

# LAND PARTITION PLAT OF PARCEL 3, PARTITION PLAT #1996-0013 A & B IN THE NW 1/4, SECTION 31, T. 28 S., R. 7 W., W. M. DOUGLAS COUNTY, OREGON - APRIL 2014 FILE #13-035

Douglas County Official Records  
Patricia K. Hitt, County Clerk 2014-006366  
NO FEE  
00368591201400063660010019  
05/05/2014 11:21:32 AM  
PLAT-PAR Cnt=1 Str=12 HEDI  
This is a no fee document

**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*  
CARL A. SWEEDEN

**LEGAL DESCRIPTION:**

PARCEL 3 OF OF PARTITION PLAT #1996-0013 A & B, DOUGLAS COUNTY, OREGON  
PARTITION PLAT RECORDS PER INSTRUMENT #2010-1964, DOUGLAS COUNTY,  
OREGON DEEDS AND RECORDS.

**DECLARATION:**

KNOW ALL PEOPLE BY THESE PRESENTS THAT GARY HEIDEBRINK DOES HEREBY DECLARE THAT HE IS THE OWNER OF SAID LAND AND THAT HE DOES 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 #13-035, DOUGLAS COUNTY, PLANNING DEPARTMENT.

GARY HEIDEBRINK PER AFFIDAVIT OF CONSENT, INSTRUMENT #2014- 206365  
DOUGLAS COUNTY, OREGON DEEDS AND RECORDS

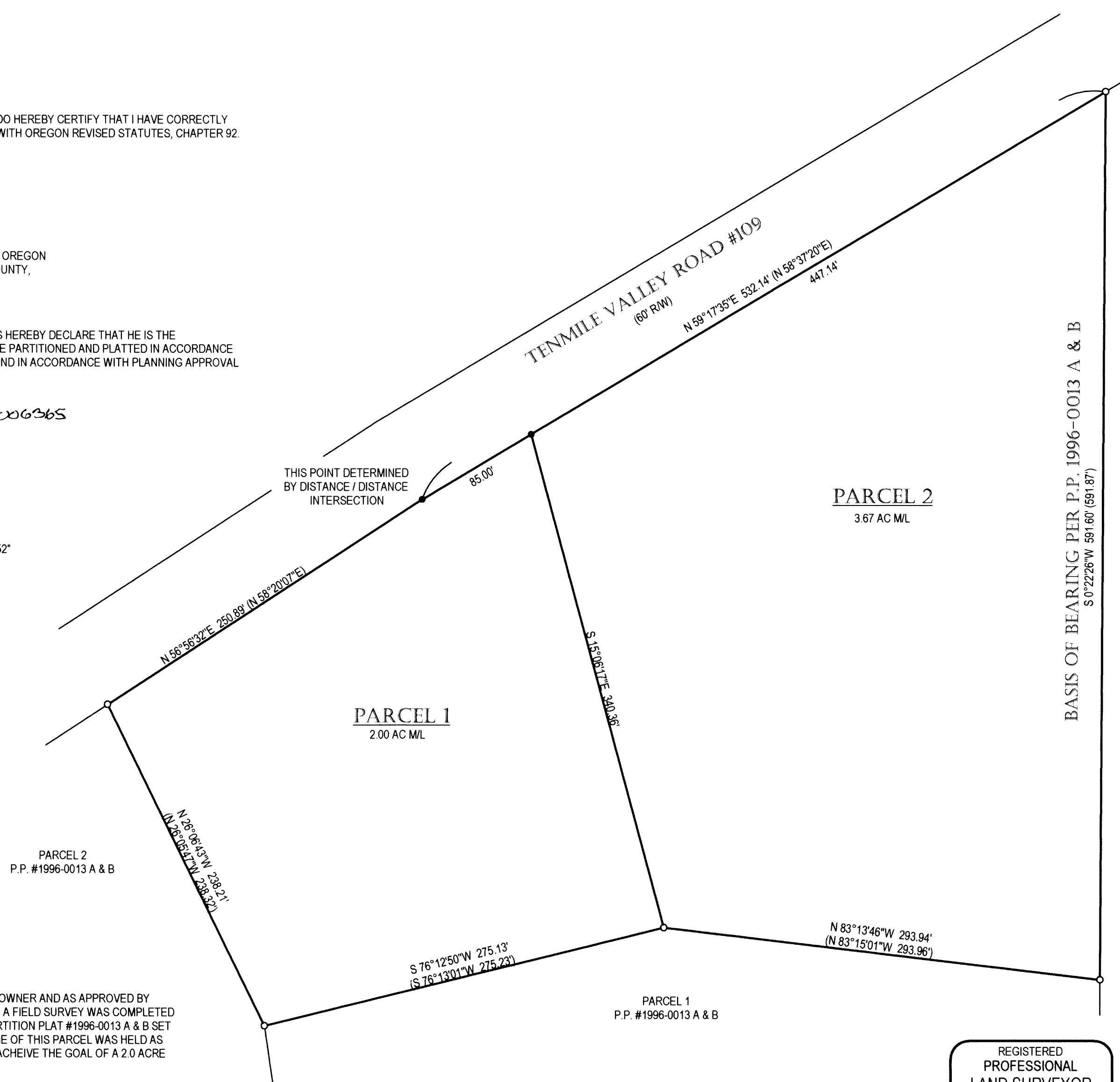
**LEGEND:**

- FOUND MONUMENT PER P. P. 1996-0013 A & B UNLESS NOTED
- SET 5/8" X 30" IRON ROD W/ RED PLASTIC CAP "SWEEDEN LS 2752"
- ▲ COMPUTED POINT, NOTHING FOUND OR SET
- ( ) RECORD PER P. P. 1996-0013 A & B

