

ZONING AND UTILITIES:

ZONE: FC, FG, FF
COMP. PLAN: FF - TRANSITIONAL AGRICULTURE
WATER: SPRING
SEWER: SUB-SURFACE
EXISTING WATER RIGHT: P#47836, C#62409
PLANNING FILE NO. 94-109

A LAND PARTITION
LOCATED IN THE SECTION 6, T23S, R4W, AND THE
NE 1/4, SECTION 1, T23S, R5W, W.M
DOUGLAS COUNTY, OREGON

SCALE: 1" = 400'
AUGUST 1994

SURVEYED BY:
BTS ENGINEERING & SURVEYING INC.
431 S.E. MAIN STREET
ROSEBURG, OR 97470
(503) 673-0966 FAX (503) 673-0105

SURVEYED FOR:
HAROLD & MARJORIE BOUCCO
4146 ELKHEAD RD.
YONCALLA, OR. 97499

ROGER BOUCCO
4545 ELKHEAD ROAD
YONCALLA, OR. 97499

W.V. BOUCCO
2126 ANDREA ST.
ROSEBURG, OR. 97470

DECLARATION:

KNOW ALL PEOPLE BY THESE PRESENTS THAT HAROLD AND MARJORIE BOUCCO, ROGER BOUCCO AND W.V. BOUCCO ARE THE OWNERS OF THE LAND REPRESENTED ON THE ACCOMPANYING LAND PARTITION PLAT AND MORE PARTICULARLY DESCRIBED IN THE SURVEYORS CERTIFICATE AND HAVE CAUSED THE SAME TO BE SURVEYED AND PARTITIONED AS SHOWN ON THE FACE OF THE MAP.

Harold Boucco
Marjorie Boucco
Harold Boucco
Marjorie Boucco

W.V. Boucco
Roger Boucco
W.V. BOUCCO
ROGER BOUCCO

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

ON NOV 15 AM 11:28

DOUGLAS COUNTY CLERK

ACKNOWLEDGMENT:

STATE OF OREGON
COUNTY OF DOUGLAS

IN THE OFFICIAL RECORDS OF DOUGLAS COUNTY

BY: Gay E. Burnett

FEE PP

KNOW ALL PEOPLE BY THESE PRESENTS, ON THIS 3 DAY OF October, 1994, BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID STATE AND COUNTY, PERSONALLY APPEARED HAROLD & MARJORIE BOUCCO, ROGER BOUCCO AND W.V. BOUCCO, TO ME KNOWN TO BE THE PERSONS DESCRIBED IN AND WHO EXECUTED THE FOREGOING DECLARATION, WHO BEING DULY SWORN, DID SAY THAT THEY EXECUTED THE SAME FOR THE PURPOSES SET FORTH THEREIN. IN TESTIMONY WHEREOF, I HAVE HERELUNTO SET MY HAND AND AFFIXED MY OFFICIAL SEAL THE DAY AND YEAR FIRST ABOVE WRITTEN.

SUBSCRIBED AND SWORN TO BEFORE ME THIS 3 DAY OF October, 1994

Ethel L. Home
NOTARY PUBLIC, STATE OF OREGON



NARRATIVE:

