STATE OF MICHIGAN

DEPARTMENT OF NATURAL RESOURCES

LANSING

RICK SNYDER
GOVERNOR

KEITH CREAGH
DIRECTOR

November 10, 2014

TO:	Keith Creagh, Director
INFORMATION:	Natural Resources Commission
Transaction:	Direct Sale of Surplus DNR-Managed Land Newberry Management Unit – Chippewa County Land Transaction Case #20130254
Sale:	4.0 acres
Sale Price:	$3,520.00
Description:	Chippewa County, Whitefish Township, T50N, R6W, Section 23: All that part of the SW1/4 of the SW1/4 lying E'ly of the centerline of Whitefish Point Road.
Applicant(s):	Richard B. Bicknell, Lake George, Michigan
Authority:	Natural Resources and Environment Protection Act, 1994 Pa 451, as amended.
Notice:	This item will appear on the Department of Natural Resources (Department) December 2 , 2014, calendar, and is eligible for approval on December 9, 2014. The transaction is also posted in a local newspaper as required by statute.
Acquired:	Tax reversion in 1941.
Minerals:	To be conveyed.
Comments:	The desired property is located in Chippewa County approximately seven miles north of Paradise, and five miles south of Whitefish Point. The land was approved for disposal in January 2014. The nearly 1/4-mile long triangular parcel lying easterly of the county road, separates five adjoining owners from the only road and creates two landlocked properties. The driveways have been in continuous use by the same families for 60 years. Multiple power lines run the length of the property. The utility of the property is limited by its configuration and encumbrances. Working with the DNR Real Estate Section, the five adjoining owners have agreed to complete a single purchase through representation by Mr. Bicknell, and to conclude subsequent property transfers of surveyed descriptions that split the narrow property along the extended lot lines.

Direct sale of the property to Mr. Bicknell will be at the appraised value of $3,200.00, plus the 10 percent transaction fee for a negotiated sale.

Proceeds will be deposited into the Land Exchange Facilitation Fund (LEFF). The LEFF allows the DNR to sell rights in land and deposit the proceeds in a fund which can then be used to acquire replacement property.

Recommendation: (1) That the land be sold to Richard B. Bicknell, acting on behalf of the property owners adjoining the State-owned parcel.

(2) That the proceeds of the sale be deposited in the LEFF.

(3) That the State retain aboriginal antiquities.

Russ Mason, Ph.D., Chief
Wildlife Division

William O'Neill, Chief
Forest Resources Division

James L. Dexter, Chief
Fisheries Division

Ronald A. Olson, Chief
Parks and Recreation Division

William E. Moritz, Ph.D.
Natural Resources Deputy

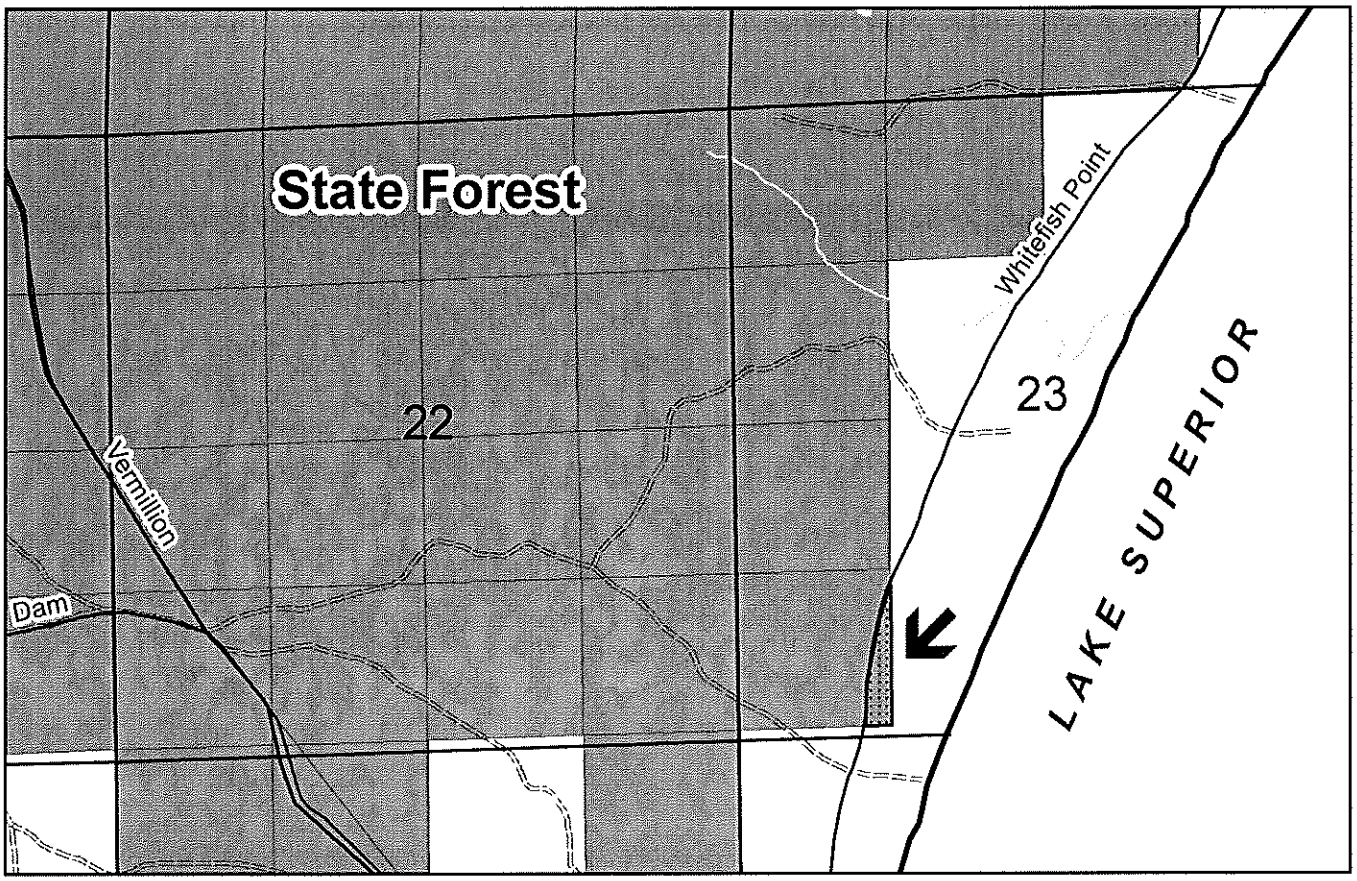
Mark H. Hoffman
Chief Administrative Officer

