




Fairbanks North Star Borough

MAYOR'S OFFICE

mayor@fnsb.gov
Main: (907) 459-1300
Fax: (907) 459-1102

MEMORANDUM

TO: Fairbanks North Star Borough Assembly

From: Bryce Ward, Mayor 

Date: June 10, 2021

Subject: Ordinance 2021 – 19
Disposition of Property Which Lies Within the City of Fairbanks and Has Been
Acquired Through Tax Foreclosure

Attached for your consideration in an ordinance that authorizes the sale of tax foreclosed properties within the City of Fairbanks.

Attachments: Ordinance

/jw



By: Bryce Ward, Mayor
Introduced: 06/10/2021

FAIRBANKS NORTH STAR BOROUGH

ORDINANCE NO. 2021 - 19

AN ORDINANCE PROVIDING FOR THE DISPOSITION OF PROPERTY WHICH LIES
WITHIN THE CITY OF FAIRBANKS WHICH HAS BEEN ACQUIRED THROUGH TAX
FORECLOSURE

WHEREAS, The Fairbanks North Star Borough (Borough) has acquired the
property listed in Appendix A hereto through tax foreclosure; and

WHEREAS, The City of Fairbanks has requested that the Borough sell the
property described in Appendix A hereto at the next regular tax foreclosure sale and remit
amounts due the City for its share of the property taxes levied; and

WHEREAS, The Borough holds annual sales of property acquired through
tax foreclosure.

NOW, THEREFORE, BE IT ORDAINED by the Assembly of the Fairbanks
North Star Borough:

Section 1. Classification. This ordinance is not of a general and permanent
nature and shall not be codified.

Section 2. A public need does not exist for the property described in
Appendix A hereto, and the Fairbanks North Star Borough Assembly hereby authorizes
the Borough Mayor to sell the property described in Appendix A, and disburse the funds
received as required by AS 29.45.480.

34 Section 3. Effective date. This ordinance shall be effective at 5:00 p.m.
35 on the first borough business day following its adoption.

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37 ADOPTED THE ____ DAY OF _____, 2021.

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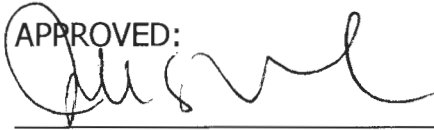
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ATTEST:

April Trickey, CMC
Borough Clerk

Mindy O'Neill
Presiding Officer

APPROVED:



Jill S. Dolan
Borough Attorney

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ORDINANCE NO. 2021 - 19

AN ORDINANCE PROVIDING FOR THE DISPOSITION OF PROPERTY WHICH LIES
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APPENDIX A

Properties within the City of Fairbanks to be sold at Auction

ID NUMBER 17-28
RECORD OWNER: DYER JOYCE E
FNSB FILE NUMBER: 17SW 01.01.10.04
PAN NUMBER: 0036218
PARCEL DESCRIPTION: LOT 09N&, BLOCK 77, FAIRBANKS TOWNSITE
SITUATION ADDRESS: 817 FIFTH AVE
LEGAL DESCRIPTION:

The North 1/2 of Lot 9, Block 77 of the TOWNSITE OF FAIRBANKS, according to the survey of said Townsite, known as the L.S. Robe Map of 1909, reproduced by Karl Theile, U.S. Surveyor-General in 1922; Records of the Fairbanks Recording District, Fourth Judicial District, State of Alaska, more particularly described as follows:

Beginning at the Northwest corner of said Lot 9, thence running in a southerly direction along the West boundary of said Lot 9, 100.65 feet to a point, thence in an easterly direction, 50 feet more or less to the East boundary line of said Lot 9, thence in a northerly direction along the East boundary line 98.95 feet to the Northeast corner of said Lot 9, thence westerly along the North boundary of said Lot 9, 50 feet to the Northwest corner of said Lot 9 and point of beginning.

ID NUMBER 17-29
RECORD OWNER: THOMAS MICHAEL C
FNSB FILE NUMBER: 17SW 01.01.10.08
PAN NUMBER: 0066311
PARCEL DESCRIPTION: LOT 07, BLOCK 09, GATEWAY
SITUATION ADDRESS: 1441 EIELSON ST
LEGAL DESCRIPTION:

Lot 7, Block 9 of GATEWAY SUBDIVISION, according to the plat filed December 17, 1946 as Instrument No. 102.797; Records of the Fairbanks Recording District, Fourth Judicial District, State of Alaska.