THE PURPOSE OF THIS SURVEY WAS TO PARTITION THAT PARCEL OF LAND DESCRIBED IN INST. NO 88-4835 OF DOUGLAS COUNTY RECORDS AS APPROVED BY THE DOUGLAS COUNTY PLANNING DEPARTMENT PER FILE NO. 94-109. THE BOUNDARY BETWEEN PARCEL 1 AND PARCEL 2 WAS SURVEYED BETWEEN MONUMENTS FOUND ON THE WEST LINE OF M 90-30 AND MONUMENTS FOUND ON THE WEST LINE OF M 17-45 AS DIRECTED BY THE STIPULATED JUDGEMENT OF DISMISSAL FOR CIRCUIT COURT CASE NO 93CV-0313CC. THE BOUNDARY OF THIS PARTITION WAS NOT SURVEYED. THE SOUTH AND WEST BOUNDARY ARE COMPUTED FROM M 90-3. THE NORTH LINE WAS COMPUTED PER INST 88-4835 USING M 90-3 & M 56-62. PARCELS SHOWN AS INST NO. 67-6031 AND 77-25012 ARE NOT PART OF THIS PARTITION. THE BOUNDARY AROUND THESE PARCELS WAS COMPUTED PER M 17-45 AND M 68-24 BASED ON M 17-45 MONUMENTS TIED. THE CENTERLINE OF ELK CREEK WAS DIGITIZED FROM DCSO AERIAL PHOTOGRAPH PRINTS AND THE 100 YEAR FLOODPLAIN WAS SCALED FROM COUNTY RECORDS. THE POSITION OF THE EAST 1/4 CORNER AND THE EAST LINE OF SECTION 6 WAS COMPUTED FROM DOUGLAS COUNTY GIS CO-ORDINATES, THEN THE SOUTH BOUNDARY (COURSE L16) WAS EXTENDED TO INTERSECT THIS LINE. THE RIGHT OF WAY OF INTERSTATE 5 WAS COMPUTED AT RECORD BEARING AND DISTANCE FROM A RIGHT OF WAY MONUMENT FOUND.

THIS SURVEY WAS PERFORMED BY LES FANNING AND MATT DIXON USING A SOKKIA SET 4 TOTAL STATION WITH COMPUTATION BY KRIS DEGROOT AND DRAFTING BY BILL WARREN.

SURVEYOR'S CERTIFICATE:

I, KRISTIAN O. DEGROOT, BEING DULY SWORN, DEPOSE AND SAY THAT I HAVE CORRECTLY PLATTED THE ACCOMPANYING LAND PARTITION PLAT FROM EXISTING SURVEYS AND MONUMENTS OF PUBLIC RECORD OF WHICH THE FOLLOWING IS A TRUE AND CORRECT DESCRIPTION: THAT PARCEL OF LAND DESCRIBED IN A DEED TO ROGER BOUCCO AS RECORDED IN INST. NO. 88-4835 OF THE DEED RECORDS OF DOUGLAS COUNTY, OREGON.

