

LAND PARTITION

SE 1/4, SECTION 1D, TWP 26 SOUTH, RANGE 8 WEST, WILLAMETTE MERIDIAN
TAX ACCOUNT NO'S 7688.01, 7688.05 AND 7688.11
DOUGLAS COUNTY, OREGON
MAY 1999
SCALE 1" = 100'

INSTRUMENT NO'S 72-01541 AND 91-10689

- LEGEND**
- FOUND MONUMENT MARKED AS SHOWN
 - SET 5/8" X 30" I.R. WITH PLASTIC CAP MARKED M.E. FARR 1181
 - ⊗ LOCATION CALCULATED, NO MONUMENT SET
 - x-x-x- FENCE
 - (()) PER RECORD M 113-48

PARTITIONERS AND OWNERS

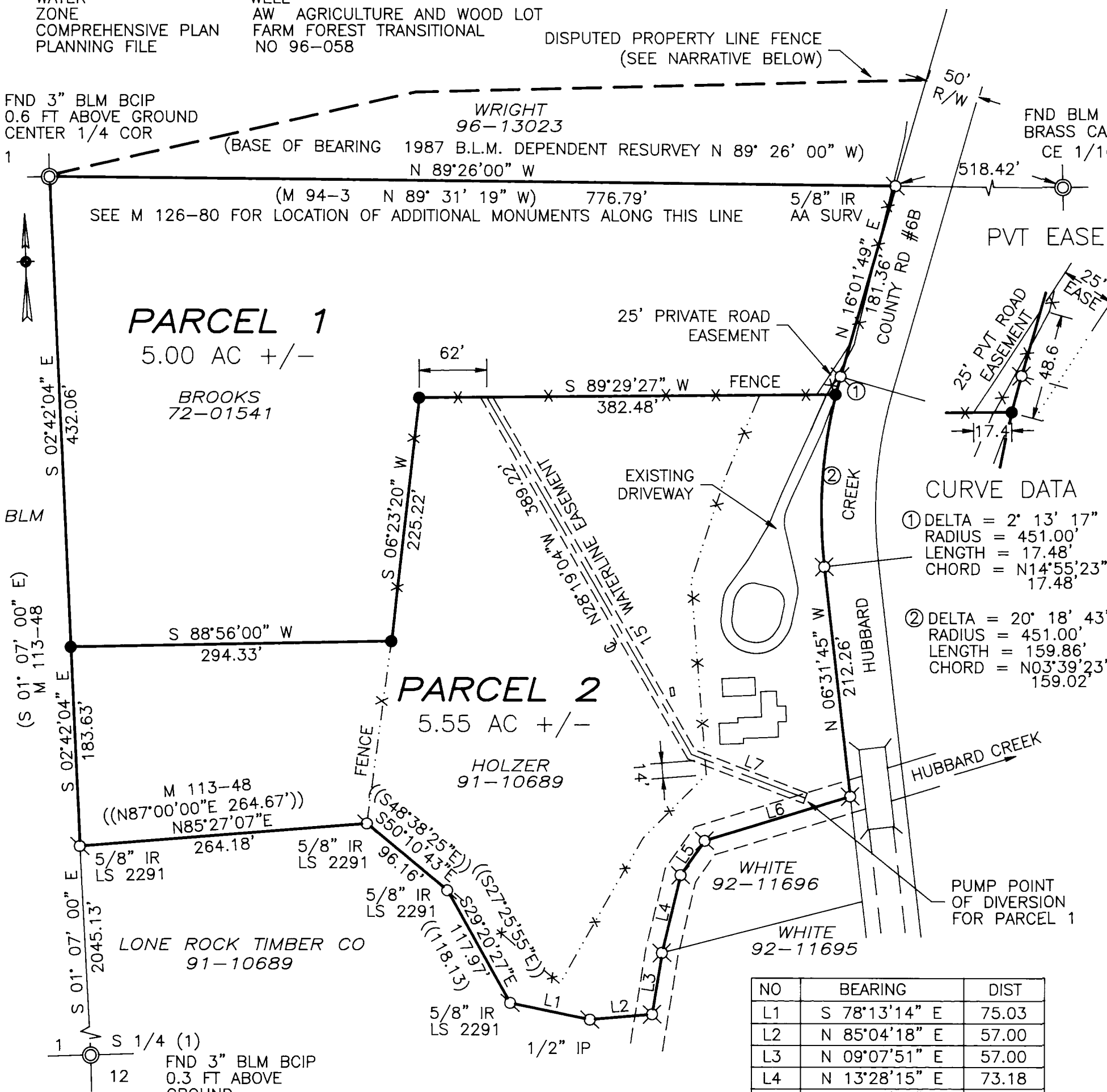
RICHARD AND CHERIE K BROOKS
3472 CARNELIAN WAY
CARSON CITY, NV 89705
PH (775) 267-5086

