

A LAND PARTITION FOR DUANE BROWN  
IN THE NE 1/4 OF SECTION 20, T26S, R6W, W.M.,  
DOUGLAS COUNTY, OREGON  
(ALSO IN J.D. RAYNOR DLC #61)

**OWNER / PARTITIONER:** DUANE & JESSIE BROWN TRS. OF BROWN REVOCABLE TRUSTS  
2198 MELROSE RD.  
ROSEBURG, OR 97470

**SURVEYED BY:** GREG LANG  
7550 WILLIS CREEK RD.  
WINSTON, OR 97496  
(541) 679-5542

**ZONE:** AW  
**SEWER DISPOSAL:** INDIVIDUAL SEPTIC SYSTEMS  
**WATER:** BOTH HOUSES CURRENTLY USING SAME WELL  
**COMP. PLAN DESIGNATION:** FARM FOREST TRANSITIONAL  
**SUBJECT PROPERTY:** TAX ACCT. #'s 7410.00 & 7410.07  
T26S, R6W, SEC. 20A TAX LOTS 302 & 500  
**PLANNING DEPT. FILE #** 95-075

**DECLARATION**

WE, DUANE H. & JESSIE F. BROWN, TRUSTEES OF BROWN REVOCABLE TRUSTS, DO HEREBY DECLARE THAT WE ARE CAUSING THE LANDS DESCRIBED HEREON TO BE PARTITIONED AS SHOWN AND THE EASEMENTS TO BE CREATED AS SHOWN.

*Duane H. Brown* 3-11-98  
DUANE H. BROWN DATE  
*Jessie F. Brown* 3-11-98  
JESSIE F. BROWN DATE

**ACKNOWLEDGEMENT**

STATE OF OREGON  
COUNTY OF DOUGLAS  
THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME  
ON MARCH 11, 1998

BY Duane H. Brown & Jessie F. Brown  
AS TRUSTEES OF BROWN REVOCABLE TRUST.

*Nancy A. Winchell*  
MY COMMISSION EXPIRES: 10/20/2001



**SURVEYOR'S AFFIDAVIT**

I, GREG LANG, DO HEREBY CERTIFY THAT I HAVE SURVEYED & MARKED WITH PROPER MONUMENTS PARCEL #1, AND THAT I HAVE NOT, AS A PART OF THIS PARTITION, SURVEYED PARCEL #2. THE PARENT PARCEL IS DESCRIBED AS FOLLOWS:  
THAT PROPERTY DESCRIBED IN INSTRUMENT #'s 75-8260 & 75-8261, DEED RECORDS, DOUGLAS COUNTY, OREGON.  
EXCEPTING THEREFROM: PARCELS 1 & 2 OF THE LAND PARTITION FILED IN BOOK 10, PG. 142 A-D, DOUGLAS COUNTY CLERK RECORDS, DOUGLAS COUNTY, OREGON.  
SUBJECT TO: EASEMENTS & RESTRICTIONS OF RECORD TOGETHER WITH: EASEMENTS OF RECORD

*Gregory D. Lang* 3-31-99  
SURVEYOR DATE

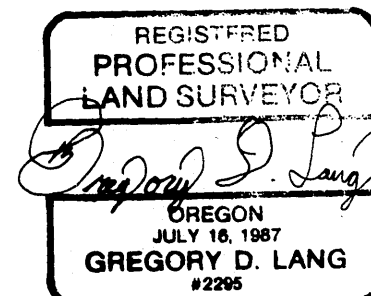
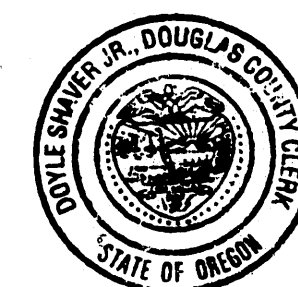
**APPROVALS**

*Keith L. Cubie* 4/6/99  
DOUGLAS CO. PLANNING DIRECTOR DATE  
*Romy Wain* 4/7/99  
DOUGLAS CO. SURVEYOR DATE

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

*Keith Shaver Jr.* 4-7-99  
DOUGLAS CO. TAX COLLECTOR DATE

FILED THIS 2th DAY OF April, 1999  
*Doyle Shaver Jr.* 4-8-99  
DOUGLAS CO. CLERK DATE  
*Carol Engels, Deputy* at 12: No PM.



