

MAJOR LAND PARTITION IN LOTS 20 & 21, BLOCK 20, PLAT "O", S. 2 AND W. CO., IN THE S.E. 1/4, SECTION 18, T. 25 S. R. 5 W., W.M., SUTHERLIN, OREGON

FILED

JUL 20 1990

COUNTY SURVEYOR  
DOUGLAS COUNTY, ORE.

FOR: JOHN P. AND KAREN E. WESOLOWSKI  
82086 LOST CREEK RD.  
DEXTER, OR. 97431

DATE: JUNE 1990

SCALE: 1" = 50'

BY: ROBERT L. DOLAN  
3614 NONPAREIL RD.  
SUTHERLIN, OR. 97479

Legend: ○ FD. 5/8" IRON ROD OR AS NOTED  
● SET 5/8" X 30" IRON ROD W/CAP

WATER SUPPLY: CITY OF SUTHERLIN

SEWER: CITY OF SUTHERLIN

ZONING: R/H

NO. OF PARCELS: 2

NARRATIVE:

THE INTERSECTION OF 50' ROAD CENTERLINE AND THE NORTH RIGHT-OF-WAY LINE OF LAUREL AVENUE COMPUTED FROM M 63-79 AND M 95-51.

NOTE "A" - FOUND 5/8" IRON ROD NORTH, 8.85 FT. FROM S.E. CORNER OF PARCEL-1.

LEGAL DESCRIPTION:

PARCEL-1

BEGINNING AT A 5/8" IRON ROD THAT BEARS S 89° 29' 00" E, 299.92 FT. FROM THE N.W. CORNER OF LOT 21, BLOCK 20, PLAT "O", S.L. & W. CO. IN THE S.E. 1/4, SECTION 18, T. 25 S., R. 5 W., W.M. SUTHERLIN, OREGON, THENCE S 0° 00' 35" E, 450.00 FT. TO A 5/8" IRON ROD, THENCE N 89° 29' 00" W, 150.00 FT. TO A 5/8" IRON ROD, THENCE NORTH, 265.00 FT. TO A 5/8" IRON ROD, THENCE N 0° 07' 09" W, 185.09 FT. TO A 5/8" IRON ROD, THENCE S 89° 26' 59" E, 150.31 FT. TO THE POINT OF BEGINNING ALL SITUATED IN LOTS 20 AND 21, BLOCK 20, PLAT "O", S.L. & W. CO. IN THE S.E. 1/4, SECTION 18, T. 25 S., R. 5 W., W.M., SUTHERLIN, OREGON.

CONTAINS 1.55 ACRES MORE OR LESS.

TOGETHER WITH AND SUBJECT TO A 50 FT. WITH ROAD EASEMENT, THE CENTERLINE OF WHICH BEING DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT THAT BEARS S 89° 29' 00" E, 314.92 FT. FROM THE N.W. CORNER OF LOT 21, BLOCK 20, PLAT "O", S.L. & W. CO., THENCE S 0° 00' 35" E, 657.65 FT. TO THE NORTHERLY RIGHT-OF-WAY LINE OF LAUREL AVENUE.

TOGETHER WITH AND SUBJECT TO A 25 FT. WIDE ROAD EASEMENT, THE CENTERLINE OF WHICH BEING DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT THAT BEARS S 89° 29' 00" E, 299.92 FT. AND S 0° 00' 35" E, 428.65 FT. FROM THE N.W. CORNER OF LOT 21, BLOCK 20, PLAT "O", S.L. & W. CO., THENCE N 89° 29' 00" W, 150.00 FT.

PARCEL-2

BEGINNING AT A 5/8" IRON ROD THAT BEARS S 89° 31' 01" E, 149.61 FT. AND S 0° 07' 09" E, 185.09 FT. FROM THE N.W. CORNER OF LOT 21, BLOCK 20, PLAT "O", S.L. & W. CO. IN THE S.E. 1/4, SECTION 18, T. 25 S., R. 5 W., W.M., SUTHERLIN, OREGON, THENCE SOUTH, 265.00 FT. TO A 5/8" IRON ROD, THENCE N 89° 17' 39" W, 149.87 FT. TO A 5/8" IRON ROD, THENCE N 0° 00' 38" W, 264.50 FT. TO A 1/2" IRON PIPE, THENCE S 89° 29' 08" E, 149.91 FT. TO THE POINT OF BEGINNING ALL SITUATED IN LOT 21, BLOCK 20, PLAT "O", S.L. & W. CO. IN THE S.E. 1/4, SECTION 18, T. 25 S., R. 5 W., W.M., SUTHERLIN OREGON.

CONTAINS 0.91 ACRES MORE OR LESS.

TOGETHER WITH A 50 FT. WIDE ROAD EASEMENT, THE CENTERLINE OF WHICH BEING DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT THAT BEARS S 89° 29' 00" E, 314.92 FT. FROM THE N.W. CORNER OF LOT 21, BLOCK 20, PLAT "O", S.L. & W. CO., THENCE S 0° 00' 35" E, 657.65 FT. TO THE NORTHERLY RIGHT-OF-WAY LINE OF LAUREL AVENUE.

TOGETHER WITH A 25 FT. WIDE ROAD EASEMENT, THE CENTERLINE OF WHICH BEING DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT THAT BEARS S 89° 29' 00" E, 299.92 FT. AND S 0° 00' 35" E, 428.65 FT. FROM THE N.W. CORNER OF LOT 21, BLOCK 20, PLAT "O", S.L. & W. CO., THENCE N 89° 29' 00" W, 150.00 FT.

