

LAND PARTITION

PD FILE NO. 93-167

SW 1/4 NW 1/4, SECTION 1, TWP 26 S, R 3 W, WM

DOUGLAS COUNTY, OREGON

**COUNTY SURVEYORS FILE DATA
DO NOT REMOVE FROM OFFICE**

OWNER
DONALD B NUNLEY, TRUSTEE
DONALD B NUNLEY LIVING TRUST
% WILLIAM H EVANS, JR
PO BOX 158
IDLEYLD PARK, OR 97447

PARTITIONER
WILLIAM H EVANS, JR
PO BOX 158
IDLEYLD PARK, OR 97447

NARRATIVE

THE PURPOSE OF THIS SURVEY IS TO PARTITION PROPERTY LOCATED IN SW1/4NW1/4, SECTION 1, T26S, R3W, WM, DOUGLAS COUNTY, OREGON. I SURVEYED TO MONUMENTS AS INDICATED FOUND ON THE MAP; THENCE SURVEYING BETWEEN THE FOUND MONUMENTS, I FOUND THE LOCATION OF THE EASEMENTS AND SHOWED THEM ON THIS PARTITION PLAT. I DID NOT SURVEY THE EXTERIOR BOUNDARIES OF THE THREE PARCELS, BUT COMPUTED THE BEARINGS AND DISTANCES OF EACH PARCEL USING INFORMATION FROM THE GLO RESURVEY MAP DATED NOVEMBER 19, 1964 AND SHOWED THE INFORMATION ON THIS PARTITION PLAT.

DECLARATION

KNOW ALL PEOPLE BY THESE PRESENT, THAT WILLIAM H. EVANS, JR IS THE OWNER OF THE LAND REPRESENTED ON THE ANNEXED MAP, AND MORE PARTICULARLY DESCRIBED IN THE ACCOMPANYING SURVEYOR'S CERTIFICATE AND HAS CAUSED THE SAME TO BE PARTITIONED INTO PARCELS AS SHOWN ON THE ANNEXED MAP.

William H. Evans, Jr.
WILLIAM H. EVANS, JR

STATE OF OREGON)
COUNTY OF DOUGLAS) SS

THIS IS TO CERTIFY THAT ON THIS 9th DAY OF May, 1994 A.D. BEFORE ME PERSONALLY CAME WILLIAM H. EVANS, JR. TO ME, KNOWN PERSONALLY TO BE THE IDENTICAL PERSON DESCRIBED IN AND WHO EXECUTED THE FOREGOING DECLARATION AND THAT HE TO ME ACKNOWLEDGED THAT HE EXECUTED THE SAME FOR THE PURPOSES THEREIN SET FORTH.

Peter J. Jank
NOTARY PUBLIC OF OREGON
MY COMMISSION EXPIRES: 12/18/97

SANITARY SEWER WATER
SEPTIC TANKS AND DRAINFIELDS
WELL ON PARCEL 1 SUPPLIES WATER TO PARCELS 1, 2 & 3

ZONING
COMPREHENSIVE PLAN
RURAL RESIDENTIAL - 5 ACRE (5R)
RURAL COMMITTED - 5 ACRE (RC5)

WATER RIGHT FOR PARCEL 1
DONALD B. NUNLEY, PO BOX 98, IDLEYLD PARK, OR 97447
DOMESTIC USE FOR 1 FAMILY, STOCK, AND IRRIGATION OF 1.7 ACRES
1.7 ACRES, 0.005 CFS DOMESTIC USE, 0.005 CFS STOCK USE,
AND 0.02 CFS FOR IRRIGATION, APPLICATION NO 48729,
PERMIT NO. 36529, DATE OF PRIORITY SEPTEMBER 27, 1971

WATER RIGHT FOR PARCELS 2 & 3
NO WATER RIGHTS APPURTENANT TO THESE PARCELS

PARTITION PLAT CONSENT AFFIDAVIT
FROM DONALD B NUNLEY, TRUSTEE OF DONALD B NUNLEY LIVING TRUST, GRANTEE OF THAT BARGAIN AND SALE DEEDS RECORDED IN VOLUME 1116, PAGE 556, OFFICIAL RECORDS OF DOUGLAS COUNTY OREGON,
AS RECORDED IN VOLUME 1296, PAGE 804

