



NOTICE OF SEALED BID AUCTION OF STATE-OWNED LAND

By authority of Act 451, P.A. 1994, as amended.

NOTICE IS HEREBY GIVEN that State-owned land located in **Rudyard Township, Chippewa County**, will be auctioned by Sealed Bid.

LAND TRANSACTION CASE NUMBER 208604

The Following Property is offered for sale:

Rudyard Twp, T45N, R03W, S35, SE1/4 of NE1/4

40 acres

Tax ID# 17-011-185-004-00

Minimum Bid \$ 54,500.00

All bids **must** be postmarked no later than **August 6, 2007** to be considered.

The bid opening will take place at the Michigan Department of Natural Resources, Office of Land and Facilities, 8th Floor, Stevens T. Mason Building, 530 W. Allegan St., Lansing, Michigan, on **August 21, 2007**. It is recommended that all prospective purchasers do their own research as to suitability of the property for the purpose intended. It is also recommended that a personal inspection of the property be conducted. The State of Michigan makes no representations or claims regarding fitness for purpose, ingress and egress, conditions, and/or any covenants or restrictions of the property.

CONDITIONS OF SALE:

- 1) A bid deposit of 10% of the bid amount is required with each sealed bid, with the balance due in 45 days.
- 2) Bids less than the minimum indicated or offers other than cash will not be accepted.
- 3) The State may reserve mineral rights, aboriginal antiquities, and ingress and egress to watercourses across the State-owned land.
- 4) The Michigan Department of Natural Resources policy prohibits sale of State lands to organizations which are discriminatory on the basis of race, color, national origin, religion, disability, age, sex, height, weight, or marital status. Appropriate documentation may be required.

Requests for property information sheets and required bid forms may be directed to the address below or accessed directly on the Michigan DNR website at www.michigan.gov/landforsale.

**OFFICE OF LAND AND FACILITIES
MICHIGAN DEPARTMENT OF NATURAL RESOURCES
PO BOX 30448
LANSING MI 48909-7948**

Telephone: 517-373-1240
FAX: 517-335-1880

SEALED BID AUCTION PARCEL # 208604

Property Information

Size:	40 acres
Location:	2.5 miles northwest of the Village of Rudyard. Parcel lies 2/3 mile north of W. Turner Road & 1/2 mile west of W. 17 mile Rd.
Frontage & Access:	No road frontage. No legal access. 1,400' frontage on the North Branch of the Pine River.
Topography & Drainage:	Rolling topography. Drainage provided by the North Branch of the Pine River.
Cover:	Mostly wooded.
Soils:	Somewhat poorly drained to well drained silty loams.
Environmental Concerns:	None noted by appraiser.
Utilities:	Unknown.
Improvements:	None noted by appraiser.
State Reservations	The State retains rights to aboriginal antiquities.
Mineral Rights:	Minerals included in sale.
Minimum Bid Accepted:	\$ 54,500.00