

Birklund - ASLS 2009 - 17



New Subdivision

Looking north from parcel 1025 down S. Fian Drive towards W. Jess Avenue

LOCATION

The Birklund Subdivision is located approximately 5 miles west of Wasilla.

ACCESS

From the Parks highway, turn south onto the Vine Road. Continue for about one and a half miles to the juncture with West Jess Avenue. Turn east onto West Jess Avenue for access to the subdivisions lots. All right-of-ways within the subdivision have been constructed.

UTILITIES

Electricity and telephone service are available along the west side of Vine Road. Purchasers will be responsible for extending the existing power lines.

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.

A water well has been drilled on parcel 1025. Water quality tested as adequate.

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 State of Alaska, Department of Environmental Conservation (DEC).

See "Sewer and Water" and "Water Rights and Usage" sections of this brochure for more information.

RESTRICTIONS

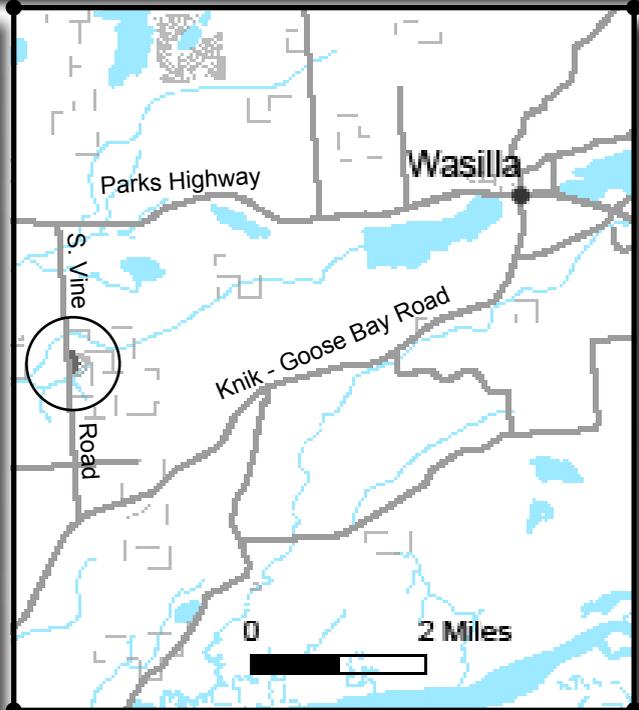
Subject to all platted easements and reservations of record, see ASLS 2009-17.

MUNICIPAL AUTHORITY

These parcels are located within the boundary of the Matanuska-Susitna Borough, a second class borough, and are subject to applicable local ordinances and property assessments.

