

POINT NOTES:

POINT "A" BEARS N72° 38' 56"W 931.64' FROM THE SECTION CORNER COMMON TO SECTIONS 14, 15, 22 & 23, T27S, R4W, W.M., DOUGLAS COUNTY, OREGON.

POINT "B" BEARS N23° 41' 47"W 467.18' FROM THE SECTION CORNER COMMON TO SECTIONS 14, 15, 22 & 23, T27S, R4W, W.M., DOUGLAS COUNTY, OREGON

POINT "C" BEARS N52° 05' 39"W 597.96' FROM THE SECTION CORNER COMMON TO SECTIONS 14, 15, 22 & 23, T27S, R4W, W.M., DOUGLAS COUNTY, OREGON

POINT "D" BEARS S56° 37' 19"E 1397.02' FROM THE SECTION CORNER COMMON TO SECTIONS 14, 15, 22 & 23, T27S, R4W, W.M., DOUGLAS COUNTY, OREGON

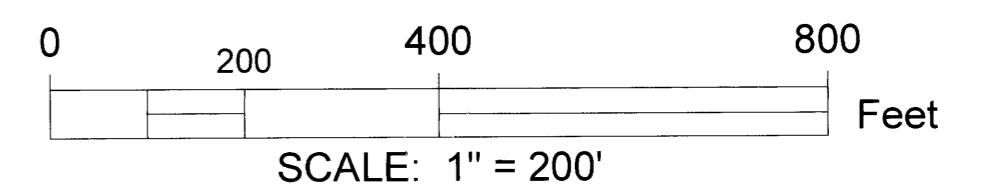
LEGEND:

- FOUND 5/8" IRON ROD WITH PLASTIC CAP INSCRIBED "IE ENG" SET PER PARTITION PLAT 2000-0007
- FOUND 5/8" IRON ROD WITH PLASTIC CAP INSCRIBED "L.S. 1076" SET PER M119-44
- ⊕ FOUND 1975 BLM BRASS CAP SECTION CORNER SECTIONS 14-15-22-23, T27S, R4W PER PLSS #500400
- SET 5/8" X 30" IRON ROD WITH PLASTIC CAP INSCRIBED "LAND MARK SURVEYING, INC"
- EASEMENT GEOMETRY POINT
- ⊕ APPROXIMATE EASEMENT LOCATION PER PUBLIC RECORDS REPORT BY WESTERN TITLE AND ESCROW DATED NOVEMBER 8, 2023, ORDER NO. WT0257330

RECORD INFORMATION:

() RECORD DATA PER LAND PARTITION 2000-0007

BASIS OF BEARINGS: OREGON COORDINATE REFERENCE SYSTEM (OCRS)
COTTAGE GROVE TO CANYONVILLE ZONE
NAD 83 (2011) EPOCH 2010.00



Line Table: Parcel 2

Line #	Direction	Length
L1	S50° 27' 46"W	55.24'
L2	S65° 37' 43"W	182.63'
L3	S20° 15' 06"E	101.14'
L4	S36° 40' 59"W	144.36'
L5	N75° 08' 05"W	63.83'
L6	S36° 33' 00"W	113.02'
L7	S00° 34' 23"W	108.10'
L8	S17° 51' 09"W	146.87'
L9	N47° 35' 08"W	226.79'

Line Table: Access & Utility Easement

Line #	Direction	Length
E10	S59° 44' 04"E	5.33'
E11	N40° 31' 55"E	236.85'
E12	S82° 35' 11"E	48.93'
E13	S73° 23' 23"E	155.90'
E14	S48° 36' 01"E	37.83'

Curve Table: Access & Utility Easement

Curve #	Radius	Length	Chord Direction	Chord Dist.
EC1	56.37	78.44	N80° 23' 56"E	72.27'
EC2	183.02	181.70	N68° 58' 22"E	174.33'
EC3	368.86	59.21	S77° 59' 17"E	59.14'
EC4	66.18	28.63	S60° 59' 42"E	28.41'

Line Table: Waterline Easement

Line #	Direction	Length
W15	N56° 40' 23"W	175.58'
W16	N28° 58' 26"E	164.17'
W17	N64° 42' 49"W	656.06'
W18	N79° 22' 06"W	320.73'
W19	N65° 37' 41"W	797.57'
W20	N01° 25' 51"W	136.36'
W21	N44° 01' 29"E	112.08'
W22	N45° 58' 31"W	15.00'

Sheet 2 OF 3

LAND PARTITION
IN THE SE 1/4 S.15, SW 1/4 S.14, NE 1/4 S. 22 & THE NW 1/4 S. 23
Township 27 South, Range 4 West, W.M.
Douglas County, Oregon
January 5, 2024

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Bart M. Heichel

OREGON
AUGUST 17, 2009
BARTON M. HEICHEL
1640 PLS
RENEWS JUNE 30, 2025

FOR: Bennirus Petty
2251 SW 90 th St.
Ocala, FL 34476

Land Mark
Surveying, Inc.

•3317 N.E. Stephens St. •Roseburg, Oregon 97470
•Office (541) 677-9400 •Cell (541) 637-6999

LM Proj. No. 2023-0017