**NARRATIVE:**

THIS LAND PARTITION WAS COMPLETED AT THE REQUEST OF THE OWNER AND AS APPROVED BY THE DOUGLAS COUNTY PLANNING DEPARTMENT PER FILE #13-035. A FIELD SURVEY WAS COMPLETED IN WHICH ALL OF THE CORNER MARKERS FOR PARCEL 3, LAND PARTITION PLAT #1996-0013 A & B SET IN THE ORIGINAL PARTITION WERE FOUND AND HELD. THE EAST LINE OF THIS PARCEL WAS HELD AS THE BASIS OF BEARING AND THE DIVIDING LINE WAS LAID OUT TO ACHIEVE THE GOAL OF A 2.0 ACRE PARCEL AND A 3.6 ACRE PARCEL.

FIELD CREW: C. SWEEDEN & E. WILDS  
EQUIPMENT USED: NIKON NIVO 3M W/ SUPPORT  
MAPPING AND CALC'S: C. SWEEDEN



**APPROVALS:**

*Randy Smith* 5-1-14  
DOUGLAS COUNTY SURVEYOR DATE

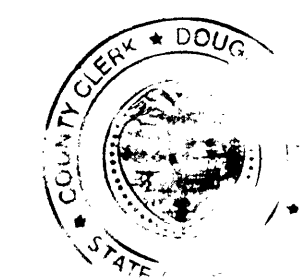
*Keith L. Cubic* 4/30/14  
DIRECTOR, PLANNING DEPT. DATE

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

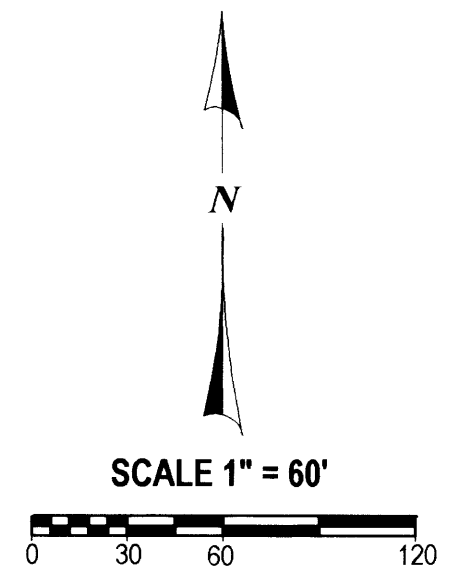
*Jessie Schiefelbusch* 05/05/2014  
DOUGLAS COUNTY TAX COLLECTOR DATE

FILED THIS 5<sup>th</sup> DAY OF MAY, 2014 11:21 AM

*Patricia K. Hitt* 5/5/14  
COUNTY CLERK DATE



PARCEL 1  
MINOR LAND PARTITION  
BK. 7, PG. 95 A & B



2014-0004

2014-0004

WATER: WELL  
SEWER: SEPTIC SYSTEM  
ZONING: RR  
COMP. PLAN: COMMITTED RESIDENTIAL - 2 AC

REGISTERED  
PROFESSIONAL  
LAND SURVEYOR

*Carl A. Sweeden*  
OREGON  
CARL A. SWEEDEN  
2752  
JANUARY 16, 1996  
EXPIRES 6-30-14

**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