

**LAND PARTITION PLAT**  
**OF LOT 12, BLOCK 2, GOURLEY'S ADDITION, VOL. 7, PG. 7**  
**IN THE NE 1/4, SEC. 20, T 25 S, R 5, W, W. M.**  
**CITY OF SUTHERLIN, DOUGLAS COUNTY, OREGON - OCTOBER 2014**

Douglas County Official Records  
 Patricia K. Hitt, County Clerk  
 2014-015104  
 NO FEE  
 00379741201400151040010019  
 PLAT-PAR Cnt=1 Stn=12 HEDI 11/18/2014 08:36:19 AM  
 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:**

THAT LAND DESCRIBED IN INSTRUMENT #2014-8198 DOUGLAS COUNTY, OREGON DEEDS AND RECORDS BEING LOT 12, BLOCK 2, GOURLEY'S ADDITION, VOLUME 7, PAGE 7, DOUGLAS COUNTY, OREGON SUBDIVISION PLAT RECORDS.

**DECLARATION:**

KNOW ALL PEOPLE BY THESE PRESENTS THAT SUSAN M. OSLAND AND LUCY E. HARVEY 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 14-02, CITY OF SUTHERLIN, COMMUNITY DEVELOPMENT DEPARTMENT.

*Susan M. Osland*  
 SUSAN M. OSLAND

*Lucy E. Harvey*  
 LUCY E. HARVEY

**NARRATIVE:**

THIS SURVEY AND LAND PARTITION WAS COMPLETED AT THE DIRECTION OF THE OWNERS SHOWN AND AS APPROVED BY THE CITY OF SUTHERLIN, OREGON COMMUNITY DEVELOPMENT DEPARTMENT FILE #PAR 14-02. A FIELD SURVEY WAS COMPLETED TO LOOK FOR ORIGINAL TRACT AND LOT CORNER MARKERS FROM COOK'S ORCHARD TRACTS, GOURLEY'S ADDITION SUBDIVISION, SURVEY M 87-1, M 155-2, CS 58/100-3 AND LAND PARTITIONS 1994-0055 AND 2012-0020. PARTITION PLAT #2012-0020 COMPLETED BY THIS FIRM IN 2012 REFLECTS THE LOCATION OF SEVERAL MARKERS FOUND FROM COOK'S ORCHARD TRACTS WHICH WERE VISITED AGAIN AND RE-TIED DURING THIS FIELD SURVEY. THE BASIS OF BEARING IS ESTABLISHED USING THE SAME FOUND MARKERS FROM P. P. #2012-0020 AS SHOWN. TO ESTABLISH THE BOUNDARY OF LOT 12, BLOCK 2, GOURLEY'S ADDITION I HOLD THE 2" IRON PIPE AT THE NORTHEAST CORNER OF TRACT 1 COOK'S ORCHARD TRACTS. FROM THIS POSITION I LOOKED FOR AN AXLE AS WAS REPORTED PER M 87-1 AND CS 58/100-3 BUT I DID NOT FIND. THE NOTE ON GOURLEY'S ADDITION ALONG THE SOUTH LINE OF LOT 12 "EQUALS S 72° E 136.0' COOK'S ORCHARD TRACTS" IS CONFUSING SINCE THE PIPES FOUND PER COOK'S ORCHARD TRACTS AT "B" AND "C" MEASURE WELL WITH WHAT IS INDICATED ON THAT MAP. THE NOTE DOES NOT CLEARLY INDICATE THAT THE SOUTHEAST CORNER OF LOT 3, BLOCK 2, PLAT C, S. L. & WATER CO. IS DIFFERENT THAN THE NORTHWEST CORNER OF TRACT 1, COOK'S ORCHARD TRACTS. BOTH MARKERS AT "B" AND "C" WOULD HAVE BEEN IN PLACE FOR CS 58/100-3, M 87-1 AND M 155-2 BUT THEY DO NOT REPORT FINDING THEM. PARTITION PLAT 1994-0055 DID FIND THE 2" PIPE INITIAL POINT PER COOK'S ORCHARD TRACTS AND THE 3/4" IRON PIPE AT THE NORTHWEST CORNER OF TRACT 1 BUT MAKES NO MENTION OF THE AXLE. TO RESOLVE THIS ISSUE IN THE MOST EQUITABLE WAY BETWEEN LOTS 11 AND 12, BLOCK 2 OF GOURLEY'S ADDITION I HOLD "B" AND "C" MARKERS. FENCE LINES PREVIOUSLY TIED WHICH ARE NOW PARTIALLY REMOVED INDICATED THAT OWNERS ALSO USED THESE LOCATIONS. THE 1" IRON PIPE AT THE NORTHEAST CORNER OF LOT 12, POSITION "E", IS HELD FOR THE NORTH LINE OF LOT 12 WITH THE FOUND MARKER AT "D" PER M 87-1. THIS LINE IS INTERSECTED WITH THE LINE "A" - "B" TO DETERMINE THE POSITION OF "E" IN REFERENCE TO THE RIGHT OF WAY OF STATE STREET. THE NORTHEAST CORNER OF M 155-2 FITS VERY WELL WITH THE POSITION OF THE NORTH LINE OF BLOCK 2 USING "D" AND "E" AND IS THEREFORE HELD AT THE NORTHWEST CORNER OF LOT 12. THE PARCEL CORNERS WERE THEN SET ON THE EAST AND WEST LINES OF LOT 12 AS DIRECTED.

