

1993 - 0046 B

PERIMETER DESCRIPTION:

BEGINNING AT A 5/8" IRON ROD WITH PLASTIC "i.e. ENGINEERING" CAP WHICH BEARS S 25° 30' 28" W 732.35 FEET FROM A 2" IRON PIPE THAT IS THE INITIAL POINT OF BOTH THE NORTH YONCALLA ADDITION AND THE FIRST ADDITION TO YONCALLA IN THE NORTHEAST QUARTER OF SECTION 4 TOWNSHIP 23 SOUTH, RANGE 5 WEST, WILLAMETTE MERIDIAN, DOUGLAS COUNTY, OREGON; THENCE N 85° 23' 59" E 308.61 FEET TO A 5/8" IRON ROD WITH A PLASTIC "i.e. ENGINEERING" CAP; THENCE S 6° 00' 00" E 286.64 FEET TO A 5/8" IRON ROD WITH "i.e. ENGINEERING" PLASTIC CAP ON THE NORTH RIGHT-OF-WAY OF FIRST STREET; THENCE S 85° 07' 24" W 2.95 FEET TO A 5/8" IRON ROD WITH "i.e. ENGINEERING" PLASTIC CAP, N 79° 04' 34" W 18.68 FEET TO A 5/8" IRON ROD WITH "i.e. ENGINEERING" PLASTIC CAP; S 85° 23' 59" W 164.36 FEET TO A 5/8" IRON ROD WITH "i.e. ENGINEERING" PLASTIC CAP AROUND A CURVE OF WHICH HAS A CHORD OF N 62° 52' 51" W 89.49 FEET TO A 5/8" IRON ROD WITH "i.e. ENGINEERING" PLASTIC CAP, N 17° 36' 30" W 240.69 FEET, ALL ALONG THE NORTHERLY RIGHT-OF-WAY OF FIRST STREET AND THEN THE EASTERLY RIGHT-OF-WAY OF WILLIAMS ROAD TO THE POINT OF BEGINNING AND CONTAINING 1.78 ACRES MORE OR LESS.

EQUIPMENT: NIKON DTM A-10 TOTAL STATION
FIELD CREW: N. HIBBS, R. MCALLISTER
OFFICE: N. HIBBS
DRAFTING: S. MACDONALD

REFERENCE MAPS: VOL. 1, PAGE 22, VOL. 15, PAGE 55B, VOL. 16, PAGE 47, VOL. 15B, M7-47, M14-65, M42-48, M77-70, M89-75, M90-73, M110-3.

SURVEYOR'S CERTIFICATE:

I, DONALD A. BENTZ, BEING DULY SWORN HEREBY DEPOSE AND SAY THAT I HAVE CORRECTLY SURVEYED AND MARKED WITH PROPER MONUMENTS THE LAND SHOWN HEREON.

DONALD A. BENTZ LS 839

APPROVALS:

BY ORDER OF DOUGLAS COUNTY COMMISSIONERS:

Esther Dodd 6-25-93
CHAIRMAN - YONCALLA PLANNING COMMISSION DATE

Fanny E. Monahan DEPUTY 7-13-93
DOUGLAS COUNTY SURVEYOR DATE

Andy Ewalt 6-25-93
SECRETARY - YONCALLA PLANNING COMMISSION DATE

DEDICATION:

KNOW ALL MEN BY THESE PRESENTS THAT WILLIS EVERLEY AND BEULAH EVERLEY ARE THE OWNERS OF THE LAND DESCRIBED HEREON AND MORE PARTICULARLY DESCRIBED HEREIN AND HAVE CAUSED THE SAME TO BE SURVEYED INTO PARCELS AS SHOWN ON THIS MAP.

