

1994 - 0105 A

FILED THIS 6th DAY OF December, 1994

9:45 AM 94-25283

GAY FIELDS, County Clerk

COUNTY CLERK
by Nancy R. Dauverport, Deputy
STATE OF OREGON)
COUNTY OF DOUGLAS) SS.
I, GAY FIELDS, COUNTY CLERK AND RECORDER OF
CONVEYANCES, DO HEREBY CERTIFY THAT THIS
INSTRUMENT WAS RECORDED



9:000-5 AM 9:45

IN THE OFFICIAL RECORDS OF DOUGLAS COUNTY

BY Nancy R. Dauverport
DEPUTY

FEE pp



LAND PARTITION

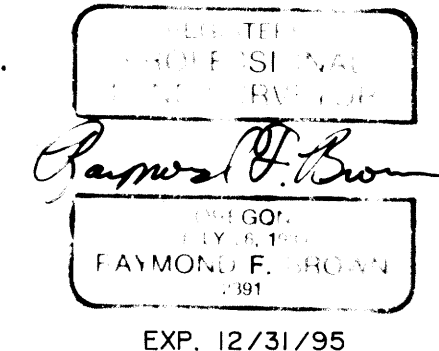
PRELIMINARY FILE NUMBER 94-277

Located in the:
S.W. 1/4, SECTION 36,
TOWNSHIP 25 SOUTH, RANGE 4 WEST,
and in the:
N.E. 1/4 and W. 1/2, SECTION 1,
E. 1/2 and S.W. 1/4, SECTION 2,
SECTION 11,
W. 1/2, SECTION 12,
N. 1/2, SECTION 14,
TOWNSHIP 26 SOUTH, RANGE 4 WEST,
WILLAMETTE MERIDIAN, DOUGLAS COUNTY, OREGON

LEGAL OWNER OF RECORD AND PARTITIONER:
OLOF and LIS ERICSON
P. O. BOX 55
GLIDE, OR. 97443

TOTAL NUMBER OF PARCELS: THREE (3)
WATER SUPPLY: WELLS OR SPRINGS
SEWER DISPOSAL: SEPTIC
ZONING: FG
COMPREHENSIVE PLAN DESIGNATION: AGG.

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



SURVEYOR'S CERTIFICATE:

I, RAYMOND F. BROWN, BEING DULY SWORN, HEREBY, DEPOSE AND SAY THAT I HAVE NOT SURVEYED AND MAKE NO REPRESENTATION AS TO THE ACCURACY OF THE BOUNDARIES OF THIS LAND PARTITION. THE SAID BOUNDARIES OF WHICH ARE DESCRIBED ON PAGE 2.

Raymond F. Brown
RAYMOND F. BROWN - P.L.S. # 2391

11/15/94
DATE

LEGEND:

- RECORD 5/8" IRON ROD AS PER M 119-32.
- RECORD 5/8" IRON ROD AS PER 1990-0016.
- ∅ DRILLED WELL, SEE NOTE # 2.
- CALC. POINTS.
- () RECORD AS PER M 119-32.
- () RECORD AS PER 1990-0016.

NOTES:

1. 5 FOOT STRIP ALONG FRONTAGE OF COUNTY ROAD DEDICATED TO DOUGLAS COUNTY, SEE DEED REFERENCE NUMBER 94-25059, DEED RECORDS, DOUGLAS COUNTY, OREGON.
FOR WAIVER OF OBJECTION TO ASSESSMENTS, SEE DEED REFERENCE NUMBER 94-25060, DEED RECORDS, DOUGLAS COUNTY, OREGON.
2. DRILLED WELL IS WATER SUPPLY FOR ALL THREE PARCELS. BEARING AND DISTANCE OF CENTER LINE OF 15 FOOT WIDE WATER LINE EASEMENT TO PARCEL 2 IS NORTH 53° 32' 49" WEST 114.32'. BEARING AND DISTANCE OF CENTER LINE OF 15 FOOT WIDE WATER LINE EASEMENT TO PARCEL 1 IS NORTH 36° 27' 11" EAST 4019.82'. USE AND EASEMENTS TO BECOME NULL AND VOID AFTER AMPLE WATER SUPPLY IS LOCATED ON EACH PARCEL AT A LATER DATE.

