

LAND PARTITION

DOUGLAS COUNTY PLANNING
DEPARTMENT FILE NUMBER 99-237.

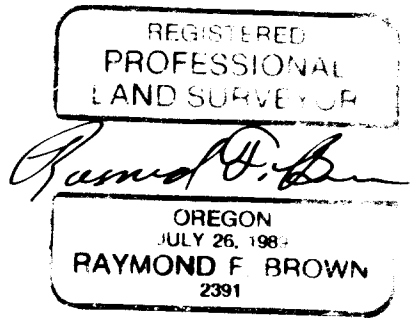
Located in the:
S.E. 1/4, SECTION 5,
TOWNSHIP 30 SOUTH, RANGE 5 WEST,
WILLAMETTE MERIDIAN, DOUGLAS COUNTY, OREGON

LEGAL OWNER:
ROBERT E. BENN
171 N.W. PACIFIC HIGHWAY
MYRTLE CREEK, OR. 97457

PARTITIONER:
CHARLES P. SHIRTCLIFF
P. O. BOX 1256
MYRTLE CREEK, OR. 97457

TOTAL NUMBER OF PARCELS: THREE (3)
WATER SUPPLY: TRI CITY WATER DISTRICT
SEWER DISPOSAL: TRI CITY SANITARY DISTRICT
ZONING: RS & R-1.
COMPREHENSIVE PLAN DESIGNATION: RLD & RMD.

MAP PREPARED BY:
RAYMOND F. BROWN - P.L.S. #2391
P. O. BOX 539
CANYONVILLE, OREGON 97417
Phone: (541) 839-6185



SURVEYOR'S CERTIFICATE:

EXP. 12/31/2001

I, RAYMOND F. BROWN, BEING FIRST DULY SWORN, HEREBY, DEPOSE AND SAY THAT I HAVE CORRECTLY SURVEYED AND MARKED WITH PROPER MONUMENTS THE LAND SHOWN HEREON; THE BOUNDARIES OF WHICH ARE DESCRIBED AS FOLLOWS:

Raymond F. Brown
RAYMOND F. BROWN - P.L.S. # 2391

7/12/00
DATE

LEGAL DESCRIPTION:

