

Douglas County Official Records
 Daniel J. Loomis, County Clerk 2024-013100
 NO FEE
 00612879202400131000020022
 11/05/2024 09:47:30 AM
 PLAT-PAR Cnt=1 Stn=17 JLG00DWI
 This is a no fee document

Parcel Line Table			
Line #	Direction	Length	Record Information
L1	S56° 09' 04"W	25.87'	
L2	S37° 46' 36"W	53.48'	
L3	S75° 06' 12"W	26.92'	
L4	N62° 42' 41"W	54.12'	
L5	N51° 39' 47"W	82.57'	
L6	S74° 13' 35"W	69.20'	
L7	S47° 54' 18"W	84.89'	
L8	N48° 08' 02"E	155.34'	
L9	N48° 08' 02"E	33.44'	(N48° 21' 56"E 33.36')
L10	N43° 49' 38"E	73.95'	
L11	N43° 49' 38"E	35.94'	
L12	N00° 15' 19"W	6.70'	
L13	N00° 11' 34"W	7.35'	(N00° 06' 42"W 7.43')
L14	S89° 30' 08"E	56.51'	(S89° 49' 05"W 56.51')
L15	S89° 30' 08"E	18.53'	(S89° 49' 05"W 18.47')
L16	S89° 30' 08"E	37.98'	
L17	N00° 15' 19"W	89.96'	(S00° 10' 55"E 89.96' CALC)

NARRATIVE:

THE PURPOSE OF THIS SURVEY IS TO PARTITION PARCEL 2 OF PARTITION PLAT 2014-0020 INTO 3 PARCELS IN ACCORDANCE WITH THE DOUGLAS COUNTY PLANNING DEPARTMENT FILE NO. 24-041.

THE MONUMENTS FOUND PER PARTITION PLAT 2014-0020 WERE HELD EXCEPT AS NOTED.

THE MONUMENT FOUND AT THE NORTHWEST CORNER OF SAID PARCEL 2 APPEARS TO HAVE BEEN DISTURBED. THE NORTHWEST CORNER OF PARCEL 2 IS SET ONLINE AT PROPORTIONATE DISTANCE BETWEEN THE FOUND MONUMENTS AT THE NORTHWEST CORNER OF PARCEL 1 AND THE REFERENCE MONUMENTS ON THE WEST BOUNDARY OF PARCEL 2 LYING NORTH OF ROBERTS CREEK PER PARTITION PLAT 2014-0020.

THE SOUTHEAST CORNER OF PARCEL 1 OF PARTITION PLAT 2014-0020 IS COMPUTED AT RECORD DISTANCE FROM THE REFERENCE MONUMENT ON THE EAST BOUNDARY OF PARCEL 2 PER PARTITION PLAT 2014-0020.

POINT 'C' IS COMPUTED BY EXTENDING LINE A - B THE RECORD DISTANCE FROM POINT 'A' PER PARTITION PLAT 2014-0020.

PARCEL 2 OF PARTITION PLAT 2014-0020 IS PARTITIONED INTO 3 PARCELS AND MONUMENTS ARE SET AS SHOWN.

LEGEND:

