Michigan Department of Natural Resources / Office of Land and Facilities

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 **St. James** Township, **Charlevoix** County, will be auctioned by Sealed Bid.

LAND TRANSACTION CASE NUMBER 330127

The Following Property is offered for sale:

St. James Twp, T39N, R10W, Sub: Port St. James No. 2; Lot 147

0.28 acre

Tax ID: 013-702-147-00 Subject to development and use restrictions of the Critical Dune statute.

Minimum Bid **$10,700.00**

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 CASE/PARCEL # 330127

Property Information

Size:	0.28 acre (12,000 square feet) – rectangular.
Location:	Northerly portion of Beaver Island.
Frontage & Access:	75 feet of frontage on south side of Donegal Bay Road. No water frontage or view of Lake Michigan.
Topography & Drainage:	Level along road frontage elevating slightly toward rear of site.
Cover:	Wooded cover consisting primarily of young to mature hardwood with some scattered conifers.
Soils:	Generally well drained sandy soils.
Environmental Concerns:	Subject to development and use restrictions of the Critical Dune statute.*
Utilities:	Telephone and electricity available.
Improvements:	The tract is vacant.
State Reservations	The State retains rights to aboriginal antiquities.
Mineral Rights:	Minerals will be retained by State.
Minimum Bid Accepted:	$10,700.00

RELEASE OF TAX REVERTED PROPERTIES

*The Michigan Department of Environmental Quality (DEQ) has determined that this property is designated as either or both a critical dune area under Part 353, Sand Dune Protection and Management, or a high risk erosion area under Part 323, Shorelands Protection and Management, of the Natural Resources and Environmental Protection Act, 1994 PA 451, as amended. This property has not been inspected to determine whether it contains buildable area. Under Part 353, construction of any building, septic system, well, road, any grading, filling, or excavating, and any developmental, silvicultural, or recreational activity that significantly alters the physical characteristic of a critical dune is prohibited without a permit from the DEQ. Under Part 323, a permit must be obtained prior to construction of any building or installation of a septic system on a designated property.

This restriction has been placed on the deed by the State of Michigan and is enforceable against the Grantee, their future assigns, heirs, and successors. The State of Michigan reserves the right for authorized officials to enter upon the described property at reasonable times to inspect the premises in order to assure compliance with this deed restriction.