



GRETCHEN WHITMER
GOVERNOR

STATE OF MICHIGAN
DEPARTMENT OF NATURAL RESOURCES
LANSING



DANIEL EICHINGER
DIRECTOR

August 15, 2022

TO: Daniel Eichinger, Director

INFORMATION: Natural Resources Commission

Transaction: Forest Resources Land Acquisition
Atlanta Management Unit – Montmorency County
The Rattlesnake Creek Tract
Land Transaction Case #20200154

Purchase: 200 acres - \$400,000.00

Funding Source: Michigan Natural Resources Trust Fund (TF19-0177), and the
Land Exchange Facilitation Fund (LEFF)

PA 240 of 2018: PILT Estimate: \$3,200.00
The parcels are located north of the Mason-Arenac county line and will
result in an increase of 200 acres of DNR-managed lands.

Description: Montmorency County, Vienna Township, T31N, R01E
Section 22: The NE 1/4 of the SE 1/4; and
Section 23: The W 1/2 of the NW 1/4 AND the W 1/2 of the SW 1/4

Seller: Frederick J. Wagar, Trenton, Michigan

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

Notice: This item will appear on the Department of Natural Resources
(Department) August 30, 2022, calendar and is eligible for approval on
September 6, 2022. Public notice of this proposed transaction was also
published in the Montmorency County Tribune on August 3, 2022, and is
posted on the department’s webpage at:
www.michigan.gov/publiclandnotices.

Management Purpose: Acquisition of these parcels will allow it to be managed as part of the
Atlanta Management Unit.

Comments: The Rattlesnake Creek Tract is unique forestland with highly productive
wildlife habitat. The property includes over 4,550 feet of frontage on the
East Branch of Black River, a blue-ribbon trout stream, and 1,060 feet of
Rattlesnake Creek frontage. The property is adjacent to state land on two
sides. Acquisition will provide access to an additional 1,500 feet of
frontage on the East Branch of Black River on state land that is currently
inaccessible.

The property is improved with a residential building, wood storage sheds, hunting blinds, and a solar collection panel array. After closing, the state will grant a non-exclusive occupancy permit to the seller for the purpose of storing personal items in the residential building through June 30, 2023.

The seller will convey all mineral rights after a three-year reservation of oil and gas rights. The oil and gas rights are currently under lease. After the reservation period is over, the oil and gas rights will automatically be transferred to the state, and the Minerals Management Section will oversee a lease ratification.

Recommendations:

1. That the acquisition be approved, with payment to be made from the Michigan Natural Resources Trust Fund (TF19-0177), and the LEFF.
2. That this land be dedicated as part of the Atlanta Management Unit.



James L. Dexter, Chief
Fisheries Division



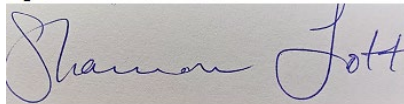
Jeff Stampfly, Chief
Forest Resources Division



Ronald A. Olson, Chief
Parks and Recreation Division



Jared Duquette, Chief
Wildlife Division



Shannon Lott
Natural Resources Deputy



Mark H. Hoffman
Chief Administrative Officer

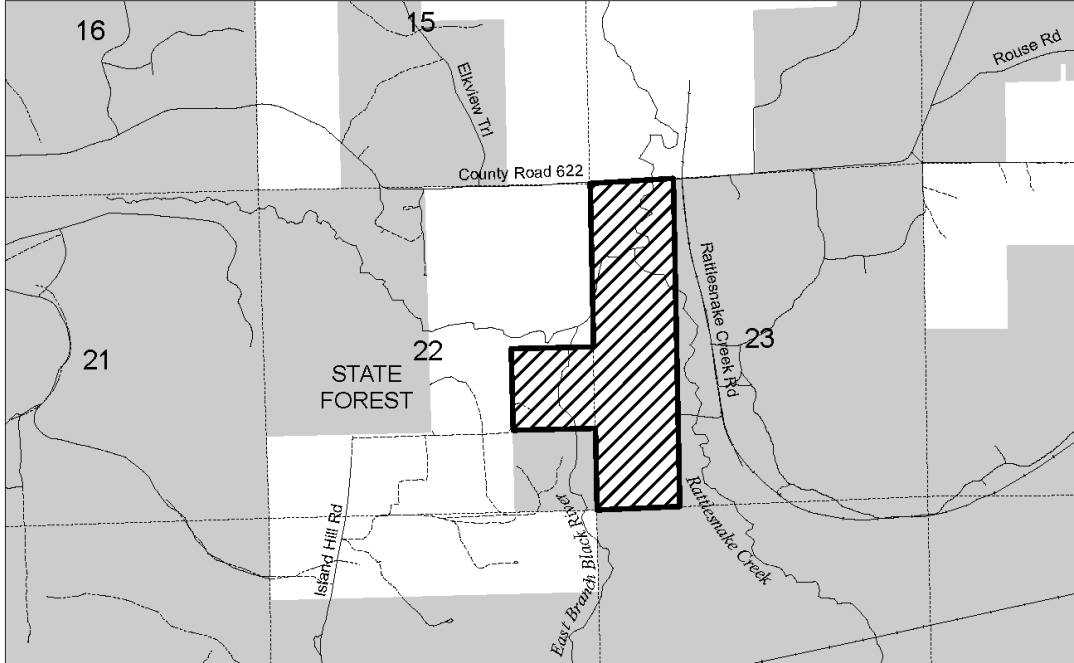
I approve the staff recommendations.

Daniel Eichinger
Director

Date Approved:

FOREST RESOURCES LAND ACQUISITION

Atlanta Management Unit – Montmorency County
 Land Transaction Case #20200154



Sections 22 and 23, T31N, R01E, Vienna Township

- Land to be acquired by DNR (200 acres)
- State land
- Private land
- DNR Project Boundary