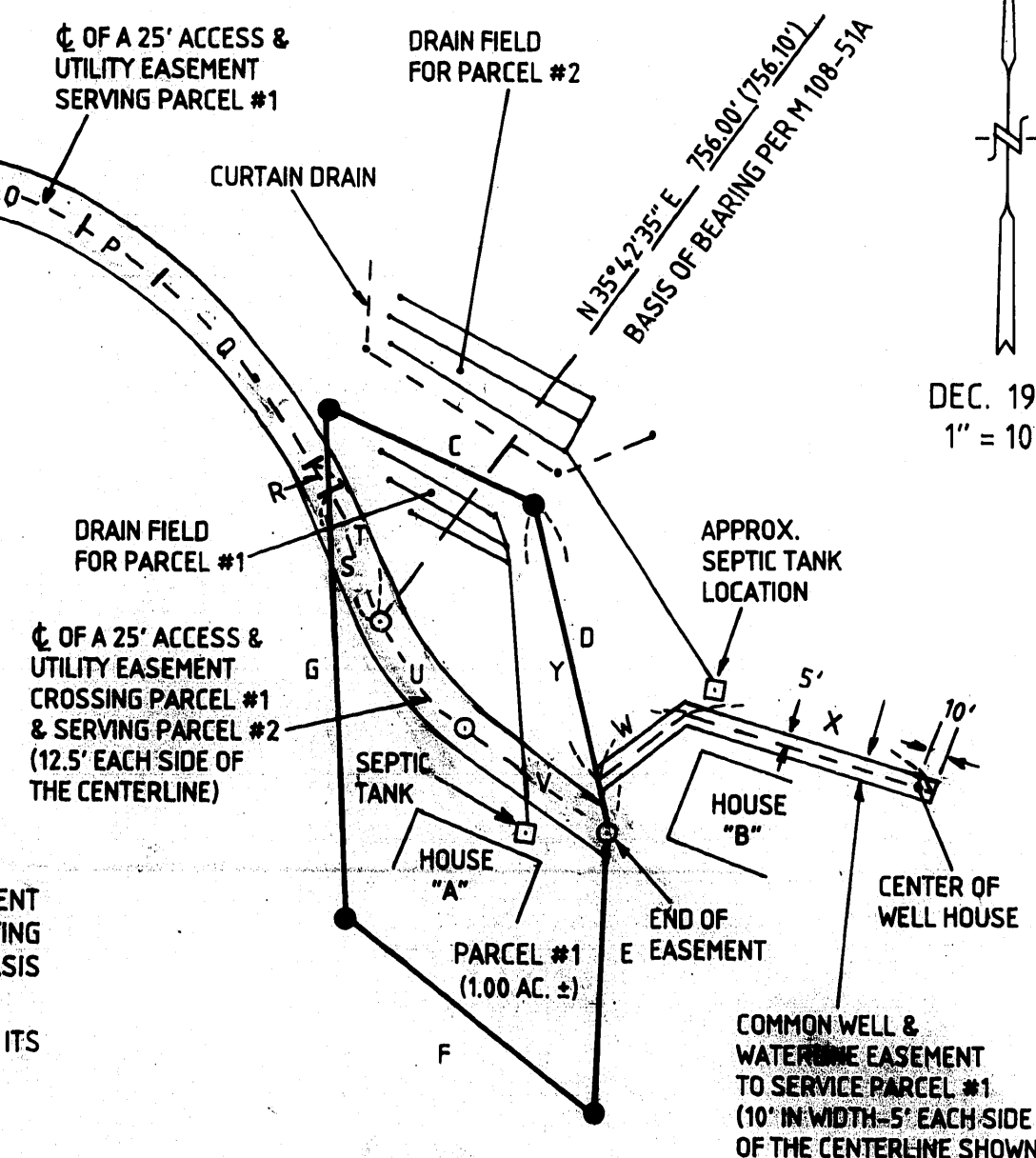
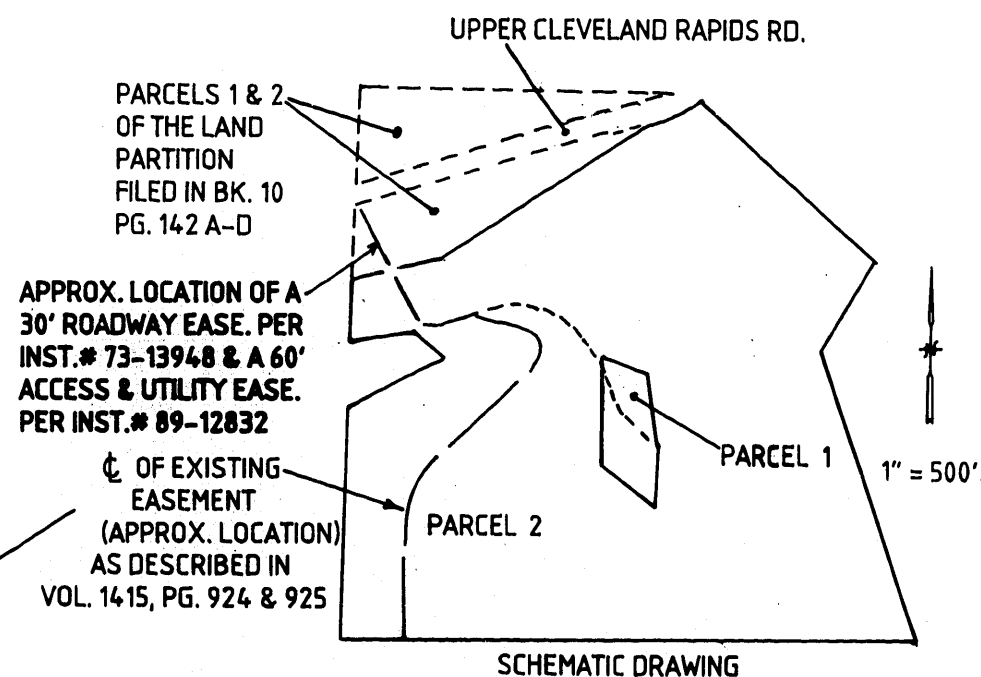
