

PARTITION PLAT
 IN THE S.E. 1/4, SEC. 20, T. 25 S., R. 5 W., W.M.
 CITY OF SUTHERLIN, DOUGLAS COUNTY, OREGON
 PLANNING FILE # MLP-98-03-163
 MAY, 1998

NARRATIVE:

THIS SURVEY WAS COMPLETED AT THE REQUEST AND DIRECTION OF THE PROPERTY OWNER TO PARTITION A PORTION OF THAT PROPERTY DESCRIBED IN INSTR. #66-13970 AND TO ADJUST THE BOUNDARY OF THAT PROPERTY DESCRIBED IN INSTR. #80-17689 DOUGLAS COUNTY, OREGON, DEEDS AND RECORDS, AS APPROVED BY THE CITY OF SUTHERLIN, PLANNING DEPARTMENT. A CLOSED LOOP TRAVERSE WAS RUN TYING OUT MONUMENTS FOUND FROM PARTITION PLAT 1990-0051 AND M85-48, DOUGLAS COUNTY SURVEY RECORDS AS SHOWN. THE NORTHEAST CORNER OF THAT PROPERTY DESCRIBED IN INSTR. #80-17689 WAS ESTABLISHED HOLDING THE DISTANCE INFORMATION PER M85-48.

EQUIPMENT USED: NIKON DTM-430 W/ USUAL SUPPORT
 FIELD CREW: C. SVEEDEN & E. WILDS

ACKNOWLEDGEMENT:

STATE OF OREGON)
 COUNTY OF DOUGLAS)
 THERE PERSONALLY APPEARED BEFORE ME SIMON J. & AUDREY M. SCHOON WHO ARE KNOWN TO ME TO BE THE IDENTICAL INDIVIDUALS WHO EXECUTED THE FORGOING INSTRUMENT AND THEY DO HEREBY ACKNOWLEDGE SAID INSTRUMENT TO BE THEIR VOLUNTARY ACT AND DEED.

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON THIS:

27 DAY OF May, 1998.

Debra L. Hamilton
 NOTARY PUBLIC FOR OREGON



SCALE 1" = 100'

DESCRIPTION:

A PORTION OF THAT PROPERTY DESCRIBED IN PART. PLAT 1994-66, DOUGLAS COUNTY OREGON DEEDS AND RECORDS BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHEAST COR. LOT 11, BLK 2, PLAT "C", SUTHERLIN LAND AND WATER CO. THENCE, N 00°01'00"W, 310.23 FEET TO A 5/8" IRON ROD WITH A RED CAP MARKED "SVEEDEN LS2752" AND BEING THE INITIAL POINT AND POINT OF BEGINNING OF THIS LAND PARTITION THENCE, N 89°53'00"E, 249.26 FEET TO A 5/8" IRON ROD WITH RED PLASTIC CAP MARKED "SVEEDEN LS2752" THENCE, N 40°53'53"E, 48.95 FEET TO A 5/8" IRON ROD WITH PLASTIC CAP MARKED "SVEEDEN LS2752" THENCE, N 13°43'53"E, 287.19 FEET TO A 5/8" IRON ROD WITH RED PLASTIC CAP MARKED "SVEEDEN LS2752" THENCE, N 01°04'53"E, 17.83 FEET TO A 5/8" IRON ROD WITH RED PLASTIC CAP MARKED "SVEEDEN LS2752" THENCE, S 67°20'16"W, 196.37 FEET TO A 5/8" IRON ROD WITH A RED PLASTIC CAP MARKED "SVEEDEN LS2752" AND BEING THE SOUTH EAST CORNER OF PARCEL 1 PER THAT PARTITION PLAT 1990-0051, DOUGLAS COUNTY, OREGON, PLAT RECORD; THENCE, N59°30'17"W, 195.88 FEET ALONG THE SOUTH LINE OF SAID PARCEL 1 TO A POINT ON THE EAST LINE OF PLAT "C", SUTHERLIN LAND AND WATER CO. BEING MARKED WITH A YELLOW PLASTIC CAP MARKED "LS1076" THENCE, S00°01'01"E, 357.64 FEET TO THE POINT OF BEGINNING.

EXCEPT THAT PORTION SURVEYED IN BOUNDARY LINE ADJUSTMENT M122-32, DOUGLAS CO. SURVEYORS OFFICE SURVEY RECORDS.

DECLARATION:

KNOW ALL PEOPLE BY THESE PRESENTS THAT SIMON J. & AUDREY M. SCHOON DO HEREBY DECLARE THAT THEY ARE THE OWNERS AND DO CAUSE THE PROPERTY TO BE PARTITIONED AND PLATTED IN ACCORDANCE TO THE PROVISIONS OF CHAPTER 92, OREGON REVISED STATUTES AND IN ACCORDANCE WITH THE CITY OF SUTHERLIN PLANNING DEPARTMENT.

