

2024-0017

Douglas County Official Records 2024-006924
Daniel J. Loomis, County Clerk



NO FEE
06/26/2024 02:25:20 PM
PLAT-PAR Cnt=1 Stn=33 KGSTUTZM
This is a no fee document

SURVEYOR'S CERTIFICATE:

I, F. NEIL HIBBS, HEREBY CERTIFY THAT I HAVE CORRECTLY SURVEYED AND MARKED WITH PROPER MONUMENTS THE LAND SHOWN ON THE ANNEXED PLAT, OF WHICH THE FOLLOWING IS A TRUE AND CORRECT DESCRIPTION.

THAT LAND DESCRIBED IN INSTRUMENT NO. 2022-008833 OF THE DEED RECORDS OF DOUGLAS COUNTY, OREGON.

DEDICATION:

KNOW ALL PEOPLE BY THESE PRESENTS THAT FLOYD & SHERRY TAYLOR ARE THE OWNERS OF THE LAND REPRESENTED HEREON AND MORE PARTICULARLY DESCRIBED HEREIN, HAVE CAUSED THE SAME TO BE SURVEYED AND PARTITIONED INTO TWO PARCELS IN ACCORDANCE WITH THE PROVISIONS OF CHAPTER 92, OREGON REVISED STATUTES. A 15 FOOT WIDE DRAINAGE EASEMENT IS ALSO BEING CREATED ALONG THE EASTERN BOUNDARY AS SHOWN.

[Signature] 6/26/24 FLOYD TAYLOR DATE
[Signature] Sherry Taylor 6/26/2024 SHERRY TAYLOR DATE

ACKNOWLEDGEMENT:

STATE OF OREGON
COUNTY OF DOUGLAS

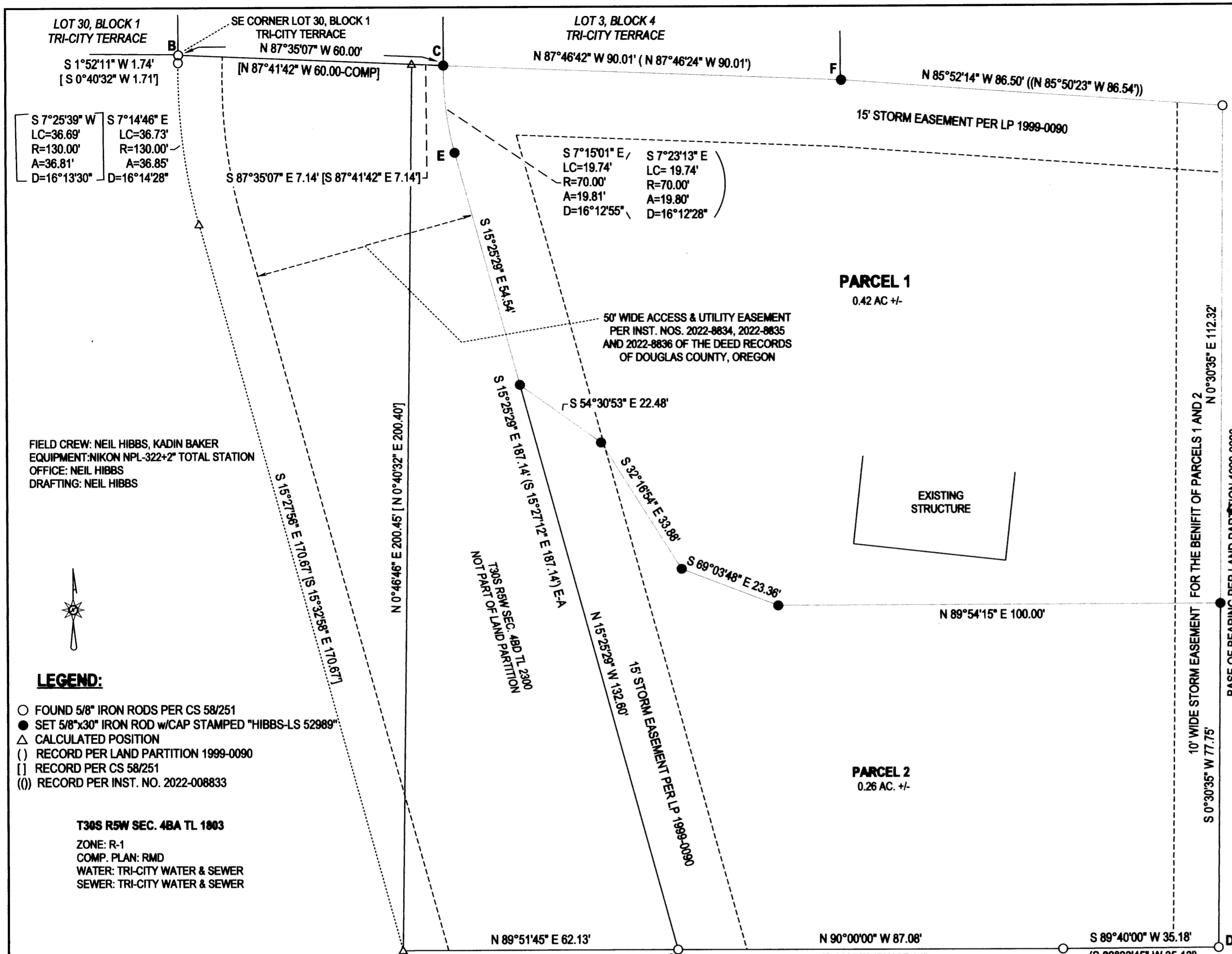
KNOW ALL PEOPLE BY THESE PRESENTS, ON THIS 26th DAY OF June, 2024, BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID STATE AND COUNTY, PERSONALLY APPEARED BEFORE ME FLOYD AND SHERRY TAYLOR, WHO DID SAY THAT THEY ARE THE IDENTICAL PERSONS NAMED IN THE FOREGOING INSTRUMENT AND THAT THEY EXECUTED SAID INSTRUMENT FREELY AND VOLUNTARILY.