SURVEYOR'S CERTIFICATE

I, MAURICE E FARR, PROFESSIONAL LAND SURVEYOR NO 1181, DO HEREBY CERTIFY THAT I HAVE ACCURATELY SURVEYED THE ROAD EASEMENTS REPRESENTED ON THE ATTACHED LAND PARTITION MAP AND USED THE GLO RESURVEY MAP DATED NOVEMBER 19, 1964 TO COMPUTE THE BOUNDARIES OF PARCELS 1, 2 & 3 OF THE LAND PARTITION DESCRIBED AS THE SW 1/4 NW 1/4, SECTION 1, TWP 26S, RANGE 3 WEST, WM, DOUGLAS COUNTY, OREGON.

Maurice E Farr PLS 1181
MAURICE E FARR, PROFESSIONAL LAND SURVEYOR NO. 1181

APPROVALS

I HEREBY CERTIFY THAT ALL TAXES AND SPECIAL ASSESSMENTS OR OTHER CHARGES REQUIRED BY LAW HAVE BEEN PAID.

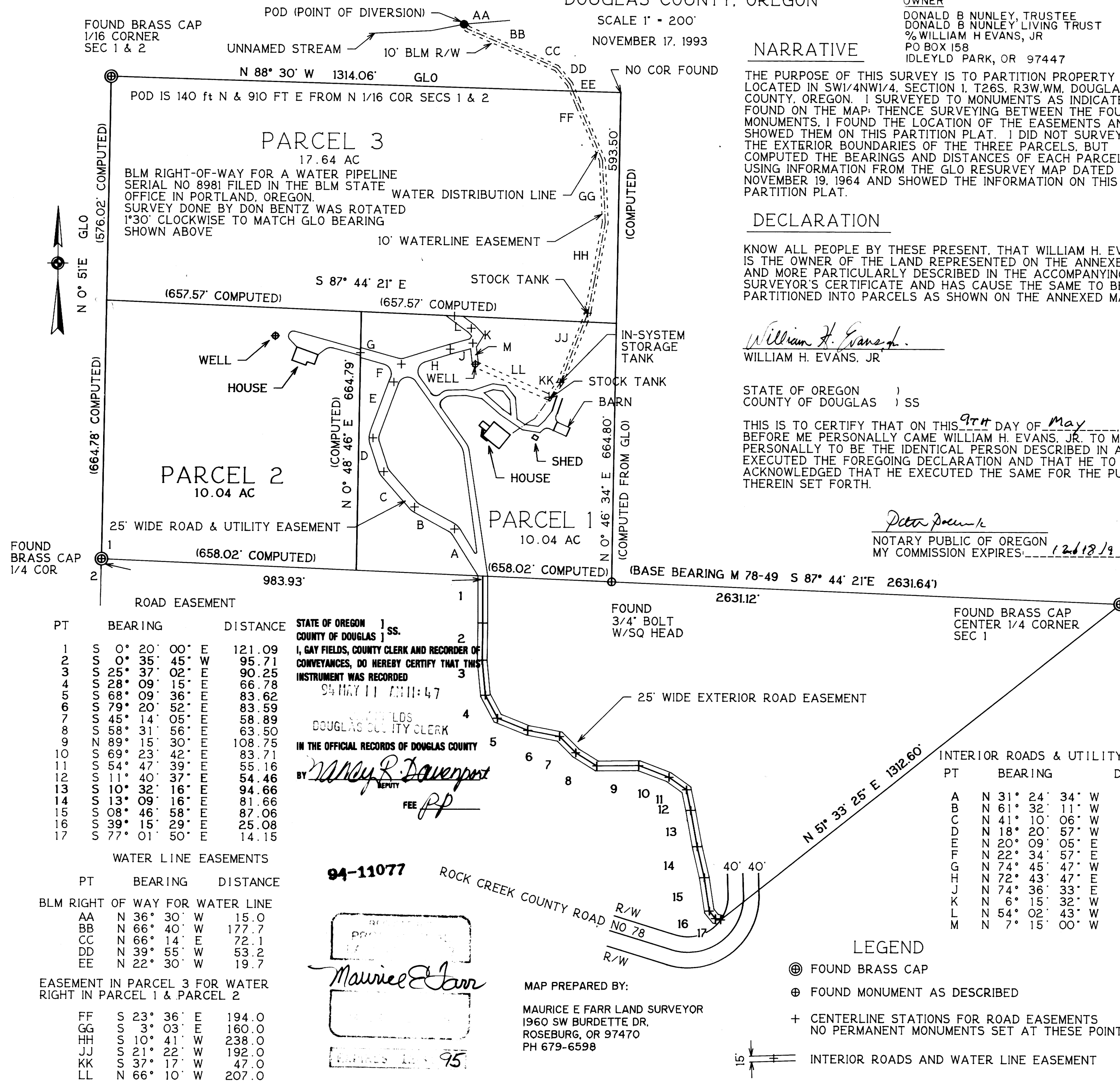
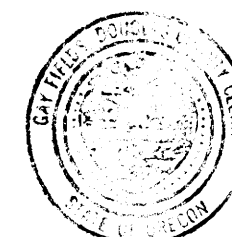
Anne E. Schroeder 5/11/94
DOUGLAS COUNTY TAX COLLECTOR DATE