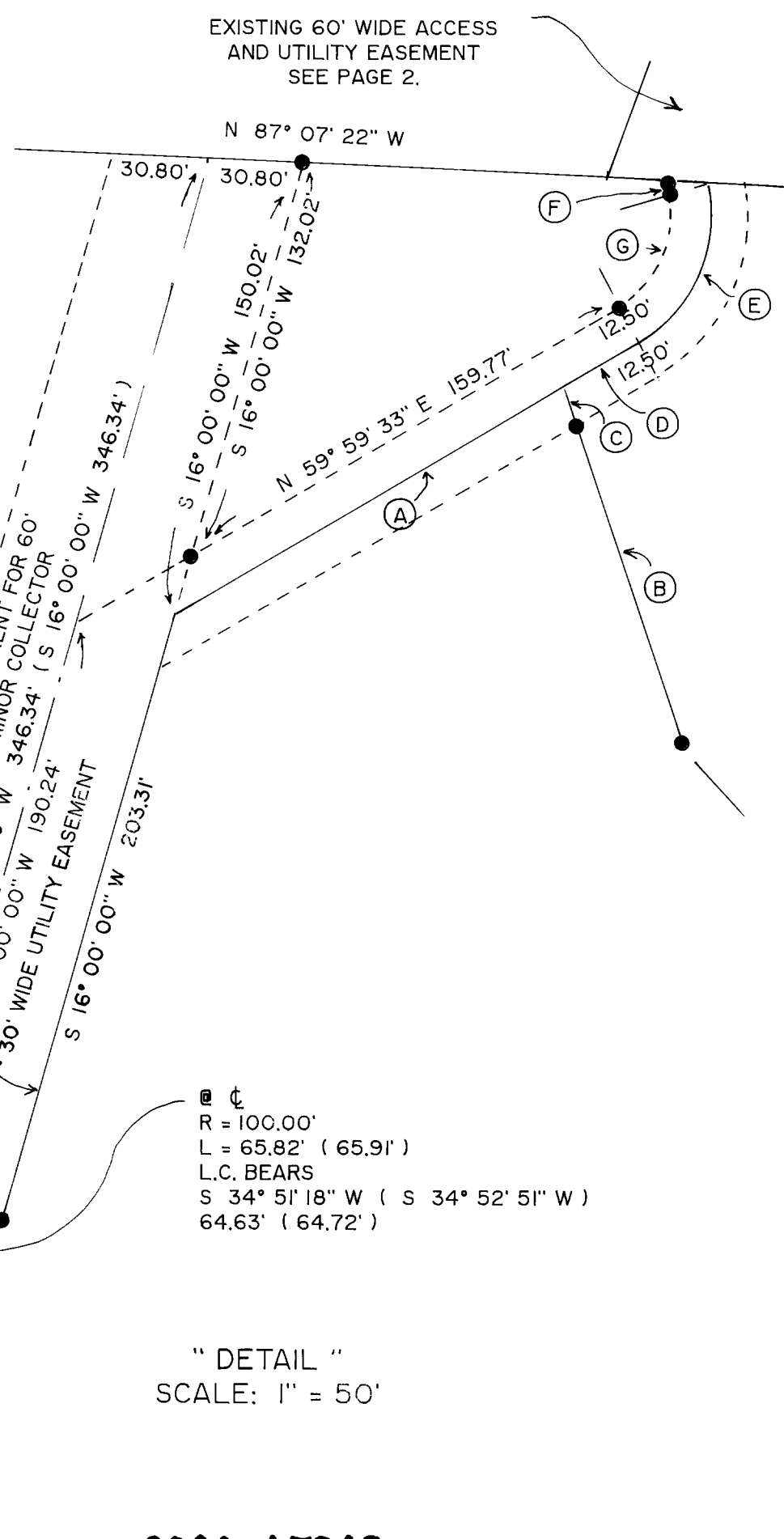
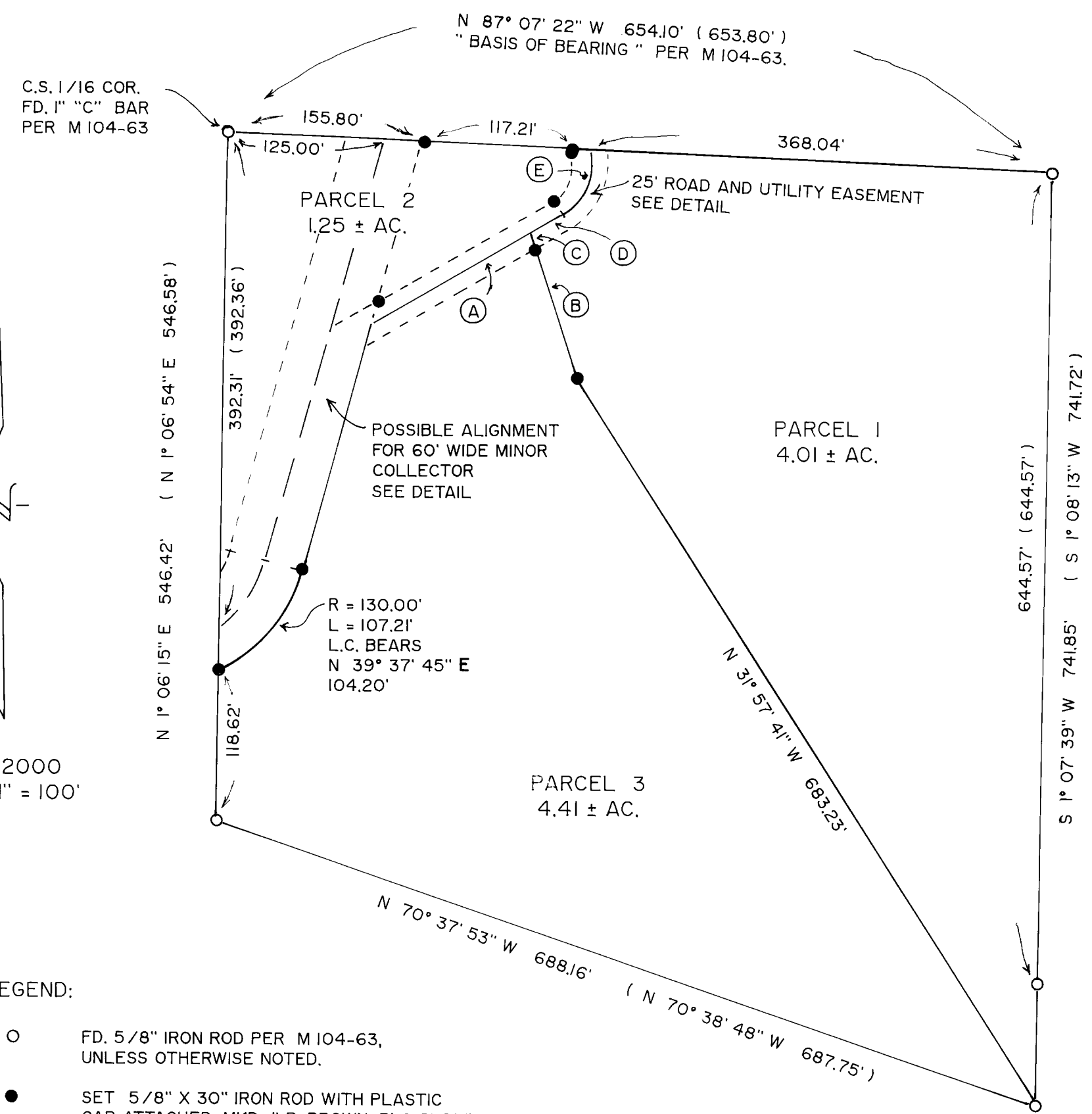
BEGINNING AT THE CENTER-SOUTH 1/16 CORNER OF SECTION 5, TOWNSHIP 30 SOUTH, RANGE 5 WEST, WILLAMETTE MERIDIAN, DOUGLAS COUNTY, OREGON; THENCE ALONG THE NORTH LINE OF THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SAID SECTION 5, SOUTH 87° 07' 22" EAST 654.10 FEET TO A 5/8 INCH IRON ROD; THENCE SOUTH 1° 07' 39" WEST 741.85 FEET TO A 5/8 INCH IRON ROD; THENCE NORTH 70° 37' 53" WEST 688.16 FEET TO A 5/8 INCH IRON ROD LOCATED IN THE WEST LINE OF THE SAID SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 5; THENCE ALONG SAID WEST LINE, NORTH 1° 06' 15" EAST 546.42 FEET TO THE POINT OF BEGINNING.

