

DEEDS

FAIRBANKS  
Serial No. 70-2704

1  
2  
3  
4  
5  
6  
7  
8  
9  
10  
11  
12  
13  
14  
15  
16  
17  
18  
19  
20  
21  
22  
23  
24  
25  
26  
27  
28  
29  
30  
31  
32

IN THE SUPERIOR COURT FOR THE STATE OF ALASKA

FOURTH JUDICIAL DISTRICT

STATE OF ALASKA,

Plaintiff,

vs.

9,287 Square Feet, more or less;  
176 Square Feet, more or less;  
J. FRANK POTTER; IDA J. POTTER;  
FAIRBANKS NORTH STAR BOROUGH;  
GOLDEN VALLEY ELECTRIC ASSOCIATION;  
CITY OF FAIRBANKS,

Defendants.

FILED in the Superior Court  
State of Alaska, Fourth District

APR 9 1970

OLGA T. STEGER, Clerk

*S. Tomlinson* Deputy

Civil Action No. 70 -268

DECLARATION OF TAKING

I, the undersigned, Robert L. Beardsley, Commissioner of Highways of the State of Alaska, on behalf of said State, do hereby make the following declaration:

I.

(a) The property and access hereinafter described is taken under the authority of and in accordance with AS 19.05, AS 19.10 and AS 19.20, which authorize the acquisition of property and access by the Department of Highways, State of Alaska, deemed necessary for the public use of the State of Alaska.

(b) The public use for which it is necessary to take the property and access is for right of way for a Federal Aid Highway designated as Alaska Project No. F-062-4(21), GILLAM WAY EAST & SOUTH. This highway will form a part of the State primary highway system. The property and access hereinafter described is deemed necessary by the undersigned for said public use of the State of Alaska.

II.

The property and access to be acquired aggregates:

1 Parcel No. 27 - 9,287 Square Feet, more or less;  
2 Parcel No. P-27 - 176 Square Feet, more or less;  
3 located in the Fairbanks Recording District, State of Alaska.  
4 The property and access being taken for public use is more  
5 particularly described in Schedules "A", "B" and "C" attached  
6 hereto, and by this reference made a part hereof. This is the  
7 description of the same land described in the Complaint filed  
8 in the above-entitled action.

9 III.

10 Schedule "B" attached hereto is a plat  
11 showing the property and access taken. Schedule "C"  
12 attached hereto is a parcel vicinity map which shows the  
13 location, route, and termini of said project, on which the  
14 property and access taken is designated as Parcel Nos. 27  
15 and P-27.

16 IV.

17 The estate or interest in Parcel Nos. 27 and P-27  
18 taken for public use is as follows:

19 Parcel No. 27, an estate in fee simple;

20 Parcel No. P-27, a temporary construction easement  
21 in, on and over Parcel No. P-27 for the duration of Alaska  
22 Project No. F-062-4(21), such easement being more fully  
23 described in Schedules "A" and "B" attached.

24 V.

25 The amount of money estimated by the undersigned as  
26 just compensation for the real property or the interests in it  
27 being condemned is:

28 Parcel No. 27 - \$48,400.00

29 Parcel No. P-27 - \$10.00

30 VI.

31 The persons or entities who, as disclosed by a diligent  
32

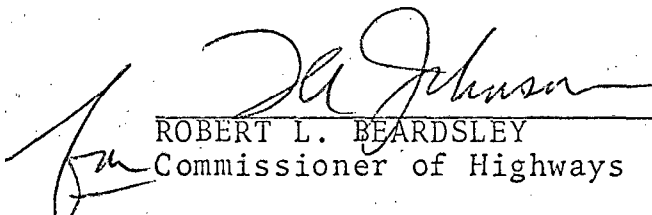
1 search of the records, may have or claim an interest in the said  
2 property are:

- 3 J. FRANK POTTER
- 4 IDA J. POTTER
- 5 FAIRBANKS NORTH STAR BOROUGH
- 6 GOLDEN VALLEY ELECTRIC ASSOCIATION
- 7 CITY OF FAIRBANKS

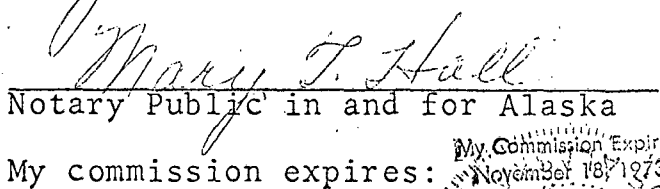
8 VII.

