

PARTITION PLAT
PARCEL 1, PP 2005-0047
 LOCATED IN THE
NW 1/4 OF SECTION 29
T.26S., R.4W., W.M.
DOUGLAS COUNTY, OREGON

Douglas County Official Records 2021-023364
 Daniel J. Loomis, County Clerk



NO FEE
 12/07/2021 09:14:08 AM
 PLAT-PAR Cnt=1 Str=33 HAJOHNST
 This is a no fee document

2021-0052 A

DECLARATION:

KNOW ALL PEOPLE BY THESE PRESENT THAT WEEKLY HOLDINGS, LLC IS THE OWNER OF THE LAND REPRESENTED ON THIS LAND PARTITION PLAT AND MORE PARTICULARLY DESCRIBED IN THE ACCOMPANYING SURVEYOR'S CERTIFICATE AND IN ACCORDANCE WITH THE PROVISIONS OF CHAPTER 92, OREGON REVISED STATUTES, HAS CAUSED THE SAME TO BE SURVEYED AND PARTITIONED AS SHOWN ON THE FACE OF THIS LAND PARTITION PLAT.

Nicholas Weekly

 NICHOLAS WEEKLY MEMBER

NARRATIVE:

THE PURPOSE OF THIS SURVEY WAS TO PARTITION PARCEL 1 OF LAND PARTITION NO. 2005-0047 INTO 2 PARCELS AS APPROVED UNDER DOUGLAS COUNTY PLANNING DEPARTMENT FILE NO. 21-043. THE SURVEY WAS CONTROLLED BY MONUMENTS FOUND PER PARTITION PLAT 2005-0047. NEW MONUMENTS WERE SET AS DIRECTED BY THE OWNER.

THE SECTION CORNER COMMON TO SECTIONS 19, 20, 29, & 30 WAS NOT FOUND BUT THE REFERENCES DESCRIBED ON SAID PLAT WERE FOUND. A COMPUTED POINT USING JUST THE DISTANCES FROM THE IRON ROD REFERENCES DID NOT AGREE WITH RECORD DISTANCES TO THE 1/4 CORNER FOR SECTIONS 29 & 30 OR THE NORTHEAST CORNER OF PARCEL 1, ±2 FEET. INSTEAD I COMPUTED A COORDINATE USING RECORD DISTANCES FROM THE 1/4 CORNER AND THE NORTHEAST CORNER OF PARCEL 1. I THEN PROJECTED A LINE FROM THE IRON ROD REFERENCE SOUTHEAST OF THE SECTION CORNER THROUGH SAID COORDINATE THE RECORD DISTANCE FROM THE REFERENCE TO DEFINE THE LOCATION OF THE SECTION CORNER. THIS AGREES WITH THE RECORD DISTANCES EXCEPT FOR THE REFERENCE TO THE NORTHWEST WHICH IS NOW 16.89' (17.15'). AT THE DEFINED LOCATION I HAVE SET A 5/8"X30" IRON ROD WITH AN 2" ALUMINUM CAP PROPERLY MARKED.

ACKNOWLEDGMENT:

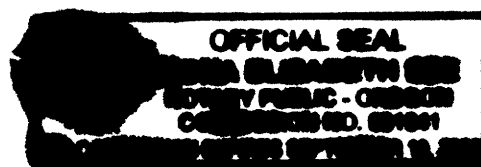
STATE OF OREGON)
) SS
 COUNTY OF DOUGLAS)

KNOW ALL PEOPLE BY THESE PRESENTS, ON THIS 19th DAY OF October, 2021, BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID STATE AND COUNTY, PERSONALLY APPEARED NICHOLAS WEEKLY TO ME KNOWN TO BE THE PERSONS DESCRIBED, IN AND WHO EXECUTED THE FOREGOING DECLARATION, WHO, BEING DULY SWORN, DID SAY THAT THEY EXECUTED THE SAME FOR THE PURPOSES SET FORTH THEREIN.

IN TESTIMONY WHEREOF, I HAVE HEREUNTO SET FORTH MY HAND AND AFFIXED MY OFFICIAL SEAL THE DAY AND YEAR FIRST ABOVE WRITTEN.

Notary Seal

 NOTARY PUBLIC, STATE OF OREGON



ZONING & UTILITIES:

ZONING: FG
 COMP. PLAN: AGG

SEWER: ON-SITE SEPTIC (PARCEL 2 ONLY)
 PLANNING FILE NO. 21-043

SURVEYOR'S CERTIFICATE:

I, RUSSELL BADGLEY HEREBY CERTIFY THAT I HAVE CORRECTLY SURVEYED AND MARKED WITH PROPER MONUMENTS THE LANDS REPRESENTED ON THIS LAND PARTITION PLAT OF WHICH THE FOLLOWING IS A TRUE AND CORRECT DESCRIPTION:

PARCEL 1 OF LAND PARTITION NO. 2005-0047, AS RECORDED IN "RECORD OF PARTITION PLATS", RECORDS OF DOUGLAS COUNTY, OREGON, RECORDER'S NO. 2005-12120