COORDINATE TIE:

THERE ARE NO COORDINATE TIES WITHIN LIMITS.

LINE INDEX:

- (A) N 59° 59' 33" E 144.03'
- (B) S 18° 18' 52" E 108.25'
- (C) S 18° 18' 52" E 12.77'
- (D) N 59° 59' 33" E 28.67'
- (E) @ CENTER LINE
R = 46.45', L = 59.81'
L.C. BEARS N 23° 06' 17" E 55.77'
- (F) N 13° 47' 24" W 3.74'
- (G) R = 32.95', L = 43.94'
L.C. BEARS N 23° 06' 17" E 40.76'



JUNE, 2000
SCALE: 1" = 100'

LEGEND:

- (O) FD. 5/8" IRON ROD PER M 104-63, UNLESS OTHERWISE NOTED.
- (●) SET 5/8" X 30" IRON ROD WITH PLASTIC CAP ATTACHED, MKD. " R. BROWN, PLS 2391 "
- () RECORD AS PER M 104-63.

DECLARATION:

I, ROBERT E. BENN, BEING FIRST DULY SWORN, DEPOSE AND SAY THAT I HAVE CAUSED THE LANDS DEPICTED HEREON TO BE SURVEYED AND THE EASEMENTS SHOWN HEREON TO BE CREATED AS SET FORTH, ON MY OWN FREE WILL.

Robert E. Benn
ROBERT E. BENN
7-13-00
DATE

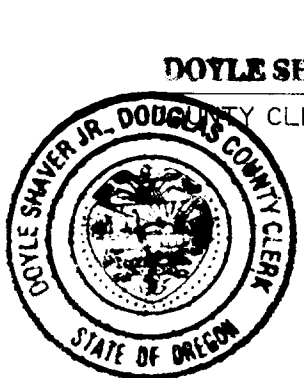
ACKNOWLEDGEMENT:

PERSONALLY APPEARED THE ABOVE NAMED ROBERT E. BENN AND ACKNOWLEDGED THE FOREGOING TO BE A VOLUNTARY AND FREE ACT.

Charles P. Shirtcliff
NOTARY PUBLIC

MY COMMISSION EXPIRES 9-26-2000

FILED THIS THE 25th DAY OF JULY, 2000 @ 1:16 P.M.



