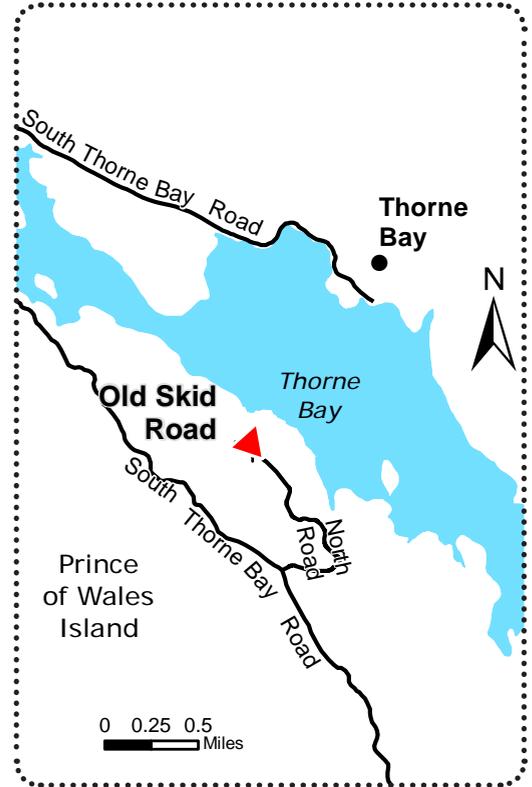


# Old Skid Road



Old Skid Road parcels are on the left side of the photo overlooking Thorne Bay

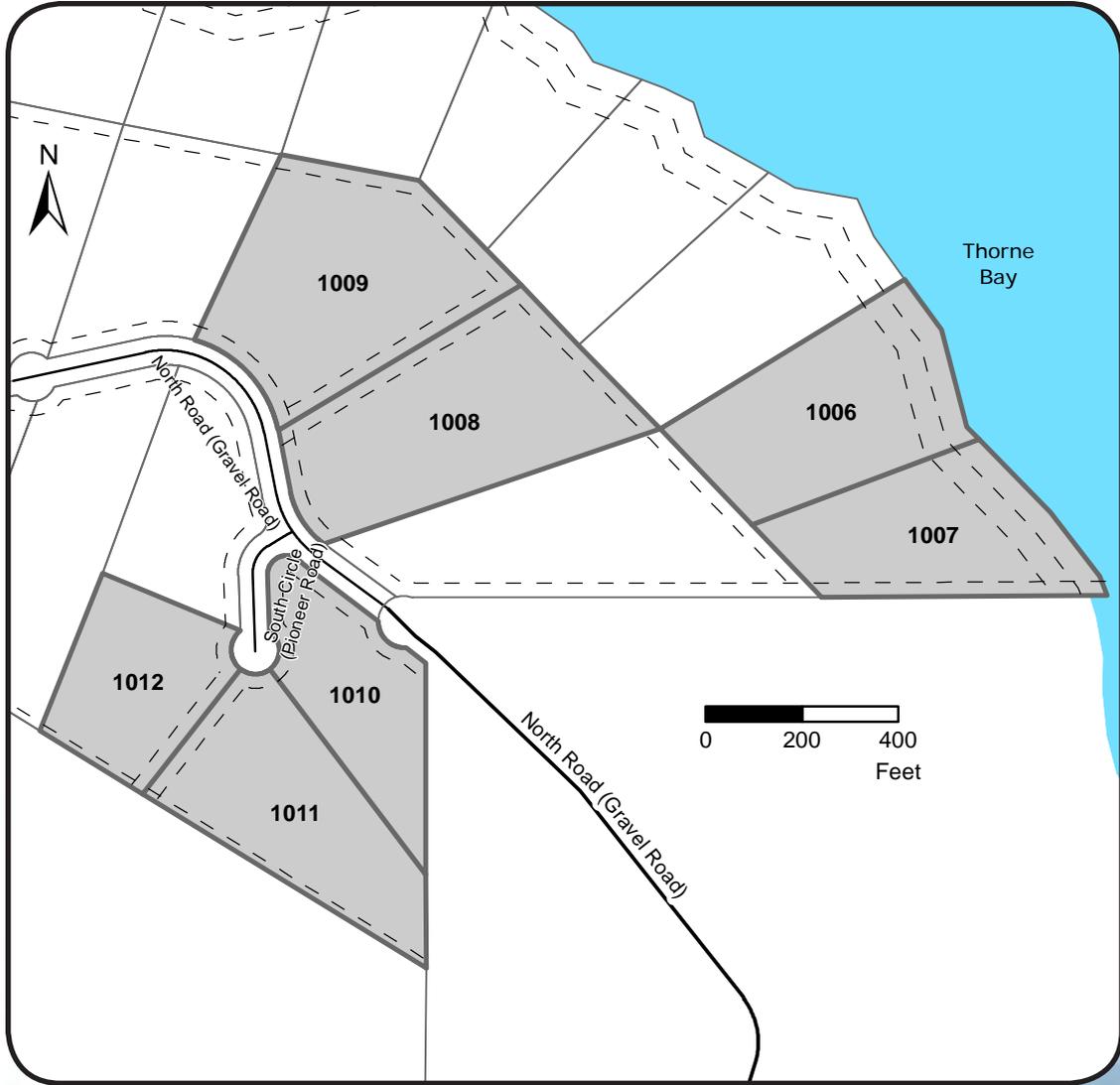
|                                                                                                                                                                                                                                                                                                                                                                                                                                                                |
|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| <b>WHY BUY?</b>                                                                                                                                                                                                                                                                                                                                                                                                                                                |
| Old Skid Road offers ocean front and road-accessible parcels in beautiful southeast Alaska near the community of Thorne Bay.                                                                                                                                                                                                                                                                                                                                   |
| <b>LOCATION</b>                                                                                                                                                                                                                                                                                                                                                                                                                                                |
| Old Skid Road is located in the City of Thorne Bay on Prince of Wales Island.                                                                                                                                                                                                                                                                                                                                                                                  |
| <b>ACCESS</b>                                                                                                                                                                                                                                                                                                                                                                                                                                                  |
| Access to the oceanfront parcels is from the ocean by boat or float plane. Access to the other parcels is from North Road.                                                                                                                                                                                                                                                                                                                                     |
| <b>RIGHT-OF-WAY STATUS</b>                                                                                                                                                                                                                                                                                                                                                                                                                                     |
| North Road is an old gravel logging road and has been cleared up to a point beyond these parcels. South Circle is a gravel road with a small turn around.                                                                                                                                                                                                                                                                                                      |
| <b>SURVEY &amp; MTRS</b>                                                                                                                                                                                                                                                                                                                                                                                                                                       |
