



- LEGEND**
- FOUND BRASS CAP
 - FOUND IRON PIPE
 - FOUND 5/8" IRON ROD UNLESS OTHERWISE NOTED
 - SET 5/8"x30" IRON ROD w/CAP STAMPED "HIBBS-LS 52989"
 - △ CALCULATED POSITION

29-06-01C TL 1300 R64470

FIELD CREW: NEIL & ERIC HIBBS, WAYNE ROGERS & SCOTT THOMPSON
EQUIPMENT: NIKON NPL-350 TOTAL STATION, TRIMBLE R8 BASE AND RECEIVERS
OFFICE: NEIL HIBBS

ZONE: RR
COMP. PLAN:
WATER: CLARK'S BRANCH WATER ASSOCIATION
SEWER: SEPTIC

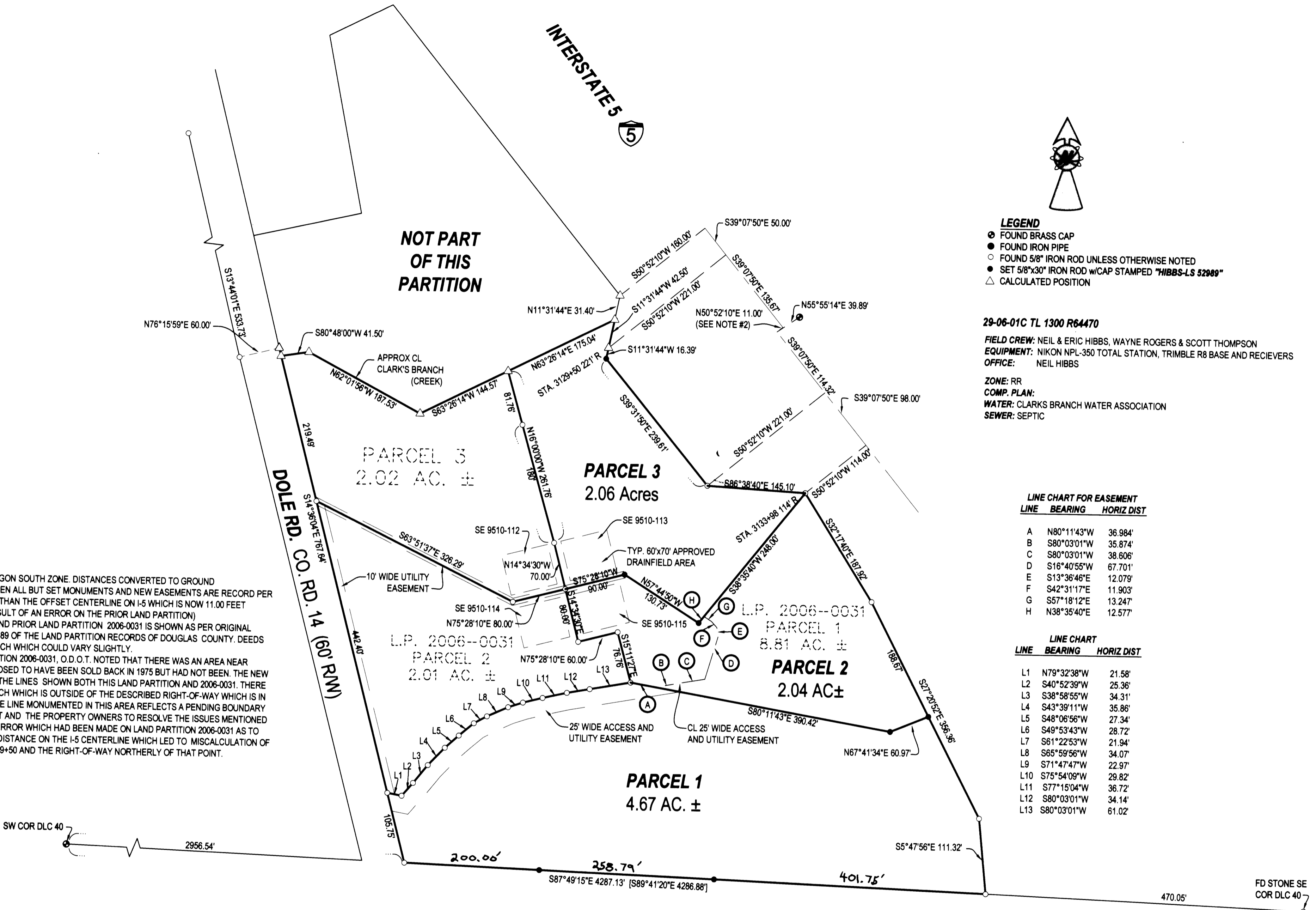
LINE CHART FOR EASEMENT

LINE	BEARING	HORIZ DIST
A	N80°11'43"W	36.984'
B	S80°03'01"W	35.874'
C	S80°03'01"W	38.606'
D	S16°40'55"W	67.701'
E	S13°36'46"E	12.079'
F	S42°31'17"E	11.903'
G	S57°18'12"E	13.247'
H	N38°35'40"E	12.577'

