

COUNTY SURVEYORS FILE DATA
DO NOT REMOVE FROM OFFICE

FILED THIS 9TH DAY OF SEPTEMBER, 1994

E. GAY FIELDS, County Clerk
BY DEPUTY

STATE OF OREGON
COUNTY OF DOUGLAS } SS.
E. GAY FIELDS, COUNTY CLERK AND RECORDER OF
CONVEYANCES, DO HEREBY CERTIFY THAT THIS
INSTRUMENT WAS RECORDED
94 SEP -9 AM 11:32
E. GAY FIELDS
DOUGLAS COUNTY CLERK
IN THE OFFICIAL RECORDS OF DOUGLAS COUNTY
BY E. GAY FIELDS
REPT. 30-PA

11:32 AM
94-19911

LAND PARTITION

PRELIMINARY FILE NUMBER LP-I-94.

Located in the:
S.W. 1/4, SECTION 27,
TOWNSHIP 30 SOUTH, RANGE 5 WEST,
WILLAMETTE MERIDIAN, DOUGLAS COUNTY, OREGON
" CITY OF CANYONVILLE "
" PARCEL I, M.L.P. # 1991 - 0073 "

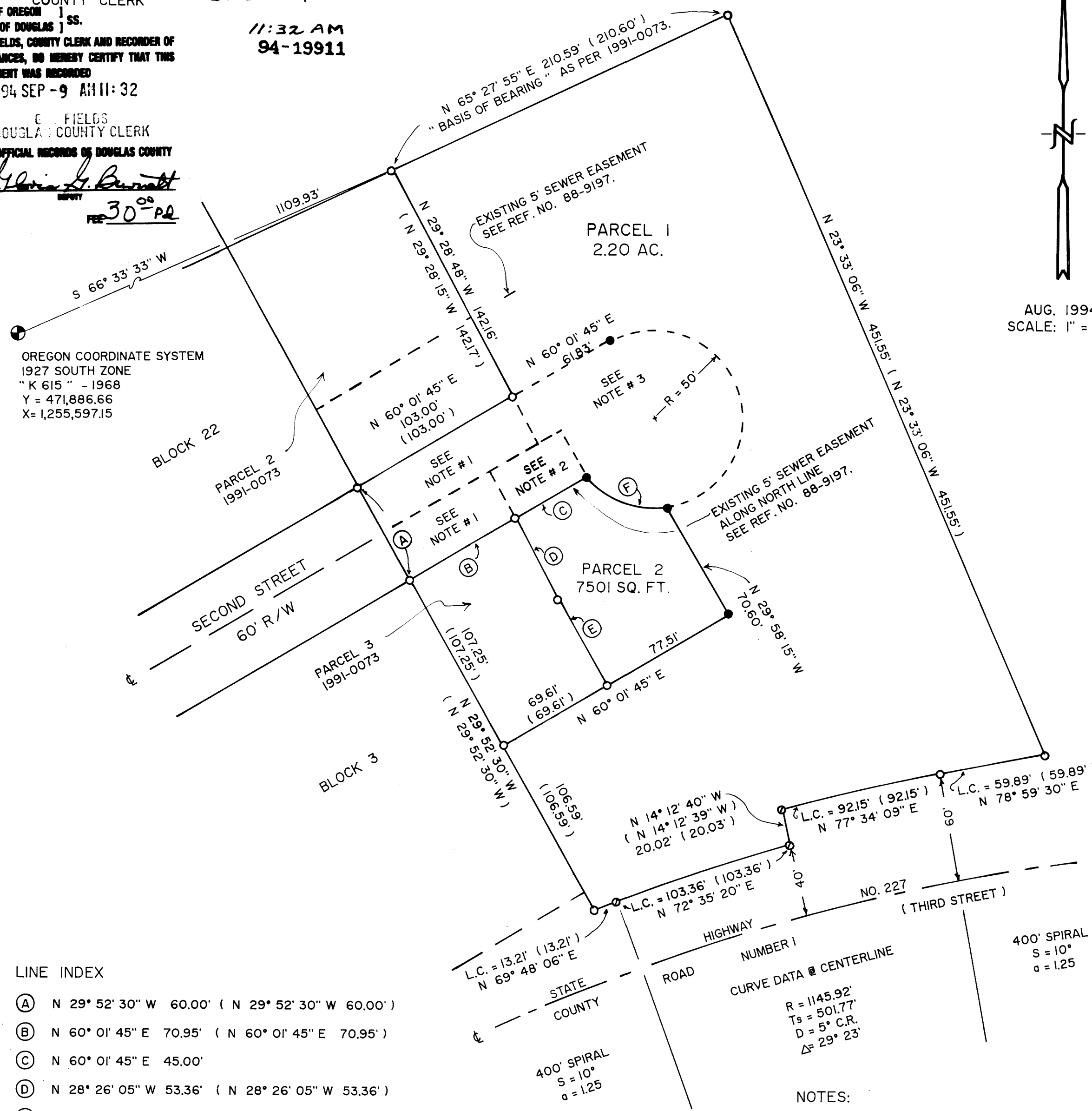
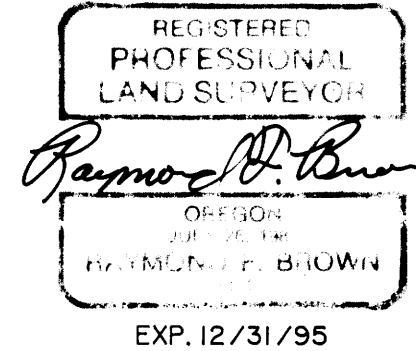
LEGAL OWNER OF RECORD AND PARTITIONER:

