



RICK SNYDER
GOVERNOR

STATE OF MICHIGAN
DEPARTMENT OF NATURAL RESOURCES
LANSING



KEITH CREAGH
DIRECTOR

October 13, 2014

TO: Keith Creagh, Director

INFORMATION: Natural Resources Commission

Transaction: State Forest Land Exchange
Atlanta Management Unit – Montmorency County
The Ward Exchange
Land Transaction Case #20140073

Applicant: Terry and Martha Ward, Richmond, Michigan

PA 240 of 2012: PILT Estimate: \$3.00 per acre. The parcels involved in the exchange are north of the Mason-Arenac line and will not result in a change in counted acres.
Excluded acres: None

Private Land Offered in Exchange: 80 acres
Location: Presque Isle County, Moltke Township, T35N, R04E, Section 31:
The E1/2 of the fractional SW1/4.

Appraised Value: Equal to or greater than the value of desired state-owned land.

State Lands Desired in Exchange: 80 acres
Location: Montmorency County, Loud Township, T29N, R03E, Section 34:
The E1/2 of the SW1/4.

Appraised Value: \$144,000.00

Authority: Natural Resources and Environment Protection Act, 1994 PA 451, as amended.

Notice: This item will appear on the Department of Natural Resources (Department) October 28, 2014 calendar, and is eligible for approval on November 5, 2014.

Comments: The desired state-owned land is located in Montmorency County, approximately 10 miles southeast of the city of Atlanta. The desired 80-acre parcel was acquired by tax reversion in 1929. The desired parcel is completely surrounded by private ownership, does not further consolidate the nearby state forest land, and contains trespass issues including adjacent landowners who use the parcel for accessing their land.

The offered private land is located in Presque Isle County, approximately 10 miles southwest of Rogers City. The offered tract is completely surrounded by state-owned land and is located in an area of existing consolidated public property. The acquisition will increase management efficiencies by removing boundary lines and eliminate possible encroachments or access easement requests. The acquisition will provide for increased hunting and recreational opportunities, as well as higher timber values.

As a result of this exchange, the offered private land will assume the tax reversion status of the desired state land.

The Mineral Management Section staff has determined the state should retain their mineral rights.

The proposed land exchange was reviewed and recommended for approval by the Land Exchange Review Committee on June 19, 2014.

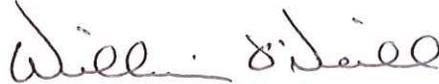
Any proceeds from the exchange will be deposited in The Land Exchange Facilitation Fund (LEFF). The LEFF Act allows the Department to sell rights in land and deposit the proceeds in a fund, which can then be used to acquire replacement property.

Engagement: The county and township support this transaction.

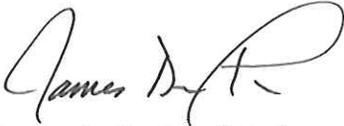
Recommendation(s): That the exchange be approved with the state reserving mineral rights and aboriginal antiquities.



Russ Mason, Ph.D., Chief
Wildlife Division



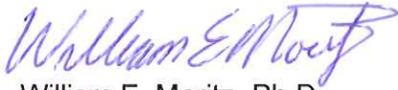
William O'Neill, Chief
Forest Resources Division



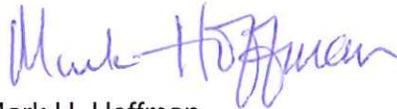
James L. Dexter, Chief
Fisheries Division



