

Tudor Rd across
from Tudor Centre Dr.

3-060

008-091-08

MGMT. AUTH.: CRS

State of Alaska



Patent

No. 15816

Know Ye By These Presents that the Grantor, the STATE OF ALASKA, DEPARTMENT OF NATURAL RESOURCES, 3601 C Street, Suite 960, Anchorage, Alaska 99503-5936, pursuant to AS 29.65.010-.140, AS 38.05.810(a) and the regulations promulgated thereunder, for good and valuable consideration, now paid, the receipt whereof is hereby acknowledged, grants and conveys to the Grantee, the MUNICIPALITY OF ANCHORAGE HERITAGE LAND BANK, whose mailing address of record is P.O. Box 196650, Anchorage, Alaska 99519-6650, Grantee's successors and assigns, all that real property situated in the Anchorage Recording District, State of Alaska, and described as follows:

TRACT A OF ALASKA STATE LAND SURVEY NO. 86-63, CONTAINING 34.087 ACRES, MORE OR LESS, ACCORDING TO THE SURVEY PLAT RECORDED IN THE ANCHORAGE RECORDING DISTRICT ON DECEMBER 30, 1996, AS PLAT 96-145.

Subject to:

Platted easements and reservations.

A perpetual easement for a greenbelt, 100 feet in width and parallel and adjacent to the southern boundary of the Tudor Road Right-of-Way.

An easement, 50 feet on each side of the section line, dedicated to the State of Alaska for public highways under AS 19.10.010.

Pursuant to Section 12(d)(2) of Public Law 94-204, 89 Stat. 1153(1976), utilizing the procedures of the Recreation and Public Purposes Act of June 14, 1926, as amended, 43 USC 869, and that agreement between the State of Alaska and the Municipality of Anchorage Relating to the Planning and Development of a Tract of Land on Tudor Road in Anchorage, that Certificate of Approval of Transfer or Change of Use, Serial No. AA-19438/Certificate No. 50-18, dated December 24, 1981 is made a part hereof as Attachment A.

Provided that, if the Grantee or its successors in interest attempt to transfer title to or control over the lands to another without the prior approval in writing of the Commissioner of the Alaska Department of Natural Resources, or if the lands are devoted to a use other than public parks and recreational purposes and other compatible public purposes, title

shall revert to the Grantor without any action required on its part. This condition shall be a covenant running with the land, binding upon the Grantee and its successors in interest for so long as any of them shall hold title to or retain use of the lands.

Net chargeable acreage under AS 29.65.010 is 34.087 acres, more or less.

Save and Except, those restrictions appearing in the Federal Patent or other conveyance by which the Grantor acquired title;

And Further, the Grantor hereby expressly saves, excepts and reserves out of the grant hereby made, unto itself, its lessees, successors, and assigns forever, all oils, gases, coal, ores, minerals, fissionable materials, geothermal resources, and fossils of every name, kind or description, and which may be in or upon said lands above described, or any part thereof, and the right to explore the same for such oils, gases, coal, ores, minerals, fissionable materials, geothermal resources, and fossils, and it also hereby expressly saves and reserves out of the grant hereby made, unto itself, its lessees, successors, and assigns forever, the right to enter by itself, its or their agents, attorneys, and servants upon said lands, or any part or parts thereof, at any and all times for the purpose of opening, developing, drilling, and working mines or wells on these or other lands and taking out and removing therefrom all such oils, gases, coal, ores, minerals, fissionable materials, geothermal resources, and fossils, and to that end it further expressly reserves out of the grant hereby made, unto itself, its lessees, successors, and assigns forever, the right by its or their agents, servants and attorneys at any and all times to erect, construct, maintain, and use all such buildings, machinery, roads, pipelines, powerlines, and railroads, sink such shafts, drill such wells, remove such soil, and to remain on said lands or any part thereof for the foregoing purposes and to occupy as much of said lands as may be necessary or convenient for such purposes hereby expressly reserving to itself, its lessees, successors, and assigns, as aforesaid, generally all rights and power in, to, and over said land, whether herein expressed or not, reasonably necessary or convenient to render beneficial and efficient the complete enjoyment of the property and rights hereby expressly reserved.

To Have And To Hold the said land, together with the tenements, hereditaments, and appurtenances thereunto appertaining, unto the said Grantee and Grantee's successors and assigns forever.

