

2002-0006

LEGEND

- Found 5/8" iron rod unless noted
- Set 5/8" x 30" iron rebar w/ yellow plastic cap marked "Land Mark PLS 2287"
- Calculated Point

Record Information

- () Record per M29-61
- [] Record per Vol. 10 Pg. 44

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

02 JAN 30 AM 9:11

DOYLE SHAVER JR.
 DOUGLAS COUNTY CLERK

IN THE OFFICIAL RECORDS OF DOUGLAS COUNTY

BY Glenn J. Burnett
 DEPUTY
 FEE PP

APPROVALS

City of Winston Administrator

1-16-02 Date

City of Winston Planning Commission Chairperson

12-26-01 Date

Douglas County Surveyor

1-29-02 Date

I hereby certify that all taxes and special assessments or other charges required by law have been paid.

Andrea K. Corue
 Douglas County Tax Collector

1/29/02 Date

Filed this 30th day of JANUARY, 2002 9:11 AM 2002-03221

DOYLE SHAVER JR.,
 Douglas County Clerk

Glenn J. Burnett
 BY DEPUTY



SURVEYOR'S CERTIFICATE

I, Mark A. Heimbürger, do hereby certify that I have correctly surveyed and monumented with proper monuments the corners so indicated on the annexed plat and that the boundaries are more particularly describes as follows:

That portion of the Southerly half of Lot 18, Block 3, Suksdorf Coos-Junction Orchards Tracts located in the Southeast one-quarter of Section 21, Township 28 South, Range 6 West, W. M., Winston, Douglas County, Oregon. As described in Book 1706 Page 305 Deed Records of Douglas County, Oregon. More particularly described as follows: Beginning at a 5/8 inch iron rod with yellow plastic cap marked "Land Mark PLS 2287" on the South line of the First Addition to Darrell Avenue Tracts, from which the Southwest corner of Lot 3, Block 2, First Addition to Darrell Avenue Tracts bears N0°29'10"E 274.89 feet; thence along said South line of the First Addition to Darrell Avenue Tracts S89°33'46"E 99.94 feet to a 3/4 inch iron rod; thence leaving said South line of said First Addition to Darrell Avenue Tracts S0°29'00"W 119.76 feet at a 5/8 inch iron rod with yellow plastic cap marked "Land Mark PLS 2287"; thence N89°23'49"W 99.95 feet to a 5/8 inch iron rod with yellow plastic cap marked "Land Mark PLS 2287" lying on the Easterly Right-of-Way of Darrell Avenue; thence along said Easterly Right-of-Way N0°29'10"E 119.46 feet to the point of beginning.

Mark A. Heimbürger
 Mark A. Heimbürger

DECLARATION

KNOWN ALL PEOPLE BY THESE PRESENTS THAT Robert L. Siebum and Sara C. Siebum are the trustees of the land described in the accompanying Surveyor's Certificate and did cause the same to be partitioned and platted in conformance to Chapter 92, Oregon Revised Statutes.

Robert L. Siebum
 Robert L. Siebum
Sara C. Siebum
 Sara C. Siebum

ACKNOWLEDGMENT

State of Oregon) ss
 Douglas County,
 On this 25th of JANUARY, 2002 before me appeared Robert L. Siebum and Sara C. Siebum, who being duly sworn acknowledged to me that they are the trustees of the property described hereon and that they executed the foregoing Declaration of their own freewill.

In witness whereof I have hereunto set my hand and affixed my seal this 25th day of JANUARY, 2002.
Glenn J. Burnett
 Notary Public for Oregon My Commission #331343
 Expires: 02/07/04

OWNER: Robert L. & Sara C. Siebum PO Box 1124 Winchester, Or 97459

PARTITIONER: Robert L. & Sara C. Siebum PO Box 1124 Winchester, Or 97459

NO. OF PARCELS: 2

WATER: Winston-Dillard Water District

SEWER: Winston Sanitary District

ZONING: RLA - Res. Low Density

COMP. PLAN 4.5 Dwelling Units per Acre

NOTE A:
 Irrevocable offer to dedicate 5' strip as shown to the City of Winston for improvements to Darrell Ave.
Book 1836 Pg 922

NOTE B:
 6' Wide strip deeded to Waren Cecil Sportsman and Juanita M. Sportsman per Inst. No. 81-00315, Book 777, Page 650.

