

COUNTY SURVEYORS FILE DATA
DO NOT REMOVE FROM OFFICE

TWINOR LAND PARTITION

Lot 47 March Plat 'A' Sec. 8, T. 30 S., R. 5 W., W.M.

Book 3 Page 146

FILED
RECEIVED MLC

JAN 20 1978

COUNTY SURVEYOR
DOUGLAS COUNTY, ORE.

FRANK O. & MILDRED RUEBUSH

owner: Rt. 1 Box 219 MYRTLE CREEK 863-3409

BARNEY ROOT

partitioner: Rt. 1 Box 203 MYRTLE CREEK 863-3364

water supply & sewage disposal - TRI-CITY WATER DISTRICT
2 PARCELS

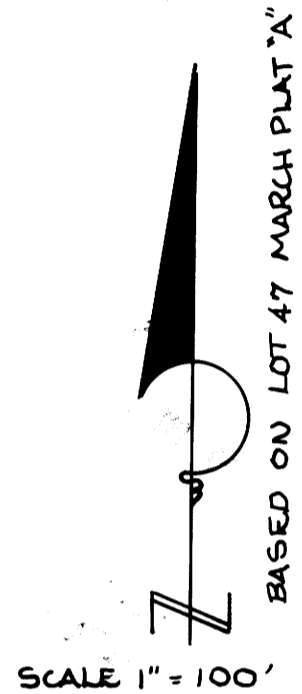
PARCEL 1

A PART OF LOT 47 MARCH PLAT "A" SITUATED IN SECTION 8, TOWNSHIP 30 SOUTH, RANGE 5 WEST, WILLAMETTE MERIDIAN, DOUGLAS COUNTY, OREGON, DESCRIBED AS FOLLOWS:
BEGINNING AT A 3/4" IRON ROD WHICH IS NORTH 70°-21'-00" WEST 5.09 FEET, SOUTH 08°-39'-00" WEST 23.68 FEET, SOUTH 10°-27'-45" WEST 79.62 FEET AND SOUTH 15°-22'-32" WEST 122.70 FEET FROM THE NORTHEAST CORNER OF LOT 47 MARCH PLAT "A"; THENCE RUNNING ALONG THE WESTERLY RIGHT-OF-WAY OF VALLEY DRIVE 5 FEET WESTERLY FROM THE EASTERLY LINE OF SAID LOT 47 155.67 FEET ALONG THE ARC OF A 1180.43 FOOT RADIUS CURVE RIGHT HAVING A CHORD BEARING SOUTH 22°-08'-00" WEST 155.56 FEET; THENCE SOUTH 26°-53'-00" WEST 50.34' TO A 5/8" IRON ROD WHICH IS NORTH 57°-31'-20" WEST 5.03 FEET FROM THE SOUTHEAST CORNER OF LOT 47; THENCE LEAVING THE RIGHT-OF-WAY OF VALLEY DRIVE NORTH 57°-31'-20" WEST 381.72 FEET; THENCE NORTH 17°-16'-20" EAST 120.03 FEET; THENCE SOUTH 70°-26'-55" EAST 390.25 FEET TO THE POINT OF BEGINNING, CONTAINING 1.43 ACRES MORE OR LESS.

