

LAND PARTITION PLAT

IN THE SOUTH 1/2 OF LOT 5, WADE ADDITION, VOL. 7, PG. 12 AND
IN THE NW 1/4, SEC. 19, T 25 S, R 5 W, W. M.
CITY OF SUTHERLIN, DOUGLAS COUNTY, OREGON
MAY 2012 - PLANNING FILE #PAR-12-02

SURVEYORS CERTIFICATE:

I, CARL A. SWEEDEN, A REGISTERED PROFESSIONAL LAND SURVEYOR DO HEREBY CERTIFY THAT I HAVE CORRECTLY SURVEYED AND MARKED THE LAND SHOWN HEREON IN ACCORDANCE WITH OREGON REVISED STATUTES, CHAPTER 92.


CARL A. SWEEDEN


LEGAL DESCRIPTION:

THE SOUTH 1/2 OF LOT 5, WADES ADDITION, VOL. 7, PG. 12 PER INSTRUMENT #2011-15794.

DECLARATION:

KNOW ALL PEOPLE BY THESE PRESENTS THAT BRENDA L. HUMPHRIES AND LINDA S. HART DO HEREBY DECLARE THAT THEY ARE THE OWNERS OF THE LAND AND THAT THEY DO CAUSE THE PROPERTY TO BE PARTITIONED AND PLATTED IN ACCORDANCE WITH THE PROVISIONS OF CHAPTER 92, OREGON REVISED STATUTES AND IN ACCORDANCE WITH PLANNING APPROVAL FILE #PAR-12-02, CITY OF SUTHERLIN, DOUGLAS COUNTY, OREGON PLANNING DEPARTMENT.


BRENDA L. HUMPHRIES


LINDA S. HART

NOTE "B"

CORNER FALLS AT A JOINT IN THE TOP OF CONCRETE BARRIER SET A REFERENCE MARKER N89°23'34"E 2.0' FROM TRUE POINT

LEGEND:

- FOUND MONUMENT AS SHOWN
- SET 5/8" X 30" IRON ROD W/ RED PLASTIC CAP "SWEEDEN LS 2752"
- ▲ COMPUTED POINT, NOTHING FOUND OR SET
- () RECORD PER M 129-20
- () R1 RECORD PER MEGAN ESTATES
- () R2 RECORD PER WADE ADDITION

NARRATIVE:

THIS LAND PARTITION WAS COMPLETED TO CREATE TWO PARCELS OF LAND FROM THE SOUTH 1/2 OF LOT 5, WADE ADDITION AS DIRECTED AND APPROVED PER THE CITY OF SUTHERLIN, DOUGLAS COUNTY, OREGON PLANNING DEPARTMENT APPROVAL FILE #PAR-12-02. A FIELD SEARCH WAS COMPLETED AND FOUND MARKERS FROM M129-20 AND MEGAN ESTATES, VOL. 23, PAGE 15, DOUGLAS COUNTY, OREGON SURVEY AND SUBDIVISION PLAT RECORDS WERE LOCATED AND TIED IN A CLOSED TRAVERSE. THE SOUTHWEST CORNER OF THE SOUTH 1/2 OF LOT 5 PER M129-20 WAS FOUND, HELD AND IS SHOWN AT POSITION "A" AND A MARKER FOUND ON THE WEST LINE OF LOT 5 AND ON THE SOUTH LINE OF THAT LAND DESCRIBED PER INSTRUMENT #92-6452, POSITION "B" WAS ALSO HELD TO DETERMINE THE WEST BOUNDARY OF THE LAND. THIS LINE IS ALSO HELD AS THE BASIS OF BEARING FOR THIS LAND PARTITION. CONTINUED SEARCH REVEALED MARKERS SET IN MEGAN ESTATES WHICH ARE ALSO BEING HELD AND THEY ESTABLISH THE SOUTHEAST AND NORTHEAST CORNER OF THE SOUTH 1/2 OF LOT 5. THE NORTHWEST CORNER MARKER WAS NOT FOUND AND IS ASSUMED TO BE UNDERNEATH A CONCRETE BARRIER WALL THAT HAS BEEN ERECTED ALONG THE WEST LINE OF THIS LAND AND THE EARTH FILL THAT HAS BEEN PLACED ALONG THE EAST SIDE OF THE WALL. THERE IS ALSO A WOODEN FENCE THAT HAS BEEN BUILT ALONG THE EAST EDGE OF THE CONCRETE BARRIER WALL. A REFERENCE MARKER HAS BEEN PLACED ON THE NORTH LINE OF THE LAND TO ENABLE FUTURE LAND OWNERS TO BE ABLE TO DETERMINE THE LINE.