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

1994 - 0105 A

* ACREAGE SHOWN IS BEFORE 5 FOOT WIDE DEDICATION.

LEGAL DESCRIPTION

THE FOLLOWING DESCRIBED REAL PROPERTY IS LOCATED IN THE SOUTHWEST QUARTER OF SECTION 36, TOWNSHIP 25 SOUTH, RANGE 4 WEST, AND IN THE NORTHEAST QUARTER AND WEST HALF OF SECTION 1, IN THE SOUTHWEST QUARTER AND THE EAST HALF OF SECTION 2, IN SECTION 11, IN THE WEST HALF OF SECTION 12, AND IN THE NORTH HALF OF SECTION 14, TOWNSHIP 26 SOUTH, RANGE 4 WEST, WILLAMETTE MERIDIAN, DOUGLAS COUNTY, OREGON.

BEGINNING AT A 5/8 INCH IRON ROD LOCATED ON THE NORTH BOUNDARY OF SECTION 1, TOWNSHIP 26 SOUTH, RANGE 4 WEST, WILLAMETTE MERIDIAN, DOUGLAS COUNTY, OREGON, SAID 5/8 INCH IRON ROD BEARS SOUTH 89° 46' 56" WEST 2066.18 FEET FROM THE NORTHEAST SECTION CORNER TO SAID SECTION 1, TOWNSHIP 26 SOUTH, RANGE 4 WEST, WILLAMETTE MERIDIAN, DOUGLAS COUNTY, OREGON; THENCE SOUTH 27° 16' 18" WEST 507.14 FEET TO A 5/8 INCH IRON ROD; THENCE SOUTH 27° 25' 19" WEST 461.66 FEET TO A 5/8 INCH IRON ROD; THENCE SOUTH 27° 38' 36" WEST 138.00 FEET TO A 5/8 INCH IRON ROD; THENCE SOUTH 5° 26' 45" WEST 236.60 FEET TO A 5/8 INCH IRON ROD; THENCE SOUTH 7° 09' 49" WEST 486.69 FEET TO A 5/8 INCH IRON ROD; THENCE SOUTH 8° 10' 56" WEST 199.21 FEET TO A 5/8 INCH IRON ROD; THENCE SOUTH 25° 34' 32" WEST 548.55 FEET TO A 5/8 INCH IRON ROD; THENCE SOUTH 24° 46' 10" WEST 629.04 FEET TO A 5/8 INCH IRON ROD; THENCE SOUTH 20° 17' 33" WEST 714.71 FEET TO A 5/8 INCH IRON ROD; THENCE SOUTH 20° 06' 17" WEST 407.16 FEET TO A 5/8 INCH IRON ROD; THENCE SOUTH 28° 02' 51" WEST 792.07 FEET TO A 5/8 INCH IRON ROD; THENCE SOUTH 37° 17' 08" WEST 685.89 FEET TO A 5/8 INCH IRON ROD; THENCE SOUTH 36° 25' 37" WEST 123.98 FEET TO A 5/8 INCH IRON ROD; THENCE SOUTH 20° 06' 08" WEST 585.76 FEET TO A 5/8 INCH IRON ROD; THENCE SOUTH 4° 26' 44" WEST 142.73 