In Testimony Whereof the State of Alaska has caused these presents to be executed by the Director of the Division of Land, Department of Natural Resources, State of Alaska, pursuant to delegated authority, this 10th day of April, 1997.

By: Carol L. Shobe
Carol L. Shobe
For Jane Angvik, Director
Division of Land

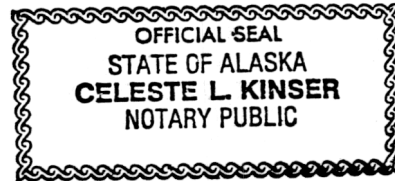
State of Alaska)
) ss.
Third Judicial District)

This Is To Certify that on the 10th day of April, 1997, appeared before me CAROL L. SHOBE, who is known to me to be the person who has been lawfully delegated the authority of Jane Angvik, the Director of the Division of Land, Department of Natural Resources, State of Alaska, to execute the foregoing document; that Carol L. Shobe executed said document under such legal authority and with knowledge of its contents; and that such act was performed freely and voluntarily upon the premises and for the purposes stated therein.

Witness my hand and official seal the day and year in this certificate first above written.

Celeste L. Kinser
Notary Public in and for the State of Alaska

My commission expires: April 4, 2001



Patent No. 15816
ADL No. 206745
Location Index:
T. 13 N., R. 3 W., S.M.
Section 34

This is to certify that this is a true and correct copy as the same appears in the records of the Department of Natural Resources.

UNITED STATES
DEPARTMENT OF THE INTERIOR
BUREAU OF LAND MANAGEMENT

Celeste L. Kruse

Title Administration

Date 4-8-97

Serial No. AA-19438

Certificate No. 50-18

CERTIFICATE OF APPROVAL
OF TRANSFER OR CHANGE OF USE
(Act of June 14, 1926; 44 Stat. 741;
43 U.S.C. 869 et seq., as amended)

This is to certify that the authorized officer of the Bureau of Land Management on December 24, 1981, authorized the State of Alaska to transfer an interest in the lands described below in Patent No. 50-80-0073 dated March 26, 1980, by agreement regarding a portion of the Campbell tract received in final form by this office on December 23, 1981, on the condition that the conveyance document consummating this agreement be filed with the Bureau of Land Management within 60 days of its execution. This approval is for use for public parks and recreational purposes and other compatible public purposes only and is subject to the reversionary provisions of the above noted Act.

Seward Meridian, Alaska

T. 13 N., R. 3 W.,

Sec. 34, NW $\frac{1}{2}$ NE $\frac{1}{2}$, NW $\frac{1}{2}$ SW $\frac{1}{2}$ NE $\frac{1}{2}$, NW $\frac{1}{2}$ NE $\frac{1}{2}$ SW $\frac{1}{2}$ NE $\frac{1}{2}$, NE $\frac{1}{2}$ NW $\frac{1}{2}$, E $\frac{1}{2}$ NW $\frac{1}{2}$ NW $\frac{1}{2}$, NE $\frac{1}{2}$ SW $\frac{1}{2}$ NW $\frac{1}{2}$, N $\frac{1}{2}$ SE $\frac{1}{2}$ NW $\frac{1}{2}$.

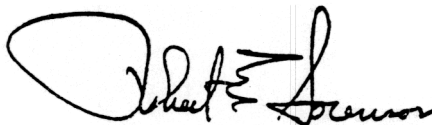
Containing 142.50 acres.

Sec. 35, NE $\frac{1}{2}$ NW $\frac{1}{2}$, E $\frac{1}{2}$ SW $\frac{1}{2}$ NW $\frac{1}{2}$, N $\frac{1}{2}$ NW $\frac{1}{2}$ SW $\frac{1}{2}$ NW $\frac{1}{2}$, SE $\frac{1}{2}$ NW $\frac{1}{2}$ SW $\frac{1}{2}$ NW $\frac{1}{2}$, NE $\frac{1}{2}$ SW $\frac{1}{2}$ SW $\frac{1}{2}$ NW $\frac{1}{2}$, W $\frac{1}{2}$ SE $\frac{1}{2}$ NW $\frac{1}{2}$, NW $\frac{1}{2}$ NE $\frac{1}{2}$ SW $\frac{1}{2}$, N $\frac{1}{2}$ SW $\frac{1}{2}$ NE $\frac{1}{2}$ SW $\frac{1}{2}$, SE $\frac{1}{2}$ SW $\frac{1}{2}$ NE $\frac{1}{2}$ SW $\frac{1}{2}$, N $\frac{1}{2}$ NE $\frac{1}{2}$ NW $\frac{1}{2}$ SW $\frac{1}{2}$, SE $\frac{1}{2}$ NE $\frac{1}{2}$ NW $\frac{1}{2}$ SW $\frac{1}{2}$, NE $\frac{1}{2}$ SE $\frac{1}{2}$ NW $\frac{1}{2}$ SW $\frac{1}{2}$.

