

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

**SURVEYORS CERTIFICATE :**

I, WAYNE ROGERS, BEING DULY SWORN, DEPOSE AND SAY THAT I HAVE CORRECTLY SURVEYED AND MARKED WITH PROPER MONUMENTS THE LAND SHOWN ON THE ANNEXED PLAT OF WHICH THE FOLLOWING IS A TRUE AND CORRECT DESCRIPTION :  
 A PARCEL OF LAND LYING IN THE SOUTHEAST 1/4 OF SECTION 20 AND THE SOUTHWEST 1/4 SECTION 21, TOWNSHIP 29 SOUTH, RANGE 7 WEST, WILLAMETTE MERIDIAN, DOUGLAS COUNTY, OREGON BEING DESCRIBED IN BOOK 1267, PAGE 236 OF THE DOUGLAS COUNTY DEED RECORDS, LESS A PORTION AS DESCRIBED IN PRIOR BOUNDARY LINE ADJUSTMENT, SAID PARCEL BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:  
 BEGINNING AT A 5\8" IRON ROD, FROM WHICH THE 1/4 COR BETWEEN SECTIONS 20 AND 21, BEARS S 45' 54' 59" E 1567.81 FEET ; THENCE N 7' 56' 27" W 98.78 FEET ALONG THE EASTERLY RIGHT-OF-WAY OF COUNTY ROAD NO. 38 TO A 5\8" IRON ROD ; THENCE N 7' 56' 27" W 30.00 FEET ALONG SAID RIGHT-OF-WAY TO THE CENTERLINE OF BERRY CREEK ; THENCE ALONG THE CENTERLINE OF BERRY CREEK S 84' 04' 03" E 75.68 FEET, N 67' 55' 44" E 60.72 FEET, N 69' 49' 12" E 53.33 FEET, N 87' 38' 30" E 159.26 FEET, N 57' 01' 36" E 31.90 FEET, N 19' 27' 23" E 40.38 FEET, N 12' 28' 58" W 67.85 FEET, N 25' 01' 34" W 45.14 FEET, N 0' 30' 47" W 42.26 FEET, N 60' 26' 43" E 39.19 FEET, S 66' 52' 07" E 137.20 FEET, S 39' 14' 35" E 96.88 FEET, S 79' 19' 05" E 97.85 FEET TO IT'S INTERSECTION WITH OLLALA CREEK ; THENCE ALONG THE CENTERLINE OF OLLALA CREEK N 45' 21' 51" E 196.35 FEET, N 45' 00' 58" E 325.05 FEET, N 45' 00' 58" E 253.41 FEET TO IT'S INTERSECTION WITH THE SOUTH BOUNDARY OF THAT PROPERTY DESCRIBED IN INSTRUMENT NO. 86-10091 IN THE DEED RECORDS OF DOUGLAS COUNTY; THENCE N 89' 25' 46" E 89.17 FEET TO A 5\8" IRON ROD ; THENCE N 89' 25' 46" E 503.32 FEET TO A 5\8" IRON ROD ON THE EAST LINE OF D.L.C. 46 ; THENCE S 0' 43' 33" W 549.74 FEET ALONG THE EAST LINE OF D.L.C. 46 TO A 5\8" IRON ROD ; THENCE S 89' 25' 46" W 250.00 FEET TO A 5\8" IRON ROD ; THENCE N 0' 43' 33" E 50.00 FEET TO A 5\8" IRON ROD ; THENCE S 89' 25' 46" W 131.00 FEET TO A 5\8" IRON ROD ; THENCE S 0' 43' 33" W 280.00 FEET TO A 5\8" IRON ROD ; THENCE S 89' 25' 46" W 525.11 FEET TO A 5\8" IRON ROD ; THENCE S 89' 25' 46" W 146.45 FEET TO A 5\8" IRON ROD ; THENCE S 89' 25' 46" W 100.83 FEET TO A 5\8" IRON ROD ; THENCE S 89' 25' 46" W 624.86 FEET TO A 5\8" IRON ROD, THE PLACE OF BEGINNING.

**NARRATIVE :**

The purpose of this survey is to Partition that property described in the Douglas County Deed Records , Book 1267, Page 236 less a portion described in prior survey , this property being called Unit 2 of said prior survey.  
 The westerly boundary of Unit 2 was run record, per rotated Land Partition 1992-0035 , northerly from the Southwest Corner to it's intersection with Berry Creek with a reference monument being set southeasterly along right-of-way from said point of intersection 30.00 feet. The North line follows the centerline of Berry Creek to it's intersection with Olalla Creek , then northerly along the centerline of Olalla Creek to the South line of that property described in Book 955, Page 196., then easterly , parallel to the South line of D.L.C. 46, to a point on the East line of D.L.C. 46, this line also being the East line of this property. The South line of this property is also the North line of said prior survey.  
 The Southwest Corner of Lot 72, Byron Creek Estates was computed at proportioned distance between found monuments used for Base of Bearing.

