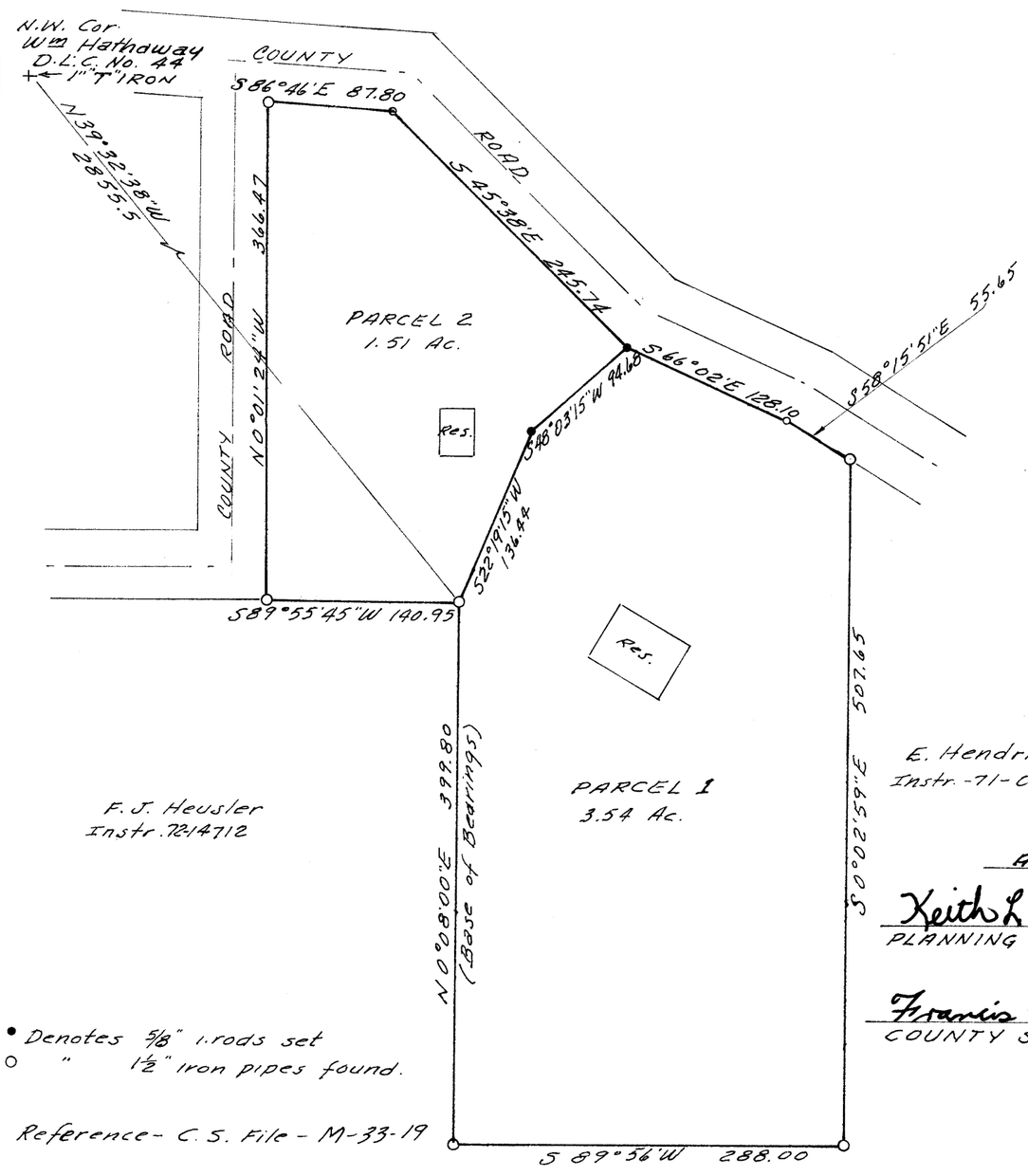
COUNTY SURVEYORS FILE DATA
DO NOT REMOVE FROM OFFICE

Book 3 - Pg. 214

MINOR LAND PARTITION
IN SEC. 28, T 22 S, R 8 W, W.M. DOUGLAS CO, ORE.

MAY 1978.



