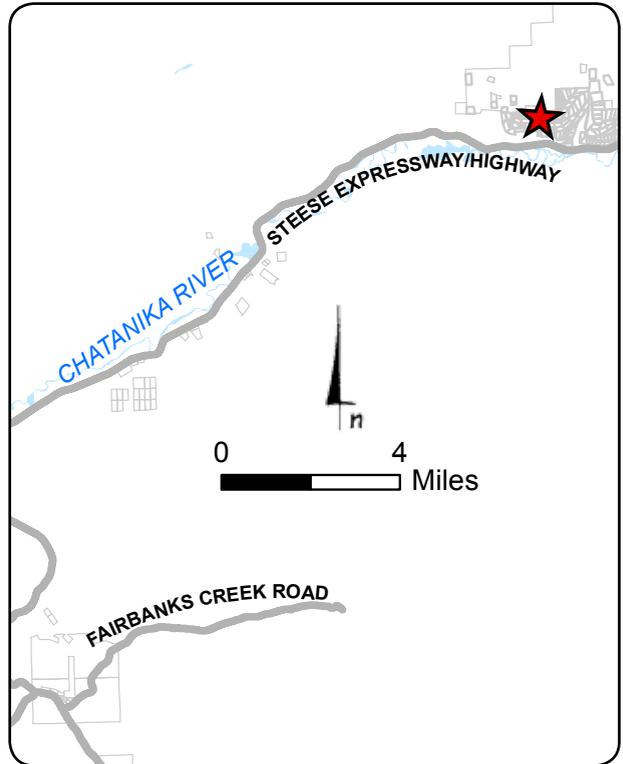




# Riverview



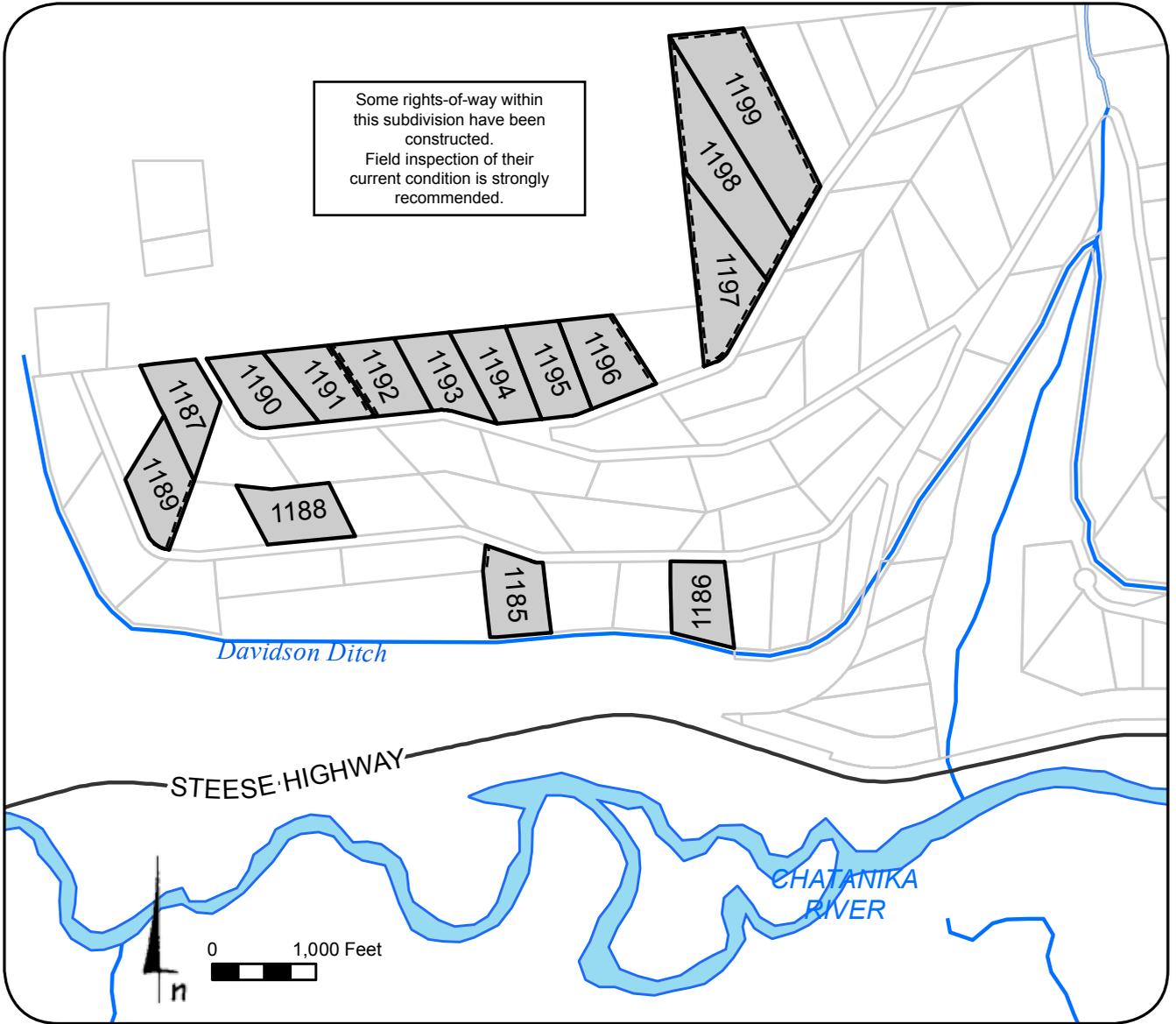
LOCATION
The Riverview Subdivision is located approximately 48 miles northeast of Fairbanks off the Steese Highway.
ACCESS
Access is from miles 43-48 of the Steese Highway, then north on to rights-of-way. The rights-of-way have been cleared but are unimproved. Access to much of Riverview Subdivision requires crossing the historic Davidson Ditch. Please contact DNR's Public Information Center in Fairbanks at 907-451-2705 for details of access across the ditch.
SURVEY & MTRS
Riverview is survey ASLS 83-128, located in F005N003E25, 26, 30, F005N004E30. The survey has been filed as plat 84-93 in the Fairbanks Recording District.
RESTRICTIONS
Parcels are subject to all platted easements and reservations of record. Easements depicted on the plat include, but are not limited to, public walkway easement, etc. Additional information on restrictions, easements, reservations, and setbacks may be depicted on the plat, contained in the plat notes, or be recorded separately.
UTILITIES
There is no municipal water supply or sewer system. No water supply or sewage disposal system shall be permitted unless it meets the requirements of the Alaska Dept. of Environmental Conservation (DEC). Please see the plat notes and page 121 for details.
Electricity is available in portions of the subdivision. Purchasers will be responsible for extending the lines at their own expense.
MUNICIPAL AUTHORITY