92 **ID NUMBER** 17-30
93 **RECORD OWNER:** CARPENTER DONNA
94 CARPENTER TODD SPECIAL NEEDS TRUST
95 **FNSB FILE NUMBER:** 17SW 01.01.11.02
96 **PAN NUMBER:** 0474118
97 **PARCEL DESCRIPTION:** LOT 03A, BLOCK 08, GRAEHL TOWNSITE
98 **SITUATION ADDRESS:** 548 FRONT ST
99 **LEGAL DESCRIPTION:**

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101 Lot 3A, Block 8 of GRAEHL TOWNSITE, according to the plat filed March 3, 1994 as Plat
102 No. 94-19; Records of the Fairbanks Recording District, Fourth Judicial District, State of
103 Alaska.
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106 **ID NUMBER** 17-31
107 **RECORD OWNER:** BUTLER JEFF
108 **FNSB FILE NUMBER:** 17SW 01.01.15.02
109 **PAN NUMBER:** 0052591
110 **PARCEL DESCRIPTION:** LOT 05, BLOCK 37, BJERREMARK
111 **SITUATION ADDRESS:** 918 TWENTY-FIFTH AVE
112 **LEGAL DESCRIPTION:**

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114 Lot 5, Block 37 of BJERREMARK HOMESTEAD SUBDIVISION, according to the plat filed
115 June 23, 1953 as Instrument No. 140.004; Records of the Fairbanks Recording District,
116 Fourth Judicial District, State of Alaska.
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119 **ID NUMBER** 17-32
120 **RECORD OWNER:** KEA KELLY B
121 REDMON KEA CONNIE M
122 **FNSB FILE NUMBER:** 17SW 01.01.15.26
123 **PAN NUMBER:** 0051039
124 **PARCEL DESCRIPTION:** LOT 09, BLOCK 20, BJERREMARK
125 **SITUATION ADDRESS:** 2329 RICKERT ST
126 **LEGAL DESCRIPTION:**

127
128 Lot 9, Block 20 of BJERREMARK HOMESTEAD SUBDIVISION, according to the plat filed
129 March 12, 1948 as Plat No. 107.376; Records of the Fairbanks Recording District, Fourth
130 Judicial District, State of Alaska.
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133 **ID NUMBER** 17-33
134 **RECORD OWNER:** STEPHENS ALVIN T
135 STEPHENS MARY L
136 **FNSB FILE NUMBER:** 17SW 01.01.15.32
137 **PAN NUMBER:** 0099724
138 **PARCEL DESCRIPTION:** LOT 03, BLOCK 02, SOUTH CUSHMAN
139 **SITUATION ADDRESS:** 661 TWENTY-FIRST AVE
140 **LEGAL DESCRIPTION:**

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142 Lot 3, Block 2 of SOUTH CUSHMAN SUBDIVISION, according to the plat filed February
143 24, 1949 as Instrument No. 111.648; Records of the Fairbanks Recording District, Fourth
144 Judicial District, State of Alaska.

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147 **ID NUMBER** 18-35
148 **RECORD OWNER:** SOUDERS DEBBIE
149 SOUDERS RIKKI
150 **FNSB FILE NUMBER:** 18SW 01.01.09.02
151 **PAN NUMBER:** 0077640
152 **PARCEL DESCRIPTION:** LOT 21, BLOCK 03, HEBB & NARODICK
153 **SITUATION ADDRESS:** 1230, 1232 MCCARTY AVE
154 **LEGAL DESCRIPTION:**

155
156 Lot 21, Block 3, HEBB AND NARODICK ACRES SUBDIVISION, according to the plat filed
157 May 29, 1953 as Instrument No. 139.307; Records of the Fairbanks Recording District,
158 Fourth Judicial District, State of Alaska.

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161 **ID NUMBER** 18-36
162 **RECORD OWNER:** R A PRICE ASSOCIATES INC
163 **FNSB FILE NUMBER:** 18SW 01.01.10.04
164 **PAN NUMBER:** 0077437
165 **PARCEL DESCRIPTION:** LOT 14, BLOCK 02, HEBB & NARODICK
166 **SITUATION ADDRESS:** 1202 KENNICOTT AVE
167 **LEGAL DESCRIPTION:**

168
169 Lot 14, Block 2, HEBB AND NARODICK ACRES SUBDIVISION, according to the plat filed
170 May 29, 1953 as Instrument No. 139.307; Records of the Fairbanks Recording District,
171 Fourth Judicial District, State of Alaska.

