

COUNTY SURVEYORS FILE DATA
DO NOT REMOVE FROM OFFICE

A Minor Land Partition

in

EDENBOWER ORCHARD TRACTS, SEC. 1, T27S, R6W, W.M.

For Chester Swenson By BHW Eng. & Surveying Inc.

February, 1977
Scale 1"=100'

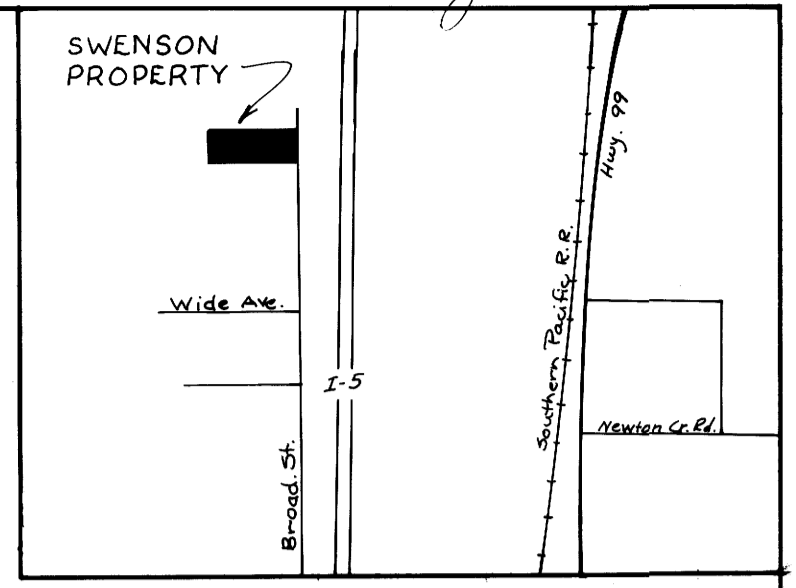
FILED ✓
RECEIVED M.L.L.
FEB 16 1977

COUNTY SURVEYOR
DOUGLAS COUNTY, ORE.

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Romanso E. Ware

OREGON
NOV. 16, 1973
ROMANSO E. WARE
1005



VICINITY MAP

DESCRIPTION

Parcel 1

A parcel of land being a portion of Lot 8, EDENBOWER ORCHARD TRACTS, as recorded in Volume 4, page 56, in the Plat Records of Douglas County, Oregon, and lying in Section 1, Township 27 South, Range 6 West, Willamette Meridian, said parcel being more particularly described as follows:

Beginning at a point on the westerly line of Broad Street (County Road No. 217) from which point the West 1/4 Corner of the above Section 1, bears N89°18'40"W 1454.62 feet; thence along said westerly line S0°00'40"W 100.00 feet; thence N89°18'40"W 710.00 feet to a 5/8" iron rod; thence N0°00'40"E 100.00 feet to a 5/8" iron rod set in the northerly line of the above said Lot 8; thence along said northerly line S89°18'40"E 335.21 feet to a 5/8" iron rod; thence continuing S89°18'40"E 374.79 feet to the point of beginning and containing 1.63 acres of land, more or less.

DESCRIPTION

Parcel 2

A parcel of land being a portion of Lot 8, EDENBOWER ORCHARD TRACTS, as recorded in Volume 4, page 56, in the Plat Records of Douglas County, Oregon, and lying in Section 1, Township 27 South, Range 6 West, Willamette Meridian, said parcel being more particularly described as follows:

Beginning at the West 1/4 Corner of the above said Section 1, thence S89°18'40"E 744.62 feet to a 5/8" iron rod; thence S0°00'40"W 100.00 feet to a 5/8" iron rod; thence S89°18'40"E 710.00 feet to the westerly line of Broad Street (County Road No. 217); thence along said westerly line S0°00'40"W 258.88 feet to its intersection with the southerly line of the above said Lot 8; thence along said southerly line N89°54'34"W 1458.69 feet to the west line of said Lot 8; thence along said west line N0°39'E 374.09 feet to the point of beginning, containing 10.63 acres of land, more or less.

