-205	5	34	3	\$5,700
1124	206216	S022N011W24	ASLS 79-205	14.599	13, 14, 15	3	\$10,900
1125	206219	S022N011W23, 24	ASLS 79-205	9.711	16, 17	3	\$8,400
1126	206227	S022N011W24	ASLS 79-205	14.795	12, 13, 14	4	\$11,100



Looking towards the Yentna River and the parcels in the northern half of Blocks 3 and 4.



Looking West over Skwentna Station Subdivision