Keith L. Cubie 5/10/94
DOUGLAS COUNTY PLANNING DIRECTOR DATE

Mary R. Davenport 5-10-94
DOUGLAS COUNTY SURVEYOR DEPUTY DATE

FILED 11th DAY OF May, 1994

Mary R. Davenport
GAY FIELDS, County Clerk
COUNTY CLERK
by *Mary R. Davenport*, Deputy



PT	BEARING	DISTANCE
1	S 0° 20' 00" E	121.09
2	S 0° 35' 45" W	95.71
3	S 25° 37' 02" E	90.25
4	S 28° 09' 15" E	66.78
5	S 68° 09' 36" E	83.62
6	S 79° 20' 52" E	83.59
7	S 45° 14' 05" E	58.89
8	S 58° 31' 56" E	63.50
9	S 89° 15' 30" E	108.75
10	S 69° 23' 42" E	83.71
11	S 54° 47' 39" E	55.16
12	S 11° 40' 37" E	54.46
13	S 10° 32' 16" E	94.66
14	S 13° 09' 16" E	81.66
15	S 08° 46' 58" E	87.06
16	S 39° 15' 29" E	25.08
17	S 77° 01' 50" E	14.15

PT	BEARING	DISTANCE
AA	N 36° 30' W	15.0
BB	N 66° 40' W	177.7
CC	N 66° 14' E	72.1
DD	N 39° 55' W	53.2
EE	N 22° 30' W	19.7

PT	BEARING	DISTANCE
FF	S 23° 36' E	194.0
GG	S 3° 03' E	160.0
HH	S 10° 41' W	238.0
JJ	S 21° 22' W	192.0
KK	S 37° 17' W	47.0
LL	N 66° 10' W	207.0

STATE OF OREGON)
COUNTY OF DOUGLAS) SS.
I, GAY FIELDS, COUNTY CLERK AND RECORDER OF CONVEYANCES, DO HEREBY CERTIFY THAT THIS INSTRUMENT WAS RECORDED
94 MAY 11 AM 11:47
GAY FIELDS
DOUGLAS COUNTY CLERK
IN THE OFFICIAL RECORDS OF DOUGLAS COUNTY
BY *Mary R. Davenport*
DEPUTY
FEE *pp*

94-11077
Maurice E Farr
MAY 11 1994

MAP PREPARED BY:
MAURICE E FARR LAND SURVEYOR
1960 SW BURDETTE DR.
ROSEBURG, OR 97470
PH 679-6598

LEGEND
⊙ FOUND BRASS CAP
⊕ FOUND MONUMENT AS DESCRIBED
+ CENTERLINE STATIONS FOR ROAD EASEMENTS
NO PERMANENT MONUMENTS SET AT THESE POINTS
15' ———— INTERIOR ROADS AND WATER LINE EASEMENT