FEET TO A 5/8 INCH IRON ROD; THENCE SOUTH 3° 59' 53" WEST 1057.83 FEET TO A 5/8 INCH IRON ROD; THENCE SOUTH 14° 52' 51" WEST 725.65 FEET TO A 5/8 INCH IRON ROD; THENCE SOUTH 28° 29' 12" WEST 506.84 FEET TO A 5/8 INCH IRON ROD; THENCE SOUTH 9° 39' 47" WEST 830.82 FEET TO A 5/8 INCH IRON ROD; THENCE SOUTH 0° 16' 41" WEST 142.72 FEET TO A 5/8 INCH IRON ROD; THENCE SOUTH 12° 42' 21" WEST 411.04 FEET TO A 5/8 INCH IRON ROD; THENCE SOUTH 32° 12' 31" WEST 371.70 FEET TO A 5/8 INCH IRON ROD; THENCE NORTH 89° 08' 26" WEST 1078.67 FEET TO A 5/8 INCH IRON ROD; THENCE SOUTH 58° 47' 09" WEST 1279.31 FEET TO A 5/8 INCH IRON ROD; THENCE SOUTH 22° 18' 28" EAST 1168.73 FEET TO A 5/8 INCH IRON ROD; THENCE SOUTH 4° 02' 10" WEST 667.18 FEET TO A 5/8 INCH IRON ROD LOCATED ON THE NORTHERLY RIGHT OF WAY BOUNDARY OF NORTH BANK ROAD (COUNTY ROAD NUMBER 200); THENCE ALONG SAID NORTHERLY RIGHT OF WAY BOUNDARY, ALONG THE ARC OF A 984.93 FOOT RADIUS CURVE TO THE LEFT, THE LONG CHORD OF WHICH BEARS NORTH 53° 48' 07" WEST 103.85 FEET TO A POINT; THENCE CONTINUING ALONG SAID NORTHERLY RIGHT OF WAY BOUNDARY NORTH 56° 43' 53" WEST 3390.02 FEET TO A POINT; THENCE LEAVING SAID NORTHERLY RIGHT OF WAY BOUNDARY AND RUNNING NORTH 14° 42' 39" EAST 1458.14 FEET TO A 5/8 INCH IRON ROD; THENCE NORTH 35° 42' 08" EAST 907.55 FEET TO A 5/8 INCH IRON ROD; THENCE NORTH 15° 23' 10" EAST 366.21 FEET TO A 5/8 INCH IRON ROD; THENCE NORTH 12° 43' 32" EAST 1023.34 FEET TO A 5/8 INCH IRON ROD; THENCE NORTH 1° 15' 51" EAST 100.41 FEET TO A 5/8 INCH IRON ROD; THENCE NORTH 37° 02' 28" EAST 652.09 FEET TO A 5/8 INCH IRON ROD; THENCE NORTH 31° 21' 54" EAST 104.82 FEET TO A 5/8 INCH IRON ROD; THENCE NORTH 20° 39' 16" EAST 457.38 FEET TO A 5/8 INCH IRON ROD; THENCE NORTH 16° 09' 47" EAST 129.61 FEET TO A 5/8 INCH IRON ROD; THENCE NORTH 21° 13' 11" EAST 422.33 FEET TO A 5/8 INCH

