

DOUGLAS COUNTY OFFICIAL RECORDS
 BARBARA E. NIELSEN, COUNTY CLERK
 2008-005831
 NO FEE
 03/21/2008 03:14:08 PM
 PLAT-PAR Cnt=1 Stn=1 RECEIPTCOUNTER
 This is a no fee document

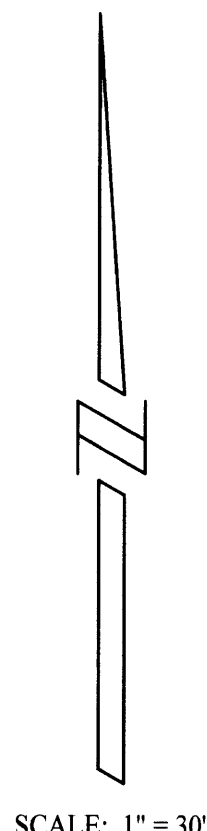
PARTITION PLAT
 LOCATED IN
 SW 1/4 OF SEC. 20, T. 32 S., R. 5 W., W.M.
 DOUGLAS COUNTY, OREGON
 FEBRUARY 4, 2008

BASIS OF BEARINGS PER PART. 1994-0046

N 89°56'10" E 255.32' (255.32')

LOCALLY ACCEPTED C. 1/4 COR.
 FD. 1 1/2 IN. I.P.I.PE
 PER C.S. 45/15.

FD. 5/8 IN. I.ROD
 PER PART. 1994-0046.



(S 07°29'05" W 116.56')
 (S 07°30'26" W 116.56')

[N 89°58' E 269.8]
 (N 89°32'15" W 269.55)
 S 89°37'16" E 269.63'

S 00°26'46" W 117.63'
 (S 00°27'50" W 118.03')
 [S 00°02' E 117.57]

INITIAL POINT
 FOUND 1 IN. I.P.I.PE
 PER C.S. 45/15.

FD. 5/8 IN. I.ROD
 PER PART. 1994-0046
 BENT, BEARS S 33° W, 0.14 FT.

SHARED WELL FOR
 PARCEL 1 AND PARCEL 2.

10 FT. WIDE WATERLINE AND
 WELL MAINTENANCE EASEMENT.

REGISTERED
 PROFESSIONAL
 LAND SURVEYOR
Raymond W. Wytcherley
 OREGON
 JULY 25, 1995
 RAYMOND W. WYTCHERLEY
 2724
 EXPIRES JUNE 30, 2008

PARCEL 2
 0.44 AC

PARCEL 1
 1.06 AC

INGRESS EGRESS EASEMENT ALONG EXISTING
 ROAD PER DOCUMENT NO. 85-14454, 97-12779 AND
 97-18138. PARCEL 1 ALSO RETAINS THE RIGHT TO USE
 THIS ACCESS

Id	Bearing	Distance
L1	N 88°50'56" E	25.44'
L2	N 07°30'26" E	27.05'
L3	N 85°49'06" E	25.53'

Id	Delta	Radius	Arc Length	Chord	Ch Bear
C1	06°46'24"	880.00'	104.03'	103.97'	N 89°45'52" W
C2	03°05'20"	880.00'	47.44'	47.44'	N 84°50'00" W
C3	09°51'44"	850.00'	146.31'	146.13'	S 88°13'12" E
C4	09°51'44"	820.00'	141.15'	140.97'	S 88°13'12" E

ACCESS EASEMENT FOR
 THE BENEFIT OF PARCEL 1
 PARCEL 2 ALSO RETAINS
 RIGHT OF ACCESS
 SEE DETAIL.

FOUND 1 IN. I.ROD
 PER C.S. 45/15
 BENT, BEARS N 00°26'47" W,
 9.45 FT. FROM R/W.

FD. 5/8 IN. I.ROD
 PER M 102-64.

(N 86°26'15" E 61.13')
 (N 86°50'56" E 61.05')

FENCE ON LINE
 N 85°49'06" E 82.35'

169.96'
 S 86°50'56" W 195.39'

CONSTRUCTED CENTERLINE
 COUNTY ROAD NO. 12

(AZALEA-GLEN ROAD)

N 86°50'56" E 256.44'

CONSTRUCTED CENTERLINE

FD. 3/4 IN. I.P.I.PE
 PER C.S. 42/149,
 N'LY OF R/W 2.13 FT.

