



# FINAL PARTITION PLAT

LOCATED IN A PORTION OF THE SE1/4 OF THE NW1/4 OF SECTION 7, TOWNSHIP 22 SOUTH, RANGE 12 WEST, OF THE WILLAMETTE MERIDIAN, DOUGLAS COUNTY, OREGON

## PROPERTY OWNERS

HENRY JR. & VICKI K. WESTBROOK  
234 BOARDWALK WAY  
ROSEBURG, OREGON 97470

MILTON S. & JOAN S. BACHMAN  
531 MOUNTAIN DRIVE  
OGDEN, UTAH 84404

## SURVEYOR'S CERTIFICATE

I, RONALD E. STUNTZNER BEING DULY SWORN UPON OATH, STATE THAT I HAVE CORRECTLY SURVEYED AND MARKED WITH PROPER MONUMENTS THE IDENTIFIED LAND AS SHOWN AND I HAVE ACCURATELY DESCRIBED THE PARCELS ACCORDING TO STATE LAW.

A TRACT OF LAND LOCATED IN A PORTION OF THE SOUTHEAST QUARTER (SE1/4) OF THE NORTHWEST QUARTER (NW1/4) OF SECTION 7, TOWNSHIP 22 SOUTH, RANGE 12 WEST OF THE WILLAMETTE MERIDIAN, DOUGLAS COUNTY, OREGON, DESCRIBED IN VOL. 1175 PG 130 (REF#92-05654) AND VOL. 1157 PG 677 (REF#91-17403), RECORDS OF DOUGLAS COUNTY, OREGON, MORE SPECIFICALLY DESCRIBED AS FOLLOWS:

BEGINNING AT A 3/4" IRON PIPE LOCATED AT THE SOUTHEAST CORNER OF LOT 8, BLOCK 14 WHICH BEARS S 01°04'47" W 370.13 FEET FROM THE INITIAL POINT, TOWN OF WINCHESTER BAY, DOUGLAS COUNTY, OREGON; THENCE N 20°00'00" E 120.06 FEET; THENCE S 70°00'59" E 81.00 FEET TO A 5/8" IRON ROD; THENCE S 07°18'56" E 135.11 FEET TO A 5/8" IRON ROD; THENCE N 70°00'59" W 3.00 FEET TO THE INTERSECTION OF THE NORTHERLY RIGHT-OF-WAY OF 6TH ST AND THE EASTERLY RIGHT-OF-WAY OF CLEARLAKE AVE; THENCE ALONG SAID NORTHERLY RIGHT-OF-WAY OF 6TH ST N 70°00'59" W 140.00 FEET TO SAID POINT OF BEGINNING.

SAID DESCRIBED TRACT OF LAND CONTAINS 0.31 ACRES, MORE OR LESS.

REGISTERED PROFESSIONAL LAND SURVEYOR

*Ronald E. Stuntzner*

OREGON  
SEPTEMBER 21, 1977  
RONALD E. STUNTZNER  
1342

EXPIRES 12/31/94

## COUNTY TAX COLLECTOR'S CERTIFICATE

I, COUNTY TAX COLLECTOR OF DOUGLAS COUNTY, OREGON, HEREBY CERTIFY THAT ALL AD VALOREM TAXES AND ALL SPECIAL ASSESSMENTS, FEES, OR OTHER CHARGES REQUIRED BY LAW TO BE PLACED UPON THE TAX ROLLS WHICH HAVE BECOME OR WHICH WILL BECOME A LIEN DURING THE TAX YEAR, HAVE BEEN PAID.

*Anne E. Schroeder*

COUNTY TAX COLLECTOR  
DOUGLAS COUNTY, OREGON

2/16/94  
DATE

## PLANNING DIRECTOR'S CERTIFICATE

I, KEITH L. CUBIC, PLANNING DIRECTOR OF DOUGLAS COUNTY, OREGON, HEREBY CERTIFY THAT THE PARTITION PLAT COMPLIES WITH THE APPLICABLE ZONING ORDINANCES AND REGULATIONS FOR THE SUBJECT PROPERTY.

*Keith L. Cubic*

KEITH L. CUBIC, PLANNING DIRECTOR

1/10/94

DATE

## OWNER'S DECLARATIONS

WE, THE UNDERSIGNED, HEREBY CERTIFY THAT WE HAVE CAUSED THE LANDS SUBJECT TO THIS PARTITION TO BE SURVEYED AND PARTITIONED IN ACCORDANCE WITH THE PROVISIONS OF ORS 92.