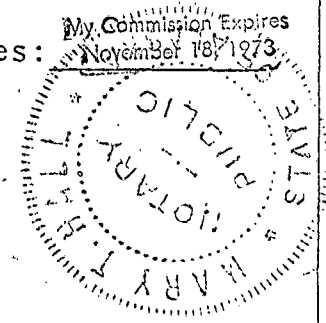
9 By reason of the provisions of the above-mentioned  
10 statutes, the estate or interest described in Paragraph IV  
11 hereof does immediately vest in the State of Alaska.

12 IN WITNESS WHEREOF, I, the undersigned,  
13 Robert L. Beardsley, Commissioner of Highways of the State of  
14 Alaska, on behalf of said State, have hereunto subscribed my  
15 name this 24 day of March, 1970 at  
16 Juneau, Alaska.

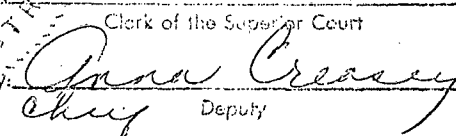
17  
18   
19 ROBERT L. BEARDSLEY  
20 Commissioner of Highways

21 SUBSCRIBED and SWORN to before me this 24 day  
22 of March, 1970 at Juneau, Alaska.

23  
24   
25 Notary Public in and for Alaska  
26 My commission expires: November 18, 1973



27  
28 STATE OF ALASKA )  
29 FOURTH JUDICIAL DISTRICT ) ss.  
30 I, the undersigned, certify that this is a true and full copy of an  
31 original document on file in the Superior Court, Fourth Judicial District,  
32 State of Alaska.  
33 Witness my hand and the seal of this court this 9 day  
34 of April, 1970, at Fairbanks, Alaska.

35  
36 OLGA T. STEGER  
37 Clerk of the Superior Court  
38 By:   
39 Deputy

DISRICT ATTORNEY  
FOURTH JUDICIAL DISTRICT, STATE OF ALASKA  
604 BARNETTE ST., FAIRBANKS, ALASKA  
PHONE 452-1363

27. A tract of land for Alaska Project No. F-062-4(21) situate in Section 10, T. 1 S., R. 1 W., F.M., in Lot 11, Block 1, Gateway Subdivision, Fourth Judicial District, State of Alaska. The boundaries of said tract of land are described as follows:

Beginning at the southwest corner of Lot 11; thence northerly along the westerly line of said lot a distance of 171.54 feet to the northerly right of way line of Alaska Project F-062-4(21); thence easterly along said northerly right of way line along a  $00^{\circ}59'25''$  curve to the right (radius=5786.58 feet) through an arc of  $00^{\circ}34'54''$  a distance of 58.75 feet to the easterly line of said lot; thence southerly along said easterly line a distance of 148.16 feet to the southeast corner of said lot; thence southwesterly along the southerly line of said lot a distance of 59.85 feet to the point of beginning.

The above described tract of land contains 9287 square feet, more or less.

To enable the grantee to construct and maintain a public highway, known as Alaska Project No. F-062-4(21), as a controlled access facility, as contemplated by Sec. 19.20.010 through Sec. 19.20.050, Alaska Statutes, the grantor hereby convey and warrant to the grantee any and all rights or easements appurtenant to the grantors remaining property by reason of its abutting said highway, including, without limiting the foregoing, all rights of ingress to or egress from the grantors remaining property contiguous to the lands hereby conveyed to or from said highway.

P-27. A tract of land for Alaska Project F-062-4(21) situate in Section 10, T. 1 S., R. 1 W., F.M., in Lot 11, Block 1, Gateway Subdivisi6n, Fourth Judicial District, State of Alaska, said tract being described as follows:

