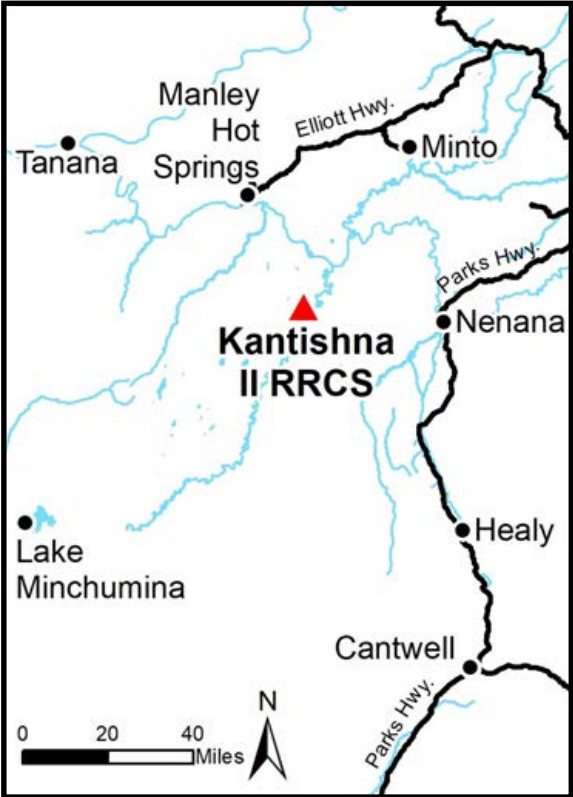


KANTISHNA II RRCS



Location	Kantishna II RRCS is located approximately 70 air miles west of Fairbanks, and 32 air miles west of Nenana (110 river miles). The parcels are located along the Kantishna River, approximately 30 river miles south of the confluence of the Kantishna and Tanana Rivers.
Access	Primary access to the area is by float plane or boat from the Tanana River to the Kantishna River. Snowmachine access from Nenana is also possible.
Utilities	There is no municipal water supply or sewer system. Please see plat notes and the <i>Sewer and Water</i> section of this brochure for details. There are no utilities (electric, phone, internet, etc.) currently in this area.
Local Government	This area is not within the boundaries of an organized borough. It is located within the Unorganized Borough and is subject to the State of Alaska platting authority.
Fire	This area is in the Full Fire Management Option. See the <i>Wildland Fires and Burn Permits</i> section of this brochure for details.
Notes	These parcels may contain wetlands. Purchasers must obtain permits from the U.S. Army Corps of Engineers before developing any wetland areas.
Restrictions	Easements affecting these parcels, as depicted on the plat, may include, but are not limited to, public 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. All parcels have a 100ft building setback from the ordinary high water mark of public waterbodies, and a 30ft public access and utility easement along interior lot lines. Parcels 1201 & 1202 have a 50ft public access easement and 100ft building setback from the unnamed lake bordering the lots. Parcels 1203 & 1204 have a 100ft section line easement. See plat for details.
Survey and MTRS	Kantishna II RRCS is ASLS 2022-07, located in Sections 28, 32, & 33, Township 4 South, Range 13 West, Fairbanks Meridian. The survey has been filed as Plat 2024-71 in the Fairbanks Recording District.
Rights-of-way	None.



PARCEL #	AK DIVISION OF LANDS (ADL) #	TRACT	ACRES	MINIMUM BID
1199	422498	J	13.47	\$25,700
1200	422497	I	10.62	\$22,100
1201	422496	H	6.55	\$16,900
1202	422495	G	7.22	\$18,000
1203	422494	F	19.00	\$26,700
1204	422493	E	19.04	\$26,800
1205	422492	D	15.69	\$28,000

Note: Maps and photos included in this brochure are for graphic and visual representations only and are intended to be used as a guide. Please see *Land Records, Photos, Plats, and Maps* for details.