

2002-0045

ZONE: RLA  
COMP. PLAN: 4.5 DWELLING UNITS PER ACRE  
WATER: CITY OF WINSTON  
SEWAGE DISPOSAL: CITY OF WINSTON  
TL #5000, SECTION 22CC, T28S, R6W  
TAX ACCOUNT # R 56739  
SUBJECT PROPERTY: SEE INST. #98-19897

OWNER/PARTITIONER:  
DONALD & ROSEMARY BURCK  
581 THOMPSON AVE.  
WINSTON, OR 97496

LOT 1, BLOCK 4,  
PARKWAY SUB.

DOUGLAS COUNTY OFFICIAL RECORDS  
DOYLE SHAVER JR, COUNTY CLERK

2002-029407



NO FEE

00004814200200294070030034

11/21/2002 08:52:29 AM

PLAT-PAR Cnt=1 Stn=18 RECORDINGDESK

This is a no fee document

1" = 20'  
AUGUST 2000

LEGEND:

- FD. 5/8" I.R. UNLESS NOTED OTHERWISE
- SET 5/8" X 30" I.R./PLASTIC CAP MARKED "LANG SURVEYING"
- ( ) RECORD PER VOL. 16, PG. 33
- [ ] RECORD PER VOL. 13, PG. 18
- { } RECORD PER INST. #98-19897

SURVEYED BY:  
GREG LANG  
7550 WILLIS CREEK RD.  
WINSTON, OR 97496  
541-679-5542  
P.L.S. #2295



EXPIRES 12-31-2000



FD. 5/8" I.R. BEARS  
N 84°29'56" E 1.16' [1.2']

THOMPSON AVENUE VARIABLE R/W

N 88°02'18" W 206.07'

146.07' [146.00' PER DEED]

60.00'

FD. 5/8" I.R./BENT TOP  
NW CORNER OF LOT 1  
PARK VIEW HOMESITES

PARCEL #1  
(.54 ACRE ±)

NOTE: OWNER DID NOT FEEL IT WOULD BE NECESSARY & DID NOT REQUEST ANY EASEMENTS TO BE CREATED AT THIS TIME

HOUSE

CARPORT

TO BE REMOVED OR ADJUSTED TO MEET SETBACK PRIOR TO SALE OF PARCEL 1 OR 2

SHOP

PARCEL #2  
(6034 SQ. FT.)

PARCEL #3  
(6731 SQ. FT.)

SHED

CORNER TIE  
FD. 2" I.P.  
NW COR. OF LOT 22  
& INITIAL POINT OF  
PARK VIEW HOMESITES

TO BE REMOVED OR ADJUSTED TO MEET SETBACK

FD. 2" I.P. OVER A  
1/2" I.R. BEARS  
S 42°57'28" E 0.23'

EDGEWOOD STREET 60' R/W

A LAND PARTITION FOR DON BURCK  
LOCATED IN THE SW 1/4 OF SECTION 22, T 28 S, R 6 W, W. M.,  
DOUGLAS COUNTY, OREGON  
ALSO IN LOT 12, PLAT F, R.H.O.T.

SURVEYOR'S AFFIDAVIT

I, GREG LANG, DO HEREBY CERTIFY THAT I HAVE SURVEYED & MARKED WITH PROPER MONUMENTS THE FOLLOWING DESCRIBED PROPERTY:

THAT PROPERTY DESCRIBED IN INSTRUMENT #98-19897, DEED RECORDS, DOUGLAS COUNTY, OREGON.

*Gregory D. Lang* 9-27-00  
SURVEYOR DATE

DECLARATION

WE, DONALD & ROSEMARY BURCK, DO HEREBY DECLARE THAT WE ARE THE OWNER OF THE LANDS DESCRIBED HEREON AND DO HEREBY CAUSE THE SAME TO BE PARTITIONED AS SHOWN.

*Donald C Burck* 12-14-2000  
OWNER DATE  
*Rosemary Burck* 12-14-2000

ACKNOWLEDGEMENT

STATE OF OREGON  
COUNTY OF DOUGLAS Linn

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON Dec. 14, 2000 BY DONALD & ROSEMARY BURCK.

*Cynthia E. Bateson*  
NOTARY PUBLIC STATE OF OREGON  
MY COMMISSION EXPIRES: 2-15-2004



APPROVALS:

*Gregory D. Lang* 6-13-02  
CITY OF WINSTON DATE  
*Chuck Bernal* 6-13-02  
WINSTON PLANNING COMMISSION CHAIR DATE

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

*Sandra K. Ouellet* 11/20/02  
DOUGLAS COUNTY TAX COLLECTOR DATE

NARRATIVE:

THE PURPOSE OF THIS SURVEY IS TO PARTITION THAT PROPERTY DESCRIBED IN INSTRUMENT #98-19897. THE NW CORNER OF THE PARENT PARCEL WAS RESET AT RECORD BEARING & DISTANCE PER VOL. 16, PG. 33. THE NE CORNER WAS SET ON THE SOUTH SIDE OF THOMPSON AV. AT 60.00' FROM THE NW CORNER OF LOT 1, PARK VIEW HOMESITES. THE SE CORNER OF THE PARENT PARCEL WAS SET ON THE WEST SIDE OF EDGEWOOD ST. AND AT RECORD DISTANCE (PER VOL. 13, PG. 18) FROM THE NE CORNER OF SAID PARENT PARCEL. PARTITION LINES ARE AS REQUESTED & APPROVED BY THE OWNER.

EQUIP: NIKON DTM 420  
FIELD CREW: G. LANG, T. LANG  
COMPS: G. LANG  
DRAFTING: L.LANG

ADDITIONAL APPROVAL

*Randy Wan* 8-15-02  
DOUGLAS COUNTY SURVEYOR DATE

FILED THIS 21<sup>ST</sup> DAY OF NOVEMBER, 2002 8:52 A.M.

DOYLE SHAVER JR.  
DOUGLAS COUNTY CLERK  
*Devin J. Bennett*  
BY: DEPUTY

2002-0045