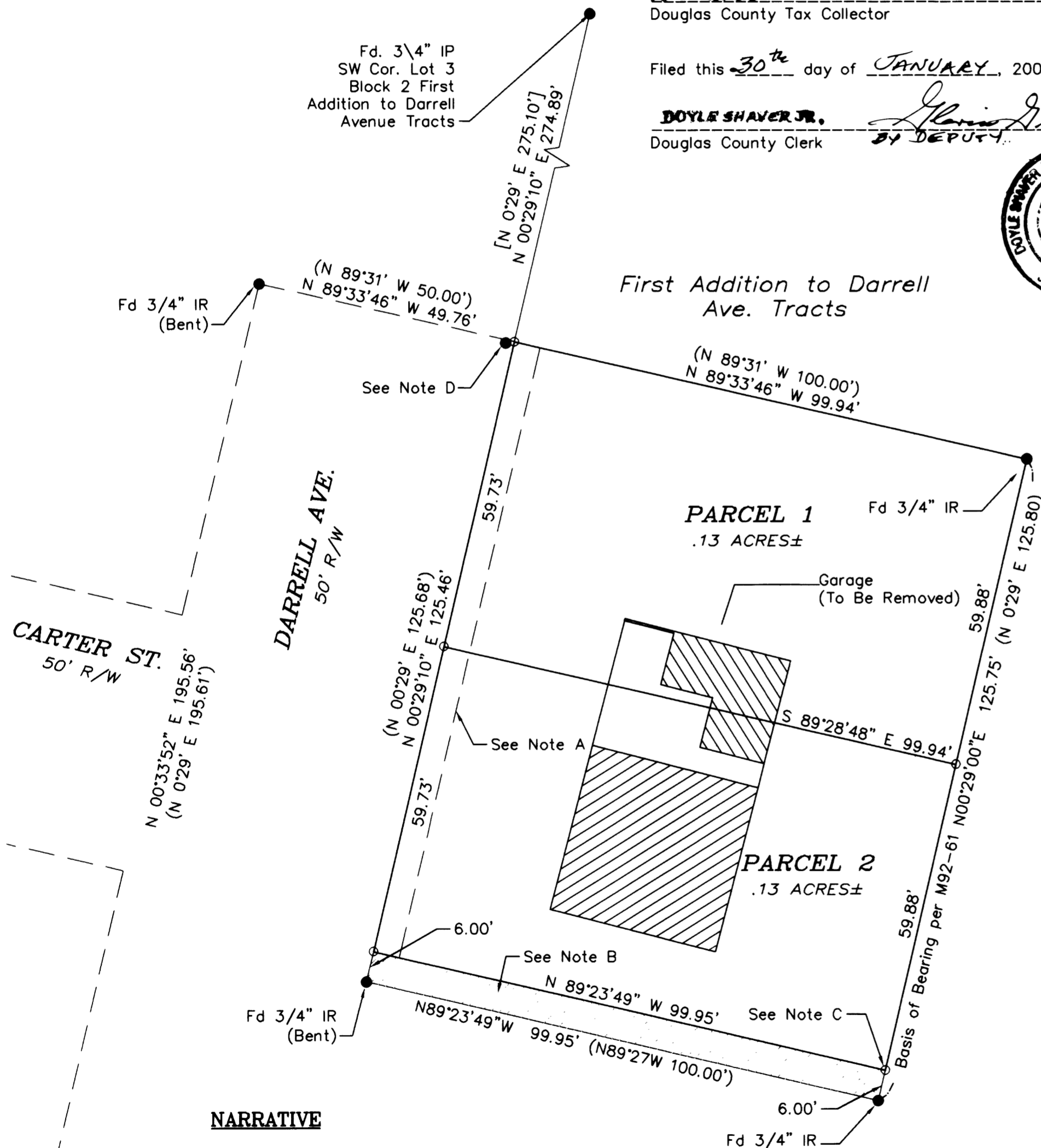
NOTE C:
Fd 1/2" IP with no record bears S17°07'15"E 0.29' from Set Monument.

NOTE D:
Fd 1/2" IR with no record bears S69°34'36"W 1.63' from Set Monument.

GRAPHIC SCALE



(IN FEET)
1 inch = 20 ft.



NARRATIVE

The purpose of this survey is to partition the property described in Instrument Number 81-00315 of the Deed Records of Douglas County, Oregon. The monuments found as shown were held and the Northwest Corner was established at the intersection of the South line of the First Addition To Darrell Avenue Tracts and the East Right-of-Way of Darrell Avenue.

Sheet 1 of 1 2002-03221

LAND PARTITION

In the SE 1/4, Section 21
 Township 28 South, Range 6 West, W.M.
 Douglas County, Oregon
 November 27, 2001

REGISTERED
 PROFESSIONAL
 LAND SURVEYOR

Mark A. Heimbürger
 OREGON
 JULY 16, 1987
 MARK A. HEIMBURGER
 2287

RENEWS JUNE 30, 2003

FOR: Robert L. Siebum
 PO Box 1124
 Winchester, Or 97459

Land Mark

SURVEYING INC.
 3329 N.E. Stephens Street
 Roseburg, Oregon 97470
 Tel (541) 677-9400
 Fax (541) 677-9401

LM Proj. No. 2001-0059

2002-0006

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