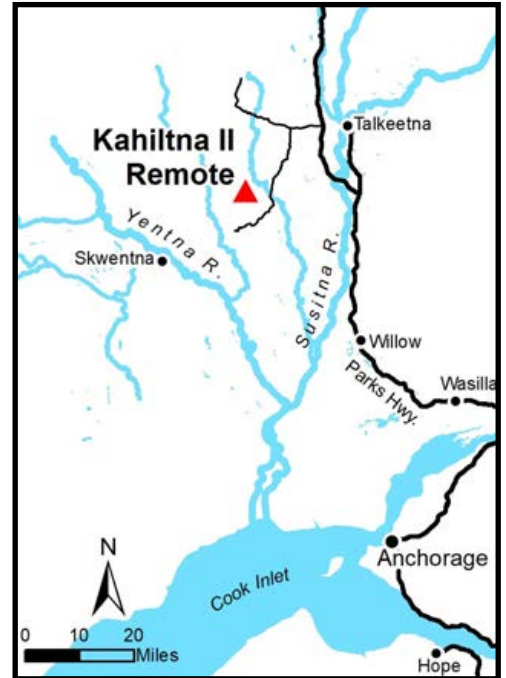
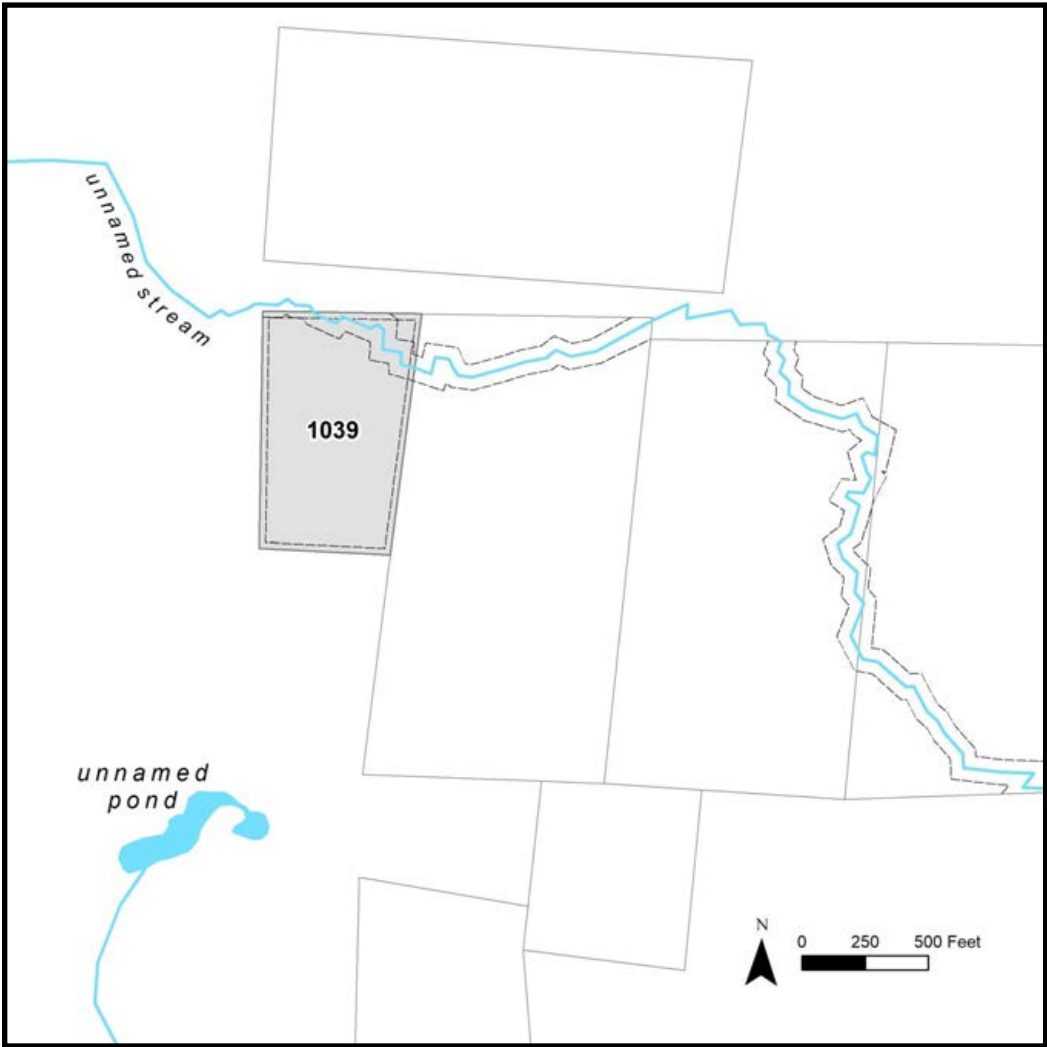


KAHILTNA II REMOTE



Location	Kahiltna II Remote is located approximately 19 miles northeast of Skwentna, and 5 miles west of Oilwell Rd (due west of the area between Amber Lake and the Kroto Creek bridge).
Access	Primary access in the winter, by ski plane or snowmachine. Summer access is difficult due to creek crossings and wetlands. It may be possible to land a float plane in area lakes and then travel overland to the parcel.
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 within the boundaries of the Matanuska-Susitna 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. Please check with the borough for more details. There is currently no zoning for the subdivision.
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 easements. Information on restrictions, easements, reservations, and setbacks may be depicted on the plat, contained in the plat notes, or recorded separately. There is a 25ft public access easement along the interior lot lines. There is a 50ft foot public access easement along either side of an unnamed stream that crossed the northern section of the lot. There is a 50ft section line easement along the north lot line. See plat notes for details.
Survey and MTRS	Kahiltna II Remote is ASLS 85-44, located in Section 26, Township 24 North, Range 8 West, Seward Meridian. The survey has been filed as Amended Plat 88-25 in the Talkeetna Recording District.
Rights-of-Way	None.



PARCEL #	AK DIVISION OF LANDS (ADL) #	TRACT	ACRES	MINIMUM BID
1039	218909	A	12.49	\$11,200

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.