LAND PARTITION

Parcel 1, Land Partition 1999-41

SW 1/4 SEC 18 AND NW 1/4, SEC 19, TWP 28 S, R 5 W,WM

DOUGLAS COUNTY, OREGON

NOVEMBER 2008

SCALE 1" = 200'

2009-0025

PARTITIONER AND OWNER

JOHN R. KOOKEN
PO BOX 682
ROSEBURG, OR 97470

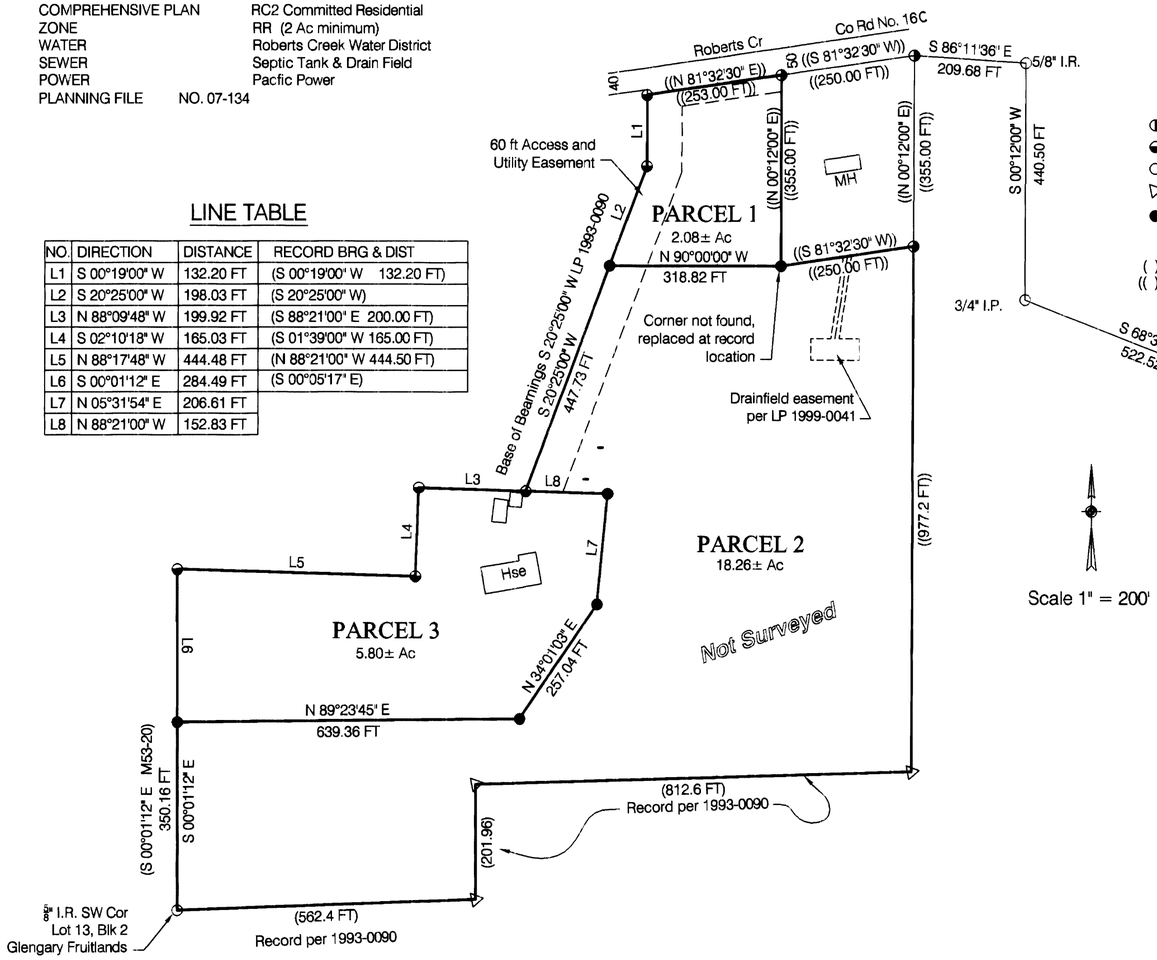
DOUGLAS COUNTY OFFICIAL RECORDS
BARBARA E. NIELSEN, COUNTY CLERK 2009-010074
NO FEE
00246333200900100740010011
05/29/2009 03:40:37 PM
PLAT-PAR Cnt=1 Stn=1 RECEIPTCOUNTER
This is a no fee document

NW1/4, Sec 19, T28S, R5W,WM
TL 500, Tax Acct. R50145

COMPREHENSIVE PLAN	RC2 Committed Residential
ZONE	RR (2 Ac minimum)
WATER	Roberts Creek Water District
SEWER	Septic Tank & Drain Field
POWER	Pacfic Power
PLANNING FILE	NO. 07-134

