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13
COUNTY SURVEYOR
DOUGLAS COUNTY, ORE.

MINOR LAND PARTITION FOR WILLIAM R. & YEE GIBSON BAYLISS

INST # 67-864
IN

SECTION 5 T.30S. R 5 W. WM.

NUMBER OF LOTS: THREE

OWNER & PARTITIONERS:
ADDRESS:
152 S. CHADNICK LANE
MYRTLE CREEK OR.

WATER & SEWER SERVICE
PROVIDED BY TRI-CITY
WATER & SANITARY DISTRICT.

COUNTY SURVEYORS FILE DATA
DO NOT REMOVE FROM OFFICE

CURVE DATA

	ARC	DELTA	RADIUS	CHORD
①	136.77	39°20'37"	199.18	S59°26'30"E 134.10
②	16.80	4°50'00"	199.18	S37°33'25"E 16.80
③	228.47	22°15'34"	588.08	S44°03'05"E 227.04

NOTE: CURVES ARE NOT TANGENT. BEST FIT FROM CHORDS INST.# 67-864 & ROAD INST.# 281203 FOR RADIUS OF CURVES.

ROAD EASEMENT

A	N 55°07'25" W	23.05	SE. COR PARCEL 1 TO &
B	S 31°17'20" W	54.16	&
C	S 55°24'40" W	138.85	& TO AKER DRIVE

PARCEL 1.

BEGINNING AT A POINT ON THE NORTHERLY SIDE OF A 60 FOOT WIDE DEDICATED STREET KNOWN AS AKER DRIVE, SAID POINT OF BEGINNING BEARS NORTH 21°-50'-43" EAST 743.38 FEET (NORTH 22°-39' EAST 746.3 FEET BY PREVIOUS DESCRIPTION) FROM THE SOUTHWEST CORNER OF JAMES WEAVER DONATION