Kristian O. Degroot
KRISTIAN O. DEGROOT P.L.S. NO. 1941

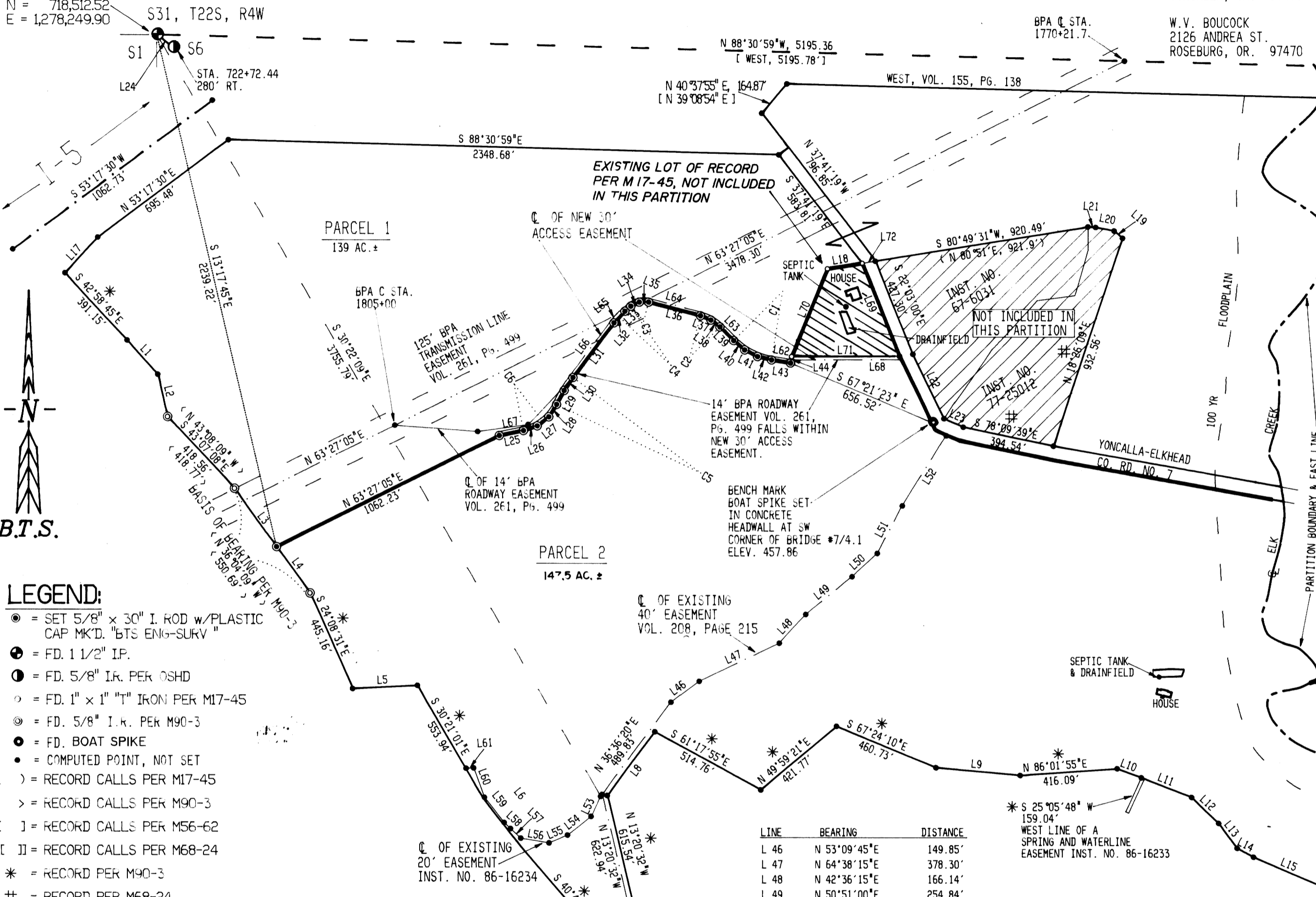
REGISTERED PROFESSIONAL LAND SURVEYOR

OREGON JULY 17, 1981 KRISTIAN O. DEGROOT 1941

EXPIRES: 12-31-95

94-24129

GEODETIC CONTROL MONUMENT
NW CORNER SEC. 6
N = 718,512.52
E = 1,278,249.90



LEGEND:

- SET 5/8" x 30" I. ROD w/PLASTIC CAP MK'D. 'BTS ENIG-SURV'
FD. 1 1/2" I.P.
FD. 5/8" I.R. PER OSHD
FD. 1" x 1" I.R. PER M17-45
FD. 5/8" I.R. PER M90-3
FD. BOAT SPIKE
COMPUTED POINT, NOT SET
RECORD CALLS PER M17-45
RECORD CALLS PER M90-3
RECORD CALLS PER M56-62
RECORD CALLS PER M68-24
RECORD PER M90-3
RECORD PER M68-24

Table with columns: CURVE, DELTA ANGLE, RADIUS, ARC, TANGENT, CHORD, CHORD BEARING. Includes line bearings and distances for lines L1 through L72.

APPROVALS:

Keith L. Cubic
COUNTY PLANNING DIRECTOR
10/4/94

Jerry J. Morrison
COUNTY SURVEYOR DEPUTY
10-10-94

FILED THIS 15th DAY OF NOVEMBER 1994 BY GAY FIELDS COUNTY CLERK
11:28 AM - 94-24129

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

Donna Mitchell, Deputy
DOUGLAS COUNTY TAX COLLECTOR
11/4/94



COUNTY SURVEYORS FILE DATA
DO NOT REMOVE FROM OFFICE