Russell Badgley

 OREGON
 NOVEMBER 13, 2007
 RUSSELL BADGLEY
 7076

RENEWS: 12-31-2021

TAX COLLECTORS CERTIFICATE:

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

D.P.E. Wick

 DOUGLAS COUNTY TAX COLLECTOR
 12-7-21
 DATE

APPROVALS:

AMJ

 DOUGLAS COUNTY PLANNING DIRECTOR
 12/6/21
 DATE

Chadwick (Scott)

 DOUGLAS COUNTY SURVEYOR
 12/6/21
 DATE

FILED THIS 7th DAY OF December, 2021, AT 9:14 AM/PM

Hedi Jalmit, Deputy

 DOUGLAS COUNTY CLERK
 12/7/2021
 DATE



BTS SURVEYING, INC.
 348 SE JACKSON ST., ROSEBURG, OR 97470
 (541) 673-0966 adam@btssurveying.com

SCALE: N/A	FOR: WEEKLY BROS, INC. 3155 MELTON ROAD ROSEBURG, OR 97470	JOB #: 19-057 FILE: 19-057_PartPlat.dwg
DATE: OCT. 18, 2021		SHEET 1 OF 2

2021-0052 A

PARTITION PLAT PARCEL 1, PP 2005-0047

LOCATED IN THE
NW 1/4 OF SECTION 29
T.26S., R.4W., W.M.
DOUGLAS COUNTY, OREGON

CORNER DESCRIPTIONS:

BEARINGS ARE TAKEN TO THE CENTER OF THE TREE AT THE ROOT CROWN AND DISTANCES ARE MEASURED TO A NAIL IN THE ROOT CROWN AT THE SIDE AND CENTER OF THE TREE WITH A TOTAL STATION. ALL BEARING TREES HAVE A 6" RED BAND PAINTED AROUND THE TREE AND THE BLAZED FACE PAINTED RED AND BEARING TREE SIGNS NAILED TO THE TREE.

① SECTION CORNER 19/20/30/29 PLSS ID: 200300
SET A 5/8" X 30" IRON ROD 26" IN GROUND WITH A 2" ALUMINUM CAP STAMPED:

FROM WHICH BEARING TREES BY HIBBS IN 2005:
A 22" OAK BEARS S.49°00'W., 498.6 FT. (S.47°W. 499.0'), WITH VISIBLE MARKS,
A 18" OAK BEARS N.74°30'E., 53.4 FT. (N.71°E.), WITH HEALED BLAZE.
AND REFERENCE MONUMENTS BY HIBBS IN 2005:
A 5/8" IRON ROD BEARS N.46°47'29"W., 16.89 FT. (N.51°W. 17.15')
A 5/8" IRON ROD BEARS S.45°06'47"E., 35.85 FT. (S.45°E. 35.85')



② 1/4 CORNER 30/29 PLSS ID: 200240
FOUND A 5/8" IRON ROD WITH YELLOW PLASTIC CAP MARKED "HIBBS LS 52989"

FROM WHICH BEARING TREES BY HIBBS IN 2005:
A 18" FIR BEARS S.59°E., 28.6 FT., UNSCRIBED: NEWLY SCRIBED "1/4 S29 BT".
A 8" MADRONE BEARS S.57°W., 50.4 FT., UNSCRIBED: NEWLY SCRIBED "1/4 S30 BT".
A 24" OAK BEARS N.82°W., 20.4 FT., UNSCRIBED: NEWLY SCRIBED "1/4 S30 BT".
A 16" OAK BEARS N.57 1/2°E., 27.2 FT. UNSCRIBED: NEWLY SCRIBED "1/4 S29 BT".

NO.	BEARING	DISTANCE
L1	N0°20'38"W	35.00
L2	S0°38'45"E	63.01

LEGEND:

- ⊙ = SET 5/8" x 30" IRON ROD w/PLASTIC CAP "BTS ENG-SURV"
- ⊕ = SET 5/8" x 30" IRON ROD w/ALUMINUM CAP PROPERLY MARKED
- ⊙ = FOUND 5/8" IRON ROD PER PP 2005-0047
- △ = COMPUTED POINT NOT SET
- = COMPUTED EASEMENT POINT
- () = RECORD PER LAND PARTITION PLAT 2005-0047
- = BOUNDARY LINE
- = NEW PARCEL LINE
- = ACCESS ROAD CENTERLINE
- = MINERAL OVERLAY AREA
- = EXISTING QUARRY AREA
- = TRANSMISSION LINE CORRIDOR
- DHT— = OVERHEAD TRANSMISSION LINE



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SCALE: 1" = 200'	FOR: WEEKLY BROS, INC. 3155 MELTON ROAD ROSEBURG, OR 97470	JOB #: 19-057 FILE: 19-057_PartPlat.dwg SHEET 2 OF 2
DATE: OCT. 18, 2021		

