

DOUGLAS COUNTY OFFICIAL RECORDS
 BARBARA E. NIELSEN, COUNTY CLERK 2007-024599
 NO FEE
 11/19/2007 10:02:58 AM
 PLAT-PAR Cnt=1 Stn=1 RECEIPTCOUNTER
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LAND PARTITION PLAT AS A RESULT OF MEASURE 37 WAIVER IN SEC. 24, T. 22 S., R. 8 W., W.M. DOUGLAS COUNTY, OREGON - AUGUST 2007 PLANNING FILE #07-129

SURVEYORS CERTIFICATE:

I, CARL A. SWEEDEN, A REGISTERED PROFESSIONAL LAND SURVEYOR DO HEREBY CERTIFY THAT I HAVE CORRECTLY SURVEYED AND MARKED PORTIONS OF PARCELS 1 AND 2 WITH PROPER MONUMENTS AS SHOWN HEREIN AND THAT THE REMAINING PORTION, PARCEL 3 HAS NOT BEEN SURVEYED OR MARKED IN ACCORDANCE WITH OREGON REVISED STATUTES CHAPTER 92.

Carl A. Sweeden
 CARL A. SWEEDEN LS 2752

NARRATIVE:

THIS SURVEY WAS COMPLETED AT THE REQUEST OF THE OWNERS SHOWN TO ESTABLISH A PORTION OF THE BOUNDARY OF THAT PORTION OF INST. #98-21599, DOUGLAS COUNTY, OREGON, DEEDS AND RECORDS BEING WEST OF THE CENTERLINE OF HART CREEK AND TO THEN PARTITION SAID LAND AS APPROVED PER DOUGLAS COUNTY PLANNING DEPARTMENT APPROVAL #07-129. SURVEY TIES WERE MADE TO MONUMENTS OF RECORD WHICH INCLUDE RIGHT OF WAY OF STATE HIGHWAY #38, M 113-26 AND TIES TO AN EXISTING FENCELINE AS SHOWN. WITH THIS COMPLETE THE RIGHT OF WAY LINE OF STATE HIGHWAY #38 BETWEEN "A" AND "B" WAS THEN HELD AS THE BASIS OF BEARING AND THE REMAINING NEEDED RIGHT OF WAY DETERMINED BY CALCULATION WITH THE OTHER FOUND MARKERS SHOWN IN RELATION TO THE COMPUTED POINTS. THE WESTERLY LINE OF SAID LAND WAS THEN HELD TO THE EXISTING FENCE LINE AS THE BEST AVAILABLE EVIDENCE OF THE ORIGINAL WESTERLY LINE OF CLAIM #37. THIS FENCE LINE WAS ALSO HELD IN CS 40/385-1 AS THE CLAIM LINE INDICATING IT TO BE A LONG STANDING OCCUPATION LINE. THE PARCEL LINES WERE THEN ESTABLISHED AS DIRECTED AND APPROVED USING THE POSITION OF HART CREEK PER ASSESSORS MAPS. MARKERS WERE SET AS SHOWN AND AREAS WERE CALCULATED BASED ON THE COMPUTED CLAIM LINES AND THE CREEK AS DRAFTED.

APPROVALS:

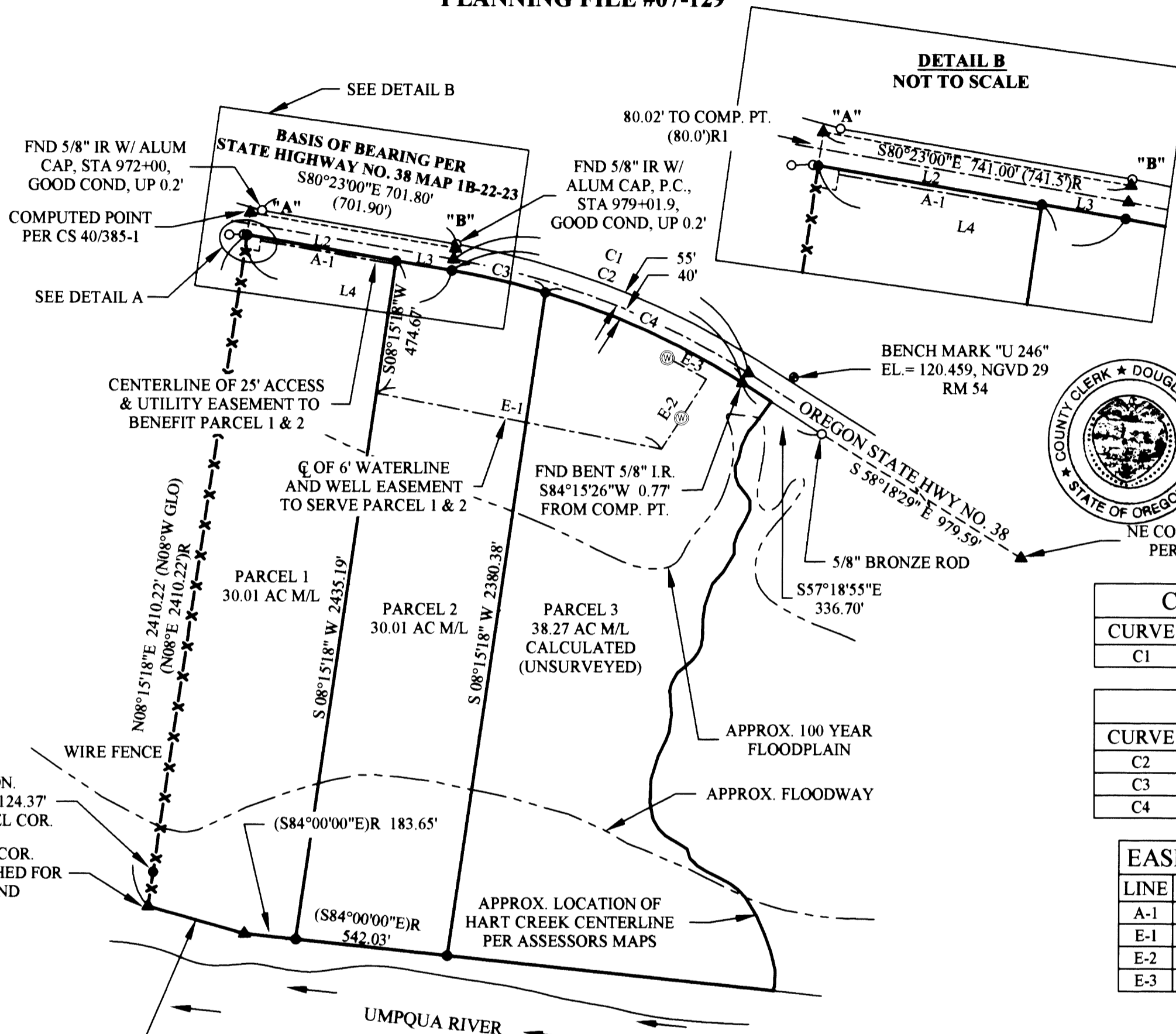
Ramy Wines 11-9-07
 DOUGLAS COUNTY SURVEYOR DATE
Keith L. Cubie 11/7/07
 DOUGLAS COUNTY PLANNING DEPT. DIRECTOR DATE