EQUIPMENT USED: TRIMBLE S6 W/ SUPPORT
FIELD CREW: C. SWEEDEN & E. WILDS
MAPPING AND CALC'S: C. SWEEDEN

NOTE "A"

CORNER POSITION FALLS ON TOP OF A CONCRETE BARRIER SET A CHICKEN TRACK ON TOP OF BARRIER AND A 5/8" X 30" IRON ROD WITH RED PLASTIC CAP N 89°24'24" E 1.25' FROM TRUE CORNER AS A REFERENCE MARKER

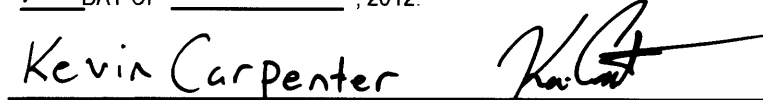
ACKNOWLEDGEMENTS:

STATE OF OREGON)
COUNTY OF DOUGLAS)

THERE PERSONALLY APPEARED BEFORE ME BRENDA L. HUMPHRIES AND LINDA S. HART WHO ARE KNOWN TO ME TO BE THE IDENTICAL INDIVIDUALS WHO EXECUTED THE FORGOING INSTRUMENT AND WHO DO HEREBY ACKNOWLEDGE SAID INSTRUMENT TO BE THEIR VOLUNTARY ACT AND DEED.

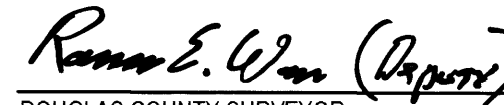
THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON THIS:

12th DAY OF June, 2012.


NOTARY PUBLIC - OREGON (PRINTED NAME) (SIGNATURE)
464868 JAN 11, 2016
COMMISSION NO. MY COMMISSION EXPIRES

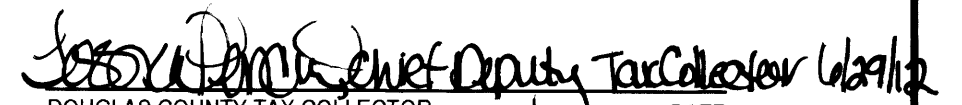
WATER: CITY OF SUTHERLIN
SEWER: CITY OF SUTHERLIN
ZONING: R1
COMP. PLAN: LOW DENSITY RESIDENTIAL

APPROVALS:



DOUGLAS COUNTY SURVEYOR DATE 6-28-12


DIRECTOR, CITY OF SUTHERLIN, PLANNING DEPART. DATE 6-20-12

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


DOUGLAS COUNTY TAX COLLECTOR DATE 6/29/12

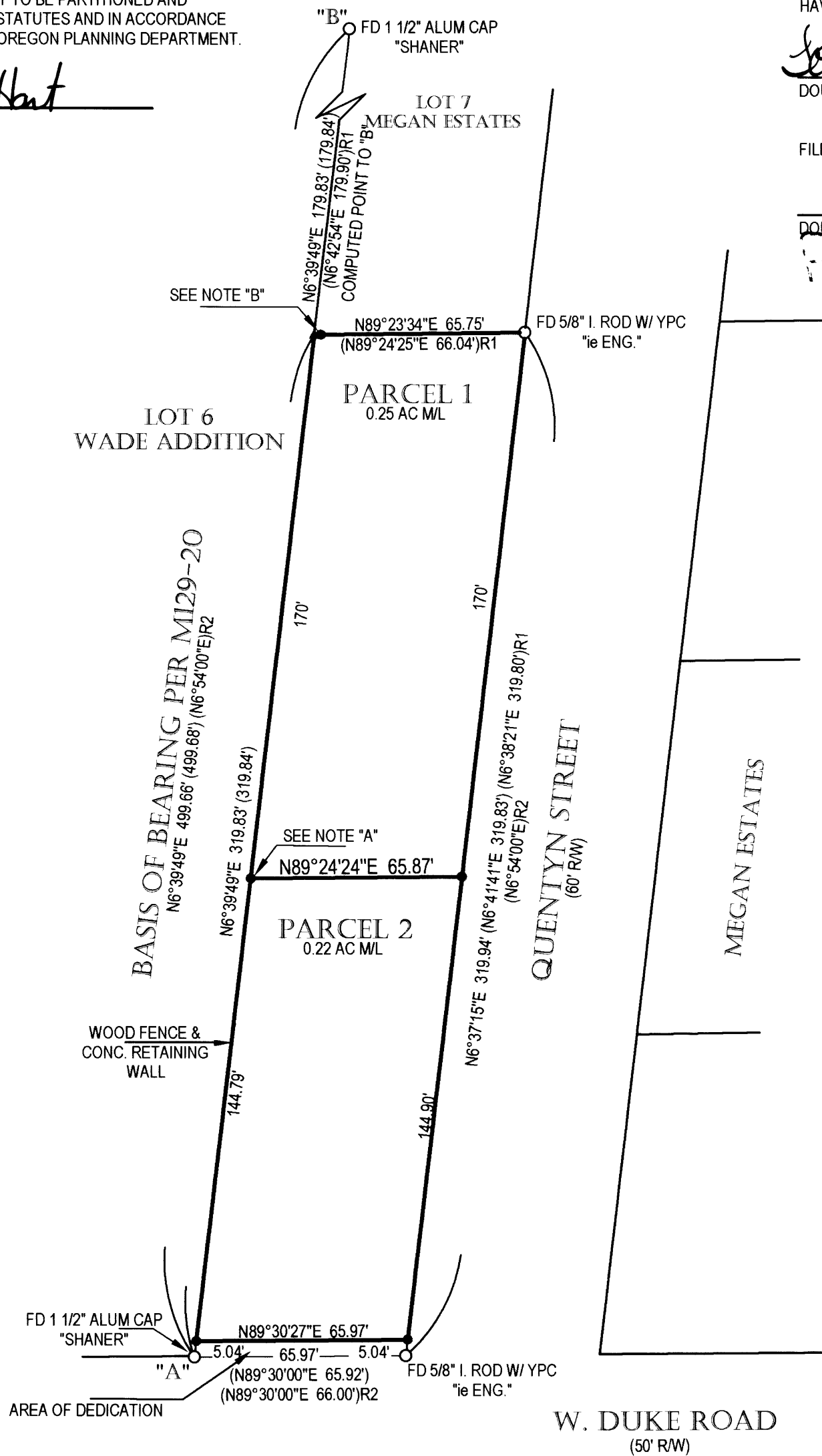
FILED THIS 29 DAY OF June, 2012


DOUGLAS COUNTY CLERK DATE 6/29/2012

DOUGLAS COUNTY OFFICIAL RECORDS
PATRICIA K. HITT, COUNTY CLERK 2012-010535

NO FEE
00323494201200105350010018

06/29/2012 09:03:45 AM
PLAT-PAR Cnt=1 Stn=1 receiptcounter
This is a no fee document



DOUGLAS COUNTY CLERK * DOUGLAS COUNTY * STATE OF OREGON

SCALE 1" = 40'

0 20 40 80

REGISTERED PROFESSIONAL LAND SURVEYOR

OREGON
CARL A. SWEEDEN
2752
JANUARY 16, 1996
EXPIRES 6-30-12

OWNERS AND PARTITIONERS:
BRENDA HUMPHRIES AND LINDA HART
285 HATFIELD DRIVE
ROSEBURG, OREGON 97470

Sweeden Land Surveying
Carl A. Sweeden
P.L.S.
Conventional & Global Positioning
Surveying Systems
558 S. E. Jackson St., Roseburg, OR 97470
Tel. 541-672-8344, Fax 541-672-1787