This area was closed to entry for locatable minerals (e.g. gold, silver, platinum, etc.) by Mineral Closing Order (MCO) 270. Refer to the Mineral Estate section of this brochure for details.
MINERAL ESTATE
This area was closed to entry for locatable minerals (e.g. gold, silver, platinum, etc.) by Mineral Order (MO) 1090. Refer to the Mineral Estate section of this brochure for details.
NOTES
Direct access to the Steese Highway from any lot is prohibited. Parcels may have burned during the 2004 fire season. This subdivision is in a "Full" fire management option.



**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 information on the parcel location, easements, building setbacks, or other restrictions that may affect a parcel. Information is available from the DNR Public Information Centers or online at <http://dnr.alaska.gov/landrecords/>.

Fairbanks, Steese, Chena

# Riverview



PARCEL #	AK DIVISION OF LANDS (ADL) #	ACRES	LOT	BLOCK	MINIMUM BID
1185	411118	10.6	6	1	\$13,400
1186	411121	9.6	9	1	\$12,700
1187	411126	10.5	1	2	\$9,500
1188	411140	10.8	15	2	\$9,700
1189	411142	10.9	17	2	\$9,800
1190	411144	10.1	1	3	\$9,100
1191	411145	10	2	3	\$9,000
1192	411146	10	3	3	\$9,000

PARCEL #	AK DIVISION OF LANDS (ADL) #	ACRES	LOT	BLOCK	MINIMUM BID
1193	411147	10	4	3	\$9,000
1194	411148	10.4	5	3	\$9,400
1195	411149	10.885	6	3	\$9,800
1196	411150	11.274	7	3	\$10,100
1197	411152	16.867	9	3	\$12,900
1198	411153	21.6	10	3	\$14,600
1199	411154	25.979	11	3	\$16,600

Fig. 32 Plotting Scale

