MINOR LAND PARTITIONING

SEC. 31, T. 26 S., R. 6 W., W.M.

30-pd No. 74-10364

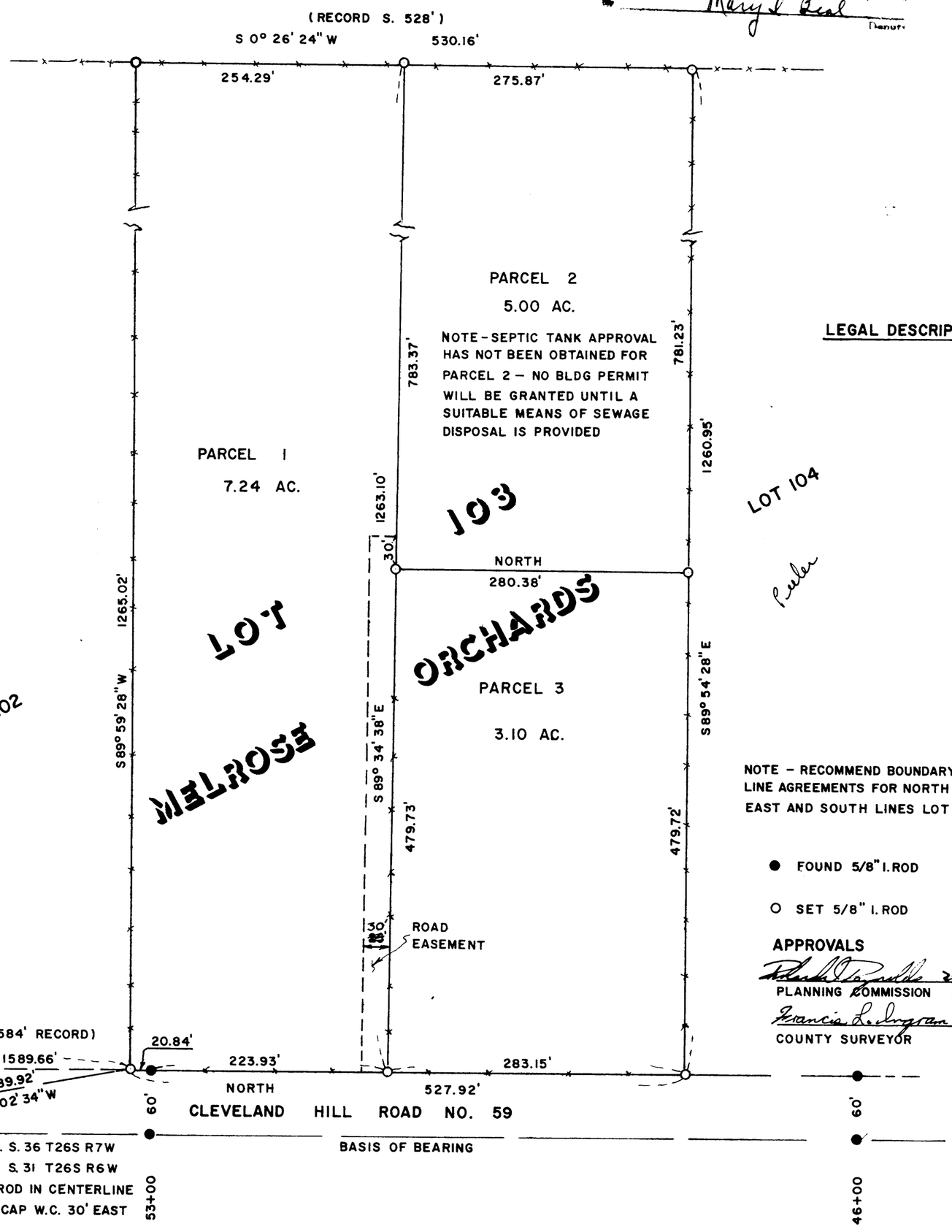
STATE OF OREGON
COUNTY OF DOUGLAS } ss.

