

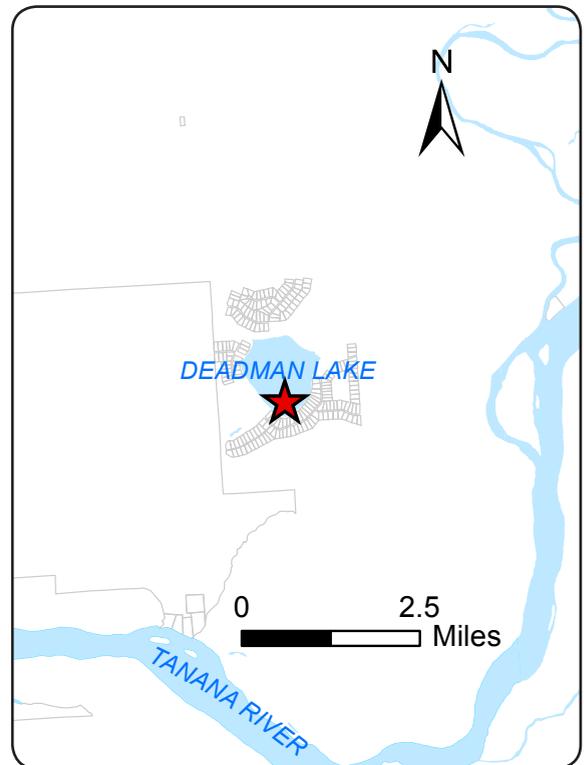


# Deadman Lake



Parcel 1240 (ADL 407606) is along the ridgeline rising up from Deadman Lake.

LOCATION
Deadman Lake is approximately 3 miles north of the Tanana River, about 60 miles west of Fairbanks.
ACCESS
Access is by float plane to Deadman Lake or by snowmachine in winter.
SURVEY & MTRS
Deadman Lake is survey ASLS 81-40, located in F001S012W04, 09, 10. The survey has been filed as amended plat 81-10 in the Manley Hot Springs Recording District.
RESTRICTIONS
Parcels are subject to all platted easements, setbacks, and reservations of record. Easements affecting these parcels depicted on the plat may include, but are not limited to, access and utility easements. Information on restrictions, easements, reservations, and setbacks may be depicted on the plat, contained in the plat notes, or 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 the Sewer and Water section of this brochure for details.
There are no utilities (electric, phone, internet, etc.) currently in this area.
MUNICIPAL AUTHORITY
This area does not have an incorporated local government, and is subject to State of Alaska platting authority.
NOTES
Parcels 1239-1243 are located on Tentatively Approved land, please see page 125 for details.
Any subsequent owner of any parcel within this subdivision automatically becomes a member of the homeowner's association. The declaration of covenants, conditions, and restrictions for this association were recorded on Aug 31, 1981 in the Manley Hot Springs Recording District.
This area is in a Full Fire Management Option. See the Fire section of this brochure on page 122 for details.

