

MAJOR LAND PARTITION

FILED THIS 12th DAY OF FEBRUARY, 1991

PRELIMINARY FILE NUMBER 90 - 300

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FEB 11 1991
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GAY FIELDS, County Clerk

COUNTY CLERK

By: Dea L. Wehbell, Deputy

Located in the:
S.W. 1/4, SECTION 5, TOWNSHIP 30 SOUTH, RANGE 5 WEST,
WILLAMETTE MERIDIAN, DOUGLAS COUNTY, OREGON.
LOT 4, BLOCK I, TRASK ACRES.

NOTE:

THERE ARE NO GEODETIC CONTROL MONUMENTS WITHIN LIMITS OF THIS SURVEY.

PARTITIONER:

Charles Shirtcliff
P.O. BOX 1256
Myrtle Creek, OR. 97457

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

1991 FEB 12 AM 9:41

GAY FIELDS
DOUGLAS COUNTY CLERK
IN THE OFFICIAL RECORDS OF DOUGLAS COUNTY
By: Dea L. Wehbell
DEPUTY
FEE

APPROVALS:

Keith L. Cubic 2/7/91
PLANNING DIRECTOR DATE

Larry E. Morrison 2-11-91
COUNTY SURVEYOR DEPUTY DATE

LEGAL OWNER OF RECORD:

Doyle Schiffman
603 S.E. Jackson Street
Roseburg, OR. 97470

TOTAL NUMBER OF PARCELS: THREE (3)
WATER SUPPLY: Tri-City Water District
SEWER DISPOSAL: Tri-City Sant. District
ZONING: Single Family Residential
COMPREHENSIVE PLAN DESIGNATION: RMD
TAX ACCOUNT NUMBER: 79459.00

01-02322

PREPARED BY:

Raymond F. Brown - P.L.S. 2391
P.O. BOX 539
Canyonville, OR. 97417
Phone: (503) 839-6185

REGISTERED
PROFESSIONAL
LAND SURVEYOR
Raymond F. Brown
OREGON
JULY 26, 1989
RAYMOND F. BROWN
2391

SURVEYOR'S CERTIFICATE:

I, RAYMOND F. BROWN, BEING DULY SWORN, HEREBY, DEPOSE AND SAY THAT I HAVE CORRECTLY SURVEYED AND MARKED WITH PROPER MONUMENTS, THE LAND SHOWN HEREON, THE BOUNDARIES OF WHICH ARE DESCRIBED AS FOLLOWS:

Raymond F. Brown 1/29/91
RAYMOND F. BROWN - P.L.S. 2391 DATE

PARCEL 2

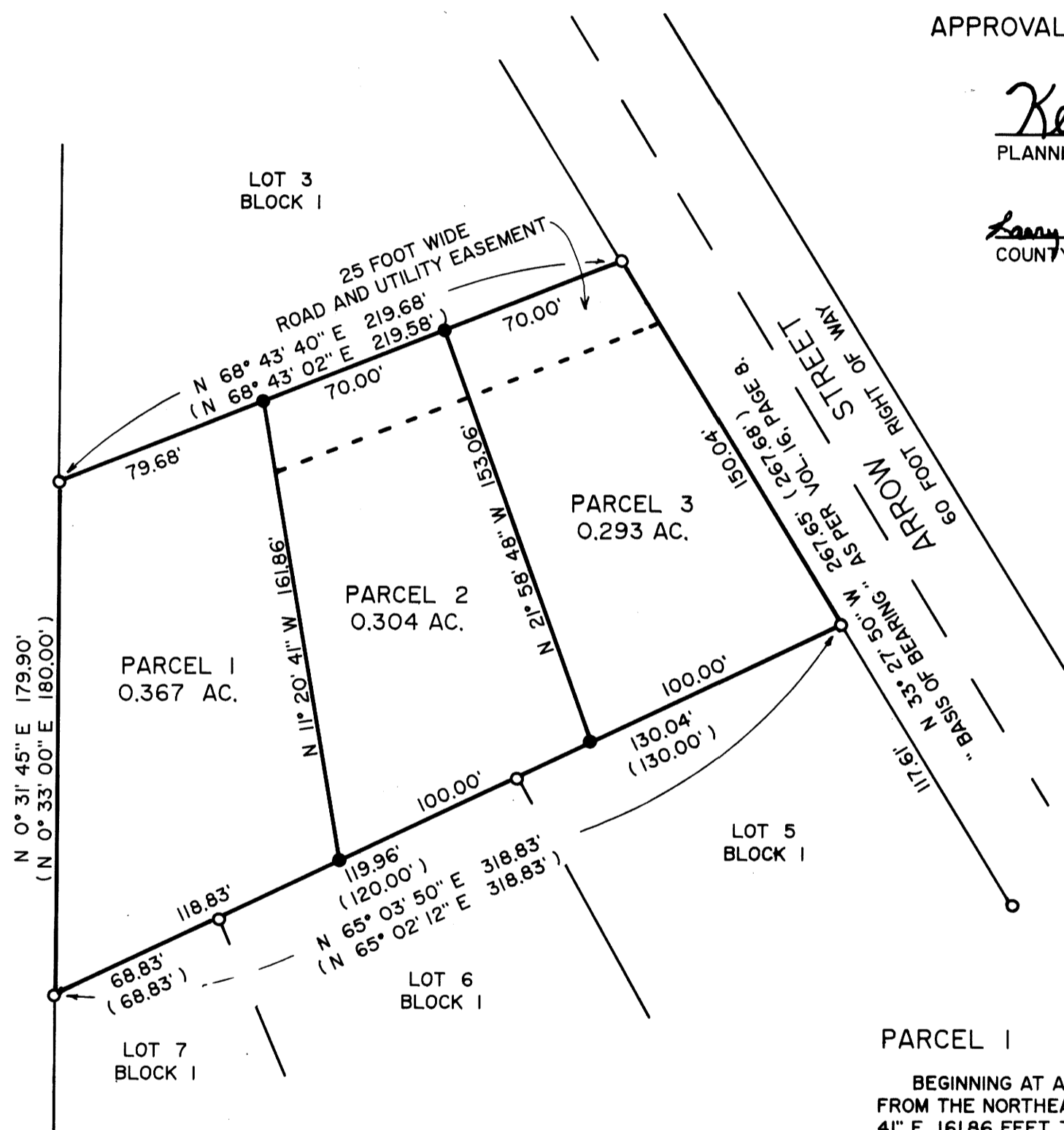
BEGINNING AT A 5/8 INCH IRON ROD THAT BEARS S 68° 43' 40" W 70.00 FEET FROM THE NORTHEAST CORNER OF LOT 4, BLOCK I, TRASK ACRES; THENCE S 21° 58' 48" E 153.06 FEET TO A 5/8 INCH IRON ROD; THENCE S 65° 03' 50" W 100.00 FEET TO A 5/8 INCH IRON ROD; THENCE N 11° 20' 41" W 161.86 FEET TO A 5/8 INCH IRON ROD; THENCE N 68° 43' 40" E 70.00 FEET TO THE POINT OF BEGINNING.