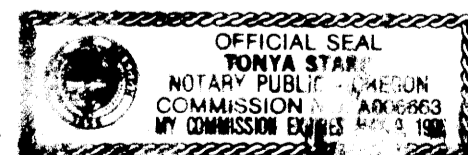
Willis Everley
WILLIS EVERLEY
Beulah Everley
BEULAH EVERLEY

ACKNOWLEDGEMENT:

STATE OF OREGON
COUNTY OF DOUGLAS

KNOW ALL PEOPLE BY THESE PRESENTS, ON THIS 24th DAY OF June, 1993, BEFORE ME A NOTARY PUBLIC IN AND FOR SAID STATE AND COUNTY, PERSONALLY APPEARED WILLIS EVERLEY AND BEULAH EVERLEY BEING DULY SWORN DID SAY THAT THEY ARE THE IDENTICAL PERSONS NAMED IN THE FOREGOING INSTRUMENT AND THAT THEY EXECUTED SAID INSTRUMENT FREELY AND VOLUNTARILY.

Yonya Starr



FILED THIS 31st DAY OF JULY 1993

GAY FIELDS, County Clerk
COUNTY CLERK



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

93 JUL 13 AM 9:43

GAY FIELDS
DOUGLAS COUNTY CLERK
IN THE OFFICIAL RECORDS OF DOUGLAS COUNTY
BY *Sharon DeBarnett* DEPUTY
REC-30-12

93-14246

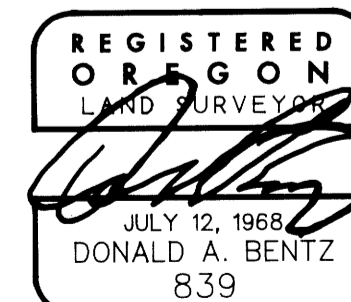
NARRATIVE:

