

2008-0093

DOUGLAS COUNTY OFFICIAL RECORDS
BARBARA E. NIELSEN, COUNTY CLERK 2008-022271
NO FEE
00233415200800222710010019
12/22/2008 08:23:12 AM
PLAT-PAR Cnt=1 Stn=1 ROBIN
This is a no fee document

APPROVALS:

Keith L. Cubic 12/18/08
DOUGLAS COUNTY PLANNING DIRECTOR DATE
Ramy Wa 12-19-08
DOUGLAS COUNTY SURVEYOR DATE

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

Sandra K. Cooree 12/19/08
DOUGLAS COUNTY TAX COLLECTOR DATE

FILED THIS 22ND DAY OF DECEMBER, 2008, 8:23 O'CLOCK AM/PM

BARBARA E. NIELSEN, by Sharon Lane, Deputy 12/22/08
DOUGLAS COUNTY CLERK DATE



NARRATIVE:

THE PURPOSE OF THIS SURVEY WAS TO PARTITION THE
SUBJECT PROPERTY INTO TWO PARCELS AS SHOWN.

SURVEYOR'S CERTIFICATE:

I, F. NEIL HIBBS, BEING DULY SWORN, DEPOSE AND SAY THAT I HAVE
CORRECTLY SURVEYED AND MARKED WITH PROPER MONUMENTS THE LAND
SHOWN ON THE ANNEXED PLAT, OF WHICH THE FOLLOWING IS A TRUE AND
CORRECT DESCRIPTION.

THAT PORTION OF THE LAND DESCRIBED IN INSTRUMENT NO. 86-5892 OF
THE DEED RECORDS OF DOUGLAS COUNTY, OREGON, LYING IN SECTION 5 11 AND
14, TOWNSHIP 28 SOUTH, RANGE 8 WEST, WILLAMETTE MERIDIAN WHICH LIES
BOTH SOUTHERLY OF COOS BAY WAGON ROAD (CO. RD. NO. 58) AND
NORTHERLY OF THE LAND DESCRIBED IN INSTRUMENT 05-4879 AS WELL AS
BEING EASTERLY OF THE FOLLOWING LINE-

BEGINNING AT A 5/8" IRON ROD ON THE NORTHERLY BOUNDARY OF THE
LAND DESCRIBED IN SAID INSTRUMENT NO. 95-4879 WHICH BEARS
S34°46'08"W 2431.35 FEET FROM THE BRASS CAP MARKING THE 1/4 CORNER
BETWEEN SECTION 11 AND 14; THENCE RUNNING N0°24'09"W 720.74 FEET TO
A 5/8" IRON ROD IN AN EXISTING FENCE; THENCE N0°24'09"W 4.40 FEET TO A
POINT ON THE RIGHT-OF-WAY OF SAID COOS BAY WAGON ROAD;
LESS THAT LAND DESCRIBED IN INST. NO.
95-4879 OF THE DEED RECORDS OF DOUGLAS COUNTY,
OREGON.

LEGEND

- FOUND BRASS CAP
- FOUND ALUMINUM 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
- () RECORD PER M121-53

NOTE:

BEARINGS ARE GRID, NAD 83, OREGON SOUTH
ZONE. DISTANCES CONVERTED TO GROUND

NOTE

A-B SOUTH 31°15'08"W 2431.35'
T28S R8W SEC. 11 TL 900
T28S R8W SEC. 14 TL 100

ZONE: FG AND FF
COMP. PLAN: AGG AND FFT
WATER: WELL ON P1 AND SPRING ON P2
SEWER: ON-SITE SEPTIC

FIELD CREW: ERIC HIBBS & SCOTT THOMPSON

EQUIPMENT: NIKON DTM-522 TOTAL STATION, TRIMBLE R8 BASE & RECEIVERS
OFFICE: NEIL HIBBS

DECLARATION:

KNOW ALL PEOPLE BY THESE PRESENTS THAT DAVE AND JANET WILLIS, ARE THE OWNERS OF THE
LAND REPRESENTED HEREON AND MORE PARTICULARLY DESCRIBED HEREIN AND HAVE CAUSED THE
SAME TO BE PLATTED INTO PARCELS TOGETHER WITH EASEMENTS AS SHOWN.