TOGETHER WITH THE 25 FOOT WIDE ROAD AND UTILITY EASEMENT DESCRIBED IN PARCEL 3.

RESERVING THEREFROM A 25 FOOT WIDE ROAD AND UTILITY EASEMENT ADJACENT TO AND SOUTHERLY OF THE NORTHERLY LINE OF PARCEL 2.

NARRATIVE:

PURPOSE OF THE SURVEY WAS TO DIVIDE LOT 4, BLOCK I, TRASK ACRES AS SHOWN. FIELD INVESTIGATION LOCATED THE EXTERIOR CORNERS TO SAID LOT 4 AS PER VOL. 16, PAGE 8 AND THESE EXISTING CORNERS CONTROLLED THE BOUNDARIES OF THE SURVEY.



JAN. 29, 1991
SCALE: 1" = 50'

LEGEND:

- FOUND 5/8 INCH IRON ROD AS PER VOL. 16, PAGE 8.
- SET 5/8" X 30" IRON ROD WITH PLASTIC CAP ATTACHED, MKD. " R. BROWN, PLS 2391 "
- () RECORD AS PER VOL. 16, PAGE 8.

WATER RIGHTS:

THERE ARE NO WATER RIGHTS APPURTENANT TO THIS PROPERTY.

PARCEL 1

BEGINNING AT A 5/8 INCH IRON ROD THAT BEARS S 68° 43' 40" W 140.00 FEET FROM THE NORTHEAST CORNER OF LOT 4, BLOCK I, TRASK ACRES; THENCE S 11° 20' 41" E 161.86 FEET TO A 5/8 INCH IRON ROD; THENCE S 65° 03' 50" W 118.83 FEET TO A 5/8 INCH IRON ROD; THENCE N 0° 31' 45" E 179.90 FEET TO A 5/8 INCH IRON ROD; THENCE N 68° 43' 40" E 79.68 FEET TO THE POINT OF BEGINNING.

TOGETHER WITH THE 25 FOOT WIDE ROAD AND UTILITY EASEMENTS DESCRIBED IN PARCEL 2 AND PARCEL 3.

PARCEL 3

BEGINNING AT A 5/8 INCH IRON ROD, BEING THE NORTHEAST CORNER OF LOT 4, BLOCK I, TRASK ACRES; THENCE S 33° 27' 50" E 150.04 FEET TO A 5/8 INCH IRON ROD; THENCE S 65° 03' 50" W 100.00 FEET TO A 5/8 INCH IRON ROD; THENCE N 21° 58' 48" W 153.06 FEET TO A 5/8 INCH IRON ROD; THENCE N 68° 43' 40" E 70.00 FEET TO THE POINT OF BEGINNING.

RESERVING THEREFROM A 25 FOOT WIDE ROAD AND UTILITY EASEMENT ADJACENT TO AND SOUTHERLY OF THE NORTHERLY LINE OF PARCEL 3.

8000 - 1661

8000 - 1661