**DECLARATION :**

KNOW ALL PEOPLE BY THESE PRESENTS THAT TIMOTHY & BARBARA LINDGREN AND MARTIN & MARY ANNE WASHBURN, ALL BEING PARTNERS OF L&W PROPERTIES, ARE THE OWNERS OF THE LAND REPRESENTED HEREON AND MORE PARTICULARLY DESCRIBED HEREIN AND HAVE CAUSED THE SAME TO BE SURVEYED AND PLATTED INTO PARCELS TOGETHER WITH EASEMENTS AS SHOWN HEREON, INCLUDING AN EASEMENT FOR THE CONSTRUCTION, MAINTENANCE, USE AND REPAIR OF AN INDIVIDUAL WATER-CARRIED ON SITE SEWAGE DISPOSAL SYSTEM ( HEREAFTER CALLED SYSTEM ) APPURTENANT TO THE PROPERTIES SHOWN HEREON, AND TIMOTHY & BARBARA LINDGREN AND MARTIN & MARY ANNE WASHBURN, GRANTORS, FOR THEMSELVES AND THEIR HEIRS, SUCCESSORS AND ASSIGNS, COVENANT AND AGREE TO AND WITH THEIR HEIRS, SUCCESSORS AND ASSIGNS THAT THE PROPERTY DESIGNATED AS DRAINFIELD HEREON SHALL NOT BE USED FOR ANY PURPOSE DETRIMENTAL TO SAID SYSTEM OR CONTRARY TO LAWS AND RULES OF GOVERNMENTAL AGENCIES APPLICABLE OR RELATED TO SAID SYSTEM.

TIMOTHY & BARBARA LINDGREN :  
 SEE CONSENT AFFIDAVIT AS RECORDED IN BOOK 1588 , PAGE 663 ( INST. NO. 99 - 00289 )  
 MARTIN & MARY ANNE WASHBURN :  
 SEE CONSENT AFFIDAVIT AS RECORDED IN BOOK 1588 , PAGE 661 ( INST. NO. 99 - 00288 )  
 DAVID A. MENARD:  
 SEE CONSENT AFFIDAVIT AS RECORDED IN BOOK 1588 , PAGE 665 ( INST. NO. 99 - 00290 )

99-00291

**APPROVALS:**

Keith L. Cubie 1/5/99  
 DOUGLAS COUNTY PLANNING DIRECTOR DATE

Romy Ware 1-5-99  
 DOUGLAS COUNTY SURVEYOR DATE

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

[Signature] 1-5-99  
 DOUGLAS COUNTY TAX COLLECTOR DATE

FILED THIS 6 DAY OF January, 1999, 12:13 O'CLOCK AM/PM

DOYLE SHAVER JR., County Clerk by Carl Engle, Deputy 1-6-99 a  
 DOUGLAS COUNTY CLERK DATE



ZONING: 5R  
 COMP PLAN: RESIDENTIAL COMMITTED-5ACRE  
 SEWER: ON SITE  
 WATER: ON SITE WELLS

PLANNING FILE NO. 97-286

STATE OF OREGON ]  
 COUNTY OF DOUGLAS ] SS  
 I, DOYLE SHAVER JR., COUNTY CLERK AND  
 RECORDER OF CONVEYANCES, DO HEREBY CERTIFY  
 THAT THIS INSTRUMENT WAS RECORDED

99 JAN -6 PM 12:13

DOYLE SHAVER JR.  
 DOUGLAS COUNTY CLERK  
 IN THE OFFICIAL RECORDS OF DOUGLAS COUNTY  
 BY Carl Engle  
 DEPUTY  
 FEE PP

99-00291

<b>REGISTERED PROFESSIONAL LAND SURVEYOR</b> <u>Wayne L. Rogers</u> <b>OREGON</b> FEBRUARY 14, 1986 <b>WAYNE L. ROGERS</b> 2187 EXPIRES: 12/31/98	<b>LAND PARTITION</b>	
	LYING IN THE SE1/4 OF SECTION 20 AND SW1/4 OF SECTION 21 TOWNSHIP 29S, RANGE 7 W, W.M., DOUGLAS COUNTY, OREGON	
SURVEYED FOR: L & W PROPERTIES 11627 SEMINOLE CIRCLE NORTHRIDGE, CA 91326	SURVEYED BY: <b>i.e.</b> <b>ENGINEERING</b> 741 S.E. Jackson Street Roseburg, Oregon 97470 PHONE (541) 673-0166 FAX (541) 440-9392	DWG. BY: PNK JOB NO. 1491-01 PAGE: 3 OF 3
SCALE: NO SCALE	DATE: DEC., 98	

1999-0004 C

1999-0004 C