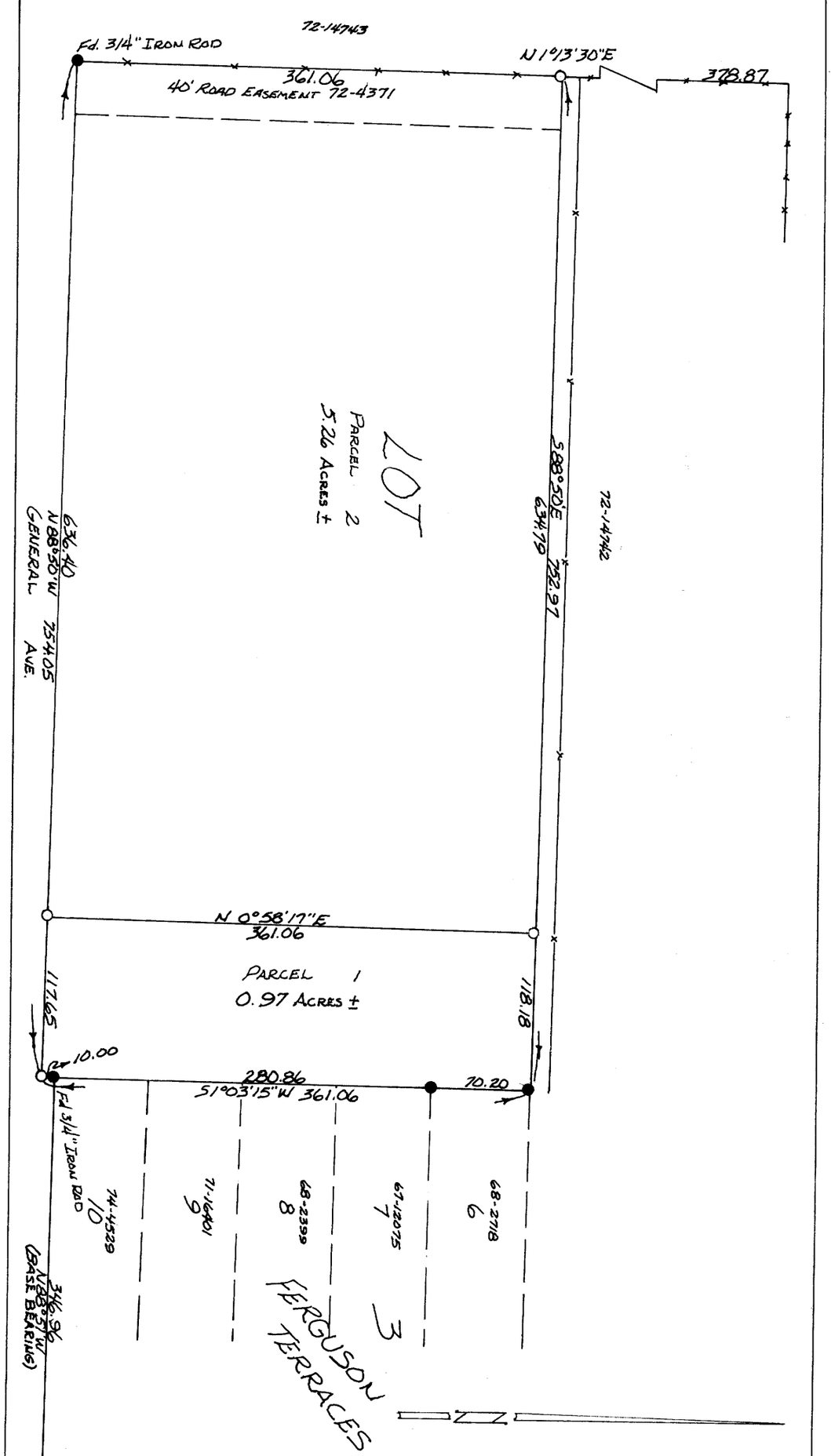
COUNTY SURVEYORS FILE COPY
DO NOT REMOVE FROM OFFICE




Survey in Lot 3, Edenbower Orchard Tracts
Section 1, Township 27 South, Range 6 West, W.M.
Surveyed for Maynard Hammers by Don E. Garrett
July, 1975 Scale 1" = 100'

FILED
RECEIVED
JUL 18 1975
COUNTY SURVEYOR
DOUGLAS COUNTY, ORE.

PARTIONER

Name Maynard Hammers
Address 193 NW General
Roseburg, Oregon
Phone 672-6466

Water Supply OREGON WATER CORP.

LEGAL OWNER OF RECORD

Sewer Disposal N. UMPQUA SAN DIST.

Name Maynard R. and Mildred Faye Hammers
Address 193 NW General Roseburg, Oregon

TOTAL NUMBER OF LOTS 2

MAP PREPARED BY:

Name Don E. Garrett
Address 450 W. Cochrane Lane
Roseburg, Oregon
Phone 672-1487

Parcel 1

A portion of Lot 3, Edenbower Orchard Tracts, as the same is recorded in Vol. 4 Page 56 in the Plat Records of Douglas County, Oregon, said portion being more particularly described as follows:

Beginning at a 5/8" Iron Rod set in the North line of the above said Lot 3, from which point the Northwest corner thereof bears N 88° 50' W 634.79 feet; thence along said North line S 88° 50' E 118.18 feet to a 5/8" Iron Rod in the West line of Ferguson Terraces, as the same is recorded in Vol. 10 Page 11 in the Plat Records of Douglas County, Oregon; thence along said West line S 1° 03' 15" W 361.06 feet to a 5/8" Iron Rod set in the North line of General Ave.; thence along said North line N 88° 50' W 117.65 feet to a 5/8" Iron Rod; thence N0° 58' 17" E 361.06 feet to the place of beginning and containing 0.97 acres of land more or less.

Parcel 2

A portion of Lot 3, Edenbower Orchard Tracts, as the same is recorded in Vol. 4 Page 56 in the Plat Records of Douglas County, Oregon; said portion being more particularly described as follows:

Beginning at a 5/8" Iron Rod set at the Northwest corner of the above said Lot 3; thence along the North line of said Lot 3 S 88° 50' E 634.79 feet to a 5/8" Iron Rod; thence S 0° 58' 17" W 361.06 feet to a 5/8" Iron Rod set in the North line of General Ave.; thence along said North line N 88° 50' W 636.40 feet to a 3/4" Iron Rod; thence along the West line of the above said Lot 3 N 1° 13' 30" E 361.06 feet to the place of beginning and containing 5.26 acres of land more or less.

The West 40.00 feet of the above described parcel of land is subject to a road easement as recorded in Inst. No. 72-4371 in the Deed Records of Douglas County, Oregon.

APPROVALS

Planning Commission — 14 July 1975 Date

Francis L. Ingram — 18 July 75 Date
County Surveyor

3.00 fd

75- 9723

STATE OF OREGON }
COUNTY OF DOUGLAS } ss.

I, Doris L. Wadsworth, County Clerk and ex-officio Recorder of Conveyances, in and for said County, do hereby certify that the within instrument was filed JUL 21 1975 at 9:01 A M. and Recorded in Volume 2 at Page 101 of Misc. Records of Douglas County, Oregon.

DORIS L. WADSWORTH
County Clerk
Mary L. Real
Deputy

REGISTERED PROFESSIONAL LAND SURVEYOR
Don E. Garrett
OREGON
JULY 10, 1970
DON E. GARRETT
514

MAP FILE M57-49

52-2-101