WELLS FARGO BANK
TRUSTEE FOR C K & H H
HOLZER TRUST
9975 HUBBARD CREEK RD
UMPUQA, OR 97486
PH (541) 459-2561

PARCEL 1 & 2

SANITARY SEWER WATER ZONE COMPREHENSIVE PLAN PLANNING FILE

SEPTIC TANK AND DRAIN FIELD WELL AW AGRICULTURE AND WOOD LOT FARM FOREST TRANSITIONAL NO 96-058



NARRATIVE:

THE PURPOSE OF THIS SURVEY IS TO CORRECT AND LEGITIMIZE A DIVISION AND SALE OF PROPERTY WHICH WAS COMPLETED IN AUGUST 1972. STATUTORY REQUIREMENTS FOR MINOR LAND PARTITIONS WENT INTO EFFECT IN FEBRUARY 1972. THE PROPERTY WAS ZONED (FR) FOREST-RECREATION AT THE TIME IT WAS CONVEYED, WHICH HAD A FIVE (5) ACRE MINIMUM PARCEL SIZE. THE PROPERTY DESCRIBED IN INSTRUMENT NUMBERS 72-01541 AND 91-10689 AS RECORDED IN THE DEED RECORDS OF DOUGLAS COUNTY, OREGON. WE USED FOUND BLM BRASS CAP C 1/4 COR, FOUND MONUMENTS FROM M 113-48 FOR THE WESTERN AND SOUTHERN BOUNDARIES, BOUNDARIES, A LINE 25 FEET WESTERLY OF THE CENTERLINE OF HUBBARD CREEK ROAD FOR THE EASTERN BOUNDARY, AND M110-55 FOR THE NORTHERN BOUNDARY AND THE BASE OF BEARINGS. THE NORTH LINE OF THE PROPERTY IS IN DISPUTE. RICHARD AND CHERIE BROOKS CLAIM OWNERSHIP TO THE FENCE. THE OWNERS NORTH OF THE FENCE CLAIM OWNERSHIP TO A SURVEYED LINE BASED UPON A DEPENDENT RESURVEY. IN ANY EVENT, THE NORTH PROPERTY LINE CONSTRUED MOST UNFAVORABLE TO THE APPLICANTS, RICHARD AND CHERIE BROOKS, PARCEL 1 CONTAINS AT LEAST 5 ACRES.

THIS SURVEY WAS PERFORMED BY MAURICE E FARR AND RICHARD GARZA, JR USING A LIETZ SET 4 TOTAL STATION. CALCULATIONS AND DRAFTING WERE PERFORMED BY MAURICE E FARR.

99-30499

DECLARATION

KNOW ALL MEN BY THESE PRESENTS, THAT WE, RICHARD BROOKS AND CHERIE K BROOKS, OWNERS OF THE LANDS REPRESENTED AND DESCRIBED ON THIS PARTITION PLAT, HAVE CAUSED THE SAME TO BE SURVEYED AND PARTITIONED AS SET FORTH HEREON AND DEDICATE THE EASEMENTS TO THE OWNERS OF PARCELS 1 & 2.

Richard Brooks *Cherie K Brooks*
RICHARD BROOKS CHERIE K BROOKS

ACKNOWLEDGMENT

STATE OF NEVADA }
COUNTY OF DOUGLAS }

KNOW ALL MEN BY THESE PRESENTS THAT ON THE 27th DAY OF JULY 1999, BEFORE ME APPEARED RICHARD BROOKS AND CHERIE K BROOKS WHO BEING DULY SWORN, DID SAY THAT THEY SIGNED THE DECLARATION SET FORTH HEREON AS THEIR FREE AND VOLUNTARY ACT AND DEED.

IN TESTIMONY WHEREOF, I HAVE HEREUNTO SET MY HAND AND AFFIXED BY OFFICIAL SEAL THIS DAY AND YEAR FIRST ABOVE WRITTEN.

Sharon Coates
NOTARY PUBLIC OF NEVADA
MY COMMISSION EXPIRES: 10-26-2002

DECLARATION

KNOW ALL MEN BY THESE PRESENTS, THAT WE, HELEN HOLZER AND WELLS FARGO BANK, TRUSTEE FOR CK & HH HOLZER TRUST, OWNERS OF THE LANDS REPRESENTED AND DESCRIBED ON THIS PARTITION PLAT, HAVE CAUSED THE SAME TO BE SURVEYED AND PARTITIONED AS SET FORTH HEREON AND DEDICATE THE EASEMENTS TO THE OWNERS OF PARCELS 1 & 2.

Helen Holzer *Chris Dubelack*
HELEN HOLZER WELLS FARGO BANK TRUSTEE FOR C K & H H HOLZER TRUST

ACKNOWLEDGMENT

STATE OF OREGON }
COUNTY OF DOUGLAS }

KNOW ALL MEN BY THESE PRESENTS THAT ON THE 20th DAY OF DECEMBER 1999, BEFORE ME APPEARED HELEN HOLZER AND WELLS FARGO BANK, TRUSTEE FOR CK & HH HOLZER TRUST, WHO BEING DULY SWORN, DID SAY THAT THEY SIGNED THE DECLARATION SET FORTH HEREON AS THEIR FREE AND VOLUNTARY ACT AND DEED.