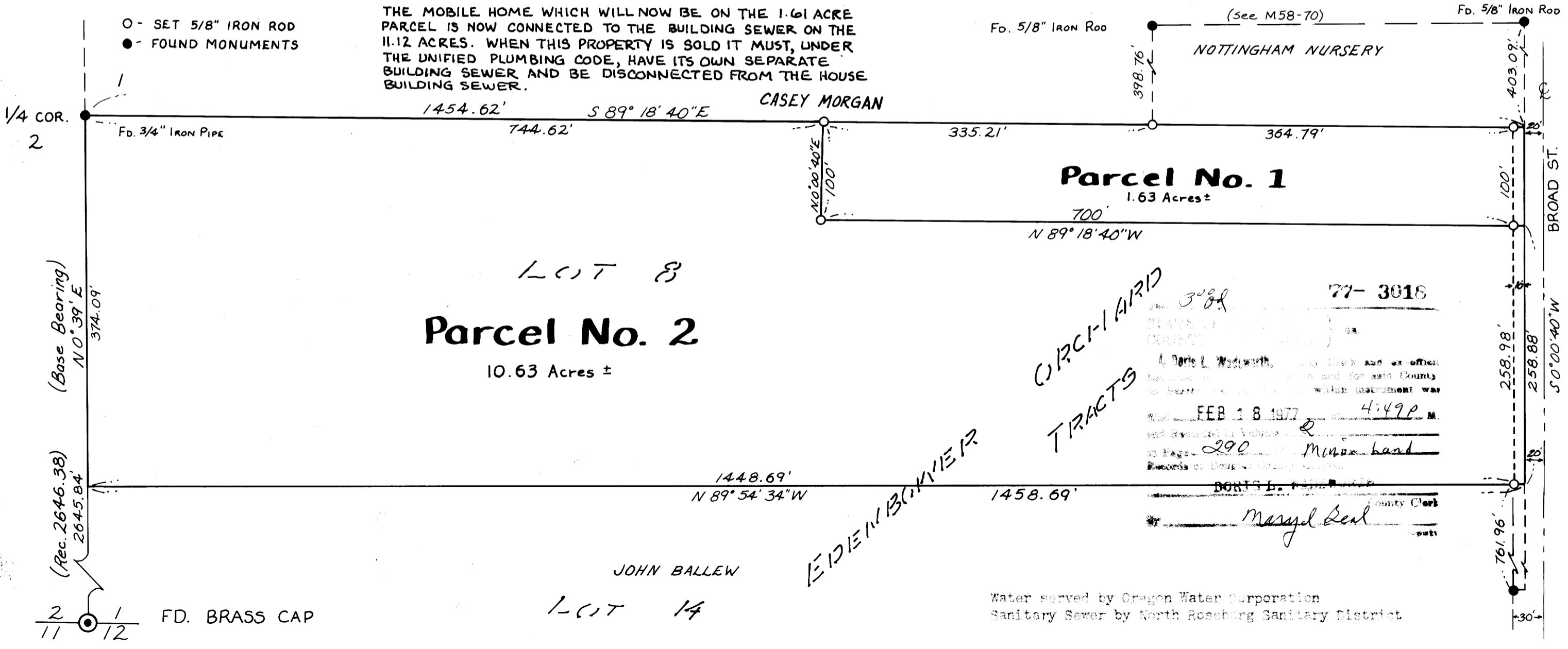
APPROVALS

Approved this 16 day of February, 1977.

Keith L. Cubie
Douglas Co. Planning Comm.

Approved this 17th day of FEB., 1977.

Francis L. Ingram
Douglas County Surveyor



THE MOBILE HOME WHICH WILL NOW BE ON THE 1.61 ACRE PARCEL IS NOW CONNECTED TO THE BUILDING SEWER ON THE 11.12 ACRES. WHEN THIS PROPERTY IS SOLD IT MUST, UNDER THE UNIFIED PLUMBING CODE, HAVE ITS OWN SEPARATE BUILDING SEWER AND BE DISCONNECTED FROM THE HOUSE BUILDING SEWER.

CIRCULAR AIR RIGHT TRACTS
77-3018
FEB 18 1977
MAYOR Seal
COUNTY CLERK

Water served by Oregon Water Corporation
Sanitary Sewer by North Roseburg Sanitary District

MAP FILE M63-17