

# MINOR LAND PARTITION IN SECTIONS 12 & 13, T.27S.R.5W.W.M.

SEPTEMBER 1976 SCALE: 1"=100'

COUNTY SURVEYORS FILE DATA  
DO NOT REMOVE FROM OFFICE

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SEP 16 1976

COUNTY SURVEYOR  
DOUGLAS COUNTY, ORE.

Based on Easterly R/W line of North Umpqua Hwy.

**PARTITIONER AND LEGAL OWNER:**

Bill Quimby  
North Umpqua Highway  
Roseburg, Ore. 97470  
672-3922

**NUMBER OF LOTS:**

2

**WATER SUPPLY:**

Dixonville Water

**SEWAGE:**

Sub-surface

**MAP PREPARED BY:**

Baughman Surveying Service  
P.O. Box 222,  
Roseburg, Or. 97470  
672-5971



**DESCRIPTIONS:**

**PARCEL #1**

Beginning at a 5/8" iron rod on the section line between Sections 12 and 13, Township 27 South, Range 5 West W.M. from which the East one-sixteenth corner of said sections 12 and 13 bears S 89°58'18" W 51.92 feet and the Northeast corner of said section 13 bears N 89°58'18" E 1249.1 feet; thence S 14° 30'07" W 38.40 feet to a 5/8" iron rod; thence S 48°42' W 66.34 feet to a 5/8" iron rod; thence S 13°56'21" W 446.14 feet to a 16" White Oak; thence S 17°16'41" W 238.0 feet to a 5/8" iron rod; thence N 55°25'50" W 154.44 feet to a 5/8" iron rod on the Easterly R/W line of the North Umpqua Highway; thence N 22°46'04" E along said Easterly R/W line 314.63 feet to a 5/8" iron rod; thence N 24°22'14" E 399.96 feet to a 5/8" iron rod; thence N 25°11' E 115.08 feet to a 5/8" iron rod; thence leaving said Easterly R/W line S 0°32' W 105.0 feet to a 5/8" iron rod on the section line between said sections 12 and 13; thence N 89°58'18" E along said section line 30.0 feet to the Point of Beginning, situated in Sections 12 and 13, Township 27 South, Range 5 West W.M.; containing 1.81 acres, more or less.

**PARCEL #2**

Beginning at a 5/8" iron rod on the Easterly R/W line of the North Umpqua Highway from which the East one-sixteenth corner of sections 12 and 13, Township 27 South, Range 5 West W.M. bears N 25°34'51" E 724.60 feet and the Northeast corner of said Section 13 bears N 89°58'18" E 1301.02 feet; thence S 55°25'50" E 154.44 feet to a 5/8" iron rod; thence S 17°16' 41" W 50.0 feet to a 5/8" iron rod; thence S 36°30'44" W 702.0 feet to an 18" Black Oak; thence N 50°00' W 12.08 feet to a 5/8" iron rod on the Easterly R/W line of said North Umpqua Highway; thence N 24°30'40" E along said Easterly R/W line 735.02 feet to a 5/8" iron rod; thence N 22°46'04" E 25.0 feet to the Point of Beginning, situated in Section 13, Township 27 South, Range 5 West W.M.; containing 1.56 acres, more or less.

**APPROVALS:**

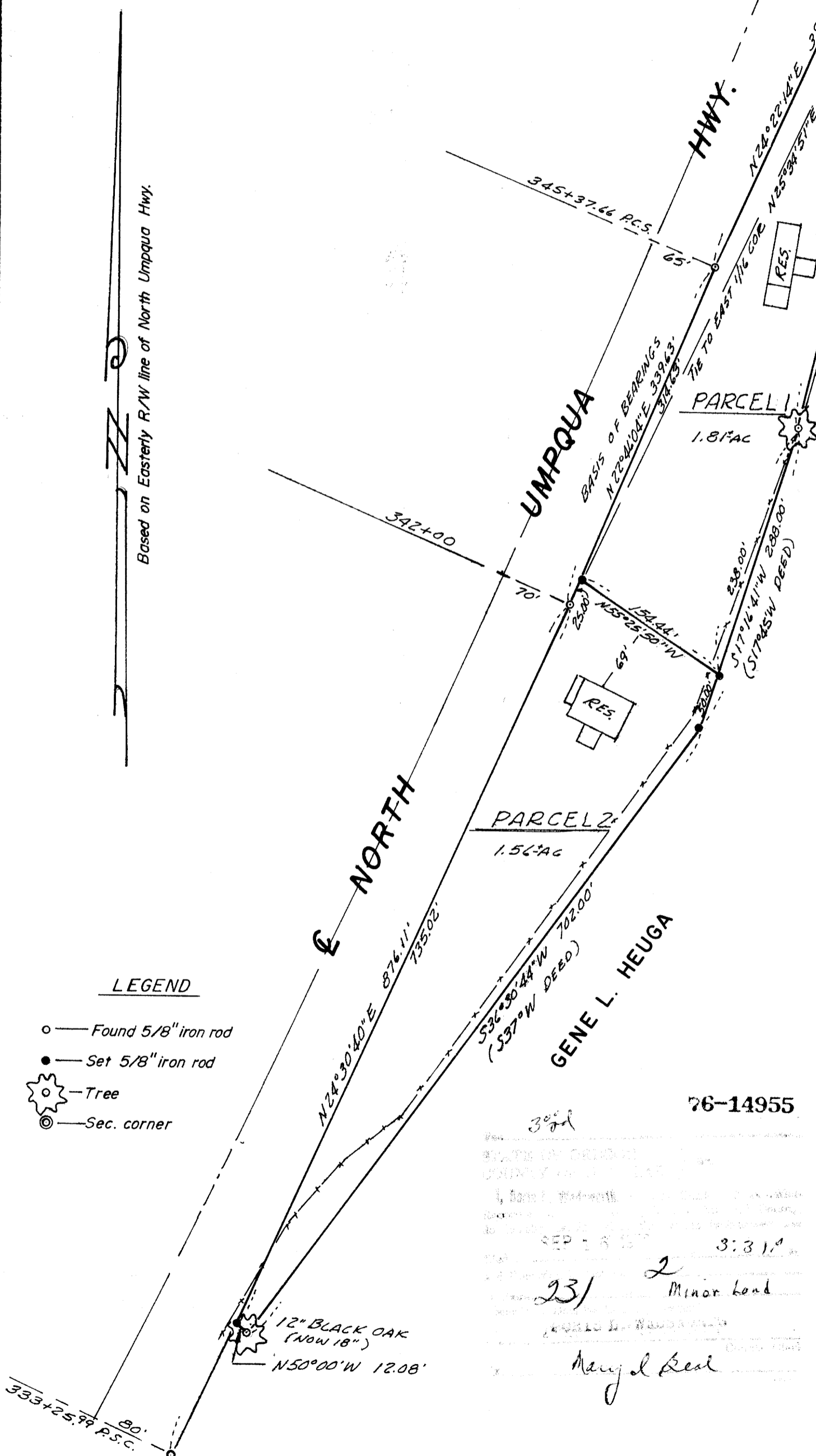
*Keith L. Cubic*  
Douglas County Planning Commission

9/10/76  
Date

*Francis L. Ingram*  
Douglas County Surveyor

9/16/76  
Date

- LEGEND**
- Found 5/8" iron rod
  - Set 5/8" iron rod
  - ☼ Tree
  - ◎ Sec. corner



76-14955

23/ 2 Minor land

*Mary L. Seal*