SCALE - 1" = 100'

• Denotes 5/8" i.rods set
○ " 1½" iron pipes found.

Reference - C. S. File - M-33-19

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 JUN 5 PM 2 59

DOUGLAS COUNTY CLERK
BY Mary L Rust DEPUTY
No. 78-10850 FEE 30.00

DOUGLAS COUNTY OFFICIAL RECORDS

APPROVALS

Keith L Cubic, PLANNING COMM, 6/1/78 DATE

Francis L. Ingram, COUNTY SURVEYOR, 6-5-78 DATE

PARTITIONER & LEGAL OWNER

NAME - ROBERT V. FREDEEN

ADDRESS - BOX 218, HENDERER RD. ELKTON, ORE.

PHONE - 584-2556

NO. OF LOTS - 2

WATER SUPPLY - WELLS

SEWER DISPOSAL - SEPTIC TANKS.

FILED
RECEIVED
JUN 5 1978
COUNTY SURVEYOR
DOUGLAS COUNTY, ORE.

MAP PREPARED BY:
W. S. BARNES

ADDRESS: P.O. BOX 36
ROSEBURG, ORE

PHONE: 673-3302

REGISTERED PROFESSIONAL LAND SURVEYOR
W. S. Barnes
OREGON
SEPT. 23, 1977
WILLIAM S. BARNES

LEGAL DESCRIPTION

PARCEL I

The following described property in The Wm. Hathaway D.L.C. #44, T 22 S, R 8 W, W. M., Douglas County, Oregon: BEGINNING at a 1½" I.P. at the northeast corner of the Franz J. Heusler property as described in Instr. No. 72-14712 of Douglas County Records, from which the northwest corner of said D.L.C. #44 bears N 39°32'38" W 2855.5 ft., thence N 22°19'15" E 136.44 ft. to a 5/8" iron rod, thence N 48°03'15" E 94.68 ft. to a 5/8" iron rod on the southerly R/W line of a County Road , thence S 66°02' E 128.10 ft. (Record S 66°02' E 128.1 ft.) along said R/W line, thence S 58°15'51" E 55.65 ft. (Record S 58°13' E 55.1 ft.) to a 1½" I.P. at the northwest corner of the Everett Hendrickson property as described in Instr. No. 71-084 of Douglas County Records, thence S 0°02'59" E 507.65 ft. (Record S 0°10' E 506.4 ft.) along the westerly line of said Hendrickson property to a 1½" I.P. on the northerly line of the Eldon J. Letsom property as described in Instr. No. 71-4805 of Douglas County Records, thence S 89°56' W 288.00 ft. (Record S 89°50' W 288.0 ft.) along said northerly line of said Letsom property to a 1½" I.P. at the southeast corner of above said Heusler property, thence N 0°08' E 399.80 ft. (Record N 0°10' W 397.2 ft.) along the easterly line of said Heusler property to the point of beginning, containing 3.54 acres, more or less.

PARCEL II

The following described property in the Wm. Hathaway D.L.C. #44, T 22 S, R 8 W, W. M., Douglas County, Oregon: BEGINNING at a 1½" I.P. at the northeast corner of the Franz J. Heusler property as described in Instr. No. 72-14712 of Douglas County Records, from which the N.W. corner of said D.L.C. #44 bears N 39°32'38" W 2855.5 ft., thence S 89°55' 45" W 140.95 ft. (Record S 89°50' W 141.0 ft.) along the northerly line of said Heusler property to a 1½" I.P. at the southeast corner of a Douglas County Road R/W, thence N 0°01'24" W 366.47 ft. (Record N 0°10' W 366.4 ft.) along the easterly R/W line of said County Road to a 1½" I.P. at the intersection of said R/W line with the southerly R/W line of another County Road, thence S 86°46' E 87.8 ft. (Record S 86°46' E 87.8 ft.) along the southerly line of said County Road , thence continuing along said R/W line S 45°38' E 245.74 ft. (Record S 46°20' E 246.6 ft.) to a 5/8" iron rod, thence leaving said R/W line and running S 48°03'15" W 94.68 ft. to a 5/8" iron rod, thence S 22°19'15" W 136.44 ft. to the P.O.B, containing 1.51 acres, more or less.

52-11W