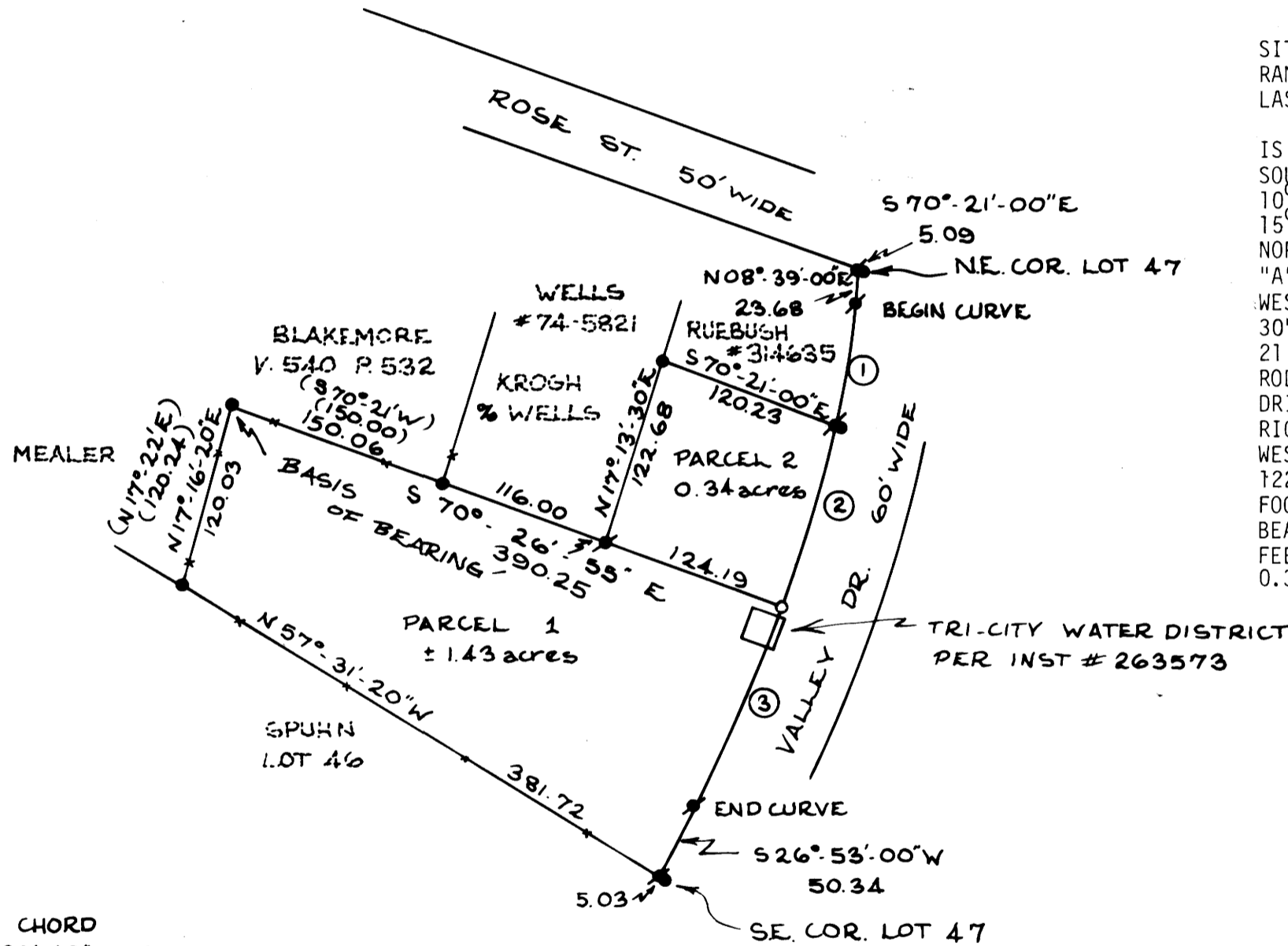
EXCEPTING THEREFROM A 20 FOOT BY 20 FOOT PARCEL DEEDED TO TRI-CITY WATER DISTRICT PER INSTRUMENT NUMBER 263573 OF DOUGLAS COUNTY DEED RECORDS.

PARCEL 2

A PART OF LOT 47 MARCH PLAT "A" SITUATED IN SECTION 8, TOWNSHIP 30 SOUTH, RANGE 5 WEST, WILLAMETTE MERIDIAN, DOUGLAS COUNTY, OREGON, DESCRIBED AS FOLLOWS:
BEGINNING AT A 3/4" IRON ROD WHICH IS NORTH 70°-21'-00" WEST 5.09 FEET, SOUTH 08°-39'-00" WEST 23.68 FEET, SOUTH 10°-27'-45" WEST 79.62 FEET AND SOUTH 15°-22'-32" WEST 122.70 FEET FROM THE NORTHEAST CORNER OF LOT 47 MARCH PLAT "A"; THENCE RUNNING NORTH 70°-26'-55" WEST 124.19 FEET; THENCE NORTH 17°-13'-30" EAST 122.68 FEET; THENCE SOUTH 70°-21'-00" EAST 120.23 FEET TO A 5/8" IRON ROD ON THE WESTERLY RIGHT-OF-WAY OF VALLEY DRIVE; THENCE FOLLOWING THE WESTERLY RIGHT-OF-WAY OF VALLEY DRIVE AND 5 FEET WESTERLY FROM THE EASTERLY LINE OF LOT 47 122.76 FEET ALONG THE ARC OF A 1180.43 FOOT RADIUS CURVE RIGHT HAVING A CHORD BEARING SOUTH 15°-22'-32" WEST 122.70 FEET TO THE POINT OF BEGINNING, CONTAINING 0.34 ACRES MORE OR LESS.



BASED ON LOT 47 MARCH PLAT 'A'



LEGEND

- SET 3/4" IRON ROD
- FOUND 5/8" IRON ROD
- FOUND 3/4" IRON PIPE
- () COURSE PER DEEDS

CURVE DATA

	Δ	R	L	CHORD
①	03°-51'-55"	1180.43	79.63	N10°-27'-45"E 79.62
②	05°-57'-30"	1180.43	122.76	S15°-22'-32"W 122.70
③	07°-33'-21"	1180.43	155.67	S22°-08'-00"W 155.56

APPROVALS

PLANNING COMMISSION

Keith L. Cubo

DATE

1/19/78

COUNTY SURVEYOR

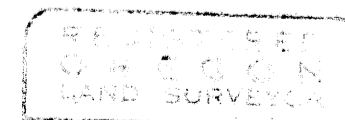
Francis L. Ingram

DATE

1-20-78

UMQUA SURVEYING COMPANY

Myrtle Creek, Oregon. 863-5201



William J. Sunport
JULY 10, 1978
MILLER & SUTHERLAND

JAN. 1978

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:

1978 JAN 20 PM 3 18

DOUGLAS COUNTY CLERK
BY Mary J. Seal
DEPUTY
No. 78-01260 FEE 3.00

DOUGLAS COUNTY OFFICIAL RECORDS

MAP FILE M68-73

MAP FILE M68-43