

MINOR LAND PARTITION IN SECTION 31, T.28S. R.7W.W.M.

JANUARY 1978

SCALE: 1" = 100'

COUNTY SURVEYORS FILE DATA
DO NOT REMOVE FROM OFFICE

FILED
RECEIVED MLC

JAN 31 1978

COUNTY SURVEYOR
DOUGLAS COUNTY, ORE.

PARTITIONER: Ansel Woodward
P. O. Box 4
Tenmile, OR 97481 679-7903

LEGAL OWNER: Thomas R. & Lillian E. Bonnot
Sutherlin, OR 97479 459-9718

NUMBER OF LOTS: 3

WATER SUPPLY: Well

SEWAGE: Sub-surface

MAP PREPARED BY: Baughman Technical Services, Inc.
P. O. Box 222
Roseburg, OR 97470
672-5971 or 673-0966

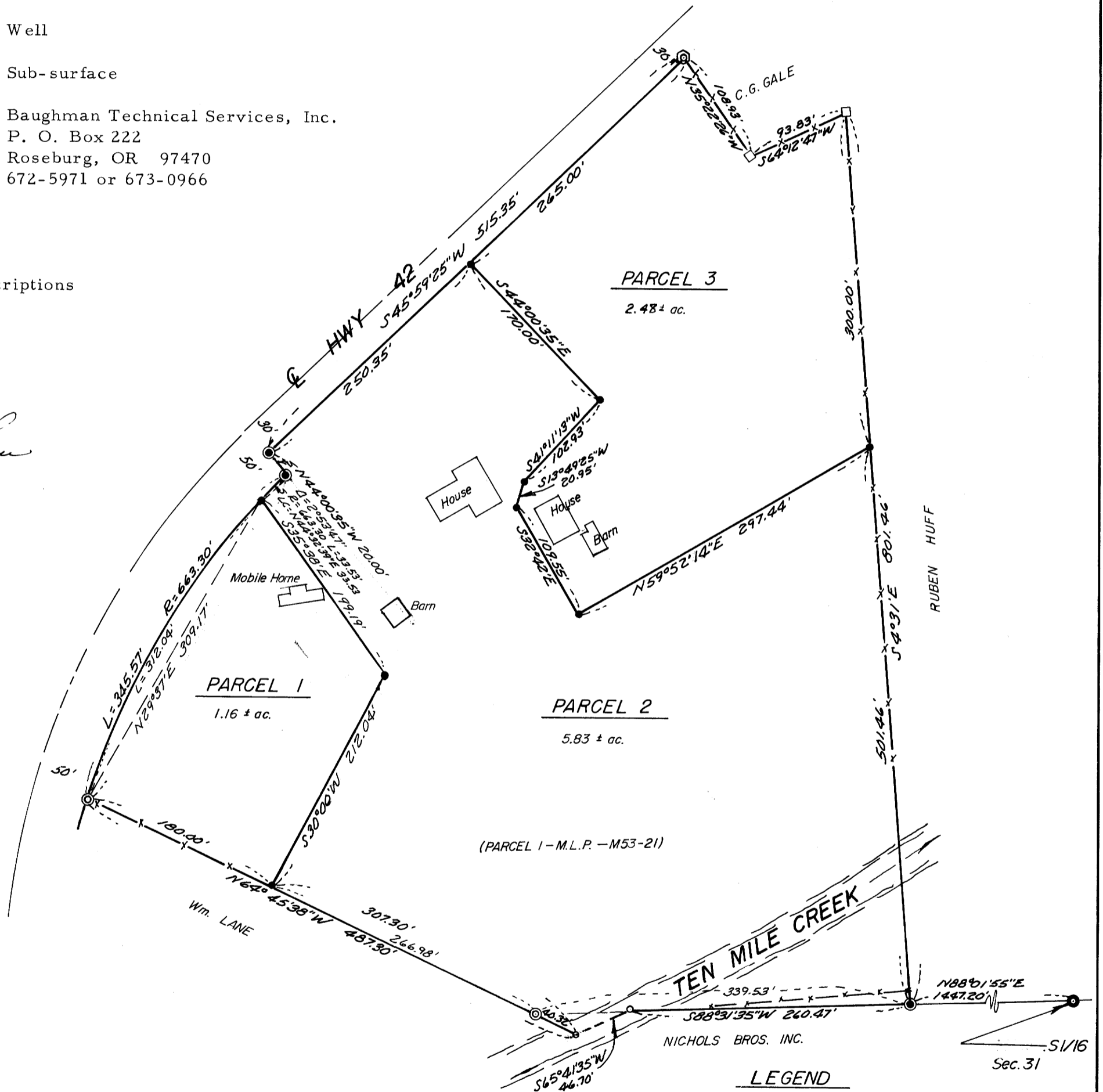
Page One of Two

See Page Two for Legal Descriptions

Based on M53-21

REGISTERED
PROFESSIONAL
LAND SURVEYOR

William S. Baughman
OREGON
JULY 12, 1951
WILLIAM S. BAUGHMAN
534



APPROVALS:

Keith L. Cubic 1/30/78
Planning Commission Date

Francis L. Ingram 1-31-78
County Surveyor Date

LEGEND

- — Not set
- — Set 1/2" iron rod
- ⊙ — Found 5/8" iron rod
- ⦿ — Found 3/4" iron pipe
- ⊗ — Found 1/2" iron rod
- ⊕ — Found 1" angle iron
- — Fence corner