RICHARD B. BALL
2294 AZALEA-GLEN ROAD
AZALEA, OREGON 97410
Phone: (503) 837-3566

TOTAL NUMBER OF PARCELS: TWO (2)
WATER SUPPLY: CITY OF CANYONVILLE
SEWER DISPOSAL: CITY OF CANYONVILLE
ZONING: R 1/A
TAX ACCOUNT NUMBER: 80260.00

SURVEYED BY:

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



AUG. 1994
SCALE: 1" = 50'

LINE INDEX

- (A) N 29° 52' 30" W 60.00' (N 29° 52' 30" W 60.00')
- (B) N 60° 01' 45" E 70.95' (N 60° 01' 45" E 70.95')
- (C) N 60° 01' 45" E 45.00'
- (D) N 28° 26' 05" W 53.36' (N 28° 26' 05" W 53.36')
- (E) N 29° 52' 30" W 53.91' (N 29° 52' 30" W 53.91')
- (F) R = 50.00', T = 27.36', L = 50.06'
L.C. BEARS N 70° 11' 13" W 48.00'

LEGEND:

- FD. 5/8" IRON ROD AS PER 1991-0073.
- ⊙ FD. 5/8" IRON ROD AS PER STATE HIGHWAY R/W.
- SET 5/8" X 30" IRON ROD WITH PLASTIC CAP ATTACHED, MKD. " R. BROWN, PLS 2391 "
- () RECORD AS PER 1991-0073.

NARRATIVE:

PURPOSE OF THE SURVEY WAS TO CREATE THE PARCELS AS SHOWN. FIELD INVESTIGATION LOCATED THE SAID FOUND CORNERS AND CONDITIONS. THE EXTERIOR BOUNDARY OF PARCEL I, MAJOR LAND PARTITION FILE # 1991-0073 CONTROLLED THE SURVEY, WITH THE NORTHWESTERLY BOUNDARY OF SAID PARCEL I, AS DEFINED BY MAJOR LAND PARTITION FILE # 1991-0073, USED AS " BASIS OF BEARING ". IT IS THE INTENT OF THE PARTITIONER, THAT THE THREE 30 FOOT WIDE ROAD AND UTILITY EASEMENTS BECOME PART OF AN EXTENSION OF SECOND STREET THAT WILL END IN THE CUL-DE-SAC SHOWN, AT A LATER DATE.

WATER RIGHTS:

THERE ARE NO WATER RIGHTS APPURTENANT TO THIS PROPERTY.

NOTE:

SEE REFERENCE NUMBER 88-9197, DEED RECORDS, DOUGLAS COUNTY, OREGON FOR EXISTING EASEMENTS AND RIGHT OF WAY.

NOTES:

1. EXISTING 30 FOOT WIDE ROAD AND UTILITY EASEMENT SEE MAJOR LAND PARTITION FILE # 1991-0073.
2. NEW 30 FOOT WIDE ROAD AND UTILITY EASEMENT AS PER THIS PARTITION.
3. AREA OF SECOND STREET EXTENSION (FOR FUTURE USE) SEE REFERENCE NUMBER 91-15040, DEED RECORDS, DOUGLAS COUNTY, OREGON FOR IRREVOCABLE PETITION FOR IMPROVEMENTS.