WATER RIGHTS: THERE ARE NO APPARENT WATER RIGHTS APPURTENANT TO THIS PROPERTY.

SURVEYOR'S CERTIFICATE:

I ROBERT L. DOLAN, BEING DULY SWORN HEREBY DEPOSE AND SAY THAT I HAVE CORRECTLY SURVEYED AND MARKED PROPER MONUMENTS ON THE LAND AS SHOWN HEREON

*Robert L. Dolan*  
ROBERT L. DOLAN

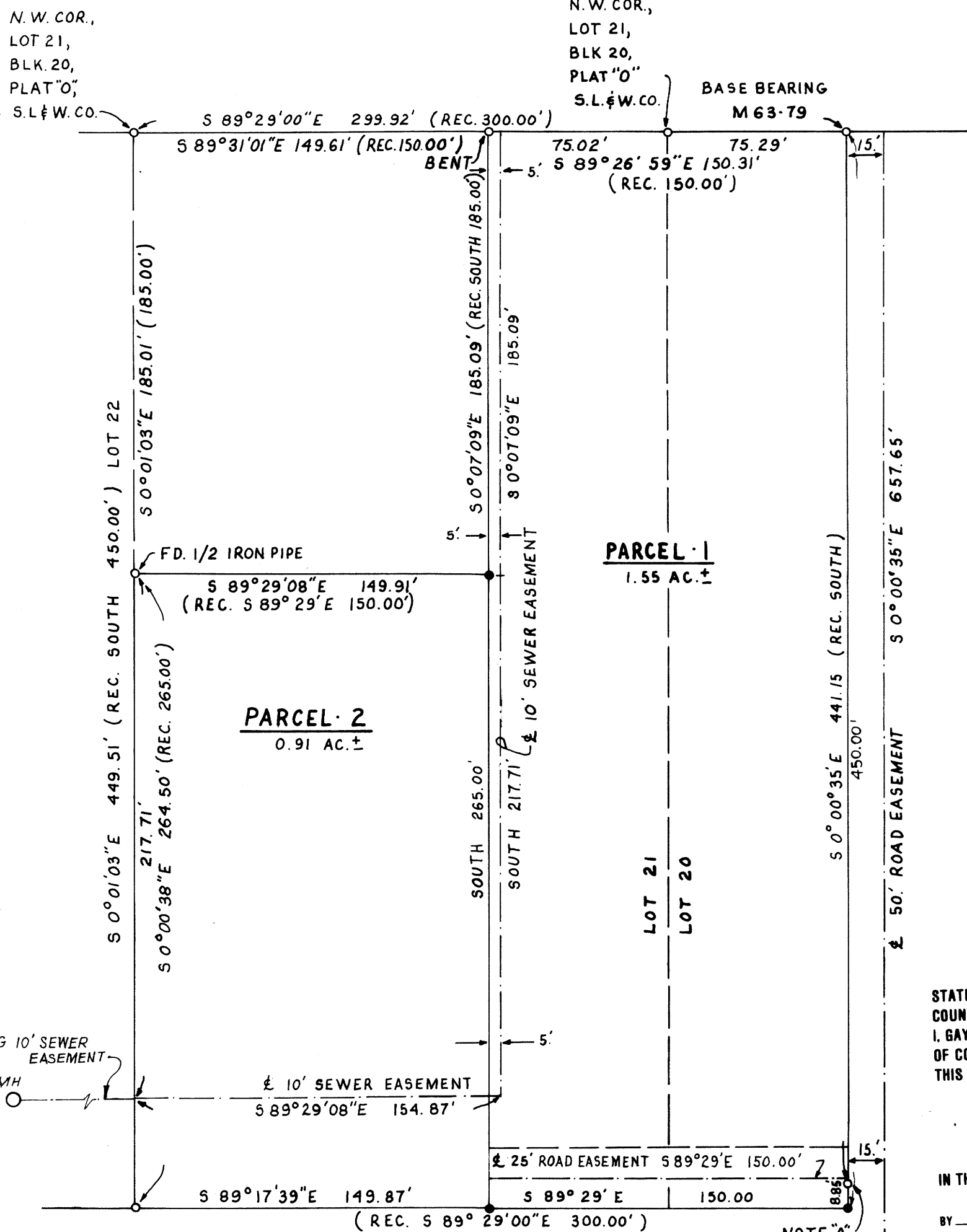
REGISTERED  
PROFESSIONAL  
LAND SURVEYOR

*Robert L. Dolan*

OREGON  
July 30, 1976  
ROBERT L. DOLAN  
1076

FILED THIS 23rd DAY OF July  
1990 GAY FIELDS, COUNTY CLERK  
*Gay Fields*  
COUNTY CLERK

90-10062



STATE OF OREGON )  
COUNTY OF DOUGLAS ) SS.  
I, GAY FIELDS, COUNTY CLERK AND RECORDER  
OF CONVEYANCES, DO HEREBY CERTIFY THAT  
THIS INSTRUMENT WAS RECORDED

1990 JUL 23 AM 8:37

DOUGLAS COUNTY CLERK  
IN THE OFFICIAL RECORDS OF DOUGLAS COUNTY

BY *Gay Fields*  
DEPUTY  
FEE *100.00*

APPROVALS

SUTHERLIN CITY PLANNING COMMISSION DATE

*Larry C. Morrison* DEPUTY 7-20-90  
DOUGLAS COUNTY SURVEYOR DATE