IN TESTIMONY WHEREOF, I HAVE HEREUNTO SET MY HAND AND AFFIXED BY OFFICIAL SEAL THIS DAY AND YEAR FIRST ABOVE WRITTEN.

Roy C. Farr
NOTARY PUBLIC OF OREGON
MY COMMISSION EXPIRES: 7/18/03

APPROVALS

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

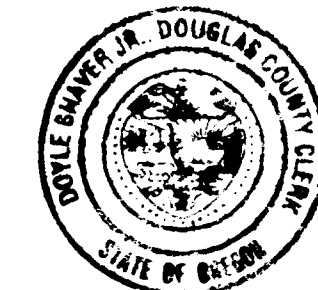
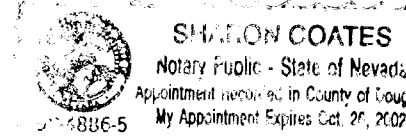
Ron Nostrera 12/23/99
DOUGLAS COUNTY TAX COLLECTOR DATE

Keith L. Cubic 12/22/99
DOUGLAS COUNTY PLANNING DIRECTOR DATE

Roman E. Wan 12/23/99
DOUGLAS COUNTY SURVEYOR DATE

99-30499 3:25 P.M.
FILED 23rd DAY OF DECEMBER, 1999

Doyle Shaver Jr. *Gloria Burnett*
COUNTY CLERK BY DEPUTY



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

DOUGLAS COUNTY CLERK

IN THE OFFICIAL RECORDS OF DOUGLAS COUNTY
BY *Gloria Burnett* DEPUTY

SURVEYOR'S CERTIFICATE

I, MAURICE E FARR, BEING FIRST DULY SWORN, DEPOSE AND SAY THAT I HAVE CORRECTLY SURVEYED AND MARKED WITH PROPER MONUMENTS THE LANDS SHOWN ON THE ANNEXED PLAT OF WHICH THE FOLLOWING IS A TRUE AND CORRECT DESCRIPTION:

BEGINNING AT A 3" DIAMETER BRASS CAP, THE CENTER 1/4 CORNER OF SECTION 1, TOWNSHIP 26 SOUTH, RANGE 8 WEST, W.M.; THENCE S02°42'04"E 615.69 FT TO A 5/8" IR; THENCE N85°27'07"E 264.18' TO A 5/8" IR; THENCE S50°10'43"E 96.16 FT TO A 5/8" IR; THENCE S29°20'27"E 117.97 FT TO A 5/8" IR; THENCE S78°13'14"E 75.03 FT TO A 1/2" IP; THENCE N85°04'18"E 57.00 FT TO THE CENTER OF HUBBARD CREEK; THENCE ALONG THE CENTERLINE OF HUBBARD CREEK N09°07'51"E 57.00 FT; N13°28'15"E 73.18 FT; N34°58'05"E 38.68 FT; N72°50'52"E 139.74 FT TO A POINT ON THE WEST RIGHT OF WAY LINE OF HUBBARD CREEK COUNTY ROAD NO 6B; THENCE ALONG THE WEST RIGHT OF WAY LINE N06°31'45"W 212.26 FT TO A POINT; THENCE CONTINUING ALONG SAID RIGHT OF WAY ON A 451 FT RADIUS CURVE TO THE RIGHT, THE LONG CHORD OF WHICH BEARS N03°39'23"E 159.02 FT TO A 5/8" IR; THENCE CONTINUING ALONG SAID RIGHT OF WAY ON A 451 FT RADIUS CURVE TO THE RIGHT, THE LONG CHORD OF WHICH BEARS N14°55'23"E 17.48 FT TO A POINT; THENCE CONTINUING ALONG SAID RIGHT OF WAY N16°01'49"E 181.36 FT TO A 5/8" IR; THENCE LEAVING SAID RIGHT OF WAY LINE N89°26'00"W 776.79 FT TO THE POINT OF BEGINNING, CONTAINING 5.00 ACRES MORE OR LESS IN PARCEL 1 AND 5.55 ACRES MORE OR LESS IN PARCEL 2, ALL LOCATED IN SECTION 1, TWP 26 S, R 8 W, WM, DOUGLAS COUNTY, OREGON.

REGISTERED PROFESSIONAL LAND SURVEYOR

Maurice E Farr
MAURICE E. FARR
PROFESSIONAL LAND SURVEYOR
395 NE KIRBY AVENUE
ROSEBURG, OR 97470

Maurice E Farr
OREGON
SEPT 23, 1977 7-99
MAURICE E. FARR
1181

EXPIRES 12-31-99

99-30499