SHEET 1 OF 2

MAP FILE M68-49A

BK 3 - Pg. 150A

49B - 89W 37E 49B

BK 3-150B

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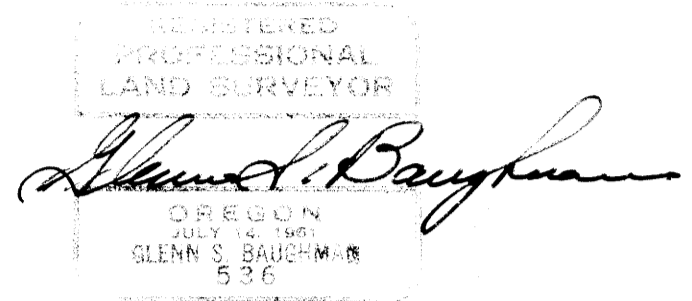
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PARCEL 1

Beginning at a 1/2" Iron Rod from which the South one-sixteenth corner common to Sections 31 and 32, T. 28 S., R. 7 W., W.M., bears S 64°45'38" E 266.98 feet and N 88°31'35" E 339.53 feet and N 88°01'55" E 1,447.20 feet; thence N 64°45'38" W 180.00 feet to a 1/2" Iron Rod on the Easterly right-of-way line of Oregon State Highway No. 42, thence along an arc of a 663.30 foot radius curve right (the long chord of which bears N 29°37' E) 309.17 feet to a 1/2" Iron Rod; thence leaving said Easterly right-of-way line S 35°38' E 199.19 feet to a 1/2" Iron Rod; thence S 30°00' W 212.04 feet to the Point of Beginning, situated in Section 31, T. 28 S., R. 7 W., W.M., containing 1.16 acres, more or less.

PARCEL 2

Beginning at a 5/8" Iron Rod at the Southwest corner of the lands conveyed to Ernest T. Schosso, et al, in Volume 171, Recorder's No. 96414, Deed Records of Douglas County Oregon, from which the South one-sixteenth corner common to Sections 31 and 32, T. 28 S., R. 7 W., W.M., bears N 88°01'55" E 1,447.20 feet; thence S 88°31'35" W 260.47 feet to a point in the center of Ten Mile Creek; thence S 65°41'35" W along the center of said creek 46.70 feet to a point; thence leaving said creek N 64°45'38" W 307.30 feet to a 1/2" Iron Rod; thence N 30°00' E 212.04 feet to a 1/2" Iron Rod; thence N 35°38' W 199.19 feet to a 1/2" Iron Rod on the Easterly right-of-way line of Oregon State Highway No. 42, thence along said Easterly right-of-way line, on an arc of a 663.30 foot radius curve right (the long chord of which bears N 44°32'39" E) 33.53 feet to a 5/8" Iron Rod; thence N 44°00'35" W 20.00 feet to a 5/8" Iron Rod; thence N 45°59'25" E 250.35 feet to a 1/2" Iron Rod; thence leaving said Easterly right-of-way line S 44°00'35" E 170.00 feet to a 1/2" Iron Rod; thence S 41°11'13" W 102.93 feet to a 1/2" Iron Rod; thence S 13°49'25" W 20.95 feet to a 1/2" Iron Rod; thence S 32°42' E 109.55 feet to a 1/2" Iron Rod; thence N 59°52'14" E 297.44 feet to a 1/2" Iron Rod, on the West line of the aforementioned Schosso, et al, lands; thence S 4°31' E 501.46 feet along said West line to the Point of Beginning, situated in Section 31, T. 28 S., R. 7 W., W.M., containing 5.83 acres, more or less.

PARCEL 3

Beginning at a 1/2" Iron Rod on the West line of the lands conveyed to Ernest T. Schosso, et al, in Volume 171, Recorder's No. 96414, Deed Records of Douglas County Oregon, from which the South one-sixteenth corner common to Sections 31 and 32, T. 28 S., R. 7 W., W.M., bears S 4°31' E 501.46 feet and N 88°01'55" E 1,447.20 feet; thence N 4°31' W along said West line of the Schosso, et al, lands, 300.00 feet to a fence corner at the Southeast corner of those lands conveyed in Volume 232, Page 174, Deed Records of Douglas County Oregon; thence S 64°12'47" W along the South line of those lands conveyed in Volume 232, Page 174, Deed Records of Douglas County Oregon, 93.83 feet to a fence corner; thence N 35°22'26" W along the Southwesterly line of those lands conveyed in said Volume 232, Page 174, 108.93 feet to a 1" X 1" Angle Iron on the Easterly right-of-way line of Oregon State Highway No. 42; thence S 45°59'25" W along said Easterly right-of-way line 265.00 feet to a 1/2" Iron Rod; thence leaving said Easterly right-of-way line S 44°00'35" E 170.00 feet to a 1/2" Iron Rod; thence S 41°11'13" W 102.93 feet to a 1/2" Iron Rod; thence S 13°49'25" W 20.95 feet to a 1/2" Iron Rod; thence S 32°42' E 109.55 feet to a 1/2" Iron Rod; thence N 59°52'14" E 297.44 feet to the Point of Beginning, situated in Section 31, T. 28 S., R. 7 W., W.M., containing 2.48 acres, more or less.

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 31 PM 2 45 ^{MA}

DORIS L. WADSWORTH
DOUGLAS COUNTY CLERK
BY *Mary Beth Seal*
DEPUTY
NO. 78-01929 FEE \$6.00

DOUGLAS COUNTY OFFICIAL RECORDS

M68-49B