I, G. D. Myllenbeck, County Clerk and ex-officio Recorder of Conveyances, in and for said County do hereby certify that the within instrument was filed JUL 30 1974 at 2:15 P M and recorded in Volume M at Page 26 of Minor Land Records of Douglas County, Oregon.

G. D. Myllenbeck
County Clerk
By Mary L Beal
Deputy

Fowler

1"=100' JULY, 1974




NOTE – RECOMMEND BOUNDARY LINE AGREEMENTS FOR NORTH, EAST AND SOUTH LINES LOT 103

● FOUND 5/8" I. ROD

○ SET 5/8" I. ROD

**APPROVALS**

Robert Reynolds 29 July 74
PLANNING COMMISSION DATE

Francis L. Ingram 29 July 74
COUNTY SURVEYOR DATE

PARTITIONER:

Lloyd A. Gilbert
Route 3, Box 1190
Roseburg, OR 97470

673-5169

LEGAL OWNER OF RECORD: same

TOTAL NUMBER OF LOTS: 3

SEWAGE DISPOSAL: septic tanks

WATER SUPPLY: Umpqua Basin Water Assn.

FILED 2
RECEIVED 2/9
JUL 29 1974
COUNTY SURVEYOR
DOUGLAS COUNTY, ORE.
2

MAP FILE M-53-77

MAP PREPARED BY:

Harold Ball, C.E.
Route 3, Box 4000
Roseburg, OR 97470

673-6937

REGISTERED PROFESSIONAL ENGINEER 6025 Harold L Ball OREGON SEPT. 8, 1967 HAROLD L. BALL

**LEGAL DESCRIPTION**

Parcel No. 1 - Beginning at the Northwest corner of Lot 103, Melrose Orchards, Section 31, Township 26 South, Range 6 West, Willamette Meridian, Douglas County, Oregon; thence North 89°59'28" East 1265.02 feet to the Northeast corner of said Lot 103; thence South 0°26'24" West 254.29 feet along the East line of said Lot 103 to a 5/8" iron rod; thence North 89°34'38" West 1263.10 feet to a 5/8" iron rod in the West line of said Lot 103; thence North 244.77 feet to the point of beginning.

Reserving therefrom a ~~25~~ 30-foot wide road easement lying adjacent to and Northerly of the South line of the above described parcel and extending from said West line of Lot 103 South 89°34'38" East 509.73 feet.

Parcel No. 2 - Commencing at the Northwest corner of Lot 103, Melrose Orchards, Section 31, Township 26 South, Range 6 West, Willamette Meridian, Douglas County, Oregon; thence South 244.77 feet along the West line of said Lot 103 to a 5/8" iron rod; thence South 89°34'38" East 479.73 feet to a 5/8" iron rod and the true point of beginning; thence South 89° 34'38" East 783.37 feet to a 5/8" iron rod; thence South 0°26'24" West 275.87 feet along the East line of said Lot 103 to the Southeast corner of said Lot 103; thence North 89°54'28" West 781.23 feet along the South line of said Lot 103 to a 5/8" iron rod; thence North 280.38 feet to the point of beginning.

Parcel No. 3 - Commencing at the Northwest corner of Lot 103, Melrose Orchards, Section 31, Township 26 South, Range 6 West, Willamette Meridian, Douglas County, Oregon; thence South 244.77 feet along the West line of said Lot 103 to a 5/8" iron rod and the true point of beginning; thence South 89°34'38" East 479.73 feet to a 5/8" iron rod; thence South 280.38 feet to a 5/8" iron rod; thence North 89°54'28" West 479.72 feet along the South line of said Lot 103 to the Southwest corner of said Lot 103; thence North 283.15 feet to the point of beginning.

COUNTY SURVEYORS FILE DATA
DO NOT REMOVE FROM OFFICE

MAP FILE M-53-77