*Henry Westbrook, Jr.*  
HENRY WESTBROOK, JR.

11/16/93

DATE

*Vicki K. Westbrook*  
VICKI K. WESTBROOK

11/16/93

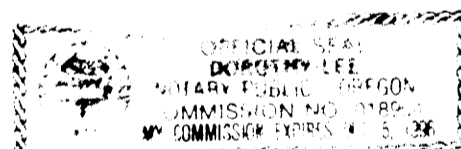
DATE

STATE OF OREGON

COUNTY OF

THIS IS TO CERTIFY THAT HENRY JR. AND VICKI K. WESTBROOK PERSONALLY APPEARED BEFORE ME ON THIS 16<sup>th</sup> DAY OF Nov, 1993, WHO HAVE ACKNOWLEDGED THAT THEY HAVE SIGNED THE ABOVE OWNER'S CERTIFICATE AS THEIR VOLUNTARY ACT AND DEED. IN TESTIMONY WHEREOF I HAVE HEREUNTO SET MY SEAL THIS 16<sup>th</sup> DAY OF Nov, 1993. MY COMMISSION EXPIRES ON: Oct 5, 1996

*Worody Lee*  
NOTARY PUBLIC FOR OREGON



WE, THE UNDERSIGNED, HEREBY CERTIFY THAT WE HAVE CAUSED THE LANDS SUBJECT TO THIS PARTITION TO BE SURVEYED AND PARTITIONED IN ACCORDANCE WITH THE PROVISIONS OF ORS 92.

*Milton S. Bachman*  
MILTON S. BACHMAN

11-19-93

DATE

*Joan S. Bachman*  
JOAN S. BACHMAN

11-19-93

DATE

STATE OF UTAH

COUNTY OF WEEB

THIS IS TO CERTIFY THAT MILTON S. AND JOAN S. BACHMAN PERSONALLY APPEARED BEFORE ME ON THIS 19 DAY OF Nov, 1993, WHO HAVE ACKNOWLEDGED THAT THEY HAVE SIGNED THE ABOVE OWNER'S CERTIFICATE AS THEIR VOLUNTARY ACT AND DEED. IN TESTIMONY WHEREOF I HAVE HEREUNTO SET MY SEAL THIS 19 DAY OF Nov, 1993. MY COMMISSION EXPIRES ON:

*W. Nelson*  
NOTARY PUBLIC FOR



## PROPERTY INFORMATION

WATER SUPPLY: CITY OF REEDSPORT

SEWAGE SYSTEM: WINCHESTER BAY SANITATION DISTRICT

PLANNING FILE NO.: 93-085

ZONING: SINGLE FAMILY RESIDENTIAL (R-1)

WATER RIGHTS: NONE APPURTENANT

COMPREHENSIVE PLAN DESIGNATION: MEDIUM DENSITY RESIDENTIAL

## COUNTY CLERK CERTIFICATE

FILED THIS 16<sup>th</sup> DAY OF FEB 1994.

BY: GAY FIELDS, County Clerk Devin J. Burnett  
DOUGLAS COUNTY CLERK DEPUTY

## COUNTY SURVEYOR'S CERTIFICATE

*Janet Lundeen*  
JANET LUNDEEN, COUNTY SURVEYOR DEPUTY

2-15-94  
DATE

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

9:55 AM FEB 16 1994  
DOUGLAS COUNTY CLERK  
IN THE OFFICIAL RECORDS OF DOUGLAS COUNTY

BY: Devin J. Burnett  
DEPUTY

FEE PP

94-03494

*Stuntzner Engineering & Forestry*

ENGINEERING • LAND SURVEYING • FORESTRY  
PLANNING • WATER RIGHTS  
705 South 4th St. Phone: (503) 267-2872  
Post Office Box 118 Coos Bay, Oregon 97420 Fax: (503) 267-0588

Drawn By: SCOTT FIELD Date: OCTOBER 21, 1993

Checked By: DAVE FOSTER Drawing No.: 93-351F

Designed By: Revised:

Job Name: WESTBROOK/BACHMAN PARTITION Sheet 2 of 2

COUNTY SURVEYORS FILE DATA  
DO NOT REMOVE FROM OFFICE