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

Sandra K. Conner 11/19/07
 DOUGLAS COUNTY TAX COLLECTOR DATE

FILED THIS 19th DAY OF NOVEMBER, 2007

Barbara E. Nielsen 11/19/07
 DOUGLAS COUNTY CLERK DATE



CENTERLINE RIGHT-OF-WAY CURVE TABLE

CURVE	CHORD BRG.	CHORD DIST.	DELTA	RADIUS	LENGTH
C1	N69°04'33"W	1123.47'	(22°36'54")	2864.92'	(1130.80)'

SOUTH RIGHT-OF-WAY CURVE TABLE

CURVE	CHORD BRG.	CHORD DIST.	DELTA	RADIUS	LENGTH
C2	N69°04'33"W	1107.79'	22°36'54"	2824.92'	1115.01'
C3	N76°55'16"W	341.19'	6°55'27"	2824.92'	341.39'
C4	N65°36'49"W	771.20'	15°41'27"	2824.92'	773.62'

EASEMENT LINE TABLE

LINE	BEARING	LENGTH
A-1	S80°23'00"E	487.41'
E-1	S79°04'45"E	1033.09'
E-2	N32°32'08"E	295.46'
E-3	N61°54'34"W	158.42'

LINE TABLE

LINE	BEARING	LENGTH
L1	N88°41'03"E	51.04'
L2	S80°23'00"E	537.41'
L3	S80°23'00"E	201.68'
L4	S80°23'00"E	739.09' (731.90')R

NOTE:

AT APPROXIMATE CENTER OF PROPERTY 100 YEAR FLOODPLAIN ELEVATION = 112.5'
 COMMUNITY- PANEL NUMBER: 410059 0290 A
 EFFECTIVE: DECEMBER 15, 1978

LEGEND

- SET 5/8" X 30" IRON ROD W/ RPC "SWEEDEN LS 2752"
- ▲ COMPUTED POINT, NOTHING FOUND OR SET
- FOUND IRON ROD OR AS NOTED
- () RECORD PER STATE HIGHWAY #38 MAP 1B-22-23
- (JR) DEED RECORD PER INST # 98-21599 EQUALS MEASURED UNLESS NOTED
- (R1) RECORD PER CS 40/385-1
- (R2) RECORD PER M 113-26
- ⊙ WELL
- RPC RED PLASTIC CAP

OWNER / PARTITIONER:

MARY ALICE WILLIAMS
 24111 FM 1097 WEST
 MONTGOMERY, TX 77356

EGR & Associates, Inc.
 Engineers and Surveyors

602 SE Parrott St. (541) 672-8344
 Roseburg, Oregon 97470 Fax (541) 492-1167

LEGAL DESCRIPTION:

THAT PORTION OF INSTRUMENT #98-21599 DOUGLAS COUNTY, OREGON DEEDS AND RECORD BEING WEST OF THE CENTERLINE OF HART CREEK.

DECLARATION:

KNOW ALL PEOPLE BY THESE PRESENTS THAT MARY ALICE WILLIAMS DOES HEREBY DECLARE THAT SHE IS THE OWNER OF THE LAND AND THAT SHE DOES CAUSE THE PROPERTY TO BE PARTITIONED AND PLATTED IN ACCORDANCE WITH THE PROVISIONS OF CHAPTER 92, OREGON REVISED STATUTES AND IN ACCORDANCE WITH THE DOUGLAS COUNTY PLANNING DEPART. APPROVAL FILE #07-129 AND SHE DOES CREATE FOR THE BENEFIT OF PARCELS 1 AND 2 A 50 FOOT X 50 FOOT ACCESS AND UTILITY EASEMENT TOGETHER WITH THE 25 FOOT WIDE ACCESS AND UTILITY EASEMENT AND FOR THE BENEFIT OF PARCELS 1 AND 2 THE 6 FOOT WIDE WATERLINE AND WELL EASEMENT AS SHOWN.

SEE CONSENT AFFIDAVIT # 2007- 024598

FIELD CREW: C. BEECROFT, T. RUSHING, M. RICE
 EQUIPMENT: NIKON DTM-521 W/ SUPPORT
 CALCS AND MAPPING: C. SWEEDEN, S. HANUSSAK

2007-0149

2007-0149