

aware of all applicable Federal, state, and local government policies and regulations that would affect the subject lands. It is also the buyer's responsibility to be aware of existing or prospective uses of nearby properties. Lands without access from a public road or highway will be conveyed as such, and future access acquisition will be the responsibility of the buyer.

The parcels may be subject to land use applications received prior to publication of this notice if processing the application would have no adverse effect on the marketability of title, or the FMV of the parcel. Encumbrances of record, appearing in the case file are available for review during business hours, 7:30 a.m. to 4:30 p.m., Pacific Time, Monday through Friday at the BLM Caliente Field Office, except during Federally-recognized holidays.

The parcels are subject to limitations prescribed by law and regulation, and prior to patent issuance, a holder of any ROW within the parcels will be given the opportunity to amend the ROW for conversion to a new term, including perpetuity, if applicable, or to an easement.

The BLM will notify valid existing ROW holders of their ability to convert their compliant ROW to perpetual ROW or easements. Each valid holder will be notified in writing of their rights and then must apply for the conversion of their current authorization.

Unless other satisfactory arrangements are approved in advance by a BLM authorized officer, conveyance of title shall be through the use of escrow. Designation of the escrow agent shall be through mutual agreement between the BLM and the prospective patentee, and costs of escrow shall be borne by the prospective patentee.

Requests for all escrow instructions must be received by the BLM Caliente Field Office 30 days before the scheduled closing date. There are no exceptions.

All name changes and supporting documentation must be received at the BLM Caliente Field Office 30 days from the date of the high bidder letter by 4:00 p.m. Pacific Standard Time. Name changes will not be accepted after that date. To submit a name change, the high bidder must submit the name change on the Certificate of Eligibility form to the BLM, Caliente Field Office in writing. Certificate of Eligibility forms are available at the Caliente Field Office and at the BLM website listed in the **ADDRESSES** section.

The BLM will not sign any documents related to 1031 Exchange transactions. The timing for completion of the

exchange is the bidder's responsibility in accordance with Internal Revenue Service regulations. The BLM is not a party to any 1031 Exchange.

In order to determine the FMV through appraisal, certain extraordinary assumptions and hypothetical conditions are made concerning the attributes and limitations of the land and potential effects of local regulations and policies on potential future land uses. Through publication of this Notice, the BLM advises that these assumptions may not be endorsed or approved by units of local Government.

In accordance with 43 CFR 2711.3-1(f), the BLM may accept or reject any or all offers to purchase, or withdraw any parcel of land or interest therein from sale, if, in the opinion of the BLM authorized officer, consummation of the sale would be inconsistent with any law, or for other reasons.

In order for your comment to be considered properly filed, it must be in writing and submitted by postal service or overnight mail, to the Field Manager, BLM Caliente Field Office.

Before including your address, phone number, email address, or other personal identifying information in your comment, you should be aware that your entire comment, including your personal identifying information, may be made publicly available at any time. While you can ask us in your comment to withhold your personal identifying information from public review, we cannot guarantee that we will be able to do so.

Any adverse comments will be reviewed by the BLM Nevada State Director or other authorized official of the Department of the Interior, who may sustain, vacate, or modify this realty action. In the absence of any comments, this realty action will become the final determination of the Department of the Interior.

Authority: 43 CFR 2711.1-2.

Chris Carlton,
Caliente Field Manager.

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DEPARTMENT OF THE INTERIOR

Bureau of Land Management

[13X.LLAZP02000.L71220000.EU0
000.LVTFA1358690.241A; AZA-33050]

Notice of Realty Action: Proposed Non-Competitive (Direct) Sale of Public Land in Gila County, AZ

AGENCY: Bureau of Land Management, Interior.

ACTION: Notice of realty action.

SUMMARY: The Bureau of Land Management (BLM) is proposing a non-competitive (direct) sale of 16.87 acres of public land in Gila County, Arizona, to Mrs. Barbara Lubich. The sale would take place under the provisions of Sections 203 of the Federal Land Policy and Management Act of 1976, as amended (FLPMA), at no less than the appraised fair market value.

