



# CITY OF WASILLA

290 E. HERNING AVE.  
WASILLA, ALASKA 99654-7091

Area Code (907)

Administration  
Ph: 373-9055  
Fx: 373-9085

Clerks Office  
Ph: 373-9065  
Fx: 373-9085

Finance  
Ph: 373-9070  
Fx: 373-9085

Library  
Ph: 376-5913  
Fx: 376-2347

Museum  
Ph: 373-9071  
Fx: 373-9072

Planning  
Ph: 373-9074  
Fx: 373-9085

Public Works  
Ph: 373-9077  
Fx: 373-9051

\_\_\_\_\_  
Ph: \_\_\_\_\_  
Fx: \_\_\_\_\_

## Council Memorandum No. 96-10

Date: 01/19/96  
To: Wasilla City Council  
From: FINANCE DEPARTMENT  
Subject: Purchase of Lot 1-1, Blk 6, Wasilla  
Townsite

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Today, the city recieved an offer to sell Lot 1-1, Blk 6, Wasilla Townsite for \$22,000.00, based on an appraisal done by Don Tracy & Associates. The Mayor has directed me to ask the City Attorney to proceed with the closing documents unless there is an objection by the City Council.

epr/EPN

*Council had no objection  
1-22-96  
H. H. [Signature]*

Phyllis Edwards  
 4815 Edgeworth Dr. SE  
 Olympia, WA 98501

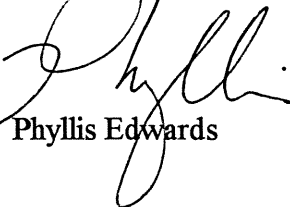
January 12, 1995

Dear Erling:

I've had an appraisal completed and I am enclosing it with this letter. The appraised value is of course less than I'd hoped, but I do believe it reflects current market value of property in the townsite.

I am interested in selling this lot to the City and I am asking the appraised value. Please let me know if the City is still interested and if so let's quickly establish terms and proceed with the sale. Thank you for your patience with me.

Sincerely,



Phyllis Edwards

RECEIVED

JAN 10 1995

1	2,3,4/6 Wasilla Townsite	11/95	\$40,000	22,400 SF	\$1.78	\$13,300 per site
2	9&10/1 Birch Park Addtn. to Wasilla Townsite	12/94	\$50,000	14,000 SF	\$3.51	\$25,000 per site
3	7/4 Wasilla Townsite	4/94	\$35,000	6,915 SF	\$5.06	\$35,000 per site
4	13/4 Wasilla Townsite	Listing	\$35,000	9,500 SF	\$3.68	\$35,000 per site
5	9/6 Wasilla Townsite	Listing	\$29,900	7,000 SF	\$4.27	\$29,900 per site

VALUATION

See Following Page for Valuation

DATE THE MARKET VALUE AS DEFINED ON ATTACHED SHEET, OF SUBJECT AS OF December 21 19 95 to be \$ 22,000

(Appraiser's Name) Stephen DeMars  
 Stephen DeMars, #197

This appraisal is based upon the Certification and Statement of Limiting Conditions as attached.