I approve the staff recommendations.

Keith Creagh
Director

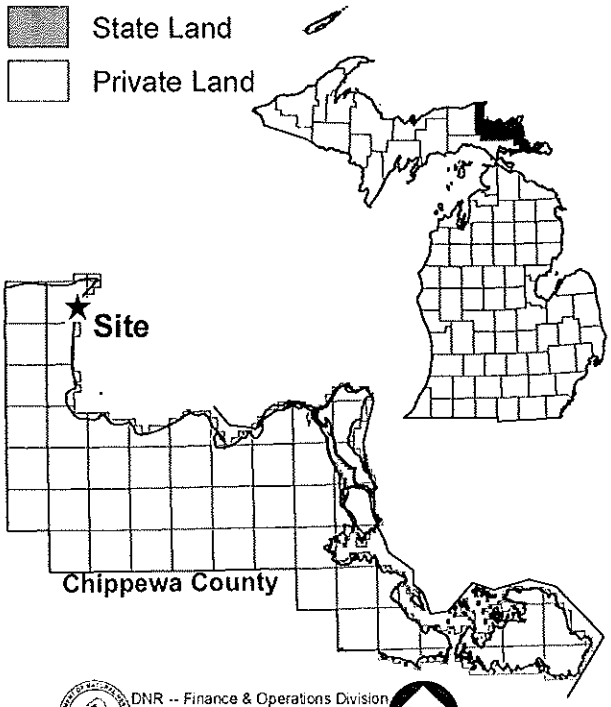
Date Approved

SALE OF SURPLUS DNR-MANAGED LAND
Newberry Management Unit -- Chippewa County
Land Transaction Case #20130254

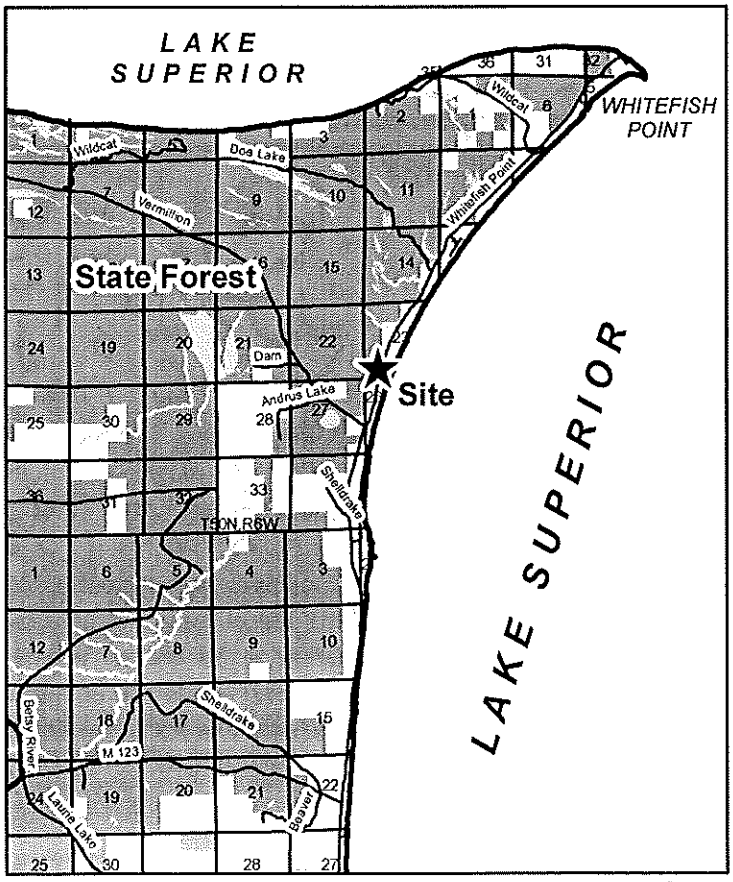


Section 23, T50N, R6W
Whitefish Township

- State Forest Boundary
- DNR Land to be Disposed (4 acres)
- State Land
- Private Land



DNR -- Finance & Operations Division
Real Estate Services Section
09/19/2014



Regional Location