



JENNIFER M. GRANHOLM
GOVERNOR

STATE OF MICHIGAN
DEPARTMENT OF NATURAL RESOURCES & ENVIRONMENT
LANSING



REBECCA A. HUMPHRIES
DIRECTOR

August 16, 2010

TO: Rebecca A. Humphries, Director

INFORMATION: Natural Resources Commission

Transaction: Recreation Land Acquisition
Van Riper State Park – Marquette County
The Raymond and Molly Franks Tract
Land Transaction Case #20090071

Purchase Price: 11.6 acres with 1,800 feet of frontage on the Peshekee River –
\$112,000.00

Description: Marquette County, Michigamme Township (T48N, R30W), a parcel of
land located in Section 25, being a portion of the NE ¼ of NW ¼ and
Govt. Lot 5 and more completely described in EXHIBIT A.

Sellers: Raymond and Molly Franks, Beulah, Michigan

Option Expires: September 28, 2010

Authority: Part 5 of Act 451, Public Acts of 1994, as amended

Notice: This item will appear on the Department’s August 30, 2010 Calendar, and
is eligible for approval September 7, 2010.

Comments: The offered private land is located within the dedicated boundary of Van
Riper State Park. Bounded on the north, east, and south by State-owned
land, this acquisition represents a significant step toward consolidating the
Department’s ownership and implementing boundary management
practices at Van Riper State Park.

The property is accessible via Huron Bay Road which travels the length of
the westerly property line. It is well suited to development as two
residential riverfront lots. Acquisition of this property will nicely define
the westerly boundary of the park and enable protection of the riparian
corridor of the Peshekee River for park purposes.

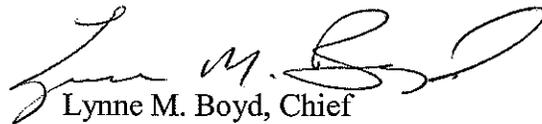
August 16, 2010

The property is 11.6 acres of vacant, gently rolling land. Forest cover includes a mix of northern hardwoods, balsam, pine, birch, and some open grass. The Peshekee River serves as the easterly boundary of the property.

The purchase will not include mineral rights which are owned by another party.

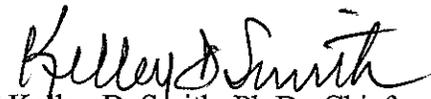
Recommendation: That this tract be approved for purchase with payment to be made from funds appropriated for the Michigan Natural Resources Trust Fund, Inland Waters Access Initiative, as contained in Act 59, Public Acts of 2007.


James M. Kasprzak, Chief
Administration Division


Lynne M. Boyd, Chief
Forest Management Division


Russ Mason, Ph.D., Chief
Wildlife Division


Ronald A. Olson, Chief
Recreation Division


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


Mindy Koch, Deputy Director
Resource Management


Frank Ruswick, Deputy Director
Stewardship

I approve the staff recommendation.

Rebecca A. Humphries
Director

Date Approved

EXHIBIT A

That part of Government Lot 5 and the NE-1/4 NW-1/4 of Section 25, T48N R30W, Michigamme Township, Marquette County, Michigan, described as:

Commencing at the Northwest corner of said Section 25; thence N89°07'45"E along North line of said section 1196.70 feet to a point on the Easterly right-of-way line of Marquette County Road 607, the Point of Beginning;

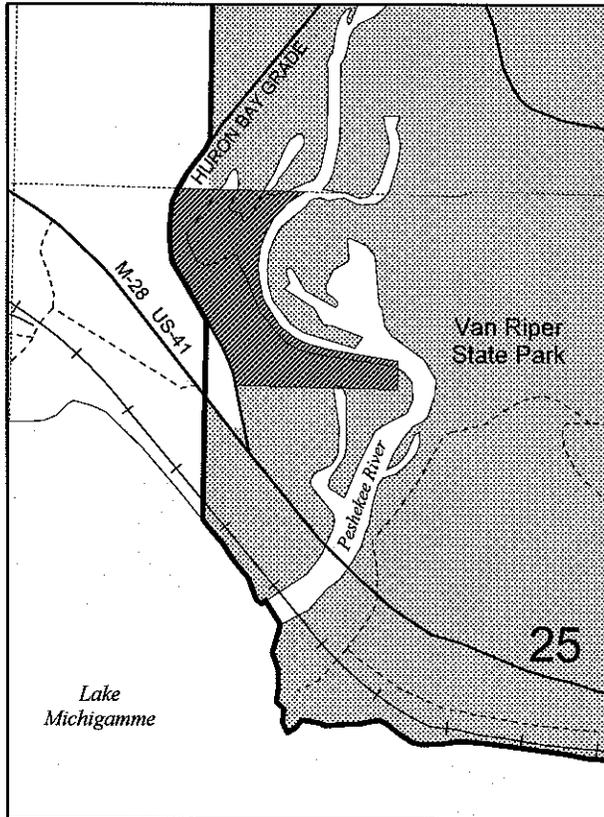
Thence N89°07'45"E along said line 152.81 feet to Traverse Point "P" of a traverse of the Westerly bank of the Peshekee River; thence N89°07'45"E along said line over said river backwaters and lands subject to periodic inundation for 695 feet, more or less, to the thread of said river; thence Southerly and Easterly along said river thread 1980 feet, more or less, to the East line of said NE-1/4 NW-1/4; thence S01°26'30"E along said line 80 feet, more or less, to said rivers edge; thence S01°26'30"E along said line 20 feet, more or less, to Traverse Point "B" of said river traverse; thence S01°26'30"E 86.98 feet to Traverse Point "A", the Southeast corner of said NE-1/4 NW-1/4; thence N89°39'50"W along the North 1/16 line 1000.52 feet (recorded as 1049.92 feet), to a point on a curve on said Easterly right-of-way line of relocated County Road 607; thence Northerly 195.21 feet along said right-of-way line on a curve to the left; said curve having a central angle of 42°33'32" and a radius of 262.81 feet, the chord of which bears N17°26'13"W 190.76 feet to the point of tangency; thence N38°43'01"W (recorded as N39°03'47"W), along said right-of-way line 460.53 feet to the point of curvature; thence Northerly 787.74 feet (recorded as 790.60 feet) along said right-of-way line on a curve to the right, said curve having a central angle of 67°26'50" (recorded as 67°41'32") and a radius of 669.18 feet, the chord of which bears N05°27'07"W 743.04 feet (recorded as N05°10'25"W 745.42 feet) to the Point of Beginning.

