



**SC  
REGION**

# 2013 Alaska State Land Offering

## Lockwood Lake ASLS 2003-46

PARCEL NUMBER	AK DIVISION OF LAND (ADL) NUMBER	MERIDIAN TOWNSHIP RANGE SECTION (MTRS)	SURVEY ASLS #	ACRES	TRACT	MINIMUM BID
1277	228861	S019N007W14	2003-46	17.18	A	\$22,300



**Looking east over Parcel 1277 towards lake**



0 1,000  
Feet

Note: Maps included in this brochure are for graphic representation only and are intended to be used as a guide. 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://plats.landrecords.info/>

<b>LOCATION</b>
The Lockwood Lake Subdivision is located in the Matanuska-Susitna Borough, approximately 15 air miles west of Willow and approximately 12 air miles north of the confluence of the Yentna and Susitna Rivers.
<b>ACCESS</b>
Access is limited to fly-in to a small, unnamed lake within the Lockwood Lake Subdivision and to Lockwood Lake.
<b>UTILITIES</b>
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).
See "Sewer and Water" and "Water Rights and Usage" sections of this brochure for more information.
<b>RESTRICTIONS</b>
Parcel is subject to a 50-foot public access easement and a 100-foot building setback along the ordinary high water line of all water bodies. Subject to all platted easements and reservations of record, see ASLS 2003-46.
Stream crossings with motorized vehicles may be prohibited by applicable State and Federal laws.
<b>MUNICIPAL AUTHORITY</b>
This area is located within the boundary of the Matanuska-Susitna Borough, and is subject to applicable local ordinances and property assessments.
<b>NOTES</b>
Parcels may contain wetlands and may require U.S. Army Corps of Engineers permits prior to placement of fill material.

