

DOUGLAS COUNTY OFFICIAL RECORDS
 BARBARA E. NIELSEN, COUNTY CLERK 2011-016794
 NO FEE
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 11/22/2011 01:15:16 PM
 PLAT-PAR Cnt=1 Stn=1 receiptcounter
 This is a no fee document

2011-0038 A

NW COR, S 1/2 OF THE
 NW 1/4 OF THE SW 1/4

NE COR, S 1/2 OF THE
 NE 1/4 OF THE SE 1/4

PARCEL 1
 230 AC. +/-
 (UNSURVEYED)

PARCEL 2
 50 AC. +/-
 (UNSURVEYED)

W 1/16 SECS. 12 & 13
 AND BT'S OF RECORD

LINE	BEARING	HORIZ DIST
L1	S63°11'38"W	59.78'
L2	S87°15'59"W	36.28'
L3	N82°17'09"W	88.99'
L4	S70°30'25"W	50.00'
L5	S74°30'00"W	125.00'
L6	S81°30'00"W	125.00'
L7	S87°40'00"W	150.00'
L8	N69°00'00"W	40.00'
L9	N39°00'00"W	225.00'
L10	N27°00'00"W	100.00'
L11	N15°00'00"W	110.00'
L12	N40°00'00"W	40.00'
L13	N74°00'00"W	40.00'
L14	S78°00'00"W	85.00'
L15	S76°00'00"W	55.00'
L16	S72°00'00"W	125.00'
L17	N86°00'00"W	75.00'
L18	N76°50'33"W	230.00'
L19	N59°00'00"W	65.00'
L20	N46°00'00"W	105.00'
L21	N58°00'00"W	55.00'
L22	N77°00'00"W	110.00'
L23	N82°00'00"W	100.00'
L24	N65°00'00"W	150.00'
L25	N51°00'00"W	100.00'
L26	N36°30'00"W	170.00'
L27	N22°00'00"W	100.00'
L28	N48°53'17"W	110.00'
L29	N47°00'00"W	110.00'
L30	N38°00'00"W	75.00'
L31	N28°00'00"W	170.00'
L32	N39°00'00"W	30.00'
L33	N54°00'00"W	72.00'
L34	S55°00'00"W	40.00'
L35	S44°00'00"W	25.00'
L36	S24°00'00"W	20.00'
L37	S7°00'00"W	30.00'
L38	S5°00'00"W	140.00'
L39	S27°00'00"W	50.00'
L40	S61°30'00"W	35.00'
L41	S64°00'00"W	80.00'
L42	S68°30'00"W	390.00'

LEGEND

- FOUND BRASS CAP
- FOUND 5/8" IRON ROD
- △ CALCULATED POSITION
- () RECORD PER M45-70
- [] RECORD PER DEPENDENT RESURVEY 8-18-77

FIELD CREW: NEIL HIBBS, SCOTT THOMPSON
 EQUIPMENT: TRIMBLE R-8 GPS BASE AND RECIEVER, NIKON DTM-522 TOTAL STATION
 OFFICE: NEIL HIBBS
 DRAFTING: NEIL HIBBS

25' ACCESS AND UTILITY EASEMENT
 TO BENEFIT PARCEL 2

HILLTOP DRIVE (CO. RD. NO. 359D)
 RW VARIES

A-B N70°42'02"E 215.95' (N68°28'38"E 215.95'- COMP.)
 A-E S2°18'17"W 68.60' (S0°04'21"E 68.60'- COMP.)
 E-D (S0°04'21"E 249.78')
 D-C N11°37'16"E 317.35'

NOTE: BEARINGS ARE GRID, NAD83, OREGON SOUTH ZONE.
 DISTANCES CONVERTED TO GROUND

T24S R6W SEC. 12 TL 1100
 T24S R6W SEC. 12 TL 1200
 T24S R6W SEC. 12 TL 1201
 T24S R6W SEC. 13 TL 200
 T24S R5W SEC. 7C TL 1900

ZONE: FF, 5R
 COMP. PLAN: FFT, RC5
 WATER: WELL FOR P1, UNDEVELOPED FOR PARCEL 2 (VARIANCE)
 SEWER: ON-SITE SEPTIC FOR P1, UNDEVELOPED FOR P2 (VARIANCE)

PLANNING DEPT. FILE NO. 11-038

LAND PARTITION

LYING IN THE SW 1/4 & SE 1/4 SEC. 12, THE NW 1/4 SEC 13, T24S, R6W, THE SW 1/4 SEC. 7, T24S, R5W
 WILLAMETTE MERIDIAN, DOUGLAS COUNTY, OREGON

CLIENT:
 DON SCHULZ
 850 HILLTOP DRIVE
 OAKLAND, OR. 97462

SURVEYOR:
NEIL HIBBS
 LAND SURVEYING, INC
 4789 LOCKWOOD LANE RD.
 HOESBURN, OR. 97121
 phone: 541-957-8300
 fax: 541-957-8386
 e-mail: neil@hibbsland.com

REGISTERED
 PROFESSIONAL
 LAND SURVEYOR

Neil Hibbs

OREGON
 JANUARY 12, 1989
 F. NEIL HIBBS
 52989

EXPIRATION DATE
 6/30/2013

DWG SCALE: 1"= 300' JOB NO.: 1153-01 DATE: NOVEMBER 2011 PAGE 1 OF 2

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