

2000-0004 B

# FINAL PARTITION PLAT

BEING A PORTION OF BLOCK 66  
IN THE "AMENDED PLAT OF RAILROAD ADDITION  
TO REEDSPORT" LOCATED IN THE SW 1/4 OF  
THE SE 1/4, SECTION 34, T.21S., R.12W., W.M.  
CITY OF REEDSPORT,  
DOUGLAS COUNTY, OREGON  
DECEMBER 07, 1999  
SHEET 2 OF 2

PREPARED FOR:  
TANNER TRUST  
WIESBURG TRUST  
LA MONICA TRUST  
15455 SAN FERNANDO MISSION, SUITE 402  
MISSION HILLS, CA. 91345



### DECLARATION

KNOW ALL PEOPLE BY THESE PRESENTS THAT WE, HOWARD TANNER AND SHIRLEY TANNER, TRUSTEES OF THE TANNER FAMILY TRUST, STEVEN E. WIESBURG AND MARGO H. WIESBURG, TRUSTEES OF THE STEVEN AND MARGO WIESBURG FAMILY REVOCABLE TRUST, AND LAWRENCE LA MONICA AND MARIE LA MONICA, TRUSTEES OF THE LA MONICA TRUST, BEING DULY SWORN, DEPOSE AND SAY THAT WE ARE THE OWNERS OF THE PROPERTY REPRESENTED ON THE ANNEXED MAP AND MORE PARTICULARLY DESCRIBED IN THE SURVEYORS CERTIFICATE, DO HEREBY DECLARE THE MAP OF THIS PARTITION PLAT TO BE CORRECT, AND HAVE CAUSED THIS PARTITION PLAT TO BE PREPARED AND PROPERTY PARTITIONED INTO PARCELS AS SHOWN, IN ACCORDANCE WITH THE PROVISIONS OF THE OREGON REVISED STATUTES, CHAPTER 92, AND WE DO HEREBY GRANT ALL EASEMENTS AS SHOWN OR NOTED ON SAID MAP.

HOWARD TANNER, TRUSTEE  
SEE PARTITION PLAT CONSENT AFFIDAVIT AS RECORDED IN BOOK 1667, PAGE 155 INSTRUMENT NO. 00-01039

SHIRLEY TANNER, TRUSTEE  
SEE PARTITION PLAT CONSENT AFFIDAVIT AS RECORDED IN BOOK 1667, PAGE 155 INSTRUMENT NO. 00-01039

LAWRENCE LA MONICA, TRUSTEE  
SEE PARTITION PLAT CONSENT AFFIDAVIT AS RECORDED IN BOOK 1667, PAGE 154 INSTRUMENT NO. 00-01038

MARIE LA MONICA, TRUSTEE  
SEE PARTITION PLAT CONSENT AFFIDAVIT AS RECORDED IN BOOK 1667, PAGE 154 INSTRUMENT NO. 00-01038

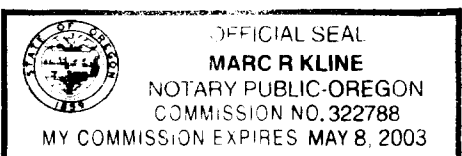
*Steven E. Wiesburg*  
STEVEN E. WIESBURG, TRUSTEE

*Margo H. Wiesburg*  
MARGO H. WIESBURG, TRUSTEE

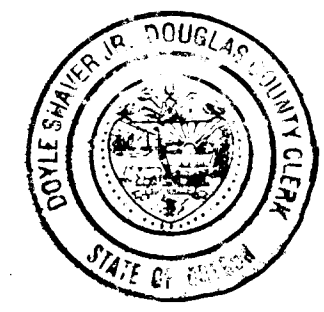
### ACKNOWLEDGMENT

STATE OF OREGON  
COUNTY OF WASHINGTON )SS  
THIS IS TO CERTIFY: THAT ON THIS 17<sup>th</sup> DAY OF December OF 1999, BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED

STEVEN E. WIESBURG & MARGO H. WIESBURG  
WHO BEING FIRST DULY SWORN DID SAY THAT THEY ARE THE TRUSTEES NAMED IN AND DESCRIBED IN THE FOREGOING INSTRUMENT AND THIS, THE CERTIFICATE THERETO, AND THEY DO DECLARE THE ACT OF AFFIXING THEIR SIGNATURES TO THIS INSTRUMENT TO BE THE FREE AND WILLFUL ACT AND DEED OF SAID TRUSTEES.



*Marc R. Kline*  
NOTARY PUBLIC - Marc R. Kline  
MY COMMISSION EXPIRES MAY 8 2003



