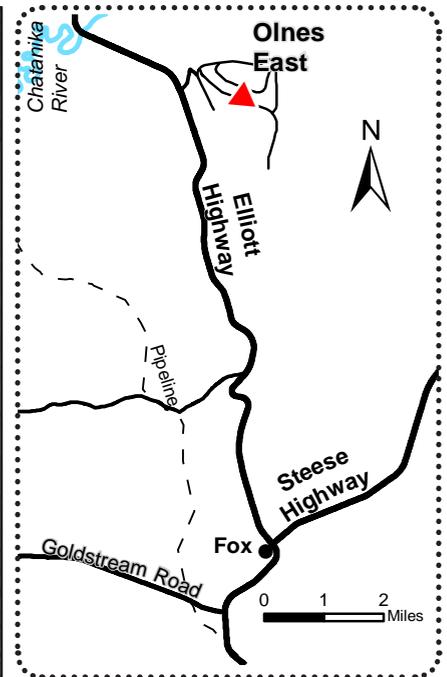




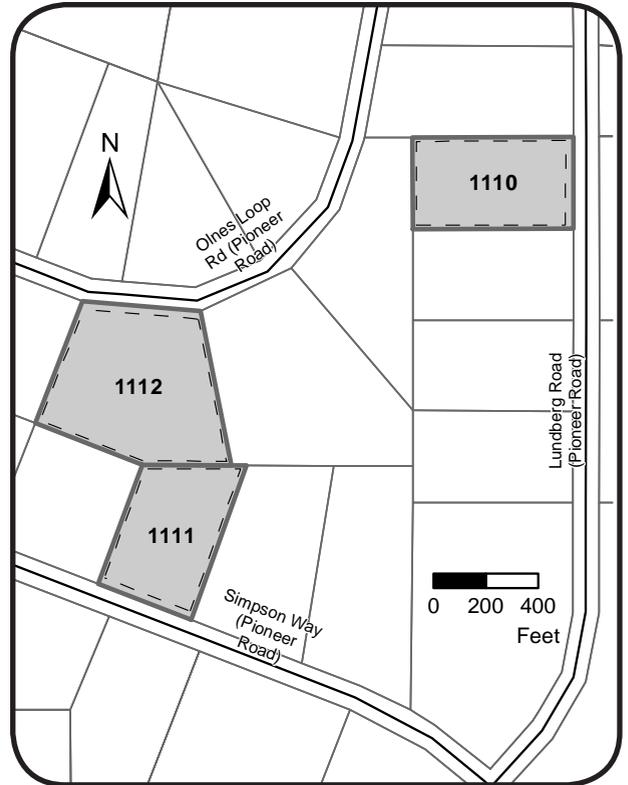
# Olnes East



PARCEL #	AK DIVISION OF LANDS (ADL) #	ACRES	LOT	BLOCK	MINIMUM BID
1110	407231	4.982	4	3	\$14,900
1111	407238	5.000	11	3	\$15,000
1112	407254	7.816	35	3	\$20,200

Fairbanks, Elliott Hwy.

LOCATION
Olnes East is located 18 miles north of Fairbanks.
ACCESS
Access is from the Elliot Highway near milepost 9 via At Your Own Risk Rd and gravel roads and trails within the subdivision. Olnes Loop Road is not developed all the way to Parcel 1112 (ADL 407254).
RIGHT-OF-WAY STATUS
At Your Own Risk Rd is a gravel road. Other ROWs are trails or pioneer roads.
SURVEY & MTRS
Olnes East is survey ASLS 80-178, located in F003N001E19. The survey has been filed as plat 81-143 in the Fairbanks Recording District.
RESTRICTIONS
Easements affecting these parcels, as depicted on the plat, may include, but are not limited to, utility easements. Information on restrictions, easements, reservations, and setbacks may be depicted on the plat, contained in the plat notes, or be recorded separately.
LOCAL GOVERNMENT
This area is within the boundary of the Fairbanks North Star Borough 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 borough for details of current ordinances.
NOTES
This area is in a Critical Fire Management Option. See the Fire section of this brochure for details.
UTILITIES
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. There are no utilities (electric, phone, internet, etc.) currently in this area.



**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/>.