DATES: Interested parties may submit written comments regarding the proposed direct sale on or before September 28, 2018.

ADDRESSES: Send public comments to Edward J. Kender, Field Manager, BLM Lower Sonoran Field Office, 21605 North 7th Avenue, Phoenix, AZ 85027. The BLM will not consider comments received in electronic form, such as email or facsimile. Detailed information concerning the proposed land sale, including an appraisal, a mineral report, and planning and environmental documents, are available for review at the BLM Lower Sonoran Field Office or by calling 623-580-5500 during normal business hours of 7:30 a.m.-4:15 p.m., Monday through Friday, except for Federal holidays. An Environmental Assessment that analyzes the impact from the proposed direct land sale is available on the BLM's ePlanning website at <https://go.usa.gov/xQT2Z>.

FOR FURTHER INFORMATION CONTACT: Jo Ann Goodlow, Realty Specialist, at the above address; phone: 623-580-5548; or by email at jgoodlow@blm.gov. Persons who use a telecommunications device for the deaf (TDD) may call the Federal Relay Service (FRS) at 1-800-877-8339 to contact the above individual during normal business hours. The FRS is available 24 hours a day, 7 days a week, to leave a message or question with the above individual. Replies will be made during normal business hours.

SUPPLEMENTARY INFORMATION: The BLM is considering a direct sale for the following parcel subject to the applicable provisions of Sections 203 of FLPMA, and 43 CFR parts 2711:

Gila and Salt River Meridian, Arizona

T. 1 N, R. 14 E,
Sec. 36, lot 16.

Containing 16.87 acres, more or less.

The BLM is proposing a non-competitive (direct) sale of approximately 16.87 acres of public lands, which will resolve an unauthorized occupancy on public lands predating mining regulations. The parcel proposed for sale is the smallest size possible to resolve the unauthorized occupancy. The BLM

identified the parcel as suitable for disposal in the Lower Sonoran Record of Decision and Resource Management Plan, approved September 2012, decision LR-2.1.1, which allows for the disposal of public lands suitable for disposal via any disposal method, including through sale procedures, on a case-by-case basis. The direct sale proposal meets the criteria for disposal of public land in Section 203(a)(1), (d) and (f) of FLPMA and regulations in 43 CFR 2710.0-3(a)(3) and 43 CFR 2711.3-3(a)(5). The BLM proposes to offer the lands to Mrs. Barbara Lubich on a non-competitive basis pursuant to 43 CFR 2711.3-3(a)(5), because a direct sale would resolve the unauthorized occupancy of these lands and best serve the public interest.

Upon publication of this notice in the **Federal Register**, the above-described lands will be segregated from all forms of appropriation under the public land laws, including mining laws, except for the sale provisions of FLPMA. The segregation will terminate upon issuance of a patent, publication in the **Federal Register** of a termination of the segregation, or on August 14, 2020, by the BLM Arizona State Director in accordance with 43 CFR 2711.1-2(d) prior to the termination date.

Terms and Conditions: All minerals for the sale parcel will be reserved to the United States. The patent, when issued, will contain a mineral reservation to the United States for all minerals. To clarify this, mineral reservation as it relates to mineral materials, such as sand and gravel, interested parties will be referred to regulation 43 CFR 3601.71(b), which provides that the owner of the surface estate of lands with reserved Federal minerals may “use a minimal amount of mineral materials for . . . personal use” within the boundaries of the surface estate without a sales contract or permit. The regulation provides that all other use, absent statutory or other express authority, requires a sales contract or permit.

The public land would not be offered for sale to Mrs. Barbara Lubich until at least October 15, 2018, at no less than the appraised fair market value. A copy of the approved appraisal report is available at the address above, see **ADDRESSES**. The patent, when issued to Mrs. Barbara Lubich (who will become the patentee), will be subject to the following terms, conditions, and reservations:

1. A reservation of a right-of-way to the United States for ditches and canals constructed by authority of the United States under the Act of August 30, 1890 (43 U.S.C. 945);

2. All mineral deposits in the lands so patented, and to it, or persons authorized by it, the right to prospect for, mine, and remove such deposits from the same under applicable law and regulations to be established by the Secretary of the Interior are reserved to the United States, together with all necessary access and exit rights;

