

Douglas County Official Records
Patricia K. Hitt, County Clerk

2018-003902



NO FEE

00459083201800039020010012
02/27/2018 09:15:46 AM
PLAT-PAR Cnt=1 Stn=33 HAJOHNST
This is a no fee document



FILED THIS 27th DAY OF February, 2018 @ 9:15 A.M.

Patricia K. Hitt
DOUGLAS COUNTY CLERK 2/27/18

MAP OF SURVEY

LAND PARTITION

LOCATED IN THE:
SOUTHEAST QUARTER OF SECTION 27,
TOWNSHIP 30 SOUTH, RANGE 5 WEST,
WILLAMETTE MERIDIAN, DOUGLAS COUNTY, OREGON
"CITY OF CANYONVILLE"

OWNER AND PARTITIONER:
RICHARD AND CAROL SHERMAN LIVING TRUST
128 EAGLE RIDGE ROAD
CANYONVILLE, OREGON 97417

PREPARED BY:
RAYMOND F. BROWN - P.L.S. # 2391
P.O. BOX 539
CANYONVILLE, OREGON 97417
PHONE: 541-839-6185

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Raymond F. Brown
OREGON
JULY 26, 1989
RAYMOND F. BROWN
2391

EXP. 12/31/2019



JAN., 2018
SCALE: 1" = 60'

LINE INDEX:

- A N 2° 14' 26" E 2.34'
(N 2° 12' 24" E 2.34') - 1
- B N 58° 16' 10" E 74.92'
- C N 31° 33' 03" W 29.94'
(N 31° 32' 10" W 29.95') - 1
- D N 58° 30' 40" E 83.24'
(N 58° 37' 54" E 83.22') - 1
- E N 80° 59' 01" E 33.55'
- F N 58° 24' 40" E 51.69'
- G N 58° 16' 11" E 100.01'

PARCEL 2
1.91± ACRES

PARCEL 1
2.02± ACRES



ZONE: RESIDENTIAL
COMP. PLAN: RESIDENTIAL
WATER: CITY OF CANYONVILLE
SEWER: CITY OF CANYONVILLE

LEGEND

- FOUND 5/8" IRON ROD UNLESS OTHERWISE NOTED
- SET 5/8" X 30" IRON ROD WITH PLASTIC CAP ATTACHED, MKD. " R. BROWN, PLS 2391".
- ⊕ SANT. SEWER MANHOLE
- △ COMPUTED POINT
- CENTER SANT. SEWER
- () - 1 RECORD AS PER 2017-0001

NARRATIVE:

PURPOSE OF THE SURVEY WAS TO CREATE THE PARCELS AS SHOWN. FIELD INVESTIGATION LOCATED THE SAID FOUND MONUMENTS AND CONDITIONS. EXISTING FOUND MONUMENTS PER SURVEY MAP FILE NUMBER 2017-0001, CONTROLLED THE SURVEY.

APPROVALS:

[Signature] 2/23/18
CANYONVILLE PLANNING COMMISSION DATE

Janelle Evans 2-23-18
CANYONVILLE CITY RECORDER DATE

Kristian O. DeHoot 2/26/18
DOUGLAS COUNTY SURVEYOR DATE

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

[Signature] 2/27/18
DOUGLAS COUNTY TAX COLLECTOR DATE

SURVEYOR'S CERTIFICATE:

I, RAYMOND F. BROWN, HEREBY CERTIFY AND SAY THAT I HAVE CORRECTLY SURVEYED AND MARKED WITH PROPER MONUMENTS, THE LANDS REPRESENTED HEREON AND THAT THE FOLLOWING IS AN ACCURATE DESCRIPTION OF SAID LANDS:

Raymond F. Brown 2/23/2018
RAYMOND F. BROWN - P.L.S. # 2391 DATE

LEGAL DESCRIPTION:

A TRACT OF LAND, BEING ALL OF THAT LAND DESCRIBED AS PARCEL 2, PARTITION PLAT 2017-0001, RECORDED AS INSTRUMENT NUMBER 2017-002034, AS RECORDED IN DOUGLAS COUNTY DEED RECORDS, DOUGLAS COUNTY, OREGON.

DECLARATION:

KNOW ALL PERSON BY THESE PRESENTS THAT RICHARD AND CAROL SHERMAN LIVING TRUST, DATED 01/21/2003, DO HEREBY DECLARE THAT THEY ARE THE OWNER OF THE LANDS REPRESENTED HEREON AND SAY THAT THEY DID CAUSE THE LANDS TO BE PARTITIONED, PLATTED AND THE EASEMENTS SHOWN TO BE CREATED, IN ACCORDANCE WITH THE PROVISIONS OF CHAPTER 92 OREGON REVISED STATUTES AND IN ACCORDANCE WITH THE CITY OF CANYONVILLE.

Richard Sherman 2/23/2018
RICHARD SHERMAN - TRUSTEE DATE
RICHARD AND CAROL SHERMAN LIVING TRUST



ACKNOWLEDGMENT:

STATE OF OREGON)
COUNTY OF DOUGLAS) SS

PERSONALLY APPEARED BEFORE ME, RICHARD SHERMAN - TRUSTEE OF THE RICHARD AND CAROL LIVING TRUST, AND ACKNOWLEDGED THE FOREGOING TO BE A VOLUNTARY AND FREE ACT.
THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON THIS THE 23rd DAY OF February, 2018.

Brandi L. Gross *Brandi L. Gross*
NOTARY PUBLIC SIGNED
COMMISSION NUMBER 941608 MY COMMISSION EXPIRES Aug 9, 2019

2018-0006

2018-0006