| Old Skid Road is survey ASLS 2014-62, located in C071S084E33. The survey has been recorded as plat 2016-7 in the Ketchikan Recording District.                                                                                                                                                                                                                                                                                                                 |
| <b>RESTRICTIONS</b>                                                                                                                                                                                                                                                                                                                                                                                                                                            |
| Easements affecting these parcels, as depicted on the plat, may include, but are not limited to, public access and utility easements. Waterfront parcels are subject to a 100 foot building setback from Thorne Bay. All parcels are subject to a 25 foot building setback from all utility easements. Information on restrictions, easements, reservations, and setbacks may be depicted on the plat, contained in the plat notes, or be recorded separately. |
| <b>LOCAL GOVERNMENT</b>                                                                                                                                                                                                                                                                                                                                                                                                                                        |
| This area is within the boundary of the City of Thorne Bay and is subject to applicable platting authority, local ordinances and property assessments. Local ordinances may impose setbacks, easements, or restrictions in addition to those mentioned under Restrictions above. Please check with the city for details of current ordinances.                                                                                                                 |
| <b>NOTES</b>                                                                                                                                                                                                                                                                                                                                                                                                                                                   |
| The Old Skid Road parcels are zoned Residential-Commercial III by the City of Thorne Bay. Use of these parcels is restricted by the zoning, please contact the City of Thorne Bay for details. This area is in a Modified Fire Management Option. See the Fire section of this brochure for details.                                                                                                                                                           |
| <b>UTILITIES</b>                                                                                                                                                                                                                                                                                                                                                                                                                                               |
| There is no municipal water supply or sewer system. Please see the plat notes and the Sewer and Water section of this brochure for details. Electricity is available in the area. Purchasers may need to extend the lines at their own expense.                                                                                                                                                                                                                |



**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/>.



# Old Skid Road



| PARCEL # | AK DIVISION OF LANDS (ADL) # | ACRES | LOT | BLOCK | MINIMUM BID |
|----------|------------------------------|-------|-----|-------|-------------|
| 1006     | 108471                       | 4.04  | 7   | 1     | \$74,700    |
| 1007     | 108472                       | 3.47  | 8   | 1     | \$71,100    |
| 1008     | 108474                       | 4.97  | 10  | 1     | \$37,300    |
| 1009     | 108475                       | 4.92  | 11  | 1     | \$35,100    |
| 1010     | 108483                       | 2.61  | 5   | 2     | \$26,100    |
| 1011     | 108484                       | 3.75  | 6   | 2     | \$31,500    |
| 1012     | 108485                       | 2.55  | 7   | 2     | \$25,500    |

Old Skid Road parcels looking over Thorne Bay

Southeast  
AK

Mat-Su  
Road

Kodiak

Copper River  
Valley

Susitna Valley  
Remote

Southwest  
AK

Fairbanks,  
Elliott Hwy.

N. Parks  
Highway

Steese  
Highway

Richardson,  
AK Highways

Interior  
Remote

General  
Information