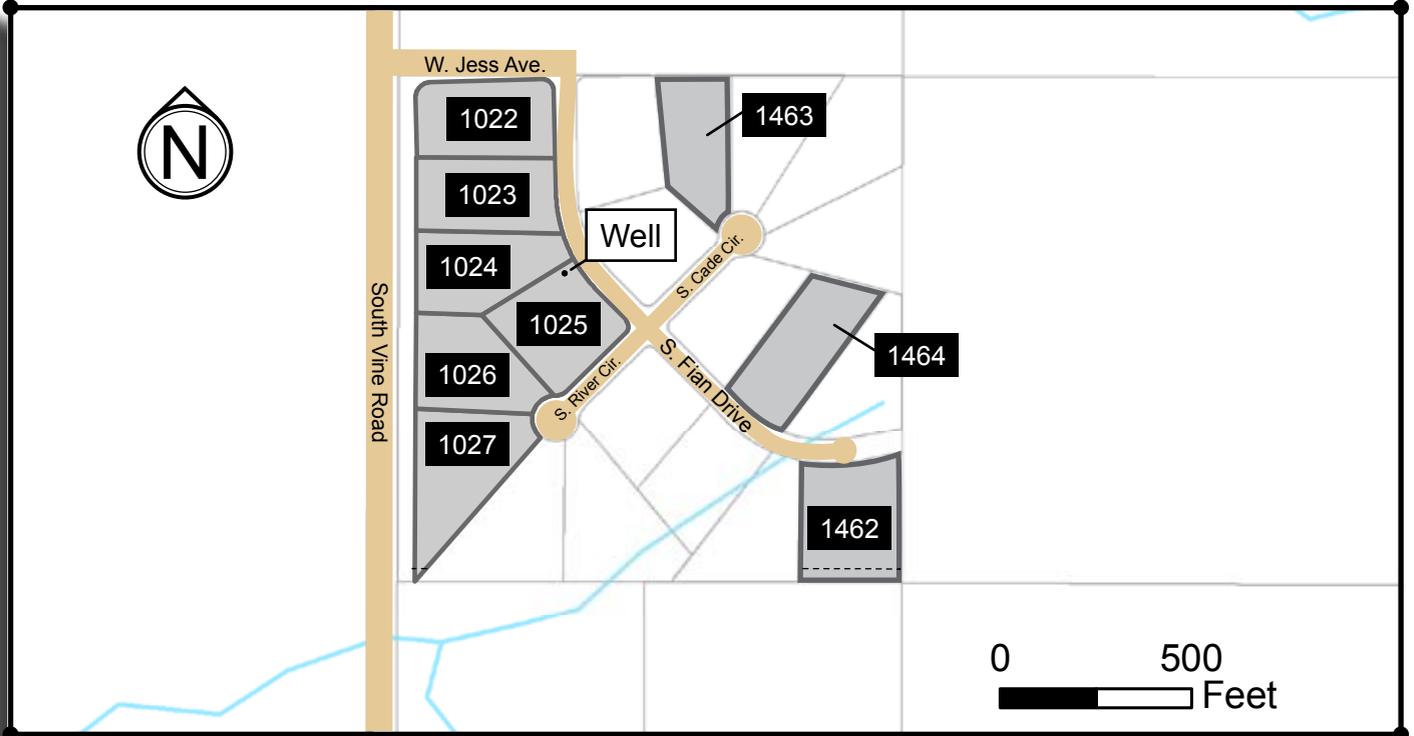
NOTES

COE Wetlands Jurisdictional Determination POA-2011-64.



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. Information is made available at the Department of Natural Resources Public information centers or on the web at: <http://dnr.alaska.gov/Landrecords/>.

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PARCEL #	AK DIVISION OF LANDS (ADL) #	MERIDIAN TOWNSHIP RANGE SECTION	SURVEY	ACRES	LOT	BLOCK	MINIMUM BID
1022	231335	S017N002W14	ASLS 2009 - 17	1.66	1	2	\$27,000
1023	231336	S017N002W14	ASLS 2009 - 17	1.65	2	2	\$27,000
1024	231337	S017N002W14	ASLS 2009 - 17	1.62	3	2	\$27,000
1025	231338	S017N002W14	ASLS 2009 - 17	1.65	4	2	\$30,500
1026	231339	S017N002W14	ASLS 2009 - 17	1.63	5	2	\$27,000
1027	231340	S017N002W14	ASLS 2009 - 17	1.91	6	2	\$28,200
1462	231346	S017N002W14	ASLS 2009 - 17	1.96	12	2	\$23,700
1463	231328	S017N002W14	ASLS 2009 - 17	1.52	3	1	\$22,700
1464	231333	S017N002W14	ASLS 2009 - 17	1.85	8	1	\$24,400



Looking east towards the central intersection of the Birklund Subdivision

A subsidiary of ACE Ventures, Inc.

P.O. Box 520090
 1167 N. Knapp Dr
 Big Lake, Ak. 99652

(907) 357-7987 fax

(907) 376-7987

(907) 354-1398 cell

Well Owner: State of Alaska, Department of Natural Resources, Division of Land Mining and Water

Location: Lot 4 block 2 Birkland Alaska Subdivision

Use of Well: Domestic

Date of Completion: 09-28-11

Job # 11-30

Drilling Method: Air Rotary

Size of Casing: 6"

Depth of hole: 121 feet

Cased to:

121 feet

Static Water Level: 22 feet below land surface.

Finish of Well (X) Open End () Grout/Seal () Screen/Liner () Perforated

Describe screen, seal, or perforation: None

Well Pumping Test at 100 Gallons per () hour (X) minute.

Suggested Pump setting depth: 110 feet from top of casing.

Method of disinfection: Chlorine tablets

Depth in feet from casing top	Details of Formations/size/color/ etc
0 to 2 feet	Stick up
2 to 10 feet	Sandy gravel
10 to 18 feet	Sandy water gravel
18 to 58 feet	Silty gravel – clayey
58 to 61 feet	Sandy silty gravel – wet
61 to 103 feet	Silty gravel – clayey
103 to 121 feet	Water gravel