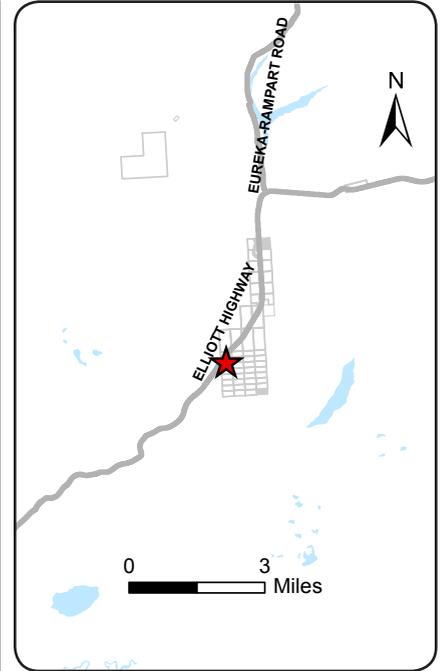
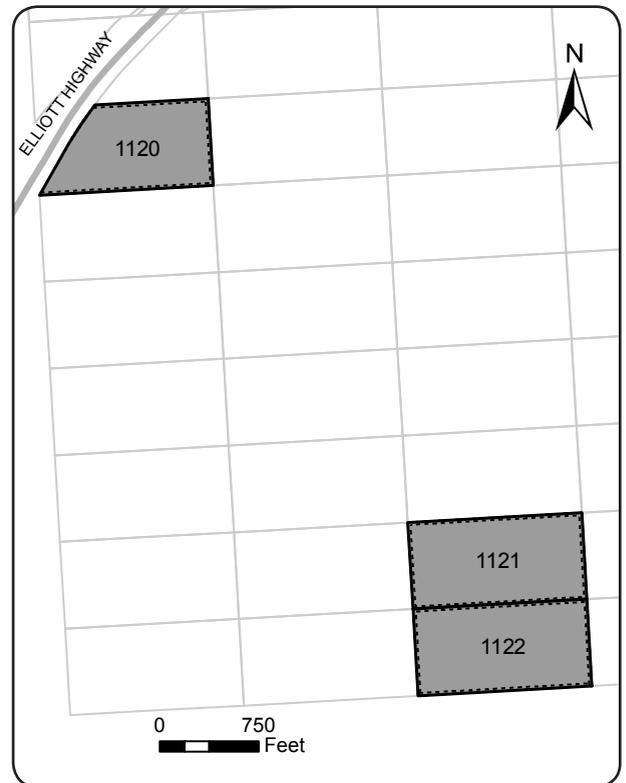




Kentucky Creek II



PARCEL #	AK DIVISION OF LANDS (ADL) #	ACRES	LOT	MINIMUM BID
1120	417534	16.72	6	\$17,400
1121	417555	19.99	27	\$18,500
1122	417560	19.99	32	\$18,500



Fairbanks, Elliott Hwy.

LOCATION
Kentucky Creek II is located approximately 13 miles northeast of Manley Hot Springs, at mile 135.5 of the Elliott Hwy.
ACCESS
Access is from the Elliott Highway via platted rights-of-way and across state land.
SURVEY & MTRS
Kentucky Creek II is survey ASLS 2004-15, located in F003N013W08. The survey has been filed as plat 2005-1 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, public access 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
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/>.