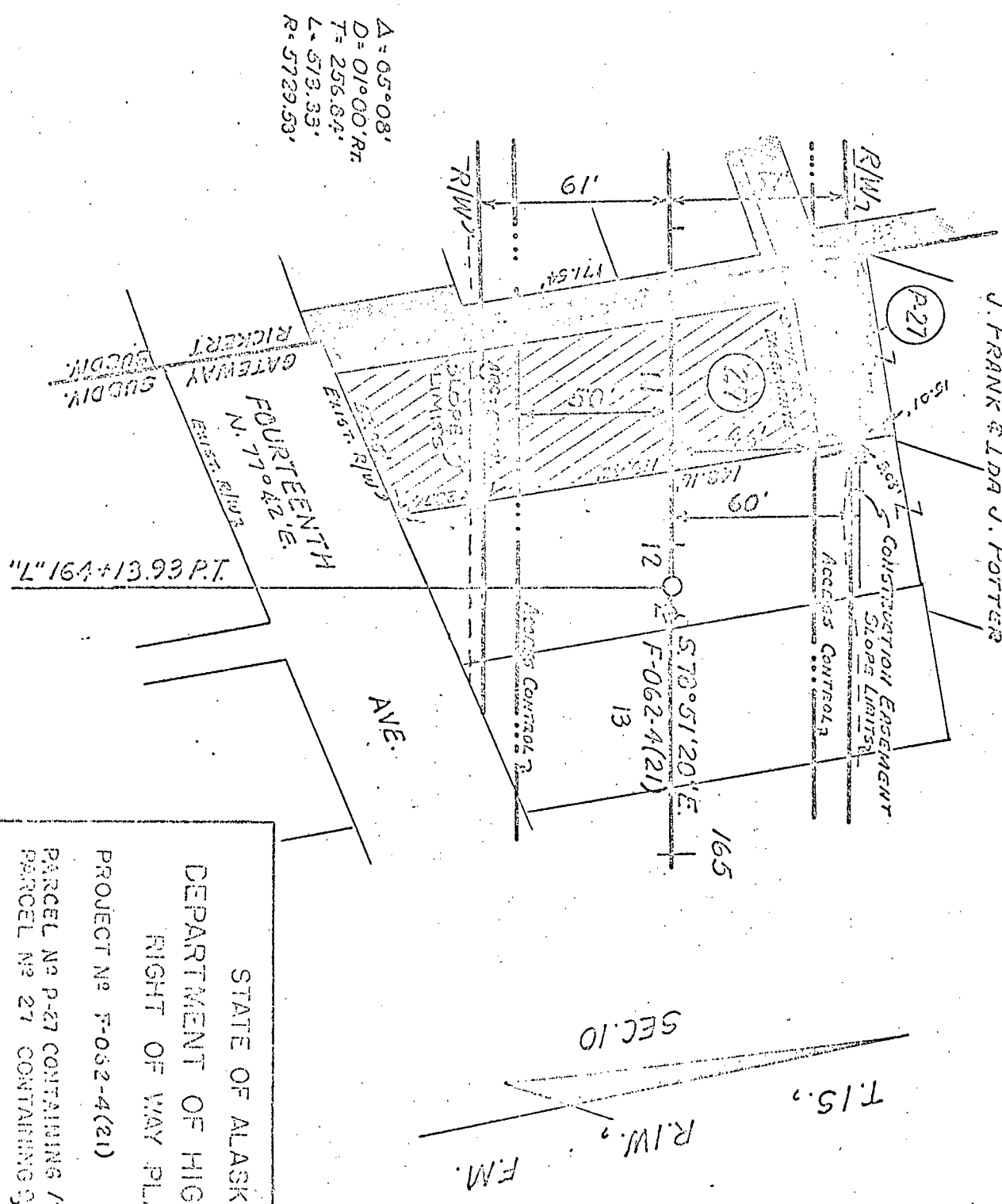
Beginning at the intersection of the northerly right of way line of Alaska Project F-062-4(21) and the easterly line of Lot 11, said intersection being southerly along said easterly line a distance of 15.01 feet from the northeast corner of said lot; thence westerly along said right of way line along a  $00^{\circ}59'25''$  curve to the left (radius=5786.58 feet) through an arc of  $00^{\circ}34'54''$  a distance of 58.75 feet to the westerly line of said lot; thence northerly along said westerly line a distance of 3.02 feet; thence easterly along a  $00^{\circ}59'23''$  curve to the right (radius=5789.58 feet) through an arc of  $00^{\circ}34'53''$  a distance of 58.75 feet to the easterly line of said lot; thence southerly along said easterly line a distance of 3.03 feet to the point of beginning.

Containing a total of 176 square feet, more or less.