DOYLE SHAVER JR., COUNTY CLERK

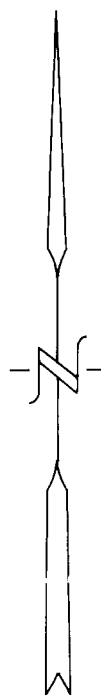
Blain J. Burnett
By: DEPUTY

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

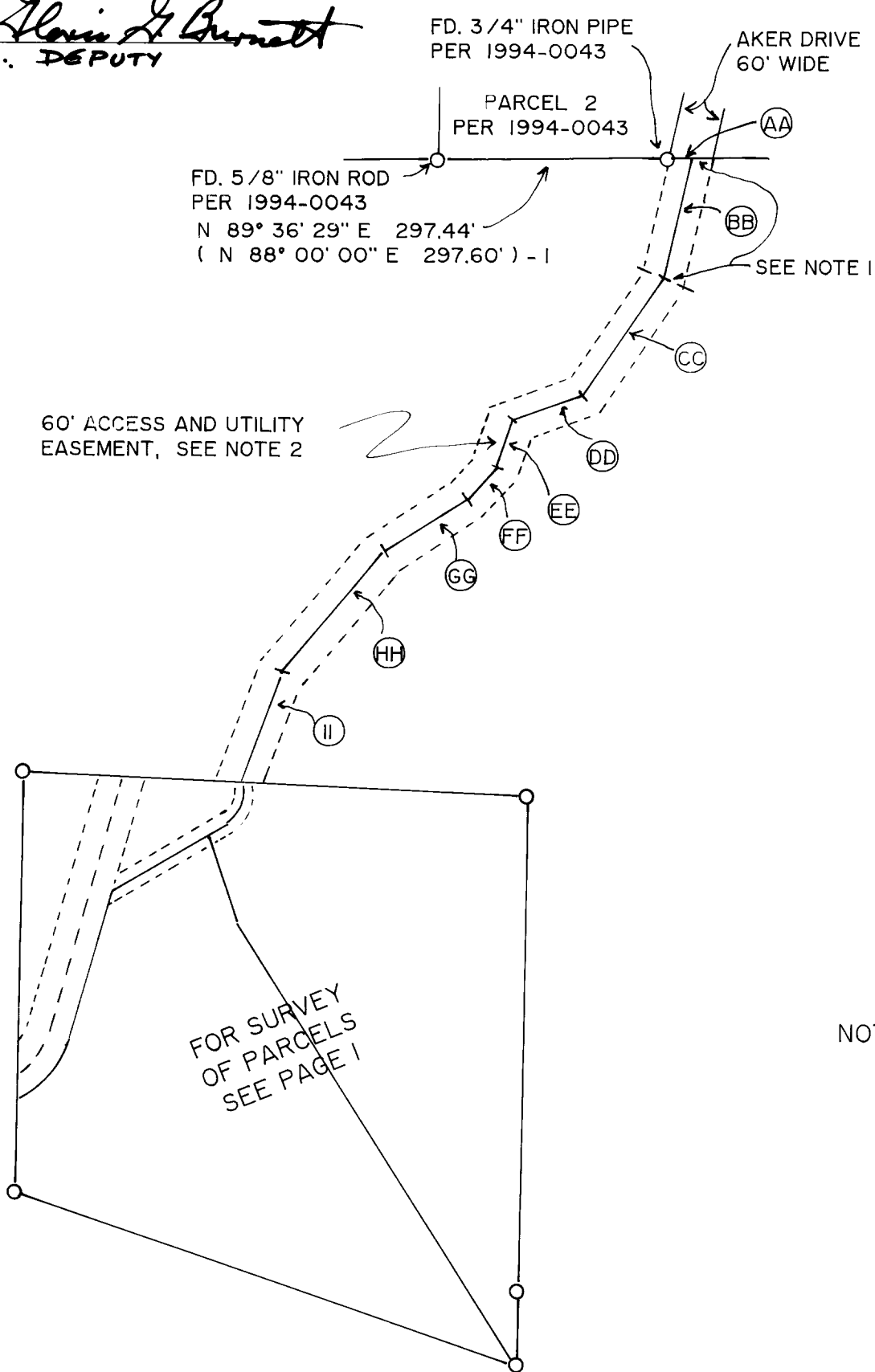
00 JUL 25 PM 1:16

DOYLE SHAVER JR.,
DOUGLAS COUNTY CLERK
IN THE OFFICIAL RECORDS OF DOUGLAS COUNTY

BY Blain J. Burnett
DEPUTY
FEE PP



JUNE, 2000



ACCESS AND UTILITY EASEMENT DETAIL
SCALE: 1" = 200'