Said traverse of the Westerly bank of the Peshekee River being described as: Beginning at said Traverse Point "B";

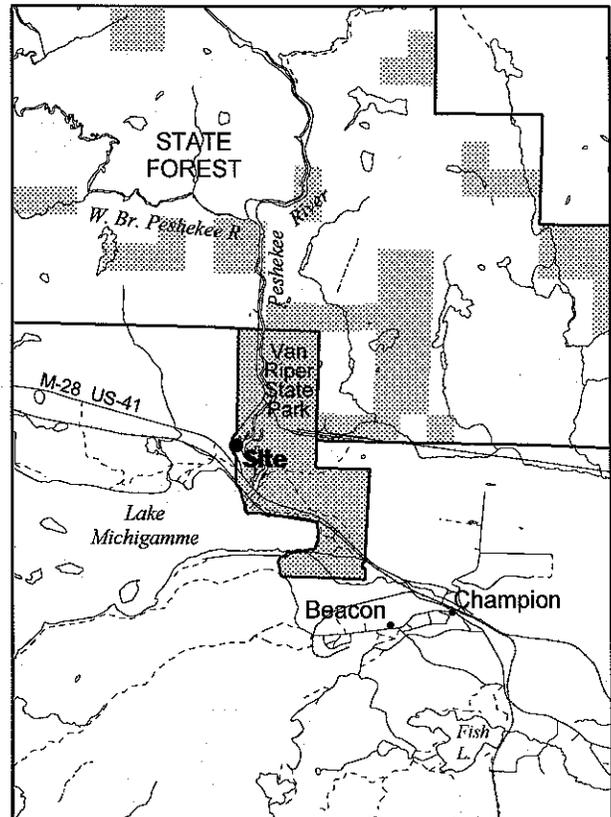
Thence N88°28'43"W 458.83 feet to Traverse Point "C";
Thence N80°50'30"W 178.06 feet to Traverse Point "D";
Thence N56°51'00"W 238.74 feet to Traverse Point "E";
Thence N21°44'40"W 133.91 feet to Traverse Point "F";
Thence N45°04'49"W 127.13 feet to Traverse Point "G";
Thence N24°42'19"W 313.39 feet to Traverse Point "H";
Thence S54°35'26"W 94.74 feet to Traverse Point "I";
Thence S88°14'18"W 120.53 feet to Traverse Point "J";
Thence N74°21'02"W 84.72 feet to Traverse Point "K";
Thence N47°55'51"W 98.44 feet to Traverse Point "L";
Thence N04°25'20"E 122.40 feet to Traverse Point "M";
Thence N19°47'24"E 120.29 feet to Traverse Point "N";
Thence N38°07'04"E 153.17 feet to Traverse Point "O" on the East line of said Government Lot 5;
Thence N19°17'57"E 155.08 feet to Traverse Point "P", the Point of Ending of said traverse of the Westerly bank of the Peshekee River.

The above described parcel contains 11.6 acres, more or less, of which 9.9 acres, more or less, lies Westerly of the river bank as traversed above, and of which 1.7 acres, more or less, is subject to periodic inundation. Said parcel is subject to correlative riparian rights of adjoiners and the public, and is further subject to all such conditions, exemptions and reservations as may be contained in the conveyances constituting the recorded chain of title to said premises.

RECREATION LAND ACQUISITION
Van Riper State Park - Marquette County
The Raymond and Molly Franks Tract
Land Transaction Case #20090071



Section 25, T48N, R30W, Michigamme Township



Regional Location

- State Park boundary
-  Land offered to DNRE (11.60 acres - \$112,000.00)
-  State land
-  Private land

