

1994 - 0011 B

SURVEYOR'S CERTIFICATE:

I, Bruce A. Shaner, 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 hereon.

Bruce A. Shaner  
Bruce A. Shaner, RLS 430

DECLARATION:

Know all people by these presents that Stephen L. Carter & Linda F. Carter, husband and wife, are the owners of the land represented hereon and more particularly herein and have voluntarily caused the same to be partitioned and surveyed into parcels as shown on the annexed map.

Stephen L. Carter  
Stephen L. Carter

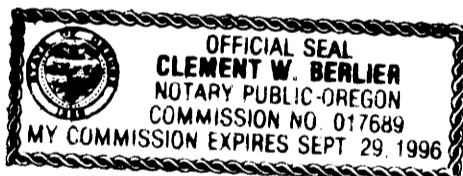
Linda F. Carter  
Linda F. Carter

ACKNOWLEDGEMENT:

State of Oregon )  
County of Douglas ) SS

Know all these people by these presents, that on this 17<sup>th</sup> day of FEBRUARY, 1994, before me, a Notary Public in and for said State and County, personally appeared Stephen L. Carter & Linda F. Carter, husband and wife, who 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.

Clement W. Berlier



NARRATIVE:

The survey was done for the purpose of locating existing property boundaries and partitioning the property into two parcels.

The property boundaries were located based upon surveys of record by Roger Gee; see Douglas County Surveyor's Map Files M32-42 and CS55/173. Also see Shaner's survey, Douglas County Surveyor Map File M112-75.

The survey was completed in January and February, 1994, using a Jena 0°00'01" theodolite and a Mac II electronic distance meter.

PROPERTY DESCRIPTION:

Parcel No. 1

That property described in Instrument No. 86-9427, Deed Records of Douglas County, Oregon, less the following described Parcel No. 2.

Subject to, however, an easement for a drainfield for a sanitary sewer from the residence on Parcel No. 2, the location of which drainfield easement is described as follows:

Beginning at a point on the east line of Parcel No. 1, from which point of beginning the northeast corner of Parcel No. 1 bears N0°31'01"W, a distance of 246.00 feet;

thence from point of beginning N0°31'01"W along the east line of Parcel No. 1 a distance of 50.00 feet;

thence S66°30'W a distance of 105.75 feet;

thence South a distance of 85.00 feet to the south line of Parcel No. 1;

thence N51°37'11"E along the south line of Parcel No. 1 a distance of 124.29 feet to the point of beginning.

Parcel No. 2

Beginning at the southeast corner of that property described in Instrument No. 86-9427, Deed Records of Douglas County, Oregon, and from which point of beginning the SW Corner of the Wm. McKinney DLC No. 50, T27S, R6W, W.M., Douglas County, Oregon, bears N69°47'26"W a distance of 1,906.54 feet;

thence from point of beginning S89°28'27"W along the north R/W line of La Donna Lane a distance of 288.04 feet;

thence N0°40'09"W along the west line of property described by said Instrument No. 86-9427 a distance of 319.31 feet;

thence S76°34'24"E a distance of 168.09 feet;

thence N51°37'11"E a distance of 159.29 feet to the west R/W line of Bellwood Lane;

thence S0°31'01"E along the west R/W line of Bellwood Lane a distance of 376.53 feet to the point of beginning, containing 2.06 acres, more or less, and all being situated in Section 16, T27S, R6W, W.M., Douglas County, Oregon.

Above Parcel No. 2 includes a drainfield easement on Parcel No. 1 as described above in said Parcel No. 1 description.

COMPREHENSIVE PLAN DESIG: RSH

WATER: Umpqua Basin Water Association, Inc.

SEWER: Septic tank and drainfields.

WATER RIGHTS: There are no water rights attached to this property.

ZONE: Rural Residential

PLANNING DEPT. FILE NO: 92-260

APPROVALS:

Keith L. Cubie 2/22/94  
Douglas County Planning Dept. Date

James E. M. ... DEPUTY 3-8-94  
Douglas County Surveyor Date



I hereby certify that all taxes and special assessments or other charges required by law have been paid.

Anne E. Schroeder 3/18/94  
Douglas County Tax Collector

Filed this \_\_\_\_\_ day of \_\_\_\_\_, 1994.

GAY FIELDS, County Clerk  
Douglas County Clerk BY: DEPUTY

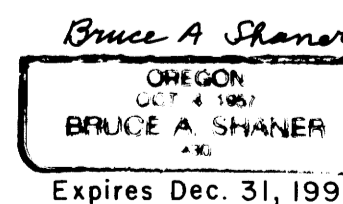
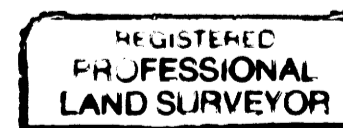
PLAT OF LAND PARTITION  
in SE 1/4 NW 1/4 & NE 1/4 SW 1/4  
of Section 16, T27S, R6W, W.M.,  
Douglas County, Oregon

For: Stephen L. & Linda F. Carter  
209 Bellwood Lane  
Roseburg, Oregon 97470

By: Shaner Engineering, Inc.  
P. O. Box 1430  
Roseburg, Oregon 97470

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

IN THE OFFICIAL RECORDS OF DOUGLAS COUNTY  
BY: GAY FIELDS  
DEPUTY



94-05803

February 22, 1994  
Sheet 2 of 2

COUNTY SURVEYORS FILE DATA  
DO NOT REMOVE FROM OFFICE

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