

# MINOR LAND PARTITION IN SECTION 20, T.29S. R.8W.W.M.

JUNE 1977 SCALE: 1"=100'

**PARTITIONER:** Brad Royal  
P.O. Box 97,  
Camas Valley, Or. 97416  
445-2122

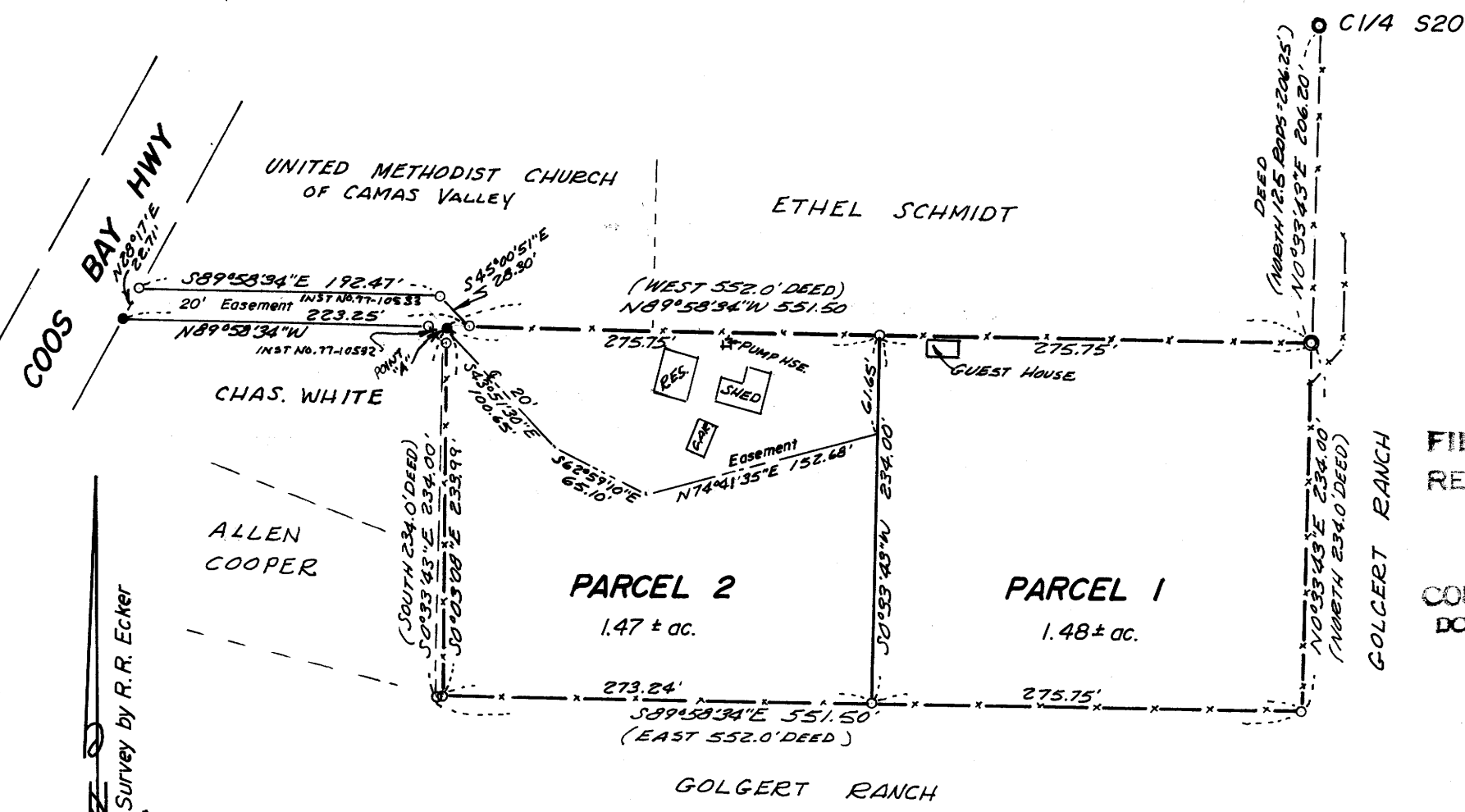
**LEGAL OWNER:** John Royal  
5023 E. 61st St.  
Maywood, Ca. 90270  
213-581-8854

**WATER SUPPLY:** Well

**SEWAGE:** Parcel 1: Septic Tank is in.  
Parcel 2: Sub-surface approval.

**NO. OF LOTS:** 2  
**ZONING:** C-2

**MAP PREPARED BY:** C & G ENGINEERING INC.  
P.O. Box 222,  
Roseburg, Or. 97470  
672-5971



FILED  
RECEIVED M L L  
JUN 15 1977  
COUNTY SURVEYOR  
DOUGLAS COUNTY, ORE.