FIELD CREW: C. SWEEDEN  
 EQUIPMENT: NIKON NIVO W/ SUPPORT  
 MAPPING AND CALC'S: C. SWEEDEN

**ACKNOWLEDGEMENTS:**

STATE OF OREGON )  
 COUNTY OF DOUGLAS )

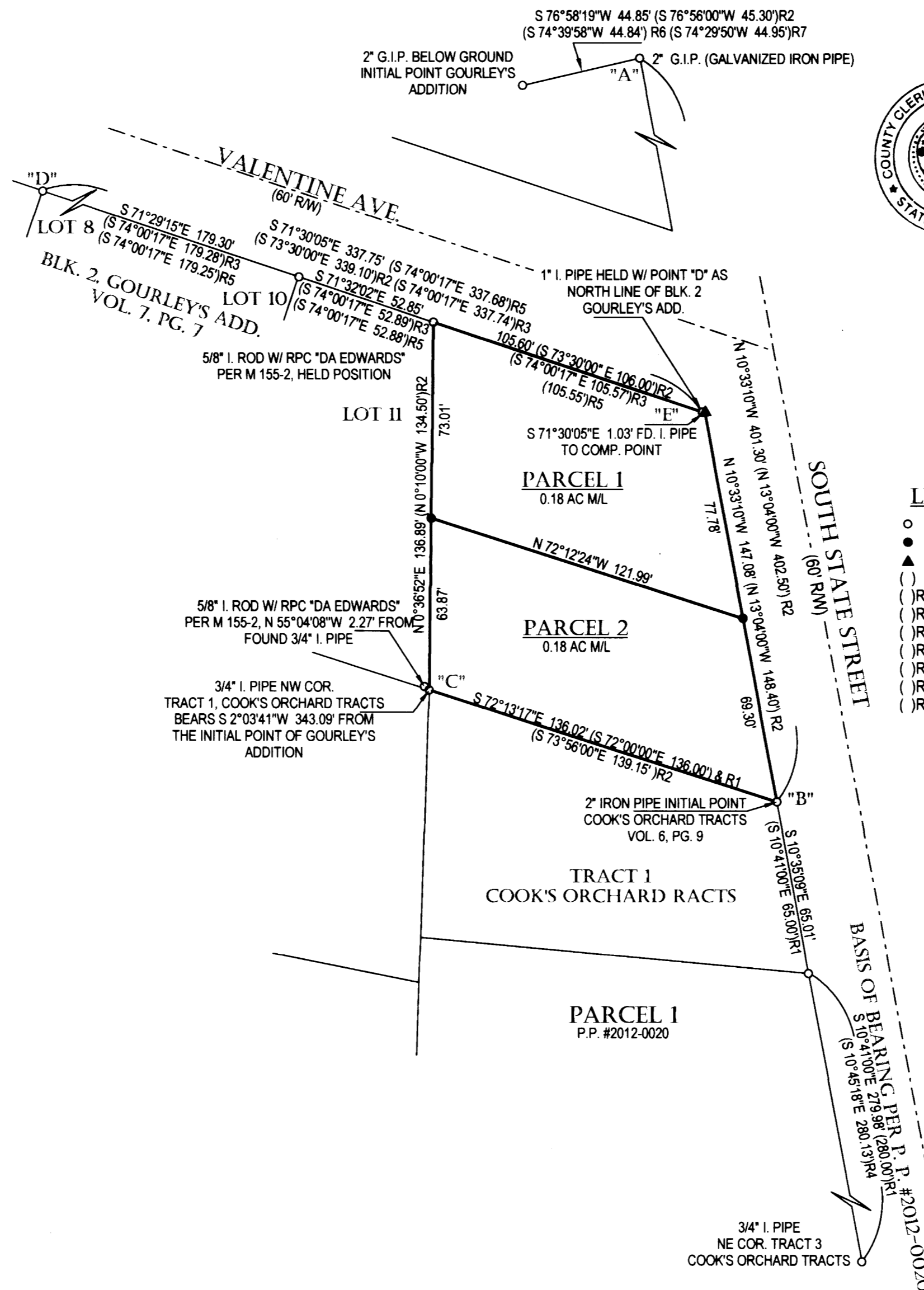
THESE PERSONS PERSONALLY APPEARED BEFORE ME SUSAN M. OSLAND AND LUCY E. HARVEY WHO ARE KNOWN TO ME TO BE THE IDENTICAL INDIVIDUALS WHO EXECUTED THE FORGOING INSTRUMENT AND WE DO HEREBY ACKNOWLEDGE SAID INSTRUMENT TO BE THEIR VOLUNTARY ACT AND DEED.

