

OLD GARDEN VALLEY RD No. 6A.40'R/W

DEDICATION:

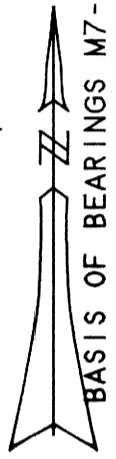
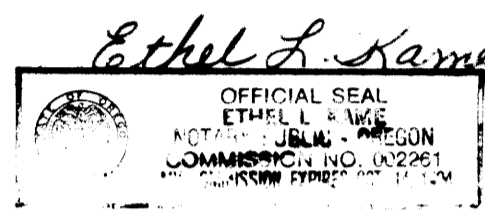
KNOW ALL PEOPLE BY THESE PRESENTS THAT ROBERT BASHFORD EXECUTOR OF THE ETHEL V. BASHFORD ESTATE IS THE OWNER OF THE LANDS REPRESENTED ON THE ANNEXED MAP. AND MORE PARTICULARLY DESCRIBED IN THE ACCOMPANYING SURVEYOR'S CERTIFICATE. AND HAS CAUSED THE SAME TO BE PARTITIONED AND SURVEYED INTO PARCELS AND HAS DEDICATED THE R/W AND EASEMENTS AS SHOWN TO THE PUBLIC FOREVER.

*Robert W. Bashford*  
ROBERT W. BASHFORD

ACKNOWLEDGEMENT:

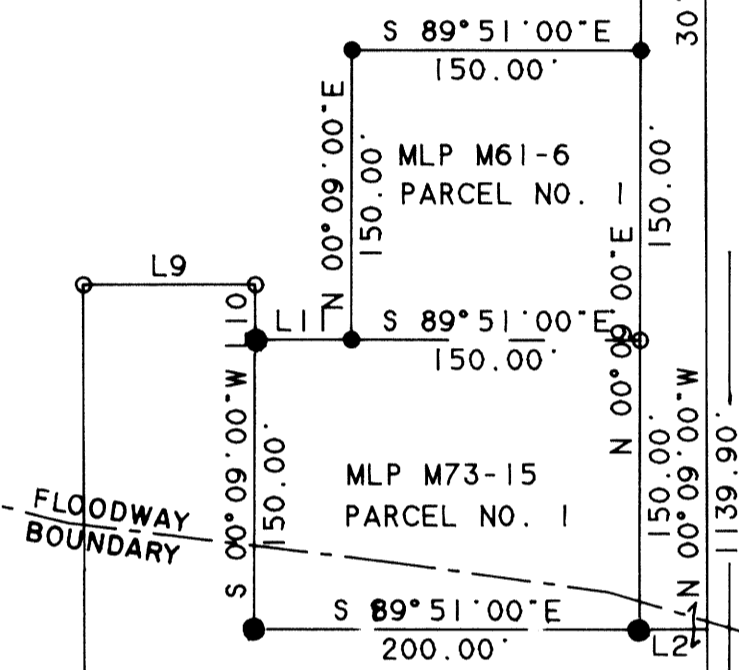
STATE OF OREGON )  
                          SS  
COUNTY OF DOUGLAS )

KNOW ALL PEOPLE BY THESE PRESENTS. ON THIS 20<sup>th</sup> DAY OF August 1991. BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID STATE AND COUNTY. PERSONALLY APPEARED ROBERT BASHFORD. TO ME KNOWN TO BE THE PERSON DESCRIBED IN AND WHO EXECUTED THE FOREGOING DEDICATION. WHO BEING DULY SWORN. DID SAY THAT HE EXECUTED THE SAME FOR THE PURPOSES SET FORTH THEREIN. IN TESTIMONY WHEREOF. I HAVE HEREUNTO SET MY HAND AND AFFIXED MY OFFICIAL SEAL THE DAY AND YEAR FIRST ABOVE WRITTEN.



NOTE: WARRANTY DEED RETAINED BY THE DOUGLAS COUNTY PLANNING DEPT. TO THE ABOVE SHOWN 10FT. DEED HAS BEEN EXECUTED, BUT NOT YET BEEN ACCEPTED BY DOUGLAS COUNTY AT THE TIME OF THIS FILING. **MH**

PARCEL 1  
5.93 AC #



PARCEL 2  
5.04 AC #

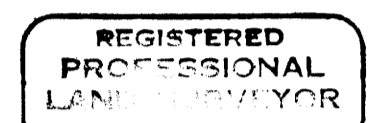
MINOR LAND PARTITION  
IN THE SW 1/4 OF SEC. 28  
& THE NW 1/4 OF SEC. 33  
T.26S.. R.6W..W.M.