Containing 117.50 acres

Aggregating 260.00 acres.

(SEAL)



Chief, Branch of Lands
and Minerals Operations

State of Alaska



Patent

00811101

No. 6792

206745

Pursuant to A.S. 38.05.315(a)

~~Know All Men By These Presents~~ that the State of Alaska, in consideration of the sum of TEN AND NO/100----- DOLLARS

lawful money of the United States, and other good and valuable considerations, now paid, the receipt whereof is hereby acknowledged, does hereby grant to

MUNICIPALITY OF ANCHORAGE

Pouch 6-650, Anchorage, Alaska 99502 and to

its successors and assigns, all that real property situated in the ~~Borough of~~ Municipality of Anchorage State of Alaska, and described as follows:

TOWNSHIP 13 NORTH, RANGE 3 WEST, SEWARD MERIDIAN

SECTION 34: W1/2NE1/4NW1/4, E1/2NW1/4NW1/4, E1/2NW1/4NE1/4, E1/2W1/2NW1/4NE1/4, E1/2W1/2W1/2NW1/4NE1/4.

Excluding Right-of-Way BLM Serial No. AA-8456 and Letter-of-Entry ADL 60519, Parcel 16, Alaska Project No. F-044-1(5) Tudor Road.

E1/4NW1/4SE1/4NW1/4, NE1/4SW1/4NW1/4, SE1/4NW1/4SW1/4NE1/4, E1/2E1/2NW1/4SW1/4NE1/4.

SECTION 35: NE1/4NW1/4. Excluding Right-of-Way BLM Serial No. AA-8456 and Letter-of-Entry ADL 60519, Parcel 16, Alaska Project No. F-044-1(5) Tudor Road.

W1/2SE1/4NW1/4, E1/2SW1/4NW1/4, N1/2NW1/4SW1/4NW1/4, SE1/4NW1/4SW1/4NW1/4, NE1/4SW1/4SW1/4NW1/4, NW1/4NE1/4SW1/4, N1/2SW1/4NE1/4SW1/4, SE1/4SW1/4NE1/4SW1/4, N1/2NE1/4NW1/4SW1/4, SE1/4NE1/4NW1/4SW1/4, NE1/4SE1/4NW1/4SW1/4.

CONTAINING 217.50 ACRES, MORE OR LESS

Provided that, if the Grantee or its successors in interest attempt to transfer title to or control over the lands to another without the prior approval in writing of the Commissioner of the Alaska Department of Natural Resources, or if the lands are devoted to a use other than public parks and recreational purposes or other compatible public purpose authorized by the Generalized Land Use Plan outlined in the Greater Anchorage Area Borough's Far North Bicentennial Park Master Development Plan of September 1974, title shall revert to the Grantor without any action required on its part. This condition shall be a covenant running with the land, binding upon the Grantee and its successors in interest for so long as any of them shall hold title to or retain use of the lands.

The grant of lands herein is subject to a reservation to the Grantor of a right-of-way 150 feet in width and parallel and adjacent to the southern boundary of the existing Tudor Road Right-of-Way (Parcel 16, State of Alaska, Department of Transportation Right-of-Way, Alaska Project No. F-044-1(5) Tudor Road) for future enlargement of Tudor Road.

The grant of lands herein is subject to a reservation to the Grantor of a perpetual easement for a greenbelt 100 feet in width and parallel and adjacent to the southern boundary of the aforementioned 150 foot right-of-way, and to a reservation of the Grantor's right to free unrestricted access to and use of the lands within the NE1/4NW1/4 of Section 35 as a snow dump until such time as the Municipality of Anchorage provides, as an alternative for use, a site acceptable to the State of Alaska, Department of Transportation and Public Facilities and the Municipality of Anchorage.

This patent is conditional, conditioned only upon approval by the Secretary of the Interior or his delegate of the conveyance of the tracts described herein, pursuant to procedures and requirements contained in the Recreation and Public Purposes Act (44 Stat. 741, 43 U.S.C., Section 869, as amended). If not approved by the Secretary or his delegate within 90 days following its execution and delivery, this patent shall thereupon be considered null and void and of no legal effect.