LEGEND:

- FD. 5/8" IRON ROD PER M 104-63 UNLESS OTHERWISE NOTED.
- SET 5/8" X 30" IRON ROD WITH PLASTIC CAP ATTACHED, MKD. " R. BROWN, PLS 2391".
- () RECORD AS PER M 104-63.
- () - 1 RECORD AS PER 1994-0043.
- () - 2 RECORD AS PER DEED REF. # 92-19958.

LINE INDEX:

- Ⓐ N 89° 43' 34" E 30.82'
(N 88° 07' 05" E 30.82') - 1
- Ⓑ S 12° 46' 29" W 159.72'
(S 11° 55' 23" W 159.72') - 2
- Ⓒ S 35° 01' 39" W 187.20'
(S 34° 10' 33" W 187.20') - 2
- Ⓓ S 70° 03' 15" W 96.39'
(S 69° 12' 09" W 96.39') - 2
- Ⓔ S 17° 57' 35" W 60.08'
(S 17° 06' 29" W 60.08') - 2
- Ⓕ S 40° 58' 10" W 59.33'
(S 40° 07' 04" W 59.33') - 2
- Ⓖ S 58° 07' 06" W 127.00'
(S 57° 16' 00" W 127.00') - 2
- Ⓗ S 39° 39' 51" W 210.38'
(S 38° 48' 45" W 210.38') - 2
- Ⓙ S 19° 52' 31" W 148.68'
(S 19° 10' 25" W 150.07') - 2

NOTES:

1. IRREVOCABLE OFFER TO DEDICATE THE NORTHERLY 159.72' OF THE EXISTING 60' WIDE ACCESS AND UTILITY EASEMENT. SEE DEED REFERENCE NUMBER 2000-12713, DEED RECORDS, DOUGLAS COUNTY, OREGON.
2. EXISTING 60' WIDE ACCESS AND UTILITY EASEMENT, FOR LEGAL DESCRIPTION OF EASEMENT, SEE DEED REFERENCE NUMBER 92-19958, DEED RECORDS, DOUGLAS COUNTY, OREGON.

APPROVALS:

Bob Williamson for KLC 7/21/00
DOUGLAS COUNTY PLANNING DEPARTMENT DIRECTOR DATE

Romy Wan 7-21-00
DOUGLAS COUNTY SURVEYOR'S OFFICE DATE

CERTIFICATION OF TAX PREPAYMENT:

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

James R. Krueger 7-25-00
DOUGLAS COUNTY TAX COLLECTOR DATE

LAND PARTITION

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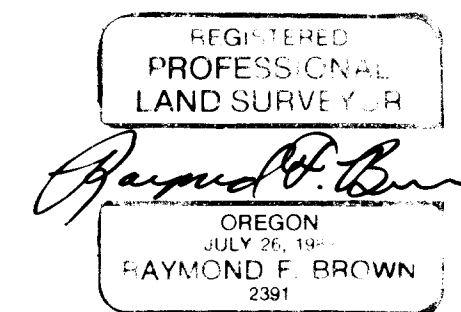
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EXP. 12/31/2001

NARRATIVE:

PURPOSE OF THE SURVEY WAS TO CREATE THE PARCELS AS SHOWN. FIELD INVESTIGATION LOCATED THE SAID FOUND MONUMENTS AND CONDITIONS. DOUGLAS COUNTY SURVEYOR'S OFFICE MAP FILE NUMBER M 104-63, CONTROLLED THE SURVEY. IN ADDITION THE EXISTING 60 FOOT WIDE ACCESS AND UTILITY EASEMENT WAS CONTROLLED BY DOUGLAS COUNTY SURVEYOR'S OFFICE MAP FILE NUMBER 1994-0043, AND THEN ROTATED LOCALLY TO THE USED BASIS OF BEARING. THE NORTH BOUNDARY OF THE PROPERTY, AS DEFINED BY SAID DOUGLAS COUNTY SURVEYOR'S OFFICE MAP FILE NUMBER M 104-63, WAS USED AS " BASIS OF BEARING ".