



State of Alaska



Tidelands Patent No. 455

ADL No. 106345

Know Ye By These Presents that the Grantor, the STATE OF ALASKA, DEPARTMENT OF NATURAL RESOURCES, 550 West 7th Avenue, Suite 1050A, Anchorage, Alaska 99501-3579, pursuant to AS 38.05.825, the regulations promulgated thereunder, and the Final Finding and Decision dated August 11, 1997, for good and valuable consideration, grants and conveys to the Grantee, CITY AND BOROUGH OF SITKA, whose mailing address of record is 100 Lincoln Street, Sitka, AK 99835, Grantee's successors and assigns, those tidelands situated in the Sitka Recording District, State of Alaska, and described as follows:

ALASKA TIDELANDS SURVEY NO. 1100, CONTAINING 0.28 ACRES, MORE OR LESS, ACCORDING TO THE SURVEY PLAT FILED IN THE SITKA RECORDING DISTRICT ON APRIL 14, 1980, AS PLAT 80-4.

Subject to: a continuous public access easement, 50 feet wide, seaward of and along the line of mean high water of Thimbleberry Bay, in accordance with AS 38.05.127.

TRACTS A and, B OF ALASKA TIDELAND SURVEY NO. 1327, CONTAINING 0.36 ACRES, MORE OR LESS, ACCORDING TO THE SURVEY PLAT RECORDED IN THE SITKA RECORDING DISTRICT ON OCTOBER 13, 1992, AS PLAT 92-21.

ALASKA TIDELANDS SURVEY NO. 242, CONTAINING 4.13, MORE OR LESS, ACCORDING TO THE SURVEY PLAT RECORDED IN THE SITKA RECORDING DISTRICT ON OCTOBER 15, 2008, AS PLAT 2008-22.

Subject to: a continuous public access easement, 50 feet wide, seaward of and along the line of mean high water of Thimbleberry Bay, in accordance with AS 38.05.127, effective upon expiration or termination of tidelands lease, ADL 19433.

AGGREGATING 4.77 ACRES, MORE OR LESS.

Subject to: valid existing rights, including reservations, easements, and exceptions in the U.S. Patent, or other state or federal conveyance, and in acts authorizing the issue thereof; easements, rights-of-way, covenants, conditions, reservations, notes on the plat, and restrictions of record, if any.

Further subject to: the terms and conditions of AS 38.05.825, including the condition the grantee may lease the land, but may not sell it; title to the land conveyed under this authority reverts to the State of Alaska upon dissolution of the municipality and the grantee takes title to the tidelands subject to the rights of the public under the Public Trust Doctrine.

The Grantor hereby expressly saves, excepts and reserves out of the grant hereby made, unto itself, its lessees, successors, and assigns forever, all oils, gases, coal, ores, minerals, fissionable materials, geothermal resources, and fossils of every name, kind or description, and which may be in or upon said lands above described, or any part thereof, and the right to explore the same for such oils, gases, coal, ores, minerals, fissionable materials, geothermal resources, and fossils, and it also hereby expressly saves and reserves out of the grant hereby made, unto itself, its lessees, successors, and assigns forever, the right to enter by itself, its or their agents, attorneys, and servants upon said lands, or any part or parts thereof, at any and all times for the purpose of opening, developing, drilling, and working mines or wells on these or other lands and taking out and removing therefrom all such oils, gases, coal, ores, minerals, fissionable materials, geothermal resources, and fossils, and to that end it further expressly reserves out of the grant hereby made, unto itself, its lessees, successors, and assigns forever, the right by its or their agents, servants and attorneys at any and all times to erect, construct, maintain, and use all such buildings, machinery, roads, pipelines, powerlines, and railroads, sink such shafts, drill such wells, remove such soil, and to remain on said lands or any part thereof for the foregoing purposes and to occupy as much of said lands as may be necessary or convenient for such purposes hereby expressly reserving to itself, its lessees, successors, and assigns, as aforesaid, generally all rights and power in, to, and over said land, whether herein expressed or not, reasonably necessary or convenient to render beneficial and efficient the complete enjoyment of the property and rights hereby expressly reserved.

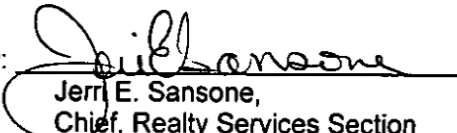
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Tidelands Patent No. 455
ADL No. 106345
T. 56 S., R. 64 E., CRM
Sections 5 and 6



To Have And To Hold the said land, together with the tenements, hereditaments, and appurtenances thereunto appertaining, unto the said Grantee and Grantee's heirs and assigns forever.

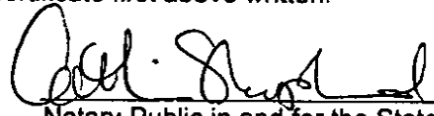
In Testimony Whereof the State of Alaska has caused these presents to be executed by the Director of the Division of Mining, Land and Water, Department of Natural Resources, State of Alaska, pursuant to delegated authority, this 1st day of July, 2010.

By: 
Jerri E. Sansone,
Chief, Realty Services Section
Division of Mining, Land and Water
Department of Natural Resources

State of Alaska)
) ss.
Third Judicial District)

This is to certify that on the 1st day of July, 2010, personally appeared before me JERRI E. SANSONE, who is known to me to be the person who has been lawfully delegated the authority of Richard H. Mylius, the Director of the Division of Mining, Land & Water, Department of Natural Resources, State of Alaska, to execute the foregoing document under such legal authority and with knowledge of its contents; and that such act was performed freely and voluntarily upon the premises and for the purposes stated therein.

Witness my hand and official seal the day and year in this certificate first above written.


Notary Public in and for the State of Alaska
My commission expires with office

Return to:
City and Borough of Sitka
Attn: Wells Williams
100 Lincoln Street
Sitka, Alaska 99835



Tidelands Patent No. 455
ADL No. 106345
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