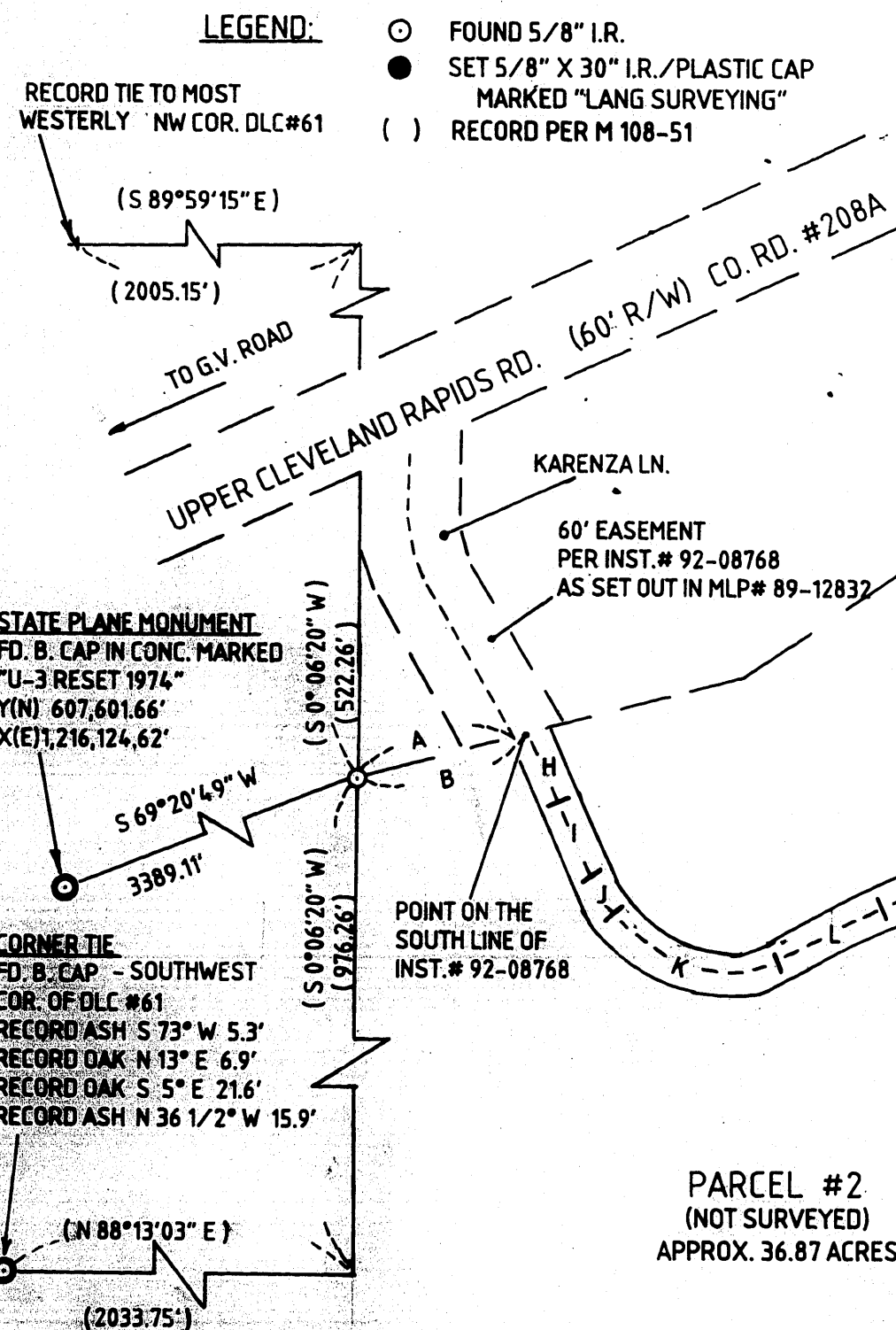
99-09650