PRINTED NAME: Michele L. Nelson

COMMISSION #: 1031462

MY COMMISSION EXPIRES ON: Dec. 13, 2026

SIGNATURE: *[Signature]*



S 7°25'39" W 1.74'
LC=36.69'
R=130.00'
A=36.81'
D=16°13'30"

S 7°14'46" E 1.71'
LC=36.73'
R=130.00'
A=36.85'
D=16°14'28"

FIELD CREW: NEIL HIBBS, KADIN BAKER
EQUIPMENT: NIKON NPL-322+2" TOTAL STATION
OFFICE: NEIL HIBBS
DRAFTING: NEIL HIBBS

LEGEND:

- FOUND 5/8" IRON RODS PER CS 58/251
- SET 5/8"x30" IRON ROD w/CAP STAMPED "HIBBS-LS 52989"
- △ CALCULATED POSITION
- () RECORD PER LAND PARTITION 1999-0090
- [] RECORD PER CS 58/251
- (()) RECORD PER INST. NO. 2022-008833

T30S R5W SEC. 4BA TL 1803
ZONE: R-1
COMP. PLAN: RMD
WATER: TRI-CITY WATER & SEWER
SEWER: TRI-CITY WATER & SEWER

APPROVALS:

[Signature] 6/26/2024
DOUGLAS COUNTY PLANNING DIRECTOR DATE

[Signature] 6/10/2024
DOUGLAS COUNTY SURVEYOR Deputy DATE

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

[Signature] 6-26-24
DOUGLAS COUNTY TAX COLLECTOR DATE

FILED THIS 26 DAY OF June, 2024, 2:25 O'CLOCK AM (PM)

[Signature] 6/26/24
DOUGLAS COUNTY CLERK DATE



NARRATIVE:

THE PURPOSE OF THIS SURVEY WAS TO PARTITION THE SUBJECT PROPERTY INTO TWO PARCELS AS SHOWN. MONUMENTS WERE FOUND AND HELD PER LAND PARTITION 1999-0090 AND CS 58/251. POINT "C" WAS SET AT A RECORD DISTANCE-DISTANCE INTERSECTION FROM POINTS "A" AND "B" PER LAND PARTITION 1999-0090. POINT "E" WAS SET AT A RECORD DISTANCE-DISTANCE INTERSECTION FROM POINTS "A" AND "D" PER LAND PARTITION 1999-0090. POINT "F" WAS SET AT A RECORD DISTANCE-DISTANCE INTERSECTION FROM POINTS "C" AND "D" PER LAND PARTITION 1999-0090.

PLANNING DEPT. FILE NO. 23-952

LAND PARTITION LYING IN THE NW 1/4 OF SEC. 4, T30S, R5W WILLAMETTE MERIDIAN, DOUGLAS COUNTY, OREGON			
CLIENT: FLOYD & SHERRY TAYLOR P.O. BOX 695 MYRTLE CREEK, OR. 97457	SURVEYOR: NEIL HIBBS LAND SURVEYING, INC 4730 LOOMIS AVE. NO. WILLAMETTE, OR. 97147 PHONE: 503-587-8800 FAX: 503-587-8800 E-MAIL: neil@neilandsurvey.com		
DWG SCALE: 1"= 20'	JOB NO.: 2988-01	DATE: JUNE 2024	PAGE 1 OF 1

REGISTERED PROFESSIONAL LAND SURVEYOR

EXPIRATION DATE 6/30/2025

2024-0017