DECLARATION:

WE, OLOF AND LIS ERICSON, BEING FIRST DULY SWORN, DEPOSE AND SAY THAT WE HAVE CAUSED THE LANDS DEPICTED HEREON TO BE PARTITIONED AS SET FORTH, OF OUR OWN FREE WILL.

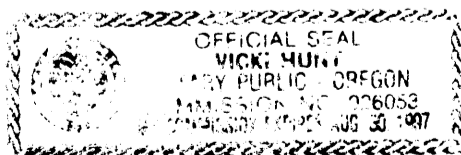
[Signature] 11-2-94
OLOF ERICSON DATE

[Signature] 11-2-94
LIS ERICSON DATE

ACKNOWLEDGEMENT:

PERSONALLY APPEARED THE ABOVE NAMED OLOF AND LIS ERICSON AND ACKNOWLEDGED THE FOREGOING TO BE A VOLUNTARY AND FREE ACT.

[Signature]
NOTARY PUBLIC
MY COMMISSION EXPIRES 8-30-97



LEGAL DESCRIPTION (cont.)

IRON ROD; THENCE NORTH 33° 58' 18" EAST 255.79 FEET TO A 5/8 INCH IRON ROD; THENCE NORTH 57° 25' 12" EAST 216.86' TO A 5/8 INCH IRON ROD; THENCE NORTH 42° 36' 47" EAST 473.46 FEET TO A 5/8 INCH IRON ROD; THENCE NORTH 41° 08' 30" EAST 179.07 FEET TO A 5/8 INCH IRON ROD; THENCE NORTH 27° 12' 17" EAST 813.76 FEET TO A 5/8 INCH IRON ROD; THENCE NORTH 42° 50' 47" EAST 225.07 FEET TO A 5/8 INCH IRON ROD; THENCE NORTH 31° 24' 47" EAST 116.78 FEET TO A 5/8 INCH IRON ROD; THENCE NORTH 18° 10' 09" EAST 303.03 FEET TO A 5/8 INCH IRON ROD; THENCE NORTH 12° 25' 52" WEST 345.11 FEET TO A 5/8 INCH IRON ROD; THENCE NORTH 33° 25' 52" WEST 33.30 FEET TO A 5/8 INCH IRON ROD; THENCE NORTH 57° 53' 45" WEST 89.83 TO A 5/8 INCH IRON ROD; THENCE NORTH 33° 10' 17" EAST 751.68 FEET TO A 5/8 INCH IRON ROD; THENCE NORTH 32° 31' 14" E. 793.23 FEET TO A 5/8 INCH IRON ROD; THENCE NORTH 74° 24' 23" EAST 163.98 FEET TO A 5/8 INCH IRON ROD; THENCE NORTH 39° 40' 45" EAST 584.21 FEET TO A 5/8 INCH IRON ROD; THENCE NORTH 31° 49' 31" EAST 353.67 FEET TO A 5/8 INCH IRON ROD; THENCE NORTH 3° 38' 08" EAST 173.28 FEET TO A 5/8 INCH IRON ROD; THENCE NORTH 29° 21' 48" EAST 152.65 FEET TO A 5/8 INCH IRON ROD; THENCE NORTH 45° 41' 41" EAST 550.70 FEET TO A 5/8 INCH IRON ROD; THENCE NORTH 47° 46' 11" EAST 233.94 FEET TO A 5/8 INCH IRON ROD; THENCE NORTH 84° 47' 59" EAST 98.34 FEET TO A 5/8 INCH IRON ROD; THENCE SOUTH 81° 25' 55" EAST 180.43 FEET TO A 5/8 INCH IRON ROD; THENCE SOUTH 88° 42' 38" EAST 1220.35 FEET TO A 5/8 INCH IRON ROD; THENCE SOUTH 86° 11' 09" EAST 554.5 FEET TO A 5/8 INCH IRON ROD; THENCE SOUTH 47° 15' 13" EAST 162.25 FEET MORE OR LESS TO THE NORTH QUARTER CORNER TO SAID SECTION 1; THENCE ALONG THE NORTH BOUNDARY OF SAID SECTION 1, NORTH 89° 46' 51" EAST 531.85 FEET TO THE POINT OF BEGINNING.

SUBJECT TO A 25 FOOT WIDE ROAD AND UTILITY EASEMENT THROUGH PARCEL 2. THE WEST BOUNDARY OF WHICH IS DESCRIBED AS FOLLOWS.

BEGINNING AT A POINT LOCATED AT THE SOUTHWESTERLY CORNER OF SAID PARCEL 2, SAID POINT BEARS SOUTH 44° 36' 42" WEST 14,628.47 FEET FROM THE NORTHEAST CORNER OF SECTION 1, TOWNSHIP 26 SOUTH, RANGE 4 WEST, WILLAMETTE MERIDIAN, DOUGLAS COUNTY, OREGON; THENCE NORTH 29° 20' 51" EAST 673.35 FEET TO A POINT; THENCE NORTH 20° 03' 48" EAST 1661.21 FEET TO A 5/8 INCH IRON ROD; THENCE NORTH 15° 13' 10" EAST 366.21 FEET TO A 5/8 INCH IRON ROD; THENCE NORTH 12° 43' 32" EAST 1023.34 FEET TO A 5/8 INCH IRON ROD; THENCE NORTH 1° 15' 51" EAST 100.41 FEET TO A 5/8 INCH IRON ROD; THENCE NORTH 37° 02' 28" EAST 652.09 FEET TO A 5/8 INCH IRON ROD; THENCE NORTH 31° 21' 54" EAST 104.82 FEET TO A 5/8 INCH IRON ROD; THENCE NORTH 20° 39' 16" EAST 457.38 FEET TO A 5/8 INCH IRON ROD; THENCE NORTH 16° 09' 47" EAST 129.61 FEET TO A 5/8 INCH IRON ROD; THENCE NORTH 21° 13' 11" EAST 422.33 FEET TO A 5/8 INCH IRON ROD; THENCE NORTH 33° 58' 18" EAST 255.79 FEET TO A 5/8 INCH IRON ROD; THENCE NORTH 57° 25' 12" EAST 216.86 FEET TO A 5/8 INCH IRON ROD; THENCE NORTH 42° 36' 47" EAST 335.22 FEET TO A POINT LOCATED AT THE NORTHWEST CORNER OF SAID PARCEL 2 AND THERE TERMINATING.

