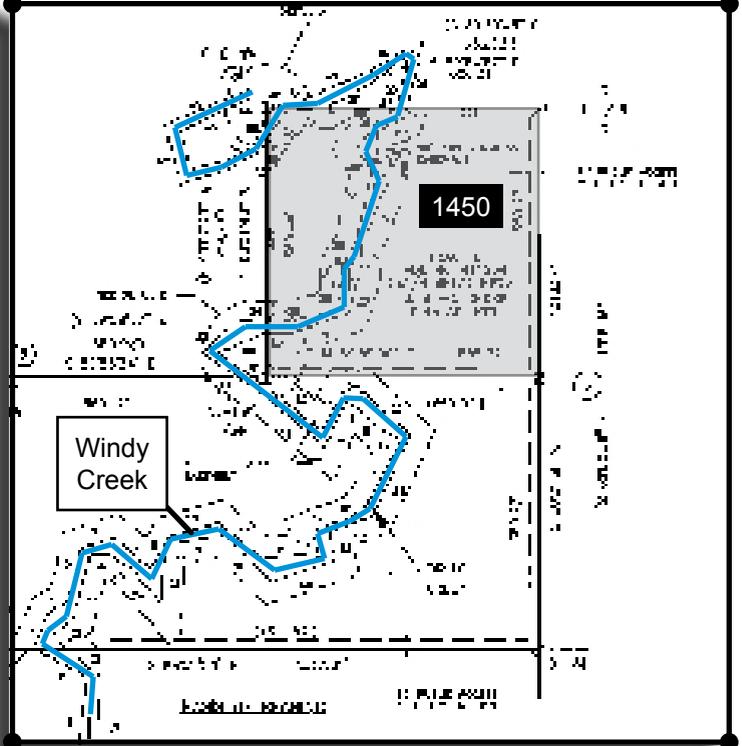
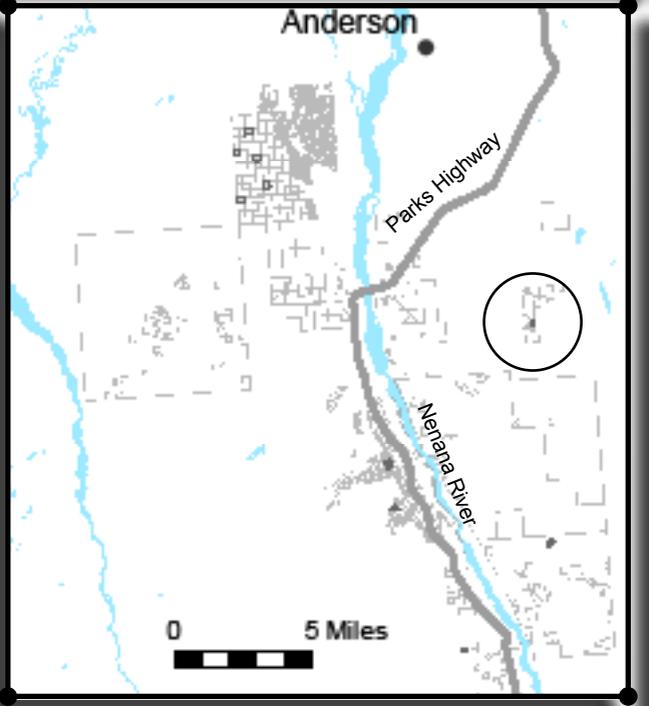


Southwind - ASLS 91 - 182

PARCEL #	1450
AK DIVISION OF LANDS (ADL) #	414264
MERIDIAN TOWNSHIP RANGE SECTION	F008S008W26
SURVEY	ASLS 91 - 182
ACRES	9.45
TRACT	E
MINIMUM BID	\$10,000



Looking west at parcel 1450



LOCATION
The Southwind area is located approximately 25 miles south of Nenana and 5 miles southeast of the Parks Highway.
ACCESS
Access is via the Parks Highway and the unimproved Rex and Windy Creek trails.
UTILITIES
None
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.
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). ADEC has approved this subdivision for non-water carried type sewage disposal systems (i.e. chemical, humus, incendiary, etc.).
See "Sewer and Water" and "Water Rights and Usage" sections of this brochure for more information.
RESTRICTIONS
This parcel is subject to a 50' public access easement along both banks of Windy Creek and a 25' public access easement along the interior of lot lines. Subject to all platted easements and reservations of record, see ASLS 91-182.
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
These parcels are located within the Denali Borough, and are subject to applicable local ordinances and property assessments.
NOTES
There may be seasonal flooding along Windy Creek. Building on steep slopes may result in soil erosion.

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/>.