

Bk 2 pg 53

**MAJOR LAND PETITION FOR LOT 5
 in Rancho Vista Estates**

A subdivision of a portion of Lots 154 & 155
 of Tract I, Plat I, Roseburg Orchards Co.

Sec. 7, T. 27S., R. 5W., W.M.

300 p8 No. 74-1646
 STATE OF OREGON } ss.
 COUNTY OF DOUGLAS }
 I, G. D. Myltenbeck, County Clerk and ex-officio
 Recorder of Conveyances in and for said County,
 do hereby certify that the within instrument was
 recorded in _____ at _____ M.
 on DEC 12 1974
 by Margie Wiseman
 County Clerk
 Deputy

COUNTY SURVEYORS FILE DATA FILED ✓
 DO NOT REMOVE FROM OFFICE RECEIVED KR

DEC 12 1974

COUNTY SURVEYOR
 DOUGLAS COUNTY, ORE.

Partitioner:

Warren H. Schwartz
 P. O. Box 718
 Winchester, OR.
 Phone 673-4508

Legal Owner of Record:

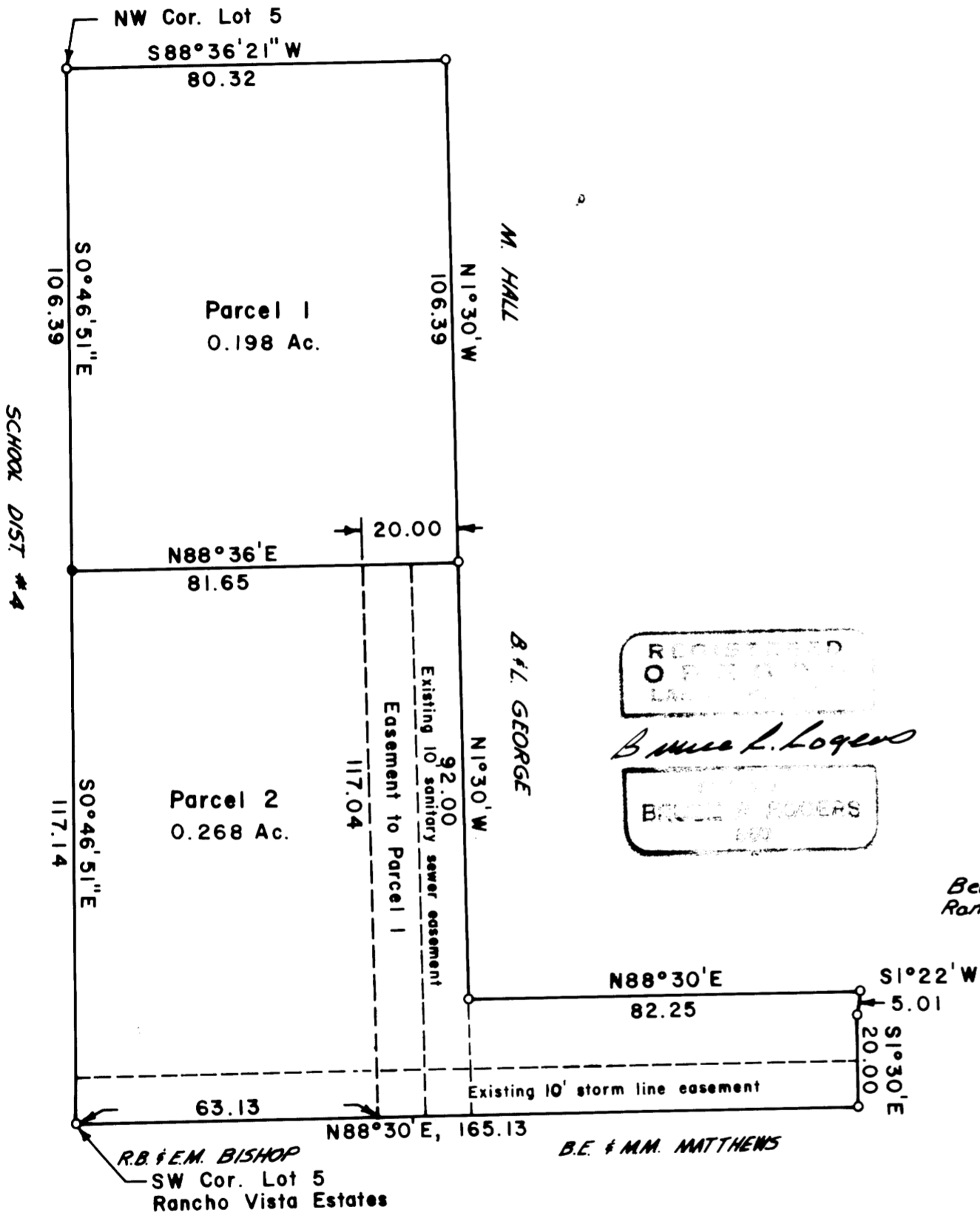
Warren H. & Dorothy L. Schwartz
 Tom & Cheryl Cook
 P. O. Box 718
 Winchester, OR.

Total number of lots: 2

Water supply source: Oregon Water Corp.

Sewer disposal: North Roseburg Sanitary Dist.

September 4, 1974



Scale: 1" = 30'
 Bearings Based on
 Rancho Vista Estates

Parcel 1
 Beginning at the NW Corner of Lot 5, Rancho Vista Estates, thence along the North line of said Lot 5, N88°36'21"E, 80.32 ft; thence along the East line of said Lot 5, S1°30'E, 106.39 ft; thence S88°36'W, 81.65 ft; thence N0°46'51"W, 106.39 ft., to the place of beginning, together with a roadway easement as follows: Beginning at the SE Corner of the above described parcel; thence S1°30'E, 92.00 ft.; thence N88°30'E, 82.25 ft.; thence S1°22'W, 5.01 ft.; thence S1°30'E, 20.00 ft.; thence S88°30'W, 102.00 ft.; thence N1°30'W, 117.04 ft.; thence N88°36'E, 20.00 ft. to the place of beginning.

Parcel 2
 Beginning at the SW Corner of Lot 5, Rancho Vista Estates, thence N88°30'E, 165.13 ft.; thence N1°30'W, 20.00 ft.; thence N1°22'E, 5.01 ft.; thence S88°30'W, 82.25 ft.; thence N1°30'W, 92.00 ft.; thence S88°36'W, 81.65 ft.; thence S0°46'51"E, 117.14 ft. to the place of beginning. Subject to a roadway easement described as follows: beginning at the most westerly northeast corner of the above described parcel; thence S1°30'E, 92.00 ft.; thence N88°30'E, 82.25 ft.; thence S1°22'W, 5.01 ft.; thence S1°30'E, 20.00 ft.; thence S88°30'W, 102.00 ft.; thence N1°30'W, 117.04 ft.; thence N88°36'E, 20.00 ft.; to the place of beginning.

Corner found (5/8" iron rod) ○
 Corner set (5/8" iron rod) ●

Richard Powell 12 November 1977
 Planning Commission Date

Francis L. Ingram 12 Dec. 74
 County Surveyor Date

MAP FILE M54-78

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