

MINOR LAND PARTITION

IN LOTS 10 & 11 PLAT "E" UMPQUA PARK FRUIT LANDS
SECTION 23, T.27S.R.6W.W.M. - ROSEBURG, OREGON

MAY 1978 - SCALE: 1" = 50'

COUNTY SURVEYORS FILE DATA
DO NOT REMOVE FROM OFFICE

FILED
RECEIVED

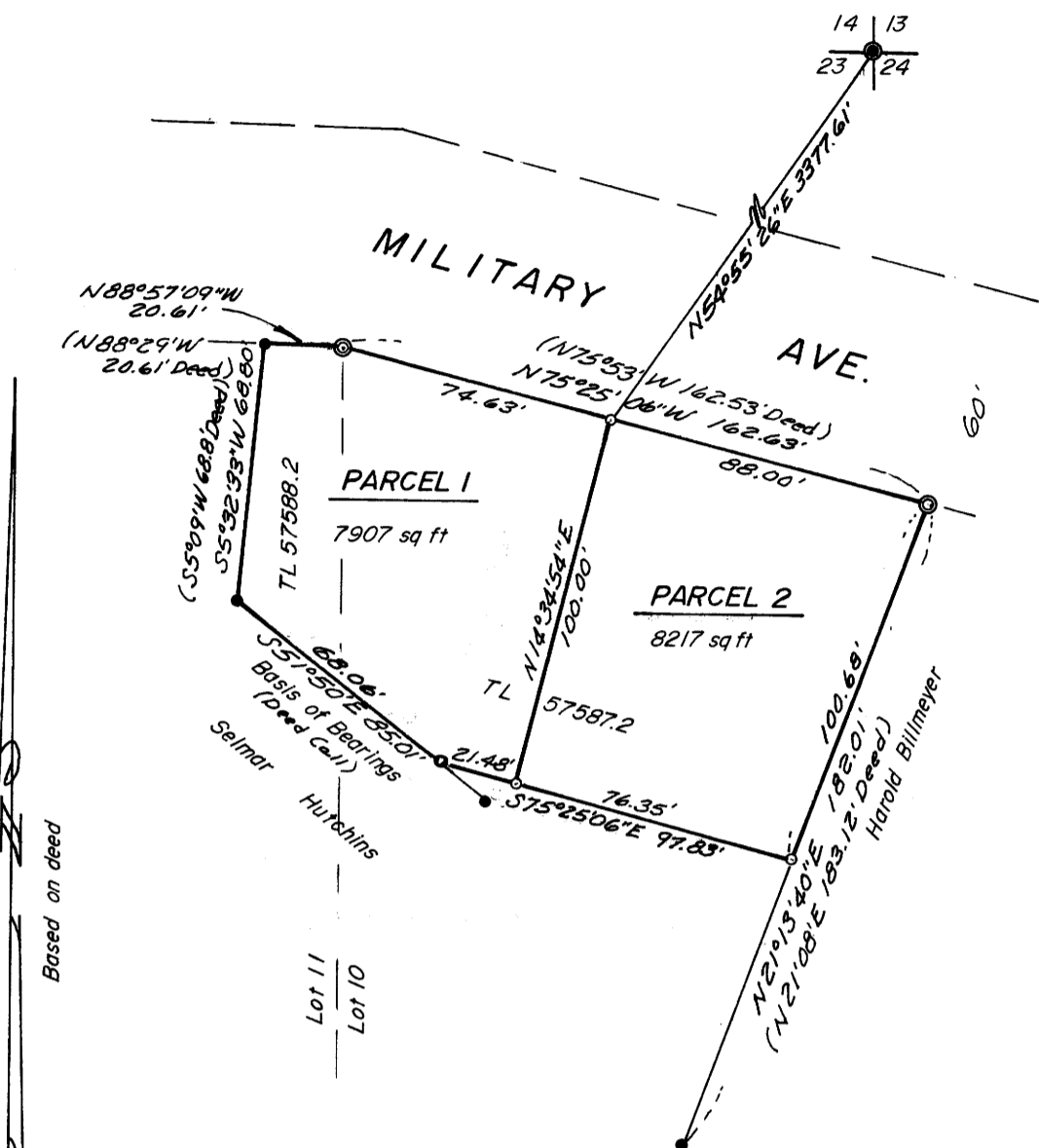
JUN 14 1978

COUNTY SURVEYOR
DOUGLAS COUNTY, ORE.

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Glenn S. Baughman

OREGON
JULY 14, 1961
GLENN S. BAUGHMAN
536



LEGEND

- ——— Set 1/2" iron rod
- ——— Found 5/8" iron rod (no record)
- ⊙ ——— Found 3/4" iron rod (no record)
- ——— Found Brass cap

PARTITIONER AND LEGAL OWNER:

Selmar Hutchins
P. O. Box 190
Sutherlin, Oregon 97479
459-2244

I, Selmar Hutchins owner of the real property shown and described in the annexed plat, have caused the same to be surveyed for the purpose of conveying said property.

Selmar Hutchins
Selmar Hutchins

By the order of the City of Roseburg Planning Commission
Approved June 8, 1978.

Lois Allen
President

Robert J. Graham
Secretary

Don Bentz
Don Bentz
Public Works Director

I, GLENN S. BAUGHMAN, do hereby certify that I have correctly surveyed and monumented the lands shown on the annexed plat, of which the following is a true and correct description:

PARCEL 1

Beginning at a 1/2" iron rod on the Southerly R/W line of Military Avenue from which the section corner common to sections 13, 14, 23, and 24, T. 27 S., R. 6 W. W.M., bears N 54° 55' 26" E 3377.61 feet; thence N 75° 25' 06" W along said Southerly R/W line 74.63 feet to a 3/4" iron rod, being the Northwest corner of Lot 10 Plat "E" Umpqua Park Fruit Lands, Douglas County, Oregon; thence continuing along said Southerly R/W line N 88° 57' 09" W 20.61 feet to a 5/8" iron rod; thence leaving said Southerly R/W line, S 5° 32' 33" W 68.80 feet to a 5/8" iron rod; thence S 51° 50' E 68.06 feet to a 1/2" iron rod; thence S 75° 25' 06" E 21.48 feet to a 1/2" iron rod; thence N 14° 34' 54" E 100.00 feet to the point of beginning, situated in Lots 10 and 11 Plat "E" Umpqua Park Fruit Lands, containing 7907 square feet, more or less.

PARCEL 2

Beginning at a 1/2" iron rod on the Southerly R/W line of Military Avenue from which the section corner common to sections 13, 14, 23 and 24 T. 27 S., R. 6 W. W.M., bears N 54° 55' 26" E 3377.61 feet; thence S 14° 34' 54" W 100.00 feet to a 1/2" iron rod; thence S 75° 25' 06" E 76.35 feet to a 1/2" iron rod; thence N 21° 13' 40" E 100.68 feet to a 3/4" iron rod on the Southerly R/W line of Military Avenue; thence N 75° 25' 06" W along said Southerly R/W line 88.00 feet to the point of beginning, situated in Lot 10 Plat "E" Umpqua Park Fruit Lands, Douglas County, Oregon, containing 8217 square feet, 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:

Vol. 376-227
1978 JUN 13 AM 10 28

BY Mary J. [Signature]
DEPUTY
NO. 78-11567 FEE 3.00
DOUGLAS COUNTY OFFICIAL RECORDS