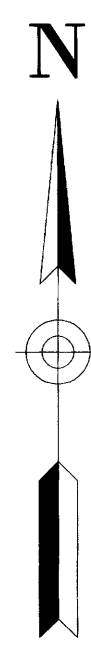
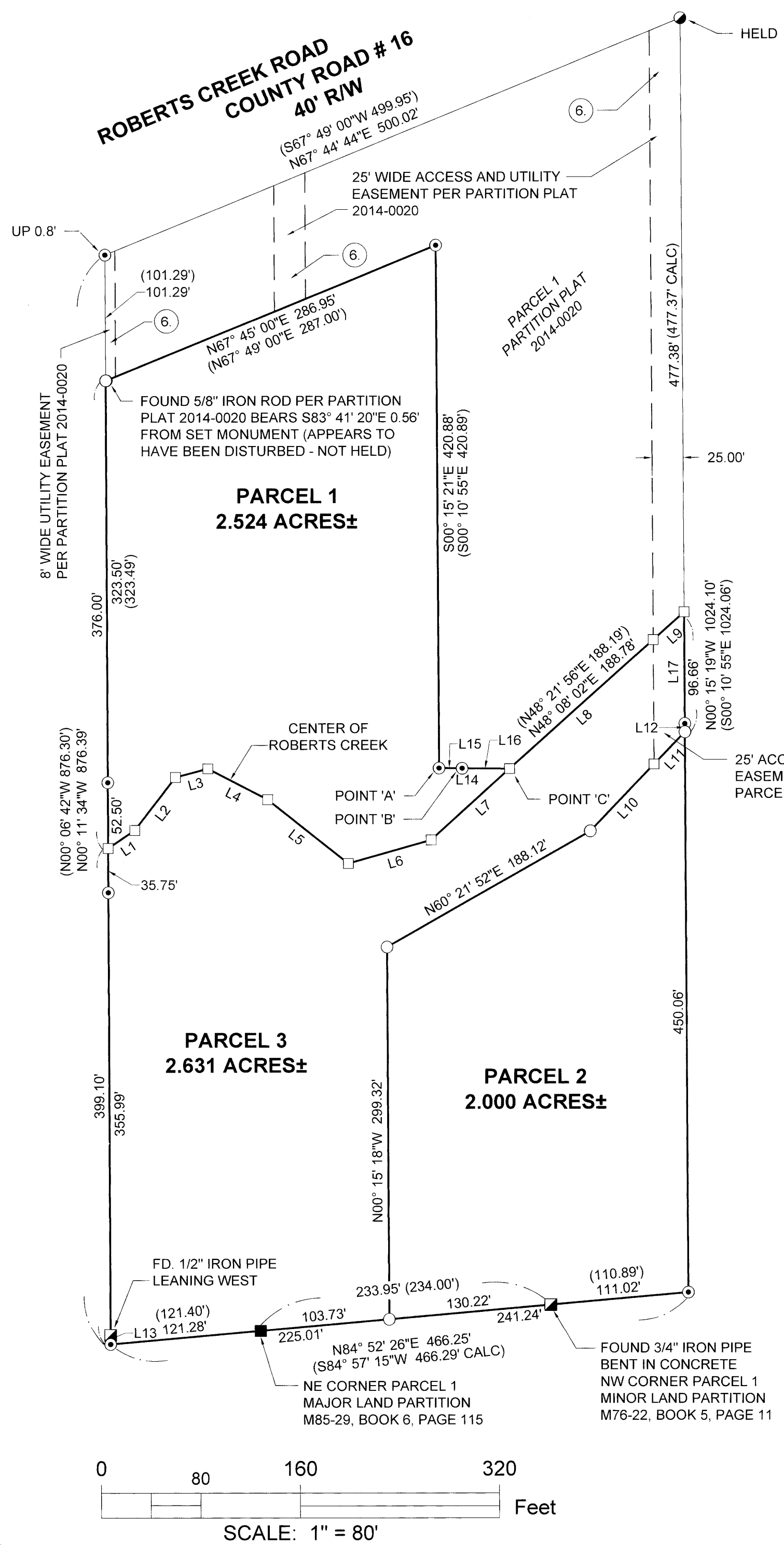
- FOUND 5/8" IRON ROD WITH RED PLASTIC CAP INSCRIBED "SWEEDEN LS 2752" PER PARTITION PLAT 2014-0020
- FOUND 5/8" IRON ROD PER M85-29
- ▣ FOUND 3/4" IRON PIPE PER M76-22 OR AS NOTED
- FOUND BOLT WITH 1" X 1" SQUARE HEAD RECORD 5/8" IRON ROD PER M118-25 AND PARTITION PLAT 1997-0012
- CALCULATED POINT, NOTHING FOUND OR SET
- SET 5/8" X 30" IRON ROD WITH PLASTIC CAP INSCRIBED "LAND MARK SURVEYING, INC"
- # EASEMENT OF RECORD DISCLOSED IN PUBLIC RECORDS REPORT BY WESTERN TITLE & ESCROW COMPANY, DATED SEPTEMBER 12, 2024, ORDER NO. WT0266945

RECORD INFORMATION:

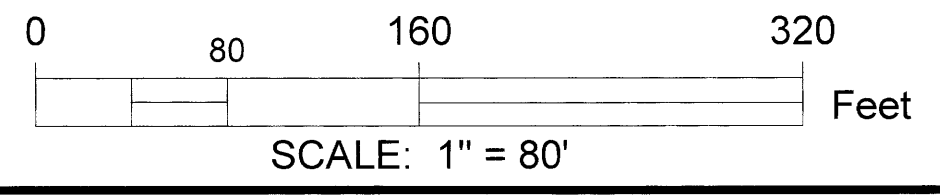
() RECORD DATA PER PARTITION PLAT 2014-0020

EASEMENTS OF RECORD DISCLOSED IN PUBLIC RECORDS REPORT BY WESTERN TITLE & ESCROW DATED SEPTEMBER 12, 2024

- 5. VOLUME 97, PAGE 591 - EASEMENT GRANTED TO THE CALIFORNIA OREGON POWER COMPANY FOR ELECTRIC TRANSMISSION AND DISTRIBUTION LINES - LOCATION INDETERMINATE
- 6. PARTITION PLAT 2014-0020 - EASEMENTS DELINEATED ON PLAT - LOCATION AS SHOWN



BASIS OF BEARINGS:
 OREGON COORDINATE REFERENCE SYSTEM (OCRS)
 COTTAGE GROVE - CANYONVILLE ZONE
 NAD83 (2011) EPOCH 2010.00



Sheet 1 of 2

PARTITION PLAT
 In the Northeast 1/4 of Section 24
 Township 28 South, Range 6 West of the Willamette Meridian,
 Douglas County, Oregon
 September 20, 2024

FOR: Dennis Lillard
 2735 Roberts Creek Rd.
 Roseburg, OR 97470

REGISTERED PROFESSIONAL LAND SURVEYOR

Bartton M. Heichel

OREGON
 AUGUST 17, 2009
 BARTTON M. HEICHEL
 1640PLS

RENEWS JUNE 30, 2025

Land Mark Surveying, Inc.

•P.O. Box 13 •Roseburg, Oregon 97470
 •Office (541) 677-9400 •Cell (541) 637-6999

LM Proj No 2024-0088