SUBJECT TO A 15 FOOT WIDE WATER LINE EASEMENT FROM THE WELL LOCATED IN PARCEL 3 TO PARCEL 2. THE CENTER LINE OF WHICH IS DESCRIBED AS FOLLOWS.

BEGINNING AT A WELL THAT BEARS SOUTH 39° 01' 14" WEST 14,314.34 FEET FROM THE NORTHEAST CORNER OF SECTION 1, TOWNSHIP 26 SOUTH, RANGE 4 WEST, WILLAMETTE MERIDIAN, DOUGLAS COUNTY, OREGON; THENCE NORTH 53° 32' 49" WEST 114.32 FEET TO THE EASTERLY BOUNDARY OF SAID PARCEL 2 AND THERE TERMINATING.

SUBJECT TO A 15 FOOT WIDE WATER LINE EASEMENT FROM THE WELL LOCATED IN PARCEL 3 TO PARCEL 1. THE CENTER LINE OF WHICH IS DESCRIBED AS FOLLOWS.

BEGINNING AT A WELL THAT BEARS SOUTH 39° 01' 14" WEST 14,314.34 FEET FROM THE NORTHEAST CORNER OF SECTION 1, TOWNSHIP 26 SOUTH, RANGE 4 WEST, WILLAMETTE MERIDIAN, DOUGLAS COUNTY, OREGON; THENCE NORTH 36° 27' 11" EAST 4033.69 FEET TO THE NORTHERLY BOUNDARY OF SAID PARCEL 3 AND THERE TERMINATING.

LAND PARTITION

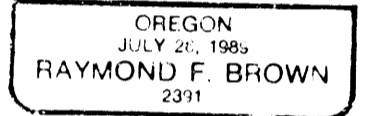
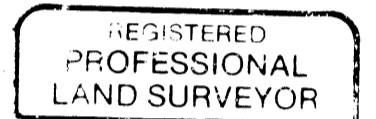
PRELIMINARY FILE NUMBER 94-277

Located in the:
S. W. 1/4, SECTION 36,
TOWNSHIP 25 SOUTH, RANGE 4 WEST,
and in the:
N. E. 1/4 and W. 1/2, SECTION 1,
E. 1/2 and S. W. 1/4, SECTION 2,
SECTION 11,
W. 1/2, SECTION 12,
N. 1/2, SECTION 14,
TOWNSHIP 26 SOUTH, RANGE 4 WEST,
WILLAMETTE MERIDIAN, DOUGLAS COUNTY, OREGON

LEGAL OWNER OF RECORD AND PARTITIONER:
OLOF and LIS ERICSON
P. O. BOX 55
GLIDE, OR. 97443

TOTAL NUMBER OF PARCELS: THREE (3)
WATER SUPPLY: WELLS OR SPRINGS
SEWER DISPOSAL: SEPTIC
ZONING: FG
COMPREHENSIVE PLAN DESIGNATION: AGG.

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



EXP. 12/31/95

APPROVALS:

Keith L. Cubic
DOUGLAS COUNTY PLANNING DEPARTMENT

12/2/94
DATE

Janet R. Sundeen
DOUGLAS COUNTY SURVEYOR'S OFFICE

12/5/94
DATE

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

Anne E. Schroeder
DOUGLAS COUNTY TAX COLLECTOR

12/5/94
DATE

WATER RIGHTS:

WATER RIGHTS ARE APPURTENANT TO THIS PROPERTY. SEE PERMIT NUMBER 40557, DOUGLAS COUNTY WATERMASTER OFFICE.

COUNTY SURVEYORS FILE DATA
DO NOT REMOVE FROM OFFICE

94-25283