EXPIRES 12-31-98

- A. N 75°00'00" E 98.38'
- B. N 75°00'00" E 108.75'
- C. S 65°17'22" E 128.92'
- D. S 13°07'01" E 191.88'
- E. S 2°08'17" W 162.50'
- F. N 51°50'54" W 180.72'
- G. N 2°27'04" W 291.78'
- H. S 21°52'08" E 45.92'
- I. CH S 25°56'04" E 49.63' R=350' L=49.67' Δ=8°07'52" T=24.877'
- J. S 30°00'00" E 27.69'
- K. CH S 74°19'11" E 104.80' R=75' L=116.03' Δ=88°38'22" T=73.240'
- L. N 61°21'38" E 68.10'
- M. CH N 75°40'49" E 116.25' R=235' L=117.47' Δ=28°38'22" T=59.987'
- N. EAST 29.98'
- O. CH S 73°25'42" E 91.27' R=160' L=92.55' Δ=33°08'37" T=47.612'
- P. S 56°51'23" E 53.54'
- Q. CH S 39°19'44" E 138.54' R=230' L=140.72' Δ=35°03'19" T=72.641'
- R. S 21°48'04" E 23.72'
- S. S 21°48'04" E 74.00'
- T. S 21°48'04" E 97.72'
- U. CH S 38°21'22" E 76.68' (76.69') R=134.67' L=77.76' Δ=33°05'01" T=40.00'
- V. S 54°53'05" E 101.84' (101.84')
- W. S 51°10'02" W 63.53'
- X. S 72°58'18" E 151.81'
- Y. S 13°07'01" E 165.24'

**EASEMENTS**

REF.#	LOCATION	WIDTH	TYPE
VOL. 203 PG. 146	PER VOL. 94, PG. 414	10'	COPCO R/W
# 68-8009	PER VOL. 338, PG. 85	---	PP&L R/W EASE.
# 71-4237	PER VOL. 338, PG. 85	---	PP&L R/W EASE.
# 71-13035	AS INSTALLED	10'	PNB PERPETUAL EASE.
# 67-12580	EXIST. GATEWAY RD.	60'	ROADWAY R/W
# 67-12580	EXIST. ROADWAY	40'	ROADWAY
# 73-13948	(SEE MAP)	30'	ROADWAY EASE.
# 71-9694	ROADWAY	40'	ROADWAY R/W
# 248966	ROADWAY	40'	ROAD R/W
# 221526	ROADWAY	40'	ROADWAY
VOL. 1415, PG. 924 & 925	(SEE MAP)	VARIABLE	ACCESS & UTILITY EASE.
# 89-12832	(SEE MAP)	60'	ACCESS & UTILITY EASE.



**NARRATIVE:**

THE PURPOSE OF THIS SURVEY IS TO PARTITION, FROM THE PARENT PARCEL, A 1 ACRE PARCEL ENCOMPASSING ONE OF THE EXISTING DWELLINGS. PREVIOUS SURVEY M 108-51 WAS USED FOR A BASIS OF BEARING.

SET MONUMENTS WERE POSITIONED TO INCLUDE HOUSE "A" & ITS OWN SEPTIC DRAIN FIELD.

EQUIP.: NIKON DTM 420  
SURVEY: GREG LANG  
DRAFTING: LAURIE LANG

99-09650

1999-0030

1999-0030