LINE CHART

LINE	BEARING	HORIZ DIST
L1	N79°32'38"W	21.58'
L2	S40°52'39"W	25.36'
L3	S38°58'55"W	34.31'
L4	S43°39'11"W	35.86'
L5	S48°06'56"W	27.34'
L6	S49°53'43"W	28.72'
L7	S61°22'53"W	21.94'
L8	S65°59'56"W	34.07'
L9	S71°47'47"W	22.97'
L10	S75°54'09"W	29.82'
L11	S77°15'04"W	36.72'
L12	S80°03'01"W	34.14'
L13	S80°03'01"W	61.02'

- NOTES:**
1. BEARINGS ARE GRID, NAD 83, OREGON SOUTH ZONE. DISTANCES CONVERTED TO GROUND
 2. BEARINGS AND DISTANCES BETWEEN ALL BUT SET MONUMENTS AND NEW EASEMENTS ARE RECORD PER LAND PARTITION 2006-0031 OTHER THAN THE OFFSET CENTERLINE ON I-5 WHICH IS NOW 11.00 FEET RATHER THAN 15.00 FEET (THE RESULT OF AN ERROR ON THE PRIOR LAND PARTITION)
 3. NORTHERN BOUNDARY OF THIS AND PRIOR LAND PARTITION 2006-0031 IS SHOWN AS PER ORIGINAL PARTITION FILED IN BOOK 2, PAGE 89 OF THE LAND PARTITION RECORDS OF DOUGLAS COUNTY. DEEDS CALL TO CENTER OF CLARK'S BRANCH WHICH COULD VARY SLIGHTLY.
 4. AFTER THE FILING OF LAND PARTITION 2006-0031, O.D.O.T. NOTED THAT THERE WAS AN AREA NEAR STATION 3133.98 THAT WAS SUPPOSED TO HAVE BEEN SOLD BACK IN 1975 BUT HAD NOT BEEN. THE NEW RIGHT-OF-WAY FENCE IS BUILT TO THE LINES SHOWN BOTH THIS LAND PARTITION AND 2006-0031. THERE IS ALSO AN O.D.O.T. DRAINAGE DITCH WHICH IS OUTSIDE OF THE DESCRIBED RIGHT-OF-WAY WHICH IS IN THE AREA OF STATION 3129+50. THE LINE MONUMENTED IN THIS AREA REFLECTS A PENDING BOUNDARY LINE AGREEMENT BETWEEN O.D.O.T. AND THE PROPERTY OWNERS TO RESOLVE THE ISSUES MENTIONED ABOVE. THIS ALSO CORRECTS AN ERROR WHICH HAD BEEN MADE ON LAND PARTITION 2006-0031 AS TO THE MISREADING OF THE OFFSET DISTANCE ON THE I-5 CENTERLINE WHICH LED TO MISCALCULATION OF THE RIGHT OF WAY AT STATION 3129+50 AND THE RIGHT-OF-WAY NORTHERLY OF THAT POINT.



PLANNING DEPT. FILE NO. 06-192

LAND PARTITION

LYING IN THE SW 1/4 AND THE SE 1/4 OF SECTION 1, T29S, R6W,
WILLAMETTE MERIDIAN, DOUGLAS COUNTY, OREGON

CLIENT: MARC AND DEA MCCONNELL 6207 DOLE RD. MYRTLE CREEK, OREGON 97457	SURVEYOR: NEIL HIBBS LAND SURVEYING, INC. 4738 LOOKINGGLASS ROAD ROSEBURG, OREGON 97470 phone (541) 957-9303 fax (541) 957-9308 email: neilh@landblue.com	REGISTERED PROFESSIONAL LAND SURVEYOR F. NEIL HIBBS 52989 EXPIRATION DATE 6/30/2007
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DWG. SCALE: 1" = 100' JOB #: 0425-01 DWG. BY: FLB PAGE: 1 OF 2 DATE: FEBRUARY 2007