FD. 1 1/2 IN. I.P.I.PE
 PER C.S. 42/149
 N'LY OF R/W 2.03 FT.

S 03°09'04" E 60.00'

30'
 30'

30'

30'

30'

30'

30'

30'

30'

30'

30'

30'

30'

S 03°09'04" E 60.00'

30'

30'

30'

30'

30'

30'

30'

30'

30'

30'

30'

30'

SW COR.
 OF PARCEL 2.

ACCESS EASEMENT FOR
 THE BENEFIT OF PARCEL 1
 PARCEL 2 ALSO RETAINS
 RIGHT OF ACCESS.

EASEMENT LINE
 N 07°30'26" E 26.58'

EASEMENT LINE
 N 85°49'06" E 25.53'

EASEMENT LINE
 S 07°30'26" W 27.05'

EASEMENT LINE
 S 86°50'56" W 25.44'

LEGEND:

- INDICATES 5/8" x 30" I. ROD W/YEL. PLASTIC CAP MARKED "LS 2724 WYTCHERLEY" SET THIS SURVEY.
- INDICATES MONUMENT FOUND AS INDICATED.
- △ INDICATES CALCULATED POINT.
- () INDICATES RECORD PER PARTITION PLAT 1994-0046.
- [] INDICATES RECORD PER C.S. 45/15.
- ⊙ INDICATES WELL.

BASIS OF BEARINGS PER PARTITION PLAT 1994-0046.

PLOTTED BY A HP DESIGNJET 500 ON
 MILANO IMAGING # IPC4M2 POLYESTER
 FILM WITH HP CARTRIDGE # 4844A.

COMPREHENSIVE PLAN: RURAL SERVICE CENTER
 ZONE: RURAL SERVICE CENTER COMMERCIAL
 WATER: SHARED WELL
 SEWER: SEPTIC SYSTEMS
 PLANNING FILE: NO. 07-142

NARRATIVE:

THE PUPOSE OF THIS SURVEY IS TO PARTITION INTO TWO PARCELS THE PARCEL OF LAND DESCRIBED IN DEED DOCUMENT NO. 2007-8637, DOUGLAS COUNTY, OFFICIAL RECORDS AND TO CREATE THE EASEMENTS AS SHOWN HEREON. I FOUND AND HELD THE MONUMENTS AS SHOWN ON THIS PLAT. ROAD RIGHT WAY WAS CALCULATED USING THE BEST FIT OF THE CONSTRUCTED CENTERLINE. THIS SURVEY WAS PERFORMED WITH A NIKON DTM 520 USING A FULL SET OF DIRECTIONAL ANGLES.

SURVEYED FOR:
 CRAIG AND SHIRLEY LEISTER
 4411 AZALEA-GLEN RD.
 GLENDALE OR, 97442

SURVEYED BY:
 RAYMOND WYTCHERLEY
 WYTCHERLEY SURVEYING
 P.O. BOX 888
 GLENDALE, OR 97442
 541-832-3286
 541-660-2648

PARTITION PLAT
LOCATED IN
SW 1/4 OF SEC. 20, T. 32 S., R. 5 W., W.M.
DOUGLAS COUNTY, OREGON
FEBRUARY 4, 2008

SURVEYOR'S CERTIFICATE:

I RAYMOND W. WYTCHERLEY, OREGON PROFESSIONAL LAND SURVEYOR NO. 2724 HEREBY CERTIFY THAT I HAVE CORRECTLY SURVEYED AND MARKED WITH PROPER MONUMENTS THE PARCELS OF LAND DESIGNATED AND REPRESENTED ON THIS PARTITION PLAT. SAID PARCELS BEING DESCRIBED AS FOLLOWS:
BEGINNING AT THE INITIAL POINT, SAID POINT BEARS S 00°26'46" W, 117.63 FEET FROM THE LOCALLY ACCEPTED CENTER 1/4 CORNER OF SECTION 20, TOWNSHIP 32 SOUTH, RANGE 5 WEST, WILLAMETTE MERIDIAN, DOUGLAS COUNTY, OREGON; THENCE S 00°31'06" W, 226.91 FEET TO THE NORTH RIGHT OF WAY OF DOUGLAS COUNTY ROAD NO. 12; THENCE AROUND A 880.00 FT. RADIUS CURVE TO THE LEFT AN ARC DISTANCE OF 104.03 FEET THE CHORD WHICH BEARS N 89°45'52" W, 103.97 FEET; THENCE S 86°50'56" W, 195.39 FEET; THENCE LEAVING SAID RIGHT OF WAY N 07°30'26" E, 241.07 FEET; THENCE S 89°37'16" E, 269.63 FEET TO THE POINT OF BEGINNING.