Simon J. Schoon
 SIMON J. SCHOON

Audrey M. Schoon
 AUDREY M. SCHOON

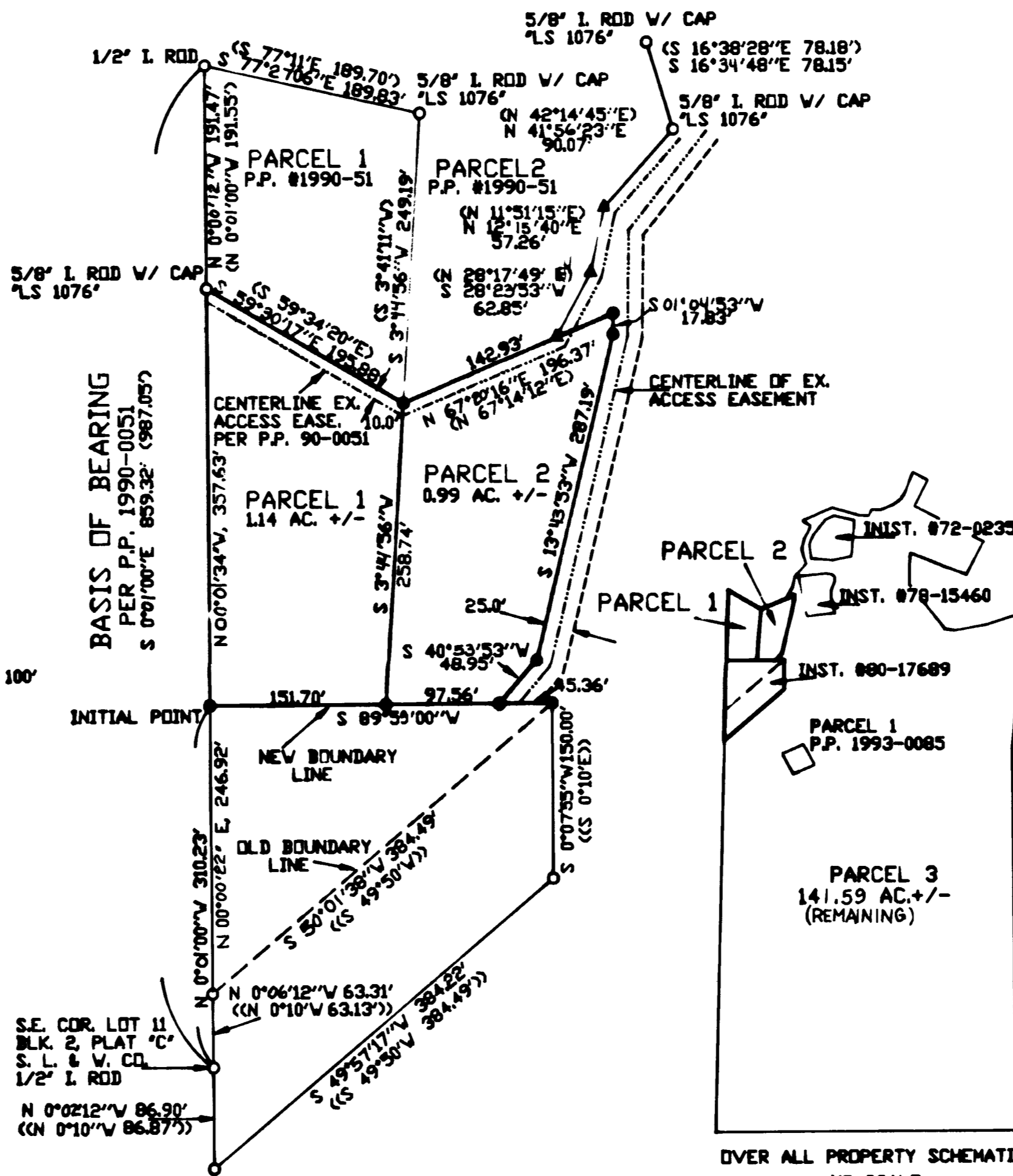
SURVEYORS CERTIFICATE:

I, CARL A. SVEEDEN, A REGISTERED PROFESSIONAL LAND SURVEYOR DO HEREBY CERTIFY THAT I HAVE CORRECTLY SURVEYED AND MARKED THE LAND AS SHOWN WITH PROPER MONUMENTS IN ACCORDANCE WITH O.R.S. CHAPTER 92 AND THAT THE INITIAL POINT IS A 5/8" X 30" IRON ROD WITH RED PLASTIC CAP MARKED "SVEEDEN LS2752" SET AS SHOWN.

Carl A. Svedeen
 CARL A. SVEEDEN

OWNER AND PARTITIONER:

SIMON J. & AUDREY M. SCHOON
 P.O. BOX 126
 SUTHERLIN, OREGON 97479



OVER ALL PROPERTY SCHEMATIC
 NO SCALE

APPROVALS:

Ed. Moman 6-4-98
 DOUGLAS COUNTY SURVEYOR P.P. DATE
Kirk R. ... 5-27-98
 CITY OF SUTHERLIN PLANNING DEPARTMENT DATE

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

Anne E. Schroeder 6-4-98
 DOUGLAS COUNTY TAX COLLECTOR DATE

FILED THIS 27 DAY OF May, 1998 at

DOYLE SHAVER JR., County Clerk
 COUNTY CLERK

py Carl A. Svedeen



98-12969

LEGEND:

- 5/8" IRON RODS OR AS NOTED
- SET 5/8" X 30" REBAR W/ RED CAP "SVEEDEN LS2752"
- ▲ COMPUTED POINT, NOTHING FOUND OR SET
- () RECORD PER PARTITION PLAT 1990-0051
- « » RECORD PER M85-48

NOTE:

- 1) PARTITION PLAT IS ABBREVIATED AS P.P.
- 2) MEASURED IS EQUAL TO RECORD UNLESS OTHERWISE NOTED

WATER SEWER ZONING: CITY OF SUTHERLIN
 CITY OF SUTHERLIN HR



EXP. 6/30/98

SURVEY BY:
 SVEEDEN LAND SURVEYING
 5211 COLE ROAD
 OAKLAND, OREGON 97462
 541-459-9523

1998-0052

98-12969

98-12969

1998-0052