PROJECT NO. F-062-4(21)

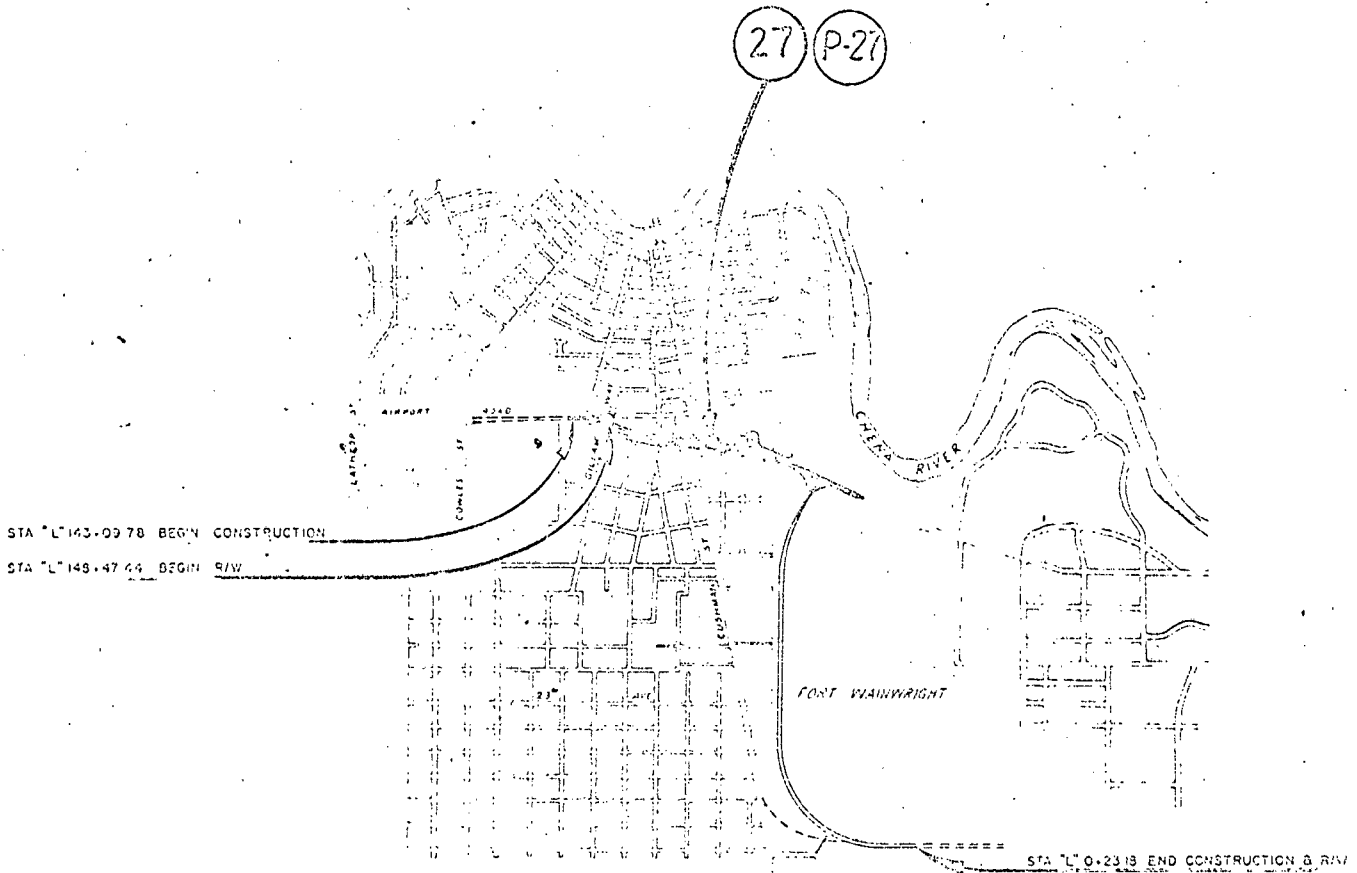
PARCEL NO. P-27

LOT 11, BLOCK 1.  
GATEWAY SUBDIVISION  
J. FRANK & IDA J. POTTER



STATE OF ALASKA  
 DEPARTMENT OF HIGHWAYS  
 RIGHT OF WAY PLAT  
 PROJECT No. F-052-4(21)  
 PARCEL No. P-27 CONTAINING 1765 SQ. FT.  
 PARCEL No. 27 CONTAINING 3267 SQ. FT.  
 SCALE 1"=50' DRAWN BY W.S.E. DATE 12-2-69

STATE OF ALASKA  
DEPARTMENT OF HIGHWAYS  
PROJECT No. F-062-4(21)



RECORDED  FILED   
FAIRBANKS RECORDING DISTRICT  
Date APR 9 1970 Time 9:56 AM  
Requested by District Attorney  
Address \_\_\_\_\_

PARCEL VICINITY MAP  
1"=3000'

SCHEDULE "C"