

**MINOR LAND PARTITION  
IN SEC. 16 T26S R3W W.M.  
SEPT. 1975 SCALE 1"=50'**

**COUNTY SURVEYORS FILE DATA  
DO NOT REMOVE FROM OFFICE**

FILED 7-19-75  
RECEIVED mg  
COUNTY SURVEYOR  
DOUGLAS COUNTY, ORE.

**PARTITIONER:** Orvel & Erma Jennings  
359 Lone Rock Road  
Glide, Oregon 97443  
496-3886

**LEGAL OWNER:** Sam M. & Zula R. Wallace  
4585 Opal Cliff Dr.  
Santa Cruz, California 95062

**NUMBER OF LOTS:** 2

**WATER SUPPLY:** Spring (piped from adjacent property)

**SEWAGE:** Sub-surface

**MAP PREPARED BY:** Baughman Surveying Service  
P. O. Box 222  
Roseburg, Oregon 97470  
672-5971

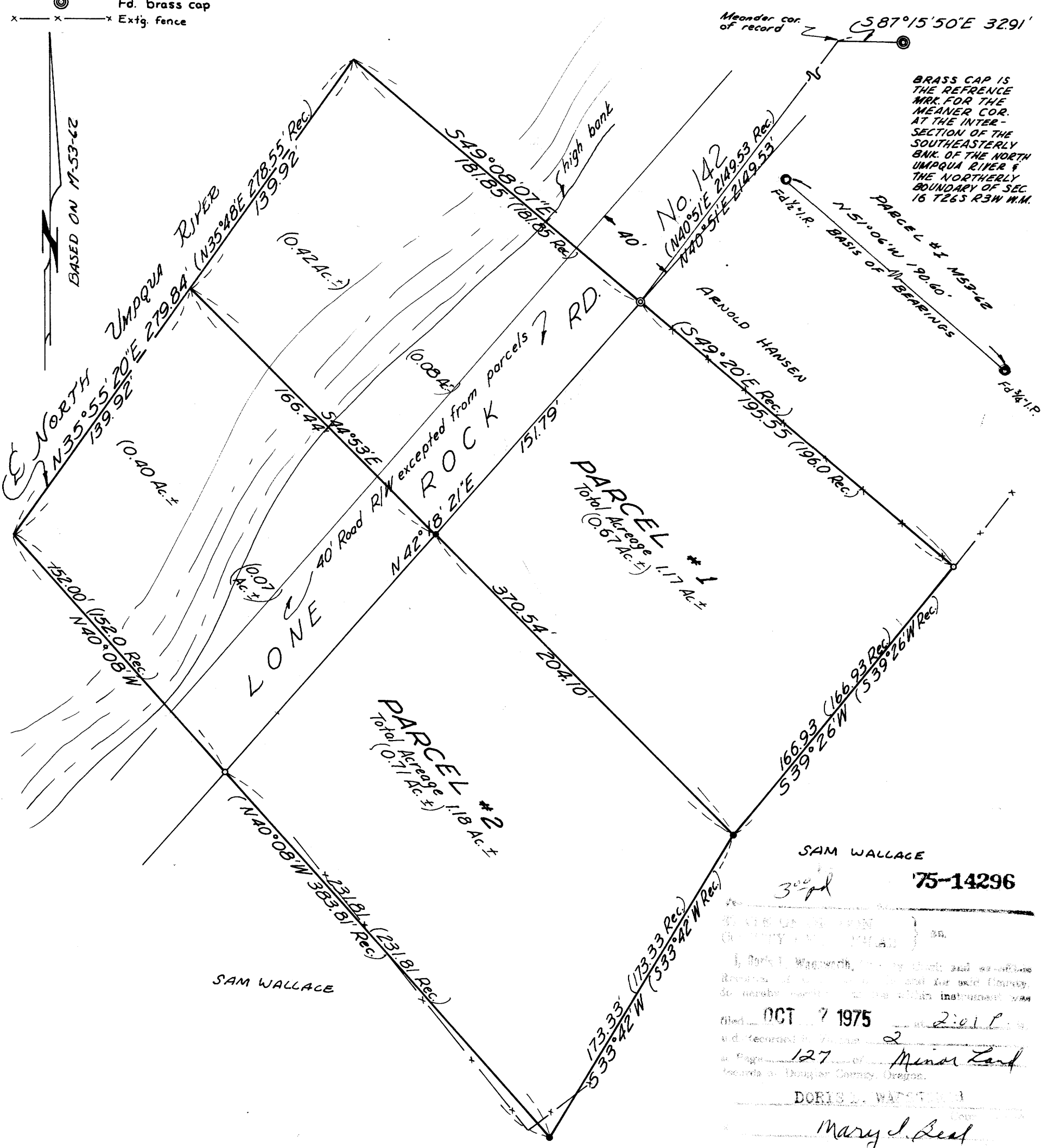
REGISTERED  
PROFESSIONAL  
LAND SURVEYOR  
*Alvin A. Baughman*  
ALVIN A. BAUGHMAN  
1960