Raymond Wytcherley
RAYMOND W. WYTCHERLEY P.L.S. 2724

DECLARATION:

KNOW ALL PERSONS BY THESE PRESENTS THAT CRAIG LEISTER AND SHIRLEY LEISTER ARE THE OWNERS OF THE PROPERTY DESCRIBED IN THE SURVEYORS CERTIFICATE. THEY HAVE CAUSED THE SAME TO BE PARTITIONED INTO PARCELS AS SHOWN ON THIS PARTITION PLAT AND CREATE HEREON THE NEW EASEMENTS AS SHOWN HEREIN.

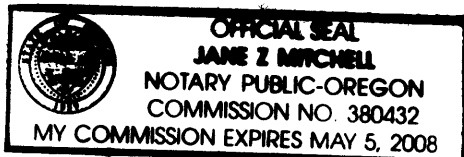
Craig Leister
CRAIG LEISTER
Shirley Leister
SHIRLEY LEISTER

STATE OF OREGON, COUNTY OF DOUGLAS) S.S.

THIS IS TO CERTIFY THAT ON THIS 19th DAY OF March, 2008 BEFORE ME PERSONALLY APPEARED CRAIG LEISTER AND SHIRLEY LEISTER KNOWN TO ME TO BE THE IDENTICAL PERSONS DESCRIBED IN AND WHO EXECUTED THE ABOVE DECLARATION. THEY ACKNOWLEDGE THE FOREGOING INSTRUMENT TO BE THEIR VOLUNTARY ACT AND DEED.

Jane Z. Mitchell
NOTARY PUBLIC FOR OREGON (PRINTED NAME)
Jane Z. Mitchell
NOTARY PUBLIC FOR OREGON (SIGNATURE)
350432
COMMISSION NUMBER

MY COMMISSION EXPIRES ON THE 5th DAY OF May, 2008



REGISTERED PROFESSIONAL LAND SURVEYOR

Raymond Wytcherley

OREGON
JULY 25, 1995
RAYMOND W. WYTCHERLEY
2724

EXPIRES JUNE 30, 2008

APPROVALS:

APPROVED BY THE UNDERSIGNED:

Randy Smith
DOUGLAS COUNTY SURVEYOR OR DEPUTY THIS 20 DAY OF MARCH, 2008

Keith L. Cubic
DOUGLAS COUNTY PLANNING DEPARTMENT THIS 20 DAY OF MARCH, 2008

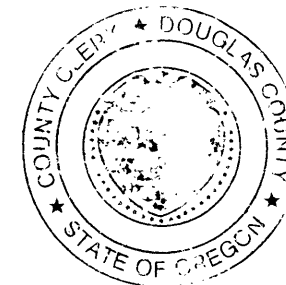
ALL TAXES, FEES, ASSESSMENTS OR OTHER CHARGES AS PROVIDED BY O.R.S. 92.095 HAVE BEEN PAID THIS 20 DAY OF March, 2008

Sandra L. Corree
DOUGLAS COUNTY TAX COLLECTOR OR DEPUTY

STATE OF OREGON, }
COUNTY OF DOUGLAS } S.S.

I HEREBY CERTIFY THAT THIS PARTITION PLAT WAS RECEIVED FOR RECORDING ON THIS 21st DAY OF MARCH, 2008 AT 3:14 O'CLOCK P M AND RECORDED AS PARTITION PLAT NO. 2008-005831, OF THE OFFICIAL DOUGLAS COUNTY RECORDS.

BARBARA E. NIELSEN *Barbara E. Nielsen*
DOUGLAS COUNTY CLERK OR DEPUTY



PLOTTED BY A HP DESIGNJET 500 ON MILANO # JPC-4M2 POLYESTER FILM WITH HP CARTRIDGE # 4844A.

SURVEYED FOR:
CRAIG AND SHIRLEY LEISTER
4411 AZALEA-GLEN RD.
GLENDALE OR, 97442

SURVEYED BY:
RAYMOND WYTCHERLEY
WYTCHERLEY SURVEYING
P.O. BOX 888
GLENDALE, OR 97442
541-832-3286
541-660-2648