THIS SURVEY MADE TO PARTITION PORTION OF LOT 2, BLOCK 1, DEVORE'S ADDITION TO YONCALLA AS DESCRIBED BY INSTRUMENT NO. 72-16662 OF THE DOUGLAS COUNTY CLERK'S OFFICE, COMBINING TWO SURVEYS, VOLUME 16, PAGE 47 AND VOLUME 15, PAGE 55B, THAT SHARE THE SAME 2" IRON PIPE AS INITIAL POINT AS WELL AS THE 5/8" IRON ROD TO THE SOUTH, THE OVERALL DISTANCE ALONG THE NORTHERLY LINE OF LOT 6, BLOCK 1 OF DEVORE'S ADDITION TO YONCALLA MATCHES OUR MEASURED DISTANCE WITHIN 0.01 FEET. THUS, THIS LINE WAS USED FOR A BASE OF BEARING. WE FOUND A 5/8" IRON ROD ALONG THE SOUTHERLY LINE OF LOT 2, BLOCK 1 OF DEVORE'S ADDITION TO YONCALLA PER M7-47. THE SOUTH EASTERLY CORNER OF LOT 2, BLOCK 1 OF DEVORE'S ADDITION TO YONCALLA WAS COMPUTED BY DISTANCE-DISTANCE INTERSECTION BETWEEN ABOVE MENTIONED 5/8" IRON ROD AND THE 5/8" IRON ROD AT THE NORTHEAST CORNER OF LOT 6, BLOCK 1 OF DEVORE'S ADDITION TO YONCALLA. THE BEARING OF THE EASTERLY LINE OF LOTS 2, 4 AND 6, BLOCK 1 OF DEVORE'S ADDITION TO YONCALLA AS CREATED BY ABOVE INTERSECTION FITS RECORD AS PER M42-48 VERY WELL. OLD CENTER-LINE MONUMENTS OF M14-65 AND M7-47 WERE TIED AND WERE AGAIN VERY CLOSE TO ORIGINAL BEARINGS AND DISTANCES. RAN RECORD NORTHERLY FROM CENTER-LINE MONUMENTS ON SECOND STREET AS PER M7-47 THUS RE-CREATING THE CENTER-LINE OF FIRST STREET. FROM THE COMPUTED INTERSECTION OF FIRST AND "A" STREETS, PROPORTIONED IN THE CENTER-LINE POINT THAT SHOWS A TIE TO THE SOUTHEAST CORNER OF LOT 2, BLOCK 1, DEVORE'S ADDITION TO YONCALLA ON M7-47. OUR ORIGINAL COMPUTED LOCATION OF ABOVE MENTIONED CORNER FITS THE RECORD TIE OF M7-47 WITHIN A MATTER OF A FEW TENTHS OF A FOOT SO USED AS ORIGINALLY COMPUTED. THE CENTER-LINE OF FIRST STREET AS COMPUTED ABOVE WAS EXTENDED WESTERLY TO INTERSECT THE CENTER-LINE OF WILLIAMS ROAD (30' FROM FOUND MONUMENTS) ALONG THE EASTERLY SIDE OF WILLIAMS ROAD (DISREGARDING THE ALUMINUM CAP FOUND PER M110-03 THAT WAS FOUND TO BE OVER THREE FEET WITHIN THE RIGHT-OF-WAY). THE RIGHT-OF-WAY OF FIRST STREET TO THE WEST OF "D" STREET AND THE CURVE AT THE INTERSECTION OF FIRST STREET AND WILLIAMS ROAD WERE COMPUTED PER COUNTY ROAD RECORDS. THE NORTHERLY LINE OF LOT 2, BLOCK 1, DEVORE'S ADDITION TO YONCALLA WAS RAN WESTERLY FROM THE PREVIOUSLY COMPUTED EASTERLY LINE TO INTERSECT THE RIGHT-OF-WAY OF WILLIAMS ROAD AT A BEARING PARALLEL TO THE CENTER-LINE OF FIRST STREET AND AT RECORD DISTANCE NORTHERLY ALONG THE EASTERLY LINE OF LOT 2, BLOCK 1, DEVORE'S ADDITION TO YONCALLA FROM THE SOUTHEAST CORNER OF SAID LOT 2 PER VOLUME 1, PAGE 22. THE INTENT OF DIVIDING THE ORIGINAL LOT 2, BLOCK 1, DEVORE'S ADDITION TO YONCALLA IS UNKNOWN. EITHER INTERPRETATION OF THE LINE DIVIDING SAID LOT 2 IN HALF AS DESCRIBED IN BOTH INSTRUMENTS 72-16662 AND 92-15963, IS DETRIMENTAL TO BOTH ADJOINING PROPERTY OWNERS SO IT IS THE RECOMMENDATION OF THIS SURVEYOR THAT THE LINE BETWEEN THE PARCELS DESCRIBED IN THE ABOVE INSTRUMENTS BE FROM A POINT 120 FEET WESTERLY ALONG RIGHT-OF-WAY FROM EXISTING 5/8" SHOWN ON M7-47, THEN RUN NORTHERLY ALONG EXISTING FENCE AS SHOWN (THUS CLEARING EXISTING BUILDINGS AS WELL). EXCHANGING QUIT CLAIM DEEDS BETWEEN THE TWO PARTIES INVOLVED WILL ASSURE THE INTENT OF THE LEGALS FOR EACH PARCEL.

FILED

JUL 13 1993

COUNTY SURVEYOR
DOUGLAS COUNTY



EXPIRES 12-31-93

LAND PARTITION

A PORTION OF THE WEST 1/2 LOT 2, BLOCK 1, IN THE NORTHEAST 1/4, SEC. 4 T23S. R5W, WILLAMETTE MERIDIAN, DOUGLAS COUNTY, OREGON

SURVEYED FOR:

WILLIS AND BEULAH EVERLEY
BOX 585
YONCALLA, OREGON 97499

SURVEYED BY:

i.e.
ENGINEERING

1205 S.E. Court Street
Roseburg, Oregon 97470
PHONE (503) 673-0166
FAX (503) 440-9392

SCALE: 1" = 100'

DATE: JUNE 93

597-01

PAGE: 2 OF 2

COUNTY SURVEYORS FILE DATA
DO NOT REMOVE FROM OFFICE

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