

COUNTY SURVEYORS FILE DATA
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FILED
AUG 14 1990
COUNTY SURVEYOR
DOUGLAS COUNTY, ORE.

A MAJOR LAND PARTITION FOR STEVE SHARP IN THE NW 1/4 SEC. 27, T29S, R5W, W.M. DOUGLAS COUNTY, OREGON.

PARTITIONER
STEVE SHARP
569 LESLIE LN.
MYRTLE CR. OR. 97457
(503) 863-6681

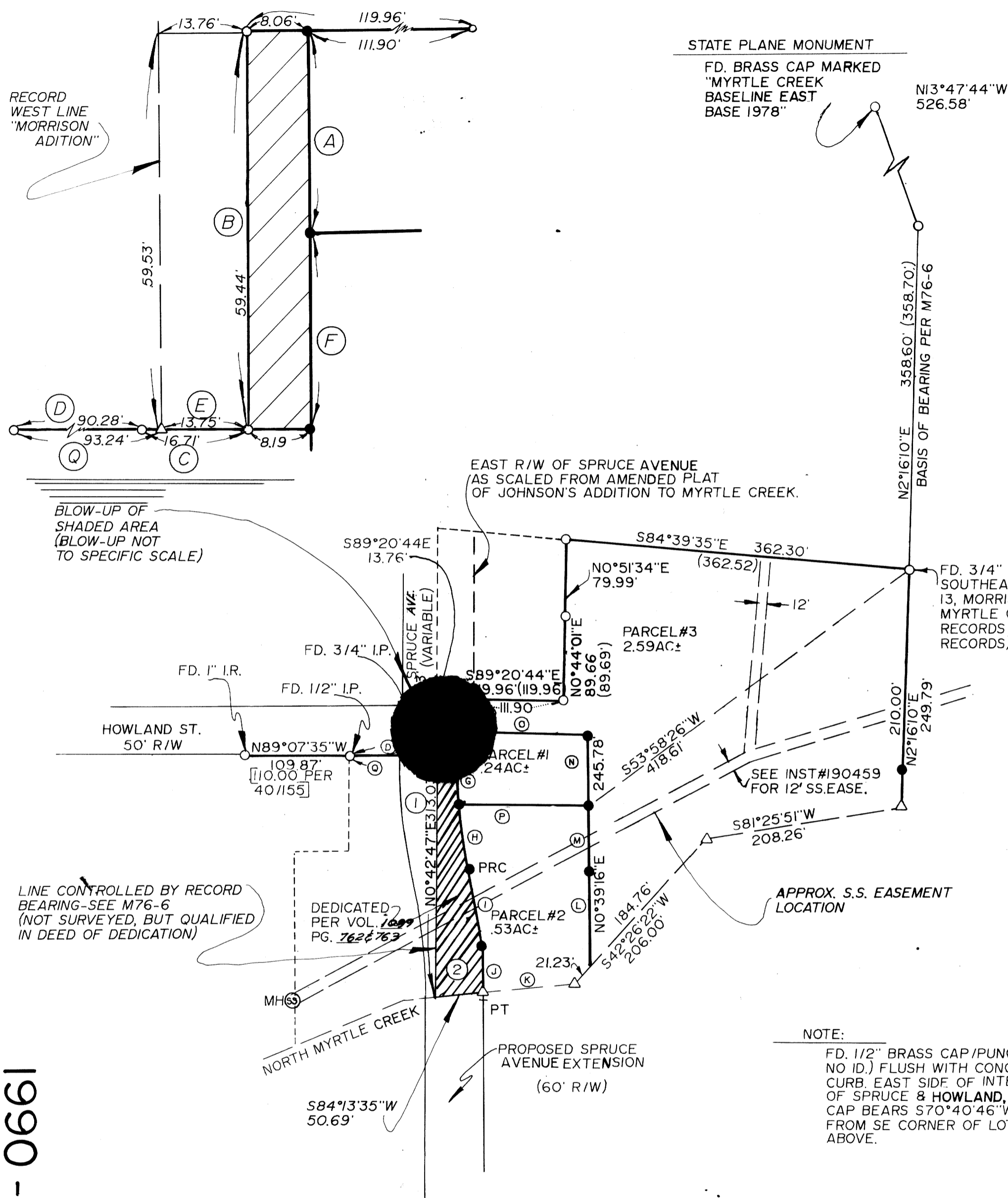
SURVEYED BY:
DONALD A. BENTZ INC.
1205 SE COURT
ROSEBURG, OR. 97470
(503) 673-0166

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

COVENANTS FOR PARCELS 1, 2, & 3:

- 1) NO TRAILERS OR MOBILE HOMES WILL BE ALLOWED.
- 2) NO RESIDENTIAL BUILDINGS OTHER THAN SINGLE FAMILY HOUSES AND/OR DUPLEXES.

SCALE 1/100'
APR1990



NOTE:
FD. 1/2" BRASS CAP/PUNCH MARK NO ID.) FLUSH WITH CONCRETE CURB EAST SIDE OF INTERSECTION OF SPRUCE & HOWLAND, SAID BRASS CAP BEARS S70°40'46"W 517.19' FROM SE CORNER OF LOT 13 SHOWN ABOVE.

- Ⓐ NO°35'33"E 35.00'
- Ⓑ NO°43'19"E 59.44(59.42)
- Ⓒ N89°42'12"W 16.71'
- Ⓓ N89°42'12"W 90.28(90.22)
- Ⓔ N89°42'12"W 13.75(13.75)
- Ⓕ NO°35'33"E 24.55'
- Ⓖ CH=S2°03'55"E 50.50', R=544.65', L=50.52', Δ=5°18'52", T=25.28'
- Ⓗ CH=S8°23'22"E 69.68', R=544.65', L=69.73', Δ=7°20'06", T=34.91'
- Ⓛ CH=S8°15'49"E 80.21', R=604.65', L=80.27', Δ=7°36'21", T=40.19'
- Ⓛ CH=S2°06'43"E 49.36', R=604.65', L=49.37', Δ=4°40'43", T=24.70'
- Ⓚ N84°13'37"E 95.90'
- Ⓜ NO°39'16"E 101.97'
- Ⓝ NO°39'16"E 68.81'
- Ⓞ NO°39'16"E 75.00'
- Ⓟ N89°20'44"W 137.64'
- Ⓠ N89°20'44"W 135.22'
- Ⓡ N89°42'12"W 93.24'

CURVE DATA:

CURVE ①	CURVE ②
A=12°38'58"	A=12°49'10"
R=574.65'	R=574.65'
L=126.87'	L=128.57'
CH=126.61'	CH=128.30'
T=63.69'	T=64.56'

LEGEND:

- △ COMPUTED POINT
- () RECORD PER. M76-6
- FOUND 5/8" I.R. UNLESS NOTED OTHERWISE.
- SET 5/8" x 30" I.R./PLASTIC CAP MARKED "BENTZ SUR. INC."

REGISTERED
OREGON
LAND SURVEYOR

JULY 12, 1968
DONALD A. BENTZ
839

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