Dave Willis 12-17-08
DAVE WILLIS DATE

Janet Willis 12-17-08
JANET WILLIS DATE

ACKNOWLEDGMENT:

STATE OF OREGON
COUNTY OF DOUGLAS

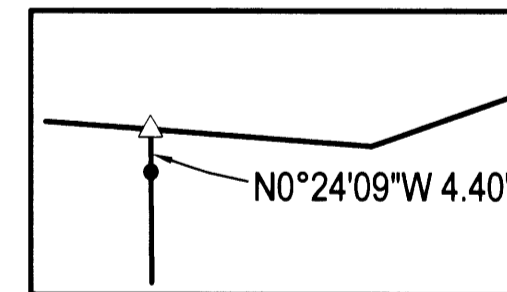
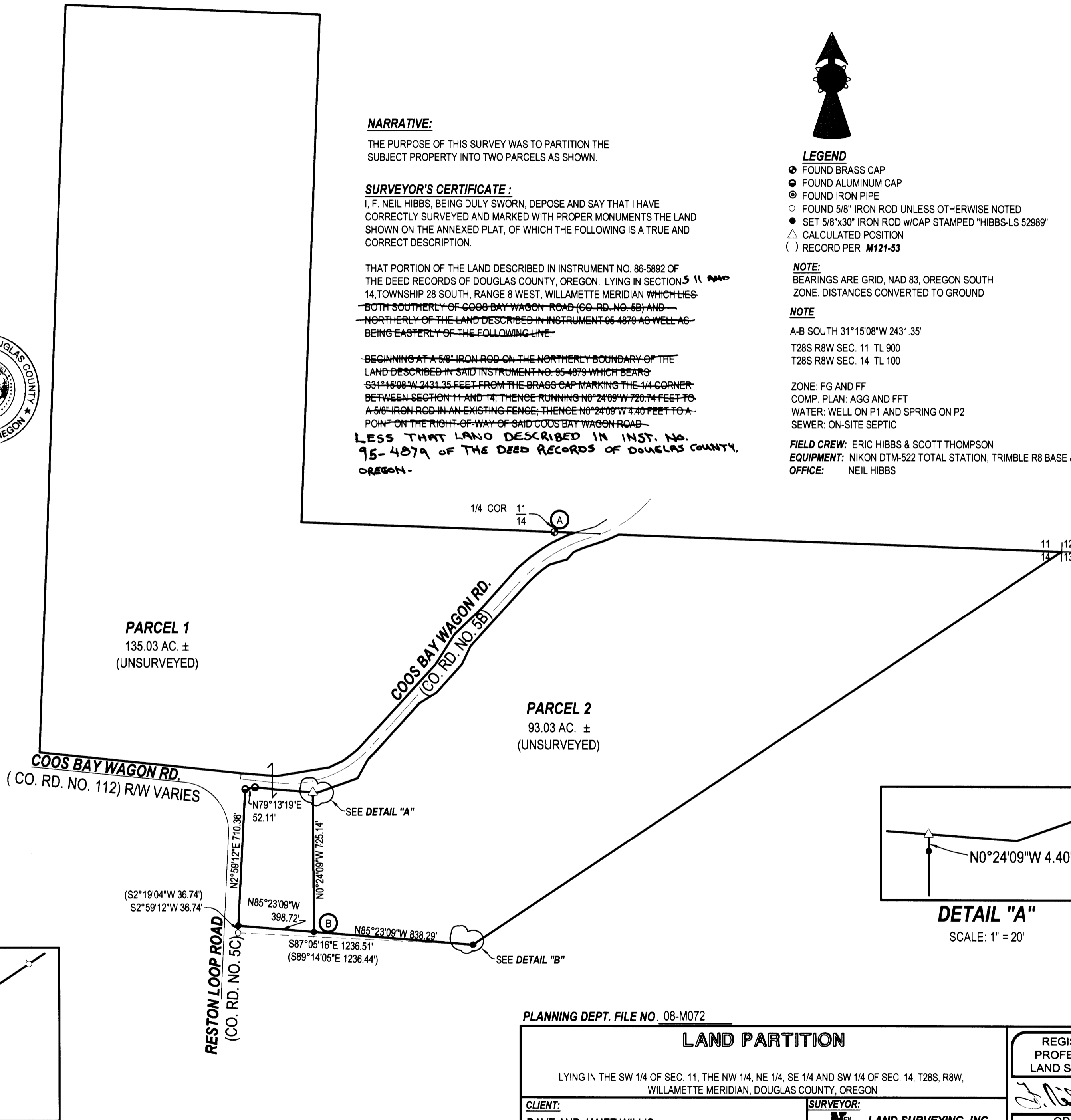
KNOW ALL PEOPLE BY THESE PRESENTS, ON THIS 17 DAY OF Dec. 2008,
BEFORE ME A NOTARY PUBLIC IN AND FOR SAID STATE AND COUNTY, PERSONALLY APPEARED
DAVE AND JANET WILLIS, WHO DID SAY THAT THEY ARE THE IDENTICAL PERSONS NAMED IN THE
FOREGOING INSTRUMENT AND THAT THEY EXECUTED SAID INSTRUMENT FREELY AND
VOLUNTARILY.

