

LAND PARTITION

LOCATED in the NE 1/4 of Section 4, T. 25 S., R. 5 W., W.M. in Douglas County, Oregon.

December, 2023

Douglas County Official Records 2024-000025
Daniel J. Loomis, County Clerk



NO FEE

01/02/2024 11:41:45 AM
PLAT-PAR Cnt=1 Stn=17 JLG00DWI
This is a no fee document

2024-0002 A

SURVEYOR'S CERTIFICATE

I, DAVID A. EDWARDS HEREBY CERTIFY THAT I HAVE CORRECTLY SURVEYED AND SET PROPER MONUMENTS FOR PARCEL 1 AND PARCEL 2 AND THAT THE FOLLOWING IS AN ACCURATE DESCRIPTION OF THE PARENT TRACT:

THAT TRACT OF LAND DESCRIBED IN DOCUMENT NUMBER 2021-5186, OFFICIAL RECORDS FOR DOUGLAS COUNTY, OREGON, AS CONTROLLED BY FOUND MONUMENTS AND DATA OF RECORD AS SHOWN ON SHEET TWO OF TWO.

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

APPROVALS

Wayne Estes Dec. 20, 2023
CHAIR, OAKLAND PLANNING COMMISSION DATE

Evelyn R. Kaeb 12/20/2023
DOUGLAS COUNTY SURVEYOR Deputy DATE

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

D. P. Wil 1-2-24
DOUGLAS COUNTY TAX COLLECTOR DATE

FILED THIS 2ND DAY OF January 2024
2023

Gary Sooch Deputy
DOUGLAS COUNTY CLERK



DECLARATION

KNOW ALL PERSONS BY THESE PRESENTS THAT TRC INVESTMENTS LLC IS THE OWNER OF THE LANDS REPRESENTED HEREON ON SHEET TWO AND THAT IT HAS CAUSED THE SAME TO BE PARTITIONED INTO TWO PARCELS AS SHOWN ON SAID SHEET TWO.

Todd Carson RA
TODD CARSON, REGISTERED AGENT

ACKNOWLEDGEMENT

STATE OF OREGON SS
COUNTY OF DOUGLAS

PERSONALLY APPEARED BEFORE ME THIS 21st DAY OF December, 2023, THE ABOVE NAMED TODD CARSON, WHO DID ACKNOWLEDGE THE FOREGOING INSTRUMENT TO BE HIS VOLUNTARY ACT AND DEED ON BEHALF OF TRC INVESTMENTS LLC.

Bradley Wayne Gould
NOTARY PUBLIC FOR OREGON

Bradley Wayne Gould
NOTARY PUBLIC PRINTED NAME

NOTARY COMMISSION NUMBER: 995989

MY COMMISSION EXPIRES: Jan. 29th, 2024

WATER: CITY OF OAKLAND

SEWER: CITY OF OAKLAND

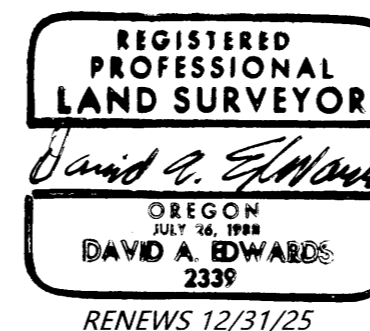
COMP. PLAN: MEDIUM DENSITY RESIDENTIAL

ZONING: R-2

PLANNING DEPT. FILE: LP23-08

SURVEYED FOR: TRC INVESTMENTS LLC
P.O. BOX 1278
SUTHERLIN, OREGON 97479

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



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