REGISTERED  
PROFESSIONAL  
LAND SURVEYOR

EUGENE A. BLOOM  
MAY 13, 1960  
492

### LEGEND

- Found 1" iron bolt
- Set 1/2" iron rod
- Found 1" iron pipe
- Found 3/4" iron rod

### DESCRIPTIONS:

#### PARCEL #1

Beginning at a 3/4" iron pipe from which the center one-quarter corner of Section 20, Township 29 South, Range 8 West W.M., bears N 0° 33' 43" E 206.20 feet; thence N 89° 58' 34" W along the South line of the Ethel Schmidt lands 275.75 feet to a 1/2" iron rod; thence leaving said South line S 0° 33' 43" W 234.00 feet to a 1/2" iron rod on the North line of the Golgert Ranch lands; thence along said North line, S 89° 58' 34" E 275.75 feet to a 1/2" iron rod; thence N 0° 33' 43" E along said Golgert Ranch lands 234.00 feet to the Point of Beginning, situated in Section 20, Township 29 South, Range 8 West W.M.; containing 1.48 acres, more or less.

TOGETHER WITH a 20 foot roadway easement as described in Recorder's No. 77-10532 and No. 77-10533, Deed Records of Douglas County, Oregon.

ALSO TOGETHER WITH a 20 foot non-exclusive roadway easement, being 10 feet on each side of the following described center line:

Beginning at an iron bolt, shown as point "A" on the annexed map; thence along said center line S 43° 51' 30" E 100.65 feet and S 62° 59' 10" E 65.10 feet and N 74° 41' 35" E 152.68 feet to a point and end of said described line.

#### PARCEL #2

Beginning at a 1/2" iron rod on the South line of the Ethel Schmidt lands from which the center one-quarter corner of Section 20, Township 29 South, Range 8 West W.M., bears S 89° 58' 34" E 275.75 feet and N 0° 33' 43" E 206.20 feet; thence along the South line of the Ethel Schmidt lands and the South line of the United Methodist Church of Camas Valley lands, respectively, N 89° 58' 34" W 275.75 feet to a 1" iron bolt known as point "A"; thence S 0° 03' 08" E along an existing fence line 233.99 feet to a 1/2" iron rod; thence S 89° 58' 34" E along the North line of the Golgert Ranch lands 273.24 feet to a 1/2" iron rod; thence leaving said North line N 0° 33' 43" E 234.00 feet to the Point of Beginning, situated in Section 20, Township 29 South, Range 8 West W.M.; containing 1.47 acres, more or less.

TOGETHER WITH a 20 foot roadway easement as described in Recorder's No. 77-10532 and No. 77-10533, Deed Records of Douglas County, Oregon.

SUBJECT TO a 20 foot non-exclusive easement, being 10 feet on each side of the following described center line:

Beginning at an iron bolt known as point "A" on the annexed map; thence along said center line S 43° 51' 30" E 100.65 feet and S 62° 59' 10" E 65.10 feet and N 74° 41' 35" E 152.68 feet to a point and end of said described line.

### APPROVALS:

Keith L. Cubic 6/14/77  
Planning Commission Date

Francis L. Ingram 6-15-77  
County Surveyor Date

STATE OF OREGON )  
COUNTY OF DOUGLAS ) SS.  
I, DORIS L. WADSWORTH, COUNTY CLERK  
AND RECORDER OF CONVEYANCES, IN AND FOR  
SAID COUNTY, DO HEREBY CERTIFY THAT THE  
WITHIN INSTRUMENT WAS RECORDED THIS DAY:

1977 JUN 15 PM 4 41

DOUGLAS COUNTY CLERK  
BY: [Signature]  
No. 7-11143 FEE 3.00

DOUGLAS COUNTY OFFICIAL RECORDS

COUNTY SURVEYORS FILE DATA  
DO NOT REMOVE FROM OFFICE