PRINTED NAME: Nancy A Winchell

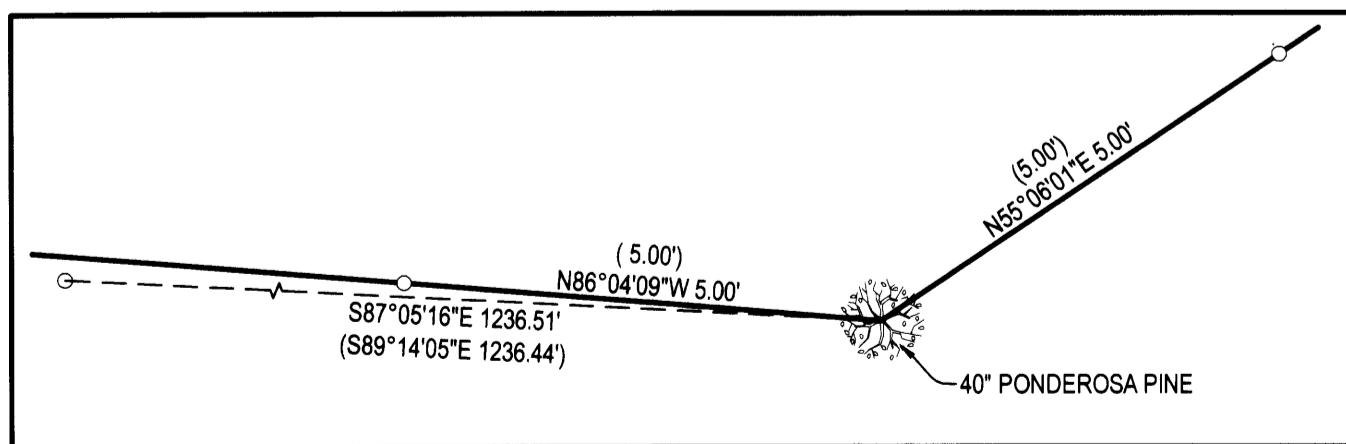
COMMISSION #: 397654

MY COMMISSION EXPIRES: Oct. 20, 2009

SIGNATURE: Nancy A Winchell
Notary Public - Oregon



SCALE: 1" = 20'



SCALE: 1" = 2'

PLANNING DEPT. FILE NO. 08-M072

LAND PARTITION

LYING IN THE SW 1/4 OF SEC. 11, THE NW 1/4, NE 1/4, SE 1/4 AND SW 1/4 OF SEC. 14, T28S, R8W,
WILLAMETTE MERIDIAN, DOUGLAS COUNTY, OREGON

CLIENT:

DAVE AND JANET WILLIS
8965 COOS BAY WAGON RD.
ROSEBURG, OREGON 97471

SURVEYOR:

NEIL HIBBS LAND SURVEYING, INC.
4738 LOOKINGGLASS ROAD
ROSEBURG, OREGON 97470
phone (541) 957-9303
fax (541) 957-9306
email: neilhibbs@wikibius.net

REGISTERED
PROFESSIONAL
LAND SURVEYOR

F. Neil Hibbs

OREGON
JANUARY 12, 1999
F. NEIL HIBBS
52989

DWG. SCALE: 1" = 400' JOB #: 0619-02 DWG. BY: FLB PAGE: 1 OF 1 DATE: NOVEMBER 2008

6/30/2009

2008-0093