### NARRATIVE

THE PURPOSE OF THIS SURVEY IS TO PARTITION INTO PARCELS THE "ALSO" PORTION OF THAT CERTAIN TRACT OF REAL PROPERTY DESCRIBED IN THAT CERTAIN DEED RECORDED IN BK. 1496 PG. 615, DOUGLAS COUNTY DEED RECORDS. THE BASIS OF BEARINGS IS S.69°54'W., ALONG THE SOUTHERLY RIGHT-OF-WAY LINE OF HAWTHORNE AVE. PER SAID DEED AND PER SURVEY (7), DEFINED BY THE FOUND MONUMENTS AT POINTS 108, 330, 332, AND 336. HELD PLAT DISTANCE (140.00') FROM PT-332, MEASURED ALONG SAID SOUTH RIGHT-OF-WAY LINE TO DETERMINE THE N.E. CORNER OF BLOCK 60. HELD PLAT DISTANCE (660.00') FROM SAID N.E. CORNER MEASURED ALONG SAID SOUTH RIGHT-OF-WAY LINE TO DETERMINE THE N.W. CORNER OF BLOCK 61. HELD PLAT ANGLE (90°) AT SAID N.E. AND N.W. CORNERS TO DETERMINE OF RIGHT-OF-WAY LINES FOR 14TH. & 16TH. STREETS. PT-339 WAS HELD FOR THE S.E. CORNER OF LOT 1, BLOCK 93, AS SHOWN ON (2) AND (3). THE CENTERLINE OF FIR AVE. WAS DETERMINED BY HOLDING A PROPORTIONED PLAT DISTANCE (130.07'), FROM SAID PT-339 TOGETHER WITH PLAT ANGLE (90°) AS SHOWN. THIS CENTERLINE POSITION FITS WELL WITH PT-103, WHICH WAS SET IN (3) USING PT-339. THE INTERSECTION OF SAID CENTERLINE AND THE EASTERLY RIGHT-OF-WAY OF SAID 16 TH. ST. IS THE S.W. CORNER OF SAID TRACT. THE REMAINING LINES WERE DETERMINED BY HOLDING DEED DISTANCES AND ANGLES, AS SHOWN.

REFERENCE SURVEY NUMBERS (X).

### APPROVALS

APPROVED THIS 6<sup>th</sup> DAY OF January, ~~1999~~ 2000  
Community Development Sarah Lounsbury  
CITY OF REEDSPORT BY

APPROVED THIS 18<sup>th</sup> DAY OF JANUARY, ~~1999~~ 2000  
Ed Monahan  
DOUGLAS COUNTY SURVEYOR DEPUTY

STATE OF OREGON )  
COUNTY OF DOUGLAS )SS  
I DO HEREBY CERTIFY THAT THE ATTACHED PARTITION PLAT WAS RECEIVED FOR RECORDING ON THIS 19<sup>th</sup> DAY OF JANUARY, ~~1999~~ 2000 AT 11:30 O'CLOCK A.M.  
00-01040

DOYLE SHAVER JR. Deputy  
DOUGLAS COUNTY CLERK Deputy

ALL TAXES, FEES, ASSESSMENTS OR OTHER CHARGES, AS PROVIDED BY O.R.S. 92.095 HAVE BEEN PAID AS OF JAN 18, ~~1999~~ 2000  
POW NORTHCRAFT  
DOUGLAS COUNTY TAX COLLECTOR

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  
00 01 19 AM 11:53  
DOYLE SHAVER JR.  
DOUGLAS COUNTY CLERK  
IN THE OFFICIAL RECORDS OF DOUGLAS COUNTY  
BY Garrett Bennett  
DEPUTY  
FEE PP

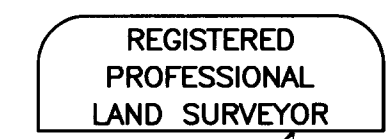
### SURVEYOR'S CERTIFICATE

I, TIMOTHY D. MAHONEY, HEREBY CERTIFY THAT I HAVE CORRECTLY SURVEYED AND MARKED WITH PROPER MONUMENTS, THE LAND REPRESENTED ON THE ATTACHED PARTITION PLAT. THE BOUNDARIES OF WHICH ARE DESCRIBED AS FOLLOWS:

A TRACT OF LAND SITUATED IN THE SOUTHWEST ONE-QUARTER OF THE SOUTHEAST ONE-QUARTER OF SECTION 34, TOWNSHIP 21 SOUTH, RANGE 12 WEST, W.M., AND BEING A PORTION OF BLOCK 66 IN THE "AMENDED PLAT OF RAILROAD ADDITION TO REEDSPORT", CITY OF REEDSPORT, DOUGLAS COUNTY, OREGON, RECORDED IN BOOK 1496, PAGE 615, RECORDS OF DOUGLAS COUNTY, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE EASTERLY RIGHT-OF-WAY LINE OF 16TH STREET, SAID POINT ALSO BEING AT THE CENTERLINE OF FIR AVENUE (NOW VACATED), ALL IN THE PLAT OF "RAILROAD ADDITION, REEDSPORT", DOUGLAS COUNTY, OREGON; THENCE ALONG THE EAST LINE OF SAID 16TH STREET, N. 20°06'00" W., 295.12 FEET; THENCE PARALLEL WITH THE CENTERLINE OF THE SAID FIR AVENUE, N. 69°54'00" E., 129.35 FEET; THENCE S. 20°06'00" E., 295.12 FEET TO THE CENTERLINE OF THE SAID FIR AVENUE; THENCE ALONG THE SAID CENTERLINE S. 69°54'00" W., 129.35 FEET TO THE POINT OF BEGINNING. SUBJECT TO RIGHTS OF THE PUBLIC IN AND TO THAT PORTION OF THE PREMISES HEREIN DESCRIBED LYING WITHIN THE LIMITS OF ROADS, STREETS, AND HIGHWAYS.

*Timothy D. Mahoney*  
TIMOTHY D. MAHONEY, REGISTERED PROFESSIONAL LAND SURVEYOR NO. 2347



*Timothy D. Mahoney*  
OREGON  
JULY 26, 1988  
TIMOTHY D. MAHONEY  
2347  
EXPIRES 12/31/00

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