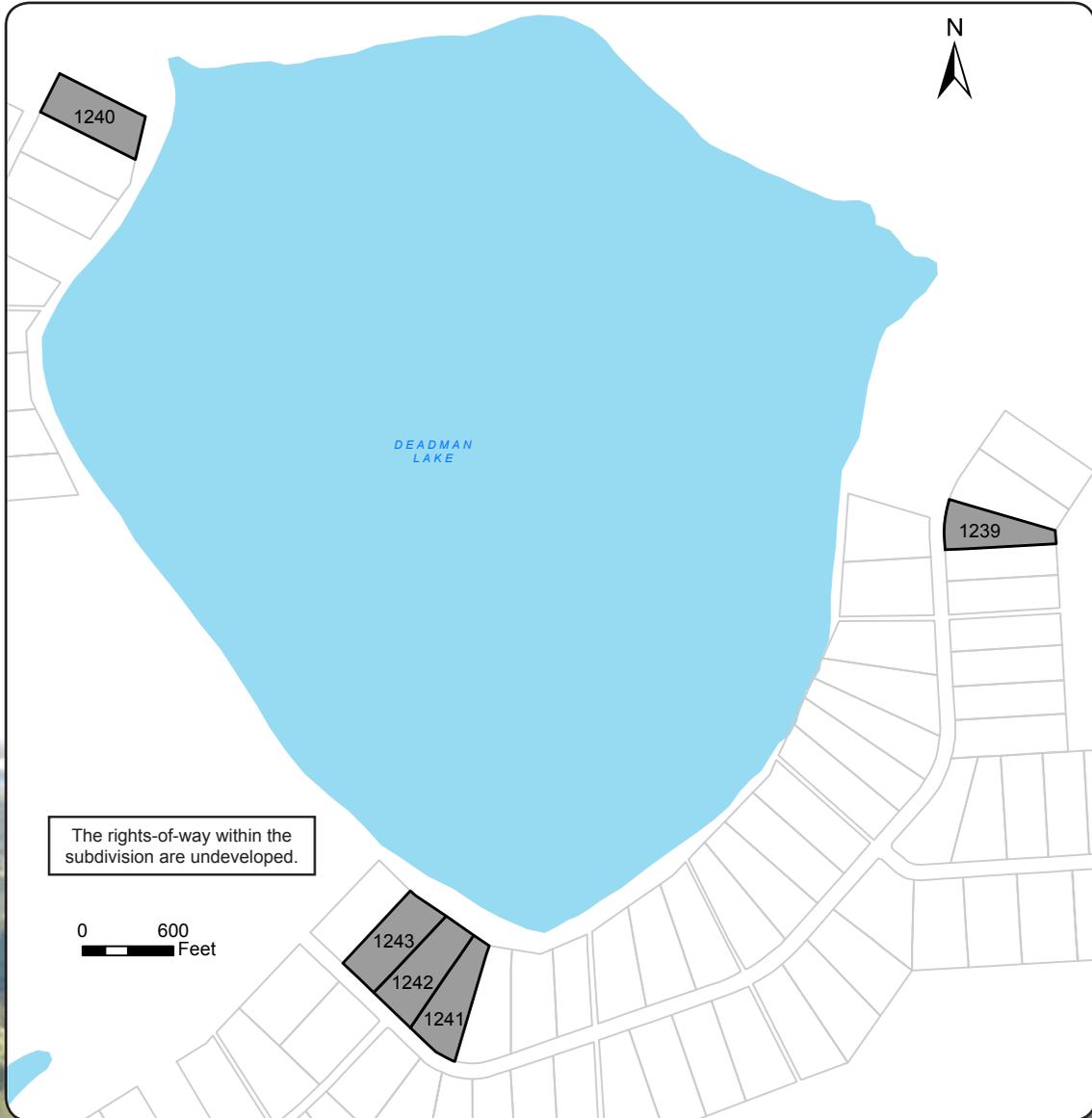


**Note:** Maps included in this brochure are for graphic representation only and are intended to be used as a guide. It is the responsibility of the purchaser to review recorded subdivision plats/maps, surveys, and plat notes for information on the parcel location, easements, building setbacks, or other restrictions that may affect a parcel. Information is available from the DNR Public Information Centers or online at <http://dnr.alaska.gov/landrecords/>.

Interior  
Remote



# Deadman Lake



PARCEL #	AK DIVISION OF LANDS (ADL) #	ACRES	LOT	BLOCK	MINIMUM BID
1239	407585	3.714	3	10	\$3,300
1240	407606	4.597	1	6	\$14,700
1241	407616	4.374	18	7	\$14,000
1242	407617	4.557	19	7	\$14,600
1243	407618	4.464	20	7	\$14,300

Parcels 1241, 1242, and 1243 (ADLs 407616, 407617, and 407618) are along the shore

Southeast  
AK

Mat-Su  
Road

Kenai

Copper River  
Valley

Susitna Valley  
Remote

Southwest  
AK

Fairbanks,  
Elliott Hwy.

N. Parks  
Highway

Steese  
Highway

Richardson,  
AK Highways

**Interior  
Remote**

General  
Information