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON THIS

5<sup>TH</sup> DAY OF November, 2014.

*Krista A. Gueert*  
 NOTARY PUBLIC - OREGON (PRINTED NAME) (SIGNATURE)

470371 08-02-2016  
 COMMISSION NO. MY COMMISSION EXPIRES



**APPROVALS:**

*Randy Smith* 11-14-2014  
 DOUGLAS COUNTY SURVEYOR DATE

*Patricia K. Hitt* 11-12-2014  
 COMMUNITY DEVELOPMENT, DIRECTOR DATE  
 CITY OF SUTHERLIN, OREGON

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

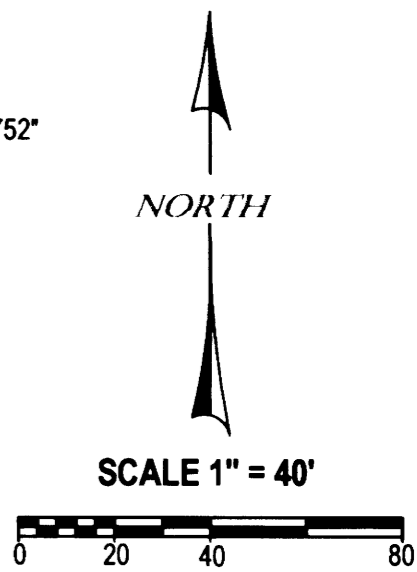
*Wesley D. Jones* 11/11/2014  
 DOUGLAS COUNTY TAX COLLECTOR Tax Collector DATE

FILED THIS 18<sup>TH</sup> DAY OF November, 2014 8:56 AM

*Patricia K. Hitt* 11/18/14  
 COUNTY CLERK DATE

**LEGEND:**

- FOUND 5/8" I. ROD OR AS SHOWN
- SET 5/8" X 30" IRON ROD W/ RED PLASTIC CAP "SWEEDEN LS 2752"
- ▲ COMPUTED POINT, NOTHING FOUND OR SET
- ( ) RECORD PER P. P. 2012-0020
- (R1) RECORD PER COOK'S ORCHARD TRACTS, V. 6, P. 9
- (R2) RECORD PER GOURLEY'S ADDITION, V. 7, P. 7
- (R3) RECORD PER M 155-2
- (R4) RECORD PER P. P. 1994-0055
- (R5) RECORD PER M 87-1
- (R6) RECORD PER M 167-3
- (R7) RECORD PER CS 58/100-3



REGISTERED PROFESSIONAL LAND SURVEYOR  
*Carl A. Sweeden*  
 OREGON  
 CARL A. SWEEDEN  
 2752  
 JANUARY 16, 1996  
 EXPIRES 6-30-16

**OWNERS AND PARTITIONERS:**  
 SUSAN OSLAND AND LUCY HARVEY  
 986 E. THIRD STREET  
 SUTHERLIN, OREGON 97479

**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

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

2014-0019

2014-0019