LINE TABLE

NO.	DIRECTION	DISTANCE	RECORD BRG & DIST
L1	S 00°19'00" W	132.20 FT	(S 00°19'00" W 132.20 FT)
L2	S 20°25'00" W	198.03 FT	(S 20°25'00" W)
L3	N 88°09'48" W	199.92 FT	(S 88°21'00" E 200.00 FT)
L4	S 02°10'18" W	165.03 FT	(S 01°39'00" W 165.00 FT)
L5	N 88°17'48" W	444.48 FT	(N 88°21'00" W 444.50 FT)
L6	S 00°01'12" E	284.49 FT	(S 00°05'17" E)
L7	N 05°31'54" E	206.61 FT	
L8	N 88°21'00" W	152.83 FT	



LEGEND

- ◑ FND MONUMENT PER LP 1999-0041
- ◒ FND MONUMENT PER LP 2002-0029
- ○ FND MONUMENT AS SHOWN
- ▽ COMPUTED LOCATION, NO MONUMENT SET
- ● SET 5/8" X 30" I.R. WITH PLASTIC CAP MARKED M.E. FARR LS 1181
- ( ) RECORD DATA PER LP 1993-0090
- (( )) RECORD DATA PER LP 1994-0041

APPROVALS

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

Jessica Nakvasil Chief Deputy 5/29/09
DOUGLAS COUNTY TAX COLLECTOR DATE

Keith L. Cubic 2/6/09
DOUGLAS COUNTY PLANNING DIRECTOR DATE

Randy Wm 2-9-09
DOUGLAS COUNTY SURVEYOR DATE

FILED 29th DAY OF May, 2009 AM/PM at 3:40pm
BARBARA E. NIELSEN Carol Eagles, Deputy
COUNTY CLERK

COUNTY CLERK ★ DOUGLAS COUNTY ★ STATE OF OREGON

DECLARATION

KNOW ALL MEN BY THESE PRESENTS, THAT I, JOHN R. KOOKEN, OWNER OF THE LANDS REPRESENTED AND DESCRIBED ON THIS PARTITION PLAT, HAVE CAUSED THE SAME TO BE SURVEYED AND PARTITIONED AS SET FORTH HEREON AND DO CREATE THE EASEMENTS.

John Kooken
JOHN R. KOOKEN

ACKNOWLEDGMENT

STATE OF OREGON)
COUNTY OF DOUGLAS)

KNOW ALL MEN BY THESE PRESENTS THAT ON THE 6 DAY OF February 2009, BEFORE ME APPEARED JOHN R. KOOKEN, WHO BEING DULY SWORN, DID SAY THAT HE SIGNED THE DECLARATION SET FORTH HEREON AS HIS FREE AND VOLUNTARY ACT AND DEED.

IN TESTIMONY WHEREOF, I HAVE HEREUNTO SET MY HAND AND AFFIXED BY OFFICIAL SEAL THIS DAY AND YEAR FIRST ABOVE WRITTEN.

Carmen Miles
NOTARY PUBLIC OF OREGON
MY COMMISSION EXPIRES: July 31, 2011

OFFICIAL SEAL
CARMEN MILES
NOTARY PUBLIC - OREGON
COMMISSION NO. 419739
MY COMMISSION EXPIRES JULY 31, 2011

NARRATIVE:

THE PURPOSE OF THIS SURVEY IS TO PARTITION THAT PROPERTY DESCRIBED IN DEED INSTRUMENT 99-11963 INTO 3 PARCELS.

WE USED FOUND MONUMENTS FROM P990041 AND, BASIS OF BEARING IS P990041.

THIS SURVEY WAS PERFORMED BY MAURICE E FARR AND GREGG DANSKINE USING A NIKON DTM-520 TOTAL STATION. CALCULATIONS AND DRAFTING WAS PERFORMED BY MAURICE E FARR.

Maurice E Farr
MAURICE E. FARR
PROFESSIONAL LAND SURVEYOR
395 NE KIRBY AVENUE
ROSEBURG, OR 97470

REGISTERED
PROFESSIONAL
LAND SURVEYOR
Maurice E Farr
OREGON
SEPT 23, 1977
MAURICE E. FARR
1181
11-08
EXPIRES 12-31-09

SURVEYOR'S CERTIFICATE

I, MAURICE E FARR, BEING FIRST DULY SWORN, DEPOSE AND SAY THAT I HAVE CORRECTLY SURVEYED AND MARKED WITH PROPER MONUMENTS PARCELS 1 AND 3 AND DID NOT SURVEY PARCEL 2 OF THE LANDS SHOWN ON THE ANNEXED PLAT OF WHICH THE FOLLOWING IS A TRUE AND CORRECT DESCRIPTION:

AS PARCEL I

THAT PROPERTY DESCRIBED IN INSTRUMENT NO. 99-11963 AS RECORDED IN THE DEED RECORDS OF DOUGLAS COUNTY, OREGON, WHICH IS PARTITIONED INTO 3 PARCELS, CONTAINING 2.08 ACRES MORE OR LESS IN PARCEL 1, 18.26 ACRES MORE OR LESS IN PARCEL 2, AND 5.80 ACRES MORE OR LESS IN PARCEL 3, ALL LOCATED IN NW1/4, SECTION 19, TWP 28 S, R 5 W,WM, DOUGLAS COUNTY, OREGON.

2009-0025