



# 2013 Alaska State Land Offering

**SC  
REGION**

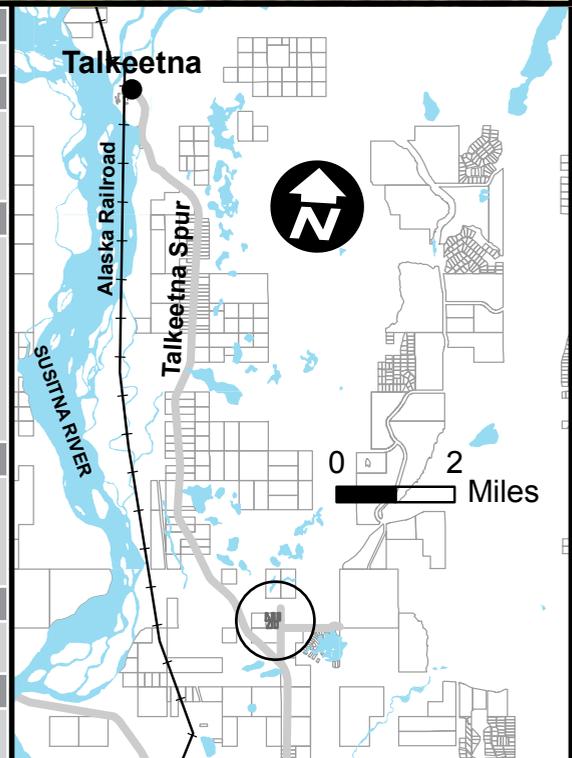
## Vita Alaska ASLS 2008-23

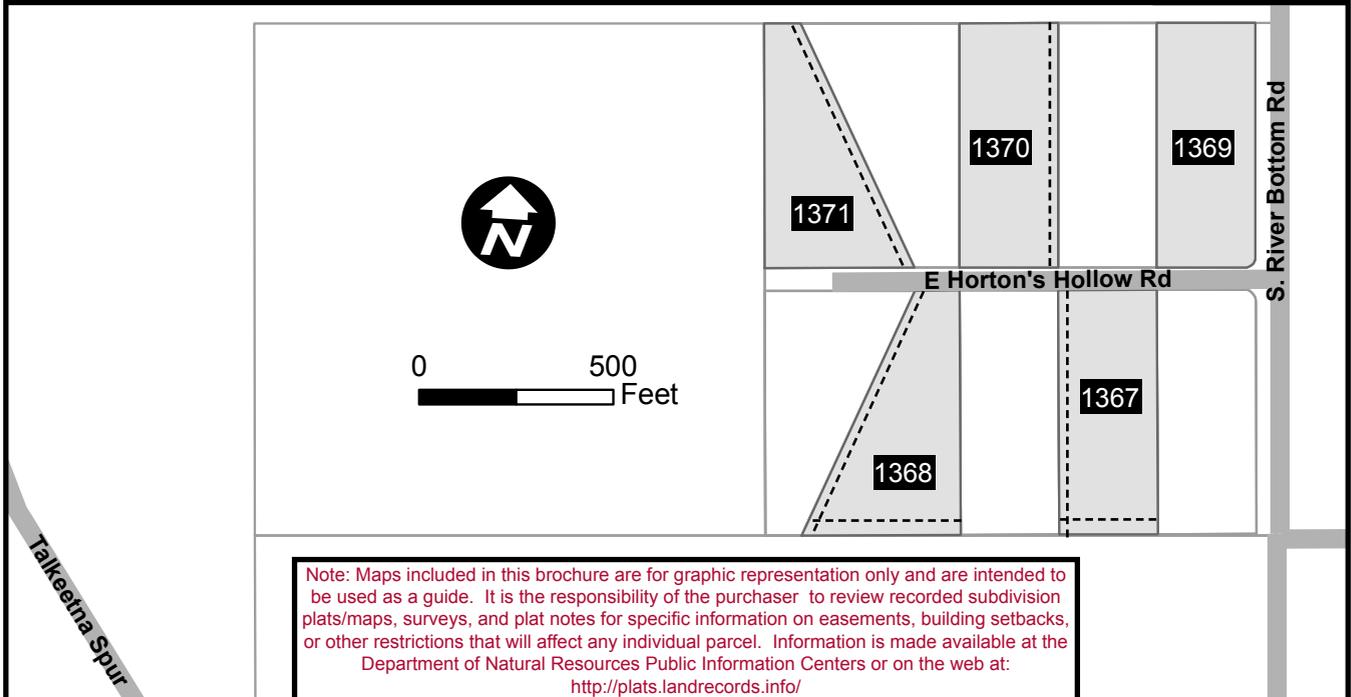
PARCEL NUMBER	AK DIVISION OF LAND (ADL) NUMBER	MERIDIAN TOWNSHIP RANGE SECTION (MTRS)	SURVEY ASLS #	ACRES	LOT	BLOCK	MINIMUM BID
1367	231087	S024N004W5	2008-23	3.69	2	1	\$26,100
1368	231089	S024N004W5	2008-23	3.82	4	1	\$25,800
1369	231091	S024N004W5	2008-23	3.68	1	2	\$25,800
1370	231093	S024N004W5	2008-23	3.69	3	2	\$25,500
1371	231095	S024N004W5	2008-23	3.48	5	2	\$25,200



Looking east from cul-de-sac

<b>LOCATION</b>
The Vita Alaska Subdivision is located approximately 9 miles south of Talkeetna.
<b>ACCESS</b>
From the Talkeetna Spur, turn north onto Noel Wien Avenue. Continue for about one half mile, to the intersection of Noel Wien Avenue and Moose Hollow Avenue. Noel Wien Avenue continues to the north as South River Bottom Road. Continue less than a tenth of a mile to the north and then turn left on East Horton's Hollow Road.
<b>UTILITIES</b>
Electricity and telephone service adjacent to parcel 1369. Purchasers will be responsible for extending the existing lines at their own expense.
There is no municipal water supply. Water for domestic use may be obtained by well or from the collection of surface water from small streams in the area or by rainwater roof catchment systems.
No individual water supply system or sewage disposal system shall be permitted on any lot unless such system is located, constructed, and equipped in accordance with the requirements, standards, and recommendations of the State of Alaska, Department of Environmental Conservation (DEC). See "Sewer and Water" and "Water Rights and Usage" sections of this brochure for more information.
<b>RESTRICTIONS</b>
Subject to all platted easements and reservations of record, see ASLS 2008-23.
Parcel 1368 is subject to a 50-foot section line easement. Both Parcels 1368 and 1371 are subject to 15-foot utility easements along some parcel boundaries; see easements on ASLS 2008-23.
<b>MUNICIPAL AUTHORITY</b>
These parcels are located within the boundary of the Matanuska-Susitna Borough, a second class borough, and are subject to applicable local ordinances and property assessments.
<b>NOTES</b>
All right-of-ways within this subdivision have been constructed. USACE Wetlands Jurisdictional Determination POA-2009-272.





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 specific information on easements, building setbacks, or other restrictions that will affect any individual parcel. Information is made available at the Department of Natural Resources Public Information Centers or on the web at: <http://plats.landrecords.info/>



Looking west down  
East Horton's Hollow