



STATE OF MICHIGAN
DEPARTMENT OF NATURAL RESOURCES & ENVIRONMENT
LANSING

JENNIFER M. GRANHOLM
GOVERNOR

REBECCA A. HUMPHRIES
DIRECTOR

May 10, 2010

TO: Rebecca A. Humphries, Director

INFORMATION: Natural Resources Commission

Transaction: Sale of Surplus State-owned Land
Gaylord Management Unit – Charlevoix County
Land Transaction Case #20090106

Sale: One subdivision lot

Description: Charlevoix County, Eveline Township, T33N, R07W, Section 17,
Lot 12 of Block 4 of Bird's Plat of the Village of Ironton. Subject to all
easements of record including those held by the Michigan Department of
Transportation.

Purchaser: Esther Ruth Goebel and Beverly Jane McClanathan, Charlevoix, Michigan

Sale Price: \$1,690.50 (including transaction costs)

Authority: Part 21 of Act 451, Public Acts of 1994, as amended

Notice: This item will appear on the Department of Natural Resources and
Environment's (Department) May 24, 2010 Calendar, and is eligible for
approval on May 31, 2010. The transaction was also posted in a local
newspaper as required by statute.

Minerals: The Department will convey mineral rights.

Comments: The desired State-owned subdivision lot is located in the Village of
Ironton, Charlevoix County, approximately five miles southeast of the
City of Charlevoix, and was acquired by tax reversion in 1941. The parcel
was designated for disposal during the Land Consolidation Strategy as a
"Class 3" parcel. The Class 3 designation signifies those parcels which
can be sold without restriction to the general public.

May 10, 2010

The desired lot is located between the applicants' property and State Highway M-66. Except for a narrow triangular-shaped portion, the majority of this lot is subject to an MDOT highway easement. The applicants are interested in this property so that they can perform landscaping and beautification activities. Due to the parcel not being a buildable site due to its size, location, and amount encumbered by highway easement, a direct sale was determined to be appropriate.

The Land Exchange Facilitation Fund (LEFF) Act allows the Department to sell rights in land and deposit the proceeds in a fund, which can then be used to acquire replacement property. Deposit of said proceeds will not cause the fund to exceed \$2,500,000.00, as stipulated by statute. Proceeds from the sale will be deposited in the LEFF.

- Recommendations:
- (1) That the desired State-owned land be sold to the applicants for \$1,690.50, which includes transaction costs. Mineral rights are included.
 - (2) That the State retain the right to aboriginal antiquities.
 - (3) That the proceeds be deposited into the LEFF.



David E. Freed, Chief
Land and Facilities



Russ Mason, Ph.D., Chief
Wildlife Division



Lynne M. Boyd, Chief
Forest Management Division



Kelley D. Smith, Ph.D., Chief
Fisheries Division



Ronald A. Olson, Chief
Recreation Division



Mindy Koch, Deputy Director
Resource Management



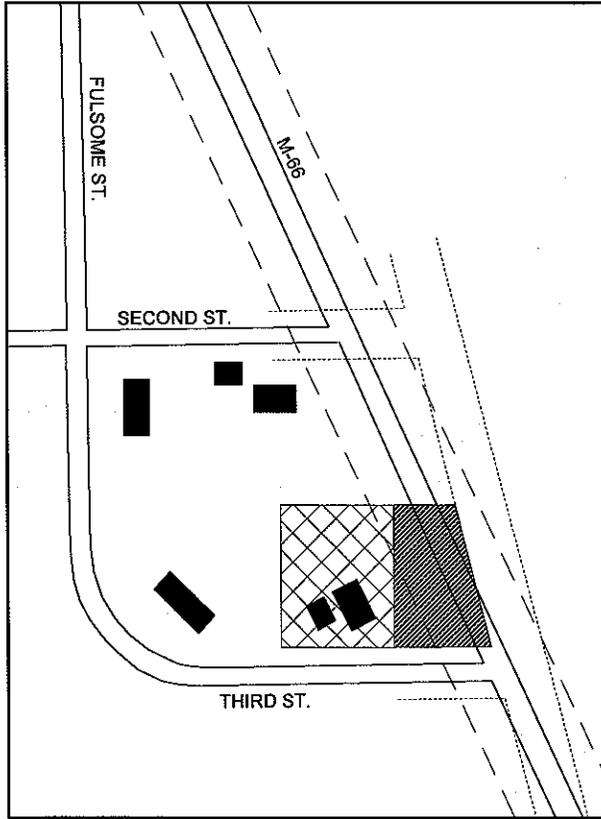
Frank Ruswick, Deputy Director
Stewardship

I approve the staff recommendations.

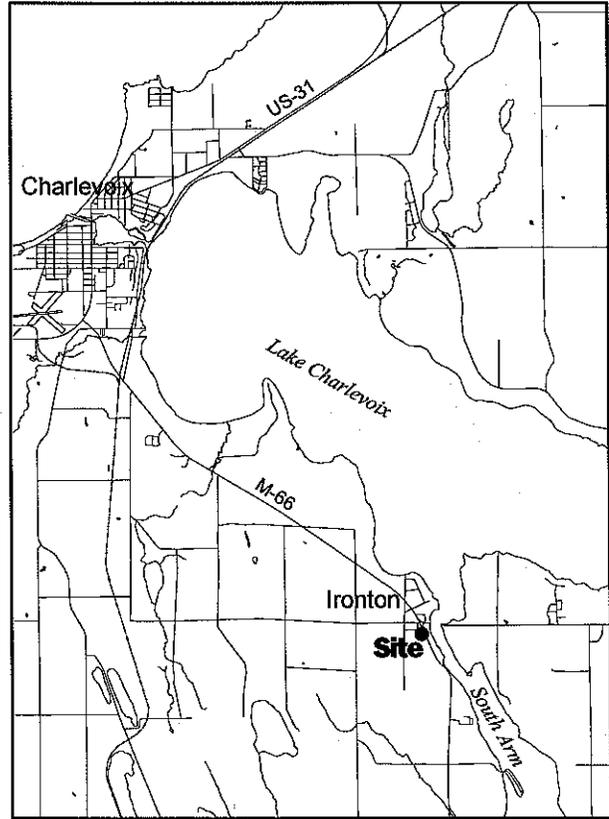
Rebecca A. Humphries
Director

Date Approved

SALE OF SURPLUS STATE-OWNED LAND
Gaylord Management Unit - Charlevoix County
Land Transaction Case #20090106

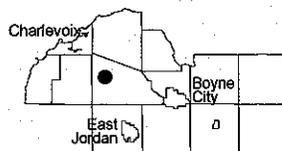


Section 17, T33N, R07W, Eveline Township
 Lot 12, Block 4, Bird's Plat of Village of Ironton



Regional Location

-  State land to be sold (1 lot - \$1,690.50)
-  Applicants' land
-  State land
-  Private land
-  Streets from original plat
-  M-66 right-of-way
-  Buildings



CHARLEVOIX COUNTY