Douglas County Official Records
Daniel J. Loomis, County Clerk 2021-000305
NO FEE
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01/07/2021 02:51:47 PM
PLAT-PAR Cnt=1 Stn=33 HAJOHNST
This is a no fee document

# LAND PARTITION

**LOCATED** in the NW 1/4 of Section 19, T. 25 S., R 5 W., W.M.
in the City of Sutherlin, Douglas County, Oregon.

January, 2021

## SURVEYOR'S CERTIFICATE

I, DAVID A. EDWARDS, HEREBY CERTIFY THAT I HAVE CORRECTLY SURVEYED AND MARKED WITH PROPER MONUMENTS THE LANDS REPRESENTED HEREON ON SHEET TWO AND THAT THE FOLLOWING IS AN ACCURATE DESCRIPTION OF SAID LANDS:

THAT TRACT OF LAND DESCRIBED IN DOCUMENT NUMBER 2020-14483, OFFICIAL RECORDS FOR DOUGLAS COUNTY, OREGON, AS CONTROLLED BY FOUND MONUMENTS AS SHOWN ON SHEET TWO AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE INITIAL POINT, BEING THE SOUTHWEST CORNER OF PARCEL 1 OF PARTITION PLAT NO. 2007-0075 OF THE RECORDS OF PARTITION PLATS IN SAID COUNTY AND STATE; THENCE SOUTH 88°23'50" WEST, ALONG THE NORTH LINE OF WEST DUKE ROAD, 343.12 FEET TO THE SOUTHEAST CORNER OF THAT TRACT OF LAND DESCRIBED IN DOCUMENT NUMBER 2014-10393, SAID OFFICIAL RECORDS; THENCE NORTH 1°25'52" EAST 361.17 FEET TO THE NORTHEAST CORNER OF LAST SAID TRACT; THENCE SOUTH 88°36'22" EAST 342.62 FEET TO A 5/8 INCH DIAMETER IRON ROD; THENCE SOUTH 88°22'28" EAST 14.99 FEET TO A 5/8 INCH DIAMETER IRON ROD; THENCE SOUTH 1°25'37" WEST 342.41 FEET TO THE INITIAL POINT.

David A. Edwards
DAVID A. EDWARDS, P.L.S. 2339

## DECLARATION

KNOW ALL PERSONS BY THESE PRESENTS THAT SAM ROBINSON AND GLADYS ROBINSON AND KENNETH L. GRUESBECK AND YVONNE J. GRUESBECK AND ADAM. A. HALEY AND NANETTE F. HALEY ARE THE OWNERS OF THE LANDS REPRESENTED HEREON ON SHEET TWO AND THEY HAVE CAUSED THE SAME TO BE PARTITIONED INTO PARCELS AND DO HEREBY CREATE THE 25 FOOT WIDE NONEXCLUSIVE ACCESS AND UTILITY EASEMENT TO SERVE PARCEL 2 AS SHOWN ON SAID SHEET TWO.

Sam Robinson — SAM ROBINSON
Gladys Robinson — GLADYS ROBINSON
Adam A. Haley — ADAM A. HALEY
Nanette F. Haley — NANETTE F. HALEY

## ACKNOWLEDGEMENT

STATE OF OREGON )
SS
COUNTY OF DOUGLAS )

PERSONALLY APPEARED BEFORE ME THIS 31 DAY OF December, 2020, THE ABOVE NAMED SAM ROBINSON, GLADYS ROBINSON, ADAM A. HALEY AND NANETTE F. HALEY AND ACKNOWLEDGED THE FOREGOING INSTRUMENT TO BE THEIR VOLUNTARY ACT AND DEED.

Carrie Jo Maynard
NOTARY PUBLIC FOR OREGON

NOTARY PRINTED NAME: CARRIE JO MAYNARD

NOTARY COMMISSION NUMBER: 1004500

COMMISSION EXPIRES: OCTOBER 6, 2024

**ACKNOWLEDGEMENT BY CONSENT AFFIDAVIT:** FOR THE AFFIDAVIT OF KENNETH L. GRUESBACK AND YVONNE J. GRUESBECK CONSENTING

TO THIS LAND PARTITION SEE DOCUMENT NUMBER 2021-000304, OFFICIAL RECORDS FOR DOUGLAS COUNTY, OREGON.

**SURVEYED FOR:** *SAM ROBINSON*
*P.O. BOX 917*
*SUTHERLIN, OREGON 97479*

**SURVEYED BY:** *DAVID EDWARDS LAND SURVEYING*
*P.O. BOX 361*
*OAKLAND, OREGON 97462*
*PHONE: (541) 459-0512*

REGISTERED PROFESSIONAL LAND SURVEYOR
OREGON
JULY 26, 1988
DAVID A. EDWARDS
2339
*RENEWS 12/31/21*

## APPROVALS

Bruce Elliott — 1-5-~~2020~~ 2021
SUTHERLIN COMMUNITY DEVELOPMENT DIRECTOR — DATE

Kristen Oldfather — Jan. 6, 2021
DOUGLAS COUNTY SURVEYOR — DATE

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

Jessamy Hanson — 1/7/2021
DOUGLAS COUNTY TAX COLLECTOR — DATE

FILED THIS 7th DAY OF January, 2021. 2:51 pm

By Heidi Jahnot, Deputy — 1-7-2021
DOUGLAS COUNTY CLERK

COUNTY CLERK ★ DOUGLAS COUNTY ★ STATE OF OREGON

WATER: *CURRENTLY WELL - FUTURE: CITY OF SUTHERLIN*

SEWER: *CURRENTLY SUB-SURFACE SEPTIC. FUTURE: CITY OF SUTHERLIN*

COMP. PLAN: *LOW DENSITY*

ZONING: *R-1*

PLANNING DEPT. FILE: *20-S018.*

FOR WAIVER OF REMONSTRANCE REGARDING POTENTAIL FUTURE IMPROVEMENTS TO WEST DUKE ROAD

SEE DOC. NO. 2020-21364, OFFICIAL RECORDS FOR DOUGLAS COUNTY, OREGON.



Traverse PC

2021-0001 A

2021-0001 A