AUGUST, 1991      SCALE 1" = 100'

BRASS DISK MK'D "BRUCE" IN EAST CURB OF BROWN'S BRIDGE EL. 427.45

SURVEYED FOR:  
ROBERT BASHFORD  
182 SLEEPY LANE  
ROSEBURG, OR 97470

SURVEYED BY:  
BAUGHMAN TECHNICAL SERVICE INC  
433 S.E. MAIN STREET  
ROSEBURG, OR 97470



*Glenn S. Baughman*  
REGISTERED PROFESSIONAL LAND SURVEYOR  
536

LEGEND:

- o - SET 5/8"X30" I.R. W/PL CAP MK'D. BAUGHMAN TECH SERV
- - FD. 5/8" I.R. AS PER MLP M61-6
- - FD. 5/8" I.R. AS PER MLP M73-15
- - FD. 2" I.P. AS PER M7-39
- - FD. 5/8" I.R. AS PER M7-39
- - FD. 3/4" I.R. AS PER WESTWOOD ESTATES
- ( ) - RECORD CALLS AS PER WESTWOOD ESTATES
- (()) - RECORD CALLS AS PER M7-39

UTILITIES & ZONING:

ZONE RR-2 . COMP. PLAN RC2  
WATER - UMPQUA BASIN WATER ASSN.  
SEWER - SUBSURFACE  
WATER RIGHTS - NONE  
PLANNING FILE 91-168

NARRATIVE:

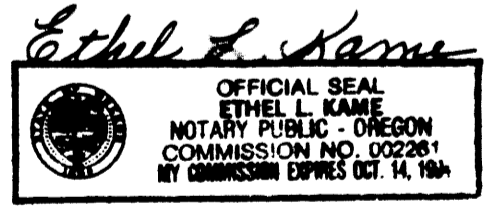
THE PURPOSE OF THIS SURVEY WAS TO DIVIDE A 10+ ACRE PARCEL INTO TWO PARCELS. WE FOUND MONUMENTS ON THE EAST BOUNDARY OF THIS PARCEL AS PER M 7-39 AND USED THIS FOR OUR BASIS OF BEARINGS AND CONTROL FOR THE EAST BOUNDARY. WE FOUND THE I.R. ON THE RADIUS RETURN ON LOT 1, WESTWOOD ESTATES AND USED THAT AS OUR CONTROL FOR THE WEST BOUNDARY. ALL OF THE CORNERS ALONG THE EAST BOUNDARY OF WESTWOOD ESTATES WAS DESTROYED BY THE CONSTRUCTION OF A DRAINAGE DITCH. WE CONTROLLED THE R/W LINE BY BOTH OF THESE SURVEYS. THE FIELD WORK WAS PERFORMED BY L. FANNING AND S. WESCOTT USING A NIKON NTD4 TOTAL STATION. COMPUTING AND DRAFTING BY G. BAUGHMAN.

SURVEYORS CERTIFICATE:

I, GLENN S. BAUGHMAN, BEING DULY SWORN, DEPOSE AND SAY THAT I HAVE CORRECTLY SURVEYED AND MARKED WITH PROPER MONUMENTS THE LANDS REPRESENTED ON THE ACCOMPANYING LAND PARTITION MAP OF WHICH THE FOLLOWING IS TRUE AND CORRECT DESCRIPTION: BEGINNING AT A 2" I.P. BEING THE N.E. CORNER MLP M61-6 AND RECORDED IN THE DOUGLAS COUNTY CLERKS RECORDS BOOK 2 PAGE 219. THENCE N.89°35'55"W.. 436.42' TO A 5/8" I.R. THENCE S.0°11'30"E.. 1254.00' TO A POINT IN THE NORTH UMPQUA RIVER: THENCE UPSTREAM ALONG THE NORTH UMPQUA RIVER N. 83°18'46"E.. 438.34' TO A POINT: THENCE N.0°09'00"W.. 1199.90 TO THE POINT OF BEGINNING: EXCEPTING PARCEL 1 OF BOTH MLP 61-6 AND MLP 73-15 AS RECORDED IN THE DOUGLAS COUNTY SURVEYORS RECORDS

*Glenn S. Baughman*  
REGISTERED PROFESSIONAL LAND SURVEYOR

SUBSCRIBED AND SWORN TO BEFORE ME THIS 20<sup>th</sup> DAY OF August 1991



APPROVALS:

*Keith L. Cubic* 8/21/91  
PLANNING DIRECTOR      DATE

*Larry E. Monahan* 9-3-91  
COUNTY SURVEYOR      DEPUTY DATE

FILED THIS 3 DAY OF September 1991 COUNTY CLERK

*Gay Fields*, County Clerk  
By *Rosie Morrison*

LINE	BEARING	DISTANCE
L 1	N 00°09'00"W	10.00'
L 2	N 89°35'55"W	31.99'
L 3	S 00°11'30"E	10.00'
L 4	S 89°35'55"E	31.94'
L 5	S 00°11'30"E	80.00'
L 6	N 83°18'46"E	113.10'
L 7	N 00°09'00"W	50.00'
L 8	N 00°11'30"W	72.26'
L 9	N 90°00'00"E	89.25'
L 10	S 00°09'00"W	28.53'
L 11	S 89°51'00"E	50.00'
L 12	N 87°14'00"E	112.48'

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 SEP -3 PM 3:59

*Gay Fields*  
DOUGLAS COUNTY CLERK  
IN THE OFFICIAL RECORDS OF DOUGLAS COUNTY

*Debra Morrison*  
DEPUTY

91-168-1