This patent is subject to the following additional conditions and exceptions:

Subject to all reservations and conditions of record contained in Federal Patent #50-80-0073 effective March 26, 1980, as recorded in the Anchorage Recording District on August 8, 1980, in Book 515, Pages 236-243.

Subject to valid existing trails, roads and easements.

Excepting all of the State's right, title and interest in and to all tide, submerged and shorelands and the lands underlying public and navigable waters, as defined in A.S. 38.05.365.(15), (17), (18), (22), and (23); and further excepting all existing rights-of-way for public highways, as defined in A.S. 19.10.010-.015, which were constructed and maintained by the State of Alaska on or prior to January 2, 1976.

Net chargeable acreage under A.S. 29.18.210(c) is 208.79 Acres.

82-075094
14-

FORM 10 FILED
ANCHORAGE REC.
DISTRICT

Dec 10 2 47 PM '82

REQUESTED BY M. O. A.

ADDRESS Pouch 6-650
Anch. AK 99502

Township 13 NORTH Range 3 WEST SEWARD Meridian.

Alaska, according to the official survey thereof numbered _____

Have And Except those restrictions appearing in the Federal Patent or other conveyance by which the Grantor acquired title:

And Further, Alaska, as Grantor, hereby expressly saves, excepts and reserves out of the grant hereby made, unto itself, its lessees, successors, and assigns forever, all oils, gases, coal, ores, minerals, fissionable materials, geothermal resources, and fossils of every name, kind or description, and which may be in or upon said lands above described, or any part thereof, and the right to explore the same for such oils, gases, coal, ores, minerals, fissionable materials, geothermal resources, and fossils, and it also hereby expressly saves and reserves out of the grant hereby made, unto itself, its lessees, successors, and assigns forever, the right to enter by itself, its or their agents, attorneys, and servants upon said lands, or any part or parts thereof, at any and all times for the purpose of opening, developing, drilling, and working mines or wells on these or other lands and taking out and removing therefrom all such oils, gases, coal, ores, minerals, fissionable materials, geothermal resources, and fossils, and to that end it further expressly reserves out of the grant hereby made, unto itself, its lessees, successors, and assigns forever, the right by its or their agents, servants and attorneys at any and all times to erect, construct, maintain, and use all such buildings, machinery, roads, pipelines, powerlines, and railroads, sink such shafts, drill such wells, remove such soil, and to remain on said lands or any part thereof for the foregoing purposes and to occupy as much of said lands as may be necessary or convenient for such purposes hereby expressly reserving to itself, its lessees, successors, and assigns, as aforesaid, generally all rights and power in, to, and over said land, whether herein expressed or not, reasonably necessary or convenient to render beneficial and efficient the complete enjoyment of the property and rights hereby expressly reserved.

To Have And To Hold the said land, together with the tenements, hereditaments, and appurtenances thereunto appertaining, unto the said Grantee and its successors and assigns forever.

In Testimony Whereof the State of Alaska has caused these presents to be executed by the Director of the Division of Technical Services, Department of Natural Resources, State of Alaska, pursuant to delegated authority, this 1st day of December A.D., 19 82.

Warner T. May
For Director, Division of Technical Services

State of Alaska
THIRD Judicial District) ss.

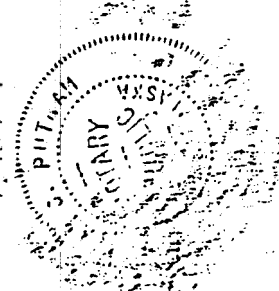
This Is To Certify that on the 1st day of December 19 82 appeared before me

Warner T. May who is known to me to be the Director of the Division of Technical Services, Department of Natural Resources, State of Alaska, or the person who has been lawfully delegated the authority of said Director to execute the foregoing document; that he executed said document under such legal authority and with knowledge of its contents; and that such act was performed freely and voluntarily upon the premises and for the purposes stated therein.



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to 2

Susan G. Putnam
Notary Public in and for Alaska
My Commission expires December 10, 1984
State Record of Patents
Vol. LXVIII
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ADL No. _____
Patent No. _____



MUNICIPALITY OF ANCHORAGE
Supply Management Division
POUCH 6-610
ANCHORAGE, ALASKA 99502