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174 **ID NUMBER** **18-37**
175 **RECORD OWNER:** **HAMPTON MATTHEW L**
176 **HAMPTON LINDA F**
177 **FNSB FILE NUMBER:** **18SW 01.01.15.02**
178 **PAN NUMBER:** **0054798**
179 **PARCEL DESCRIPTION:** **LOT 14, BLOCK 54A, BJERREMARK**
180 **SITUATION ADDRESS:** **1106 GARDEN WAY**
181 **LEGAL DESCRIPTION:**

182
183 Lot 14, Block 54A of BJERREMARK HOMESTEAD SUBDIVISION, according to the replat
184 filed August 9, 1950 as Instrument No. 119.811; Records of the Fairbanks Recording
185 District, Fourth Judicial District, State of Alaska.
186
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188 **ID NUMBER** **18-38**
189 **RECORD OWNER:** **MCDUFFY BARBARA A**
190 **FNSB FILE NUMBER:** **18SW 01.01.15.04**
191 **PAN NUMBER:** **0055484**
192 **PARCEL DESCRIPTION:** **LOT 03, BLOCK 64, BJERREMARK**
193 **SITUATION ADDRESS:** **1221 TWENTY-SEVENTH AVE**
194 **LEGAL DESCRIPTION:**

195
196 Lot 3, Block 64 of BJERREMARK SUBDIVISION, according to the replat of the North
197 Portion of Block 64, Bjerremark Subdivision filed May 14, 1982 as Plat No. 82-73; Records
198 of the Fairbanks Recording District, Fourth Judicial District, State of Alaska.
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201 **ID NUMBER** **18-39**
202 **RECORD OWNER:** **THOMAS MICHAEL C**
203 **FNSB FILE NUMBER:** **18SW 01.01.15.10**
204 **PAN NUMBER:** **0066320**
205 **PARCEL DESCRIPTION:** **LOT 08, BLOCK 09, GATEWAY**
206 **SITUATION ADDRESS:** **SOUTH OF 1441 EIELSON ST**
207 **LEGAL DESCRIPTION:**

208
209 Lot 8, Block 9 of GATEWAY SUBDIVISION, according to the plat filed December 17, 1946
210 as Instrument No. 102.797; Records of the Fairbanks Recording District, Fourth Judicial
211 District, State of Alaska.
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214 **ID NUMBER** **18-40**
215 **RECORD OWNER:** **WARD WILLIAM C**
216 **FNSB FILE NUMBER:** **18SW 01.01.15.12**
217 **PAN NUMBER:** **0090867**
218 **PARCEL DESCRIPTION:** **LOT 18, BLOCK 18, RICKERT**
219 **SITUATION ADDRESS:** **1512 MARY ANN ST**
220 **LEGAL DESCRIPTION:**

221
222 Lot 18, Block 18 of the RICKERT HOMESTEAD SUBDIVISION, according to the plat filed
223 November 4, 1944 as Instrument No. 96.332; Records of the Fairbanks Recording District,
224 Fourth Judicial District, State of Alaska.

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227 **ID NUMBER** **18-42**
228 **RECORD OWNER:** **GRANTHAM ROY L**
229 **FNSB FILE NUMBER:** **18SW 01.01.08.12**
230 **PAN NUMBER:** **0000990**
231 **PARCEL DESCRIPTION:** **LOT A201, REGENCY PARK CONDOMINIUM**
232 **SITUATION ADDRESS:** **3284 ADAMS DR UNIT A201**
233 **LEGAL DESCRIPTION:**

234
235 Unit Number A201 of REGENCY PARK CONDOMINIUM, as shown on the floor Plans file
236 December 20, 1977 as Plat NO. 77-222 and amended by plat filed March 7, 1978 as Plat
237 No. 78-31; Records of the Fairbanks Recording District, Fourth Judicial District, State of
238 Alaska and as described in the Declaration recorded December 20, 1977 in Book 96 at
239 Page 80 and Amendment recorded March 7, 1978 in Book 102 at Page 97.