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

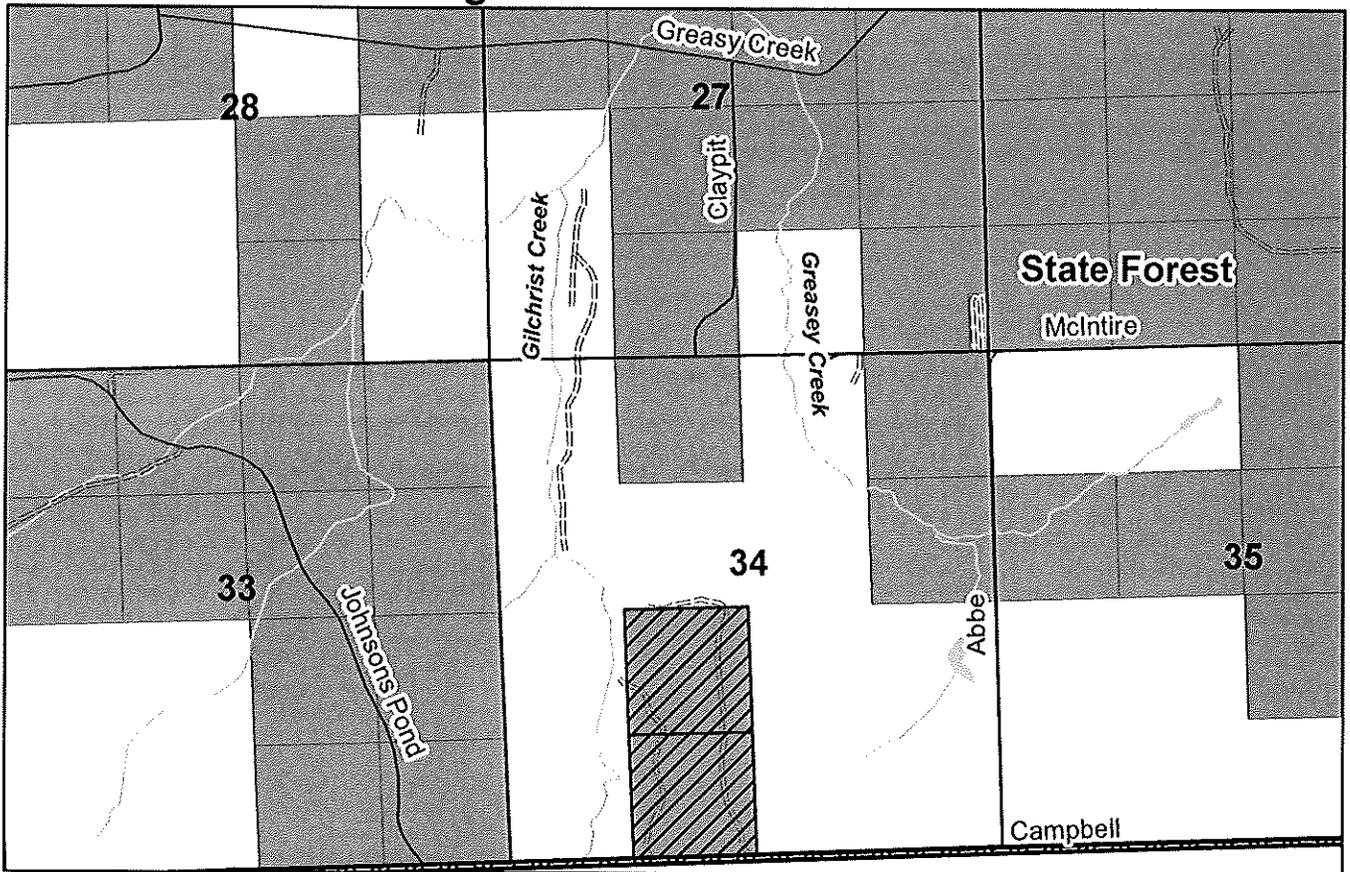
Keith Creagh
Director

Date Approved

STATE FOREST LAND EXCHANGE

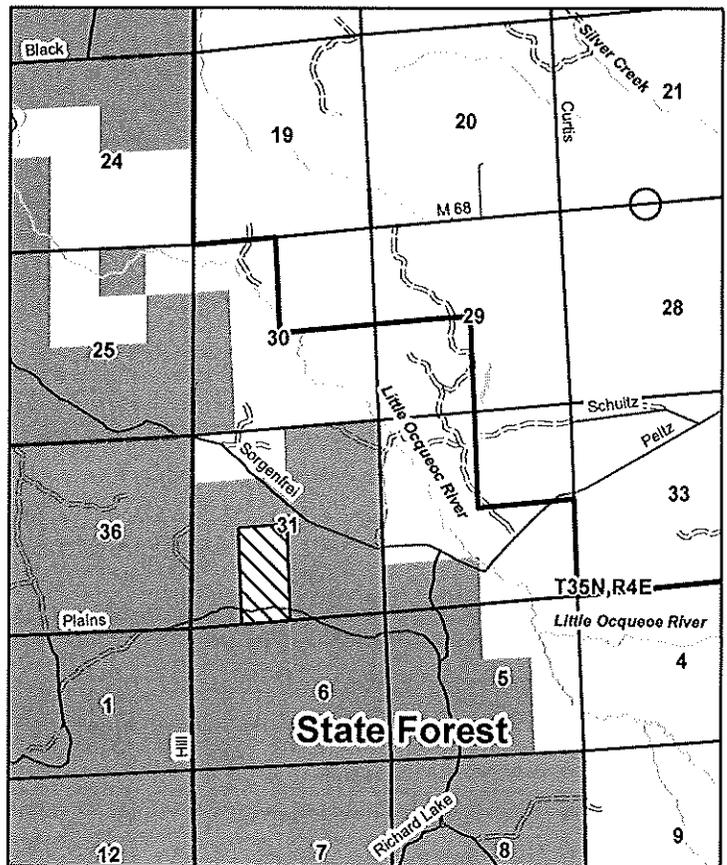
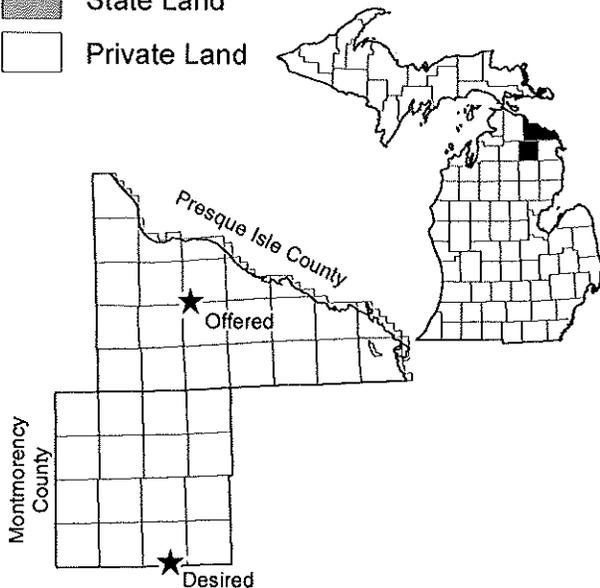
Atlanta Management Unit -- Montmorency County

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**Desired -- Section 34, T29N, R3E
Loud Township, Montmorency County**

-  State Forest Boundary
-  DNR Land Desired (80 acres)
-  Land Offered to DNR (80 acres)
-  State Land
-  Private Land



**Offered -- Section 31, T35N, R4E
Moltke Township, Presque Isle County**



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



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