**DESCRIPTIONS:**

**Parcel 1**  
Beginning at a 3/4" iron pipe on the Southeasterly right-of-way line of County Road No. 142, from which the meander corner of the intersection of the Southeasterly bank of the North Umpqua River and the Northerly boundary of Section 16, T. 26S., R. 3 W., W. M., Douglas County, Oregon, bears N. 40° 51' E. 2149.53 feet, said meander corner is referenced by a brass cap, which bears S. 87° 15' 50" E. 32.91 feet; thence S. 49° 08' 07" E. 195.55 ft. to a 3/4" iron rod; thence S. 39° 26' W. 166.93 feet to a 5/8" iron rod; thence N. 44° 53' W. 204.10 feet to a 5/8" iron rod on the Southeasterly right-of-way line of said County Road; thence continuing N. 44° 53' W. 166.44 feet to the center of the aforesaid North Umpqua River; thence upstream along the center line of said river N. 35° 55' 20" E. 139.92 feet; thence leaving said river S. 49° 08' 07" E. 181.85 feet to the point of beginning, situated in Section 16, T. 26S., R. 3 W., W. M., containing 1.17 Acres, more or less, exclusive of said County Road No. 142. EXCEPTING THEREFROM, right-of-way for County Road No. 142.

**Parcel 2**  
Beginning at a 5/8" iron rod on the Southeasterly right-of-way line of County Road No. 142, from which the meander corner of the intersection of the Southeasterly bank of the North Umpqua River and the Northerly boundary of Section 16, T. 26S., R. 3 W., W. M., Douglas County, Oregon, bears N. 42° 18' 21" E. 151.79 feet and N. 40° 51' E. 2149.53 feet, said meander corner is referenced by a brass cap, which bears S. 87° 15' 50" E. 32.91 feet; thence S. 44° 53' E. 204.10 feet to a 5/8" iron rod; thence S. 33° 42' W. 173.33 feet to a 5/8" iron rod; thence N. 40° 08' W. 231.81 feet to a 5/8" iron rod on the Southeasterly right-of-way line of said County Road; thence continuing N. 40° 08' W. 152.00 feet to the center of the aforesaid North Umpqua River; thence upstream along the center line of said River N. 35° 55' 20" E. 139.92 feet; thence leaving said River S. 44° 53' E. 166.44 feet to the point of beginning, situated in Section 16, T. 26S., R. 3 W., W. M., containing 1.18 Acres, more or less, exclusive of said County Road No. 142. EXCEPTING THEREFROM, right-of-way for county Road No. 142

**LEGEND**  
• Set 5/8" I.R.  
○ Fd. 3/4" I.R.  
⊙ Fd. 3/4" I.P.  
⊙ Fd. brass cap  
x Extg. fence



SAM WALLACE  
300 pd  
75-14296

STATE OF OREGON )  
COUNTY OF DOUGLAS ) ss.  
I, Doris L. Wapstern, County Clerk and ex-officio  
Recorder of said County, do hereby certify that the within instrument was  
filed OCT 7 1975 at 2:11 P.  
and recorded by me on 2  
at Page 127 of Minor Land  
Records of Douglas County, Oregon.

DORIS L. WAPSTERN  
Mary J. Beal

**Approvals:**

*Francis L. Ingram*  
Planning Commission  
30 September 1975  
Date

*Francis L. Ingram*  
County Surveyor  
6 Oct. 75  
Date

M58-22

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