3. A condition that the conveyance be subject to valid existing rights of record, including right-of-way AZA-32517 to the Arizona Public Service Company, its successors or assigns, pursuant to the Act of October 21, 1976 (43 U.S.C. 1761);

4. An appropriate indemnification clause protecting the United States from claims arising out of the patentee's use, occupancy, or operations on the patented land; and

5. Additional terms and conditions that the authorized officer deems appropriate.

Any adverse comments regarding this sale will be reviewed by the BLM State Director or other authorized official of the Department of the Interior, who may sustain, vacate, or modify this realty action in whole or in part. In the absence of timely filed objections, this realty action will become the final determination of the Department of the Interior. Before including your address, phone number, email address, or other personally identifiable information in your comment, you should be advised that your entire comment—including your personal identifying information—may be made publicly available at any time. While you can ask us in your comment to withhold from public review your personal identifying information, we cannot guarantee that we will be able to do so.

(Authority: 43 CFR 2711.1-2)

Edward J. Kender,

Field Manager, Lower Sonoran Field Office.

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DEPARTMENT OF THE INTERIOR

Bureau of Land Management

[18X.LLAZC03000.L1440000.EQ0000; AZA007567]

Notice of Realty Action: Classification of Lands for Recreation and Public Purposes Act Conveyance of Public Land in Mohave County, AZ

AGENCY: Bureau of Land Management, Interior.

ACTION: Notice of realty action.

SUMMARY: The Bureau of Land Management (BLM) has examined and found suitable for classification for conveyance to Lake Havasu City (LHC) under the provisions of the Recreation and Public Purposes (R&PP) Act, as amended, section 7 of the Taylor Grazing Act, and Executive Order 6910, approximately 1,042.11 acres of public land in Mohave County, Arizona. The land is subject to a lease to LHC under the R&PP Act, and is used for a city park also commonly known as Special Activities Recreation Area (SARA) Park. This action will classify the lands for conveyance so they can be patented and title given to LHC.

DATES: Interested parties may submit written comments regarding the proposed classification for lease and/or conveyance of public land on or before September 28, 2018. In the absence of any adverse comments, the classification will take effect on October 15, 2018.

ADDRESSES: Address comments to Jason West, Field Manager, BLM Lake Havasu Field Office, 1785 Kiowa Avenue, Lake Havasu City, AZ 86403. Detailed information concerning this action is available at this address.

FOR FURTHER INFORMATION CONTACT: Sheri Ahrens, Realty Specialist, at the above address; phone 928-505-1200; or by email at sahrens@blm.gov. Persons who use a telecommunications device for the deaf (TDD) may call the Federal Relay Service (FRS) at 1-800-877-8339 to contact the above individual during normal business hours. The FRS is available 24 hours a day, 7 days a week, to leave a message or question for the above individual. You will receive a reply during normal business hours.

SUPPLEMENTARY INFORMATION: The following described public lands in Mohave County, Arizona, are being considered for an R&PP conveyance.

Gila & Salt River Meridian, Arizona

T. 13 N., R. 19 W.

Section 20, N $\frac{1}{2}$ SE $\frac{1}{4}$, SE $\frac{1}{4}$ SE $\frac{1}{4}$,

Section 21, S $\frac{1}{2}$,

Section 22, Lot 4, N $\frac{1}{2}$ SW $\frac{1}{4}$ SW $\frac{1}{4}$,

SW $\frac{1}{4}$ SW $\frac{1}{4}$ SW $\frac{1}{4}$,

Section 28, N $\frac{1}{2}$, N $\frac{1}{2}$ S $\frac{1}{2}$,

Section 29, E $\frac{1}{2}$ NE $\frac{1}{4}$, NE $\frac{1}{4}$ SE $\frac{1}{4}$.

The area described contains approximately 1,042.11 acres in Mohave County, Arizona. The lands are not needed for any other Federal purposes. Conveying title to the affected public land is consistent with current BLM land use planning and would be in the public interest.

The patent, when issued, would be subject to the following terms, conditions, and reservations: