

1994 - 0052

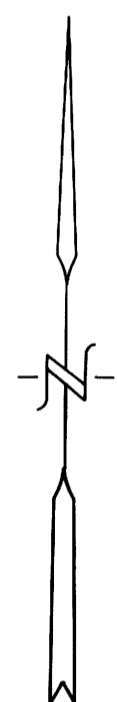
FILED THIS 2nd DAY OF JUNE, 1994

GAY FIELDS, County Clerk
By: DEPUTY



STATE OF OREGON } ss.
COUNTY OF DOUGLAS }
I, GAY FIELDS, COUNTY CLERK AND RECORDER OF
CONVEYANCES, DO HEREBY CERTIFY THAT THIS
INSTRUMENT WAS RECORDED
94 JUN -2 PM 3:03

GAY FIELDS
DOUGLAS COUNTY CLERK
IN THE OFFICIAL RECORDS OF DOUGLAS COUNTY
BY: *Gay Fields*
DEPUTY
FEE *PP*
94-12779



MAY, 1994
SCALE: 1" = 100'

SEC. COR.
S. 27 S. 26 FD. BRASS CAP
S. 34 S. 35 12" UNDER AC SURFACE
T. 30 S. R. 6 W.

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

Janice L. McKinney
DOUGLAS COUNTY TAX COLLECTOR 6-2-94

LAND PARTITION

PRELIMINARY FILE NUMBER 94-052.

Located in the:
N. E. 1/4, SECTION 34,
TOWNSHIP 30 SOUTH, RANGE 6 WEST,
WILLAMETTE MERIDIAN, DOUGLAS COUNTY, OREGON

PARTITIONER:
MOLLY N. BODINE
707 SHOESTRING ROAD
RIDDLE, OREGON 97469

LEGAL OWNER OF RECORD:
ROBERT W. LAMPHEAR
653 SHOESTRING ROAD
RIDDLE, OREGON 97469

TOTAL NUMBER OF PARCELS: TWO (2)
WATER SUPPLY: RUSSEL CREEK & RIDDLE CITY
SEWER DISPOSAL: ON-SITE SEPTIC
ZONING: RR
TAX ACCOUNT NUMBER: 13938.04
TAX LOT NUMBER: 600
COMPREHENSIVE PLAN DESIGNATION: RC-2

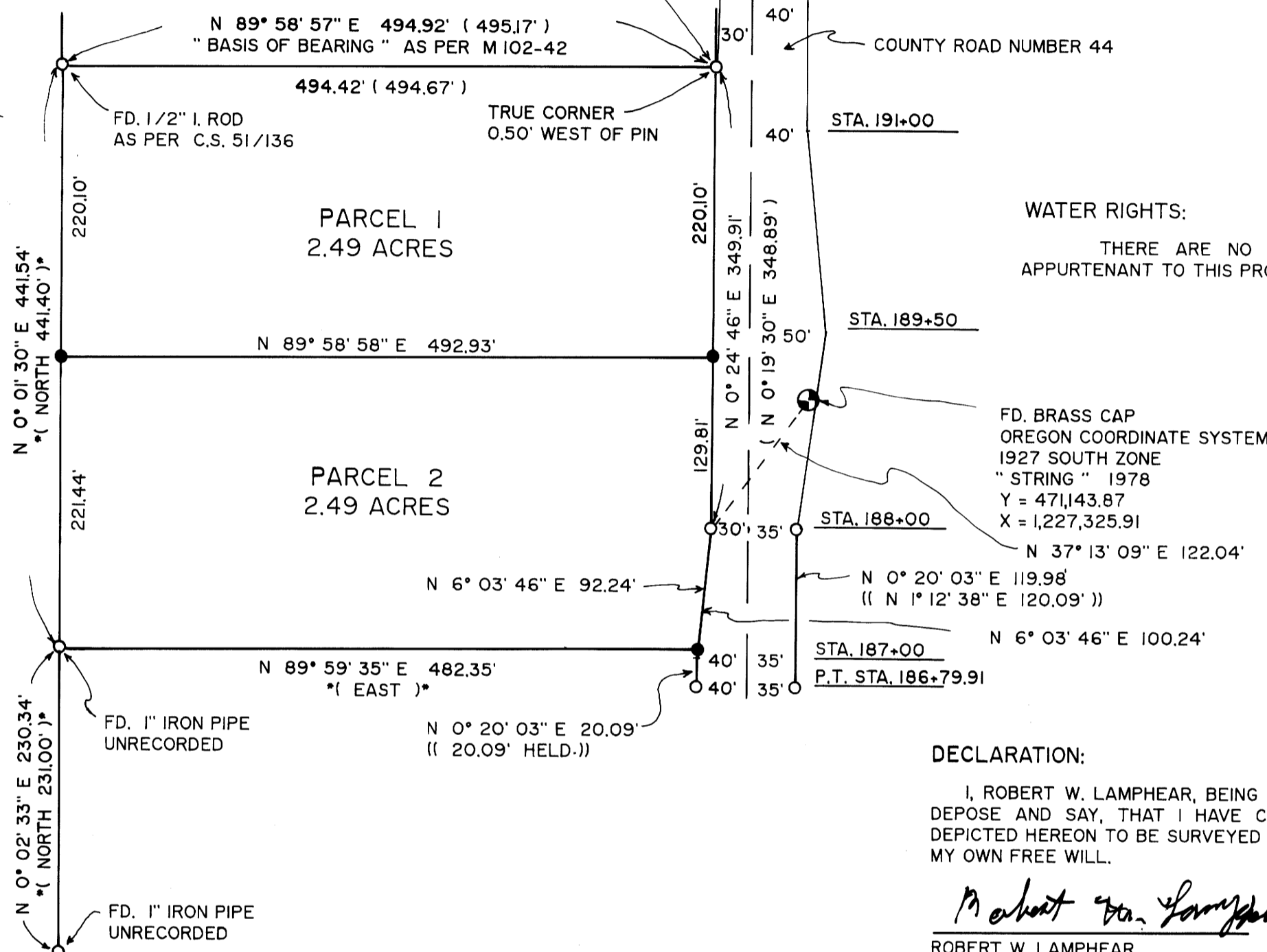
PREPARED BY:
RAYMOND F. BROWN - P.L.S. #2391
P. O. BOX 539
CANYONVILLE, OREGON. 97417
Phone: (503) 839-6185

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Raymond F. Brown

OREGON
JULY 26, 1989
RAYMOND F. BROWN
2391

EXP. 12/31/95



WATER RIGHTS:
THERE ARE NO WATER RIGHTS
APPURTENANT TO THIS PROPERTY.

DECLARATION:

I, ROBERT W. LAMPHEAR, BEING FIRST DULY SWORN,
DEPOSE AND SAY, THAT I HAVE CAUSED THE LANDS
DEPICTED HEREON TO BE SURVEYED AS SET FORTH, OF
MY OWN FREE WILL.

Robert W. Lamphear 5/5/94
ROBERT W. LAMPHEAR DATE

ACKNOWLEDGEMENT:

PERSONALLY APPEARED THE ABOVE NAMED ROBERT
W. LAMPHEAR AND ACKNOWLEDGED THE FOREGOING
DECLARATION TO BE A VOLUNTARY AND FREE ACT.

Nancy J. Walker
NOTARY PUBLIC
MY COMMISSION EXPIRES July 23, 1996



SURVEYOR'S CERTIFICATE:

I, RAYMOND F. BROWN, 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 AS FOLLOWS:

Raymond F. Brown 5/05/94
RAYMOND F. BROWN - P.L.S. #2391 DATE

LEGAL DESCRIPTION:

BEGINNING AT A POINT THAT BEARS SOUTH 2° 03' 47" WEST 1168.48 FEET FROM THE SECTION
CORNER COMMON TO SECTIONS 26, 27, 34, & 35, TOWNSHIP 30 SOUTH, RANGE 6 WEST, WILLAMETTE
MERIDIAN, DOUGLAS COUNTY, OREGON, SAID POINT IS LOCATED ON THE WESTERLY RIGHT OF WAY OF
COUNTY ROAD NUMBER 44; THENCE ALONG SAID RIGHT OF WAY, SOUTH 0° 24' 46" WEST 349.91 FEET
TO A 5/8 INCH IRON ROD; THENCE CONTINUING ALONG SAID RIGHT OF WAY, SOUTH 6° 03' 46" WEST
92.24 FEET TO A 5/8 INCH IRON ROD; THENCE LEAVING SAID RIGHT OF WAY AND RUNNING SOUTH 89°
59' 35" WEST 482.35 FEET TO A 1 INCH IRON PIPE; THENCE NORTH 0° 01' 30" E 441.54 FEET TO A
1/2 INCH IRON ROD; THENCE NORTH 89° 58' 57" EAST 494.42 FEET TO THE POINT OF BEGINNING.

NARRATIVE:

PURPOSE OF THE SURVEY WAS TO CREATE THE TWO PARCELS AS SHOWN. FIELD INVESTIGATION
LOCATED THE SAID FOUND CORNERS AND CONDITIONS, WITH THE TWO SAID FOUND UNRECORDED 1 INCH
IRON PIPES ACCEPTED AS BEING SET BY C.S. 51/136, AS TO THEIR POSITION AND THEIR LOCATION TO
THE EXISTING FENCE CORNERS IN THE AREA. THE TRUE NORTHEAST CORNER WAS NOT SET AS TO THE
FENCE CORNER AT THE LOCATION OF THE TRUE POINT. ALL EXTERIOR CORNERS OF THE PROPERTY
ARE AT OR NEAR EXISTING FENCE CORNERS. THE NORTH BOUNDARY OF THE PROPERTY, AS DEFINED BY
M 102-42, WAS USED AS " BASIS OF BEARING "

APPROVALS:

Keith L. Cubic 5/24/94
DOUGLAS COUNTY PLANNING DEPARTMENT DATE

Larry E. Monahan 6-2-94
DOUGLAS COUNTY SURVEYOR'S OFFICE DEPUTY DATE

LEGEND:

- FD. 5/8" IRON ROD AS PER COUNTY ROAD R/W UNLESS OTHERWISE NOTED.
- SET 5/8" X 30" IRON ROD WITH PLASTIC CAP ATTACHED, MKD. " R. BROWN, PLS 2391 "
- () RECORD AS PER M 102-42.
- * () RECORD AS PER C.S. 51/136.
- (()) RECORD AS PER COUNTY ROAD R/W.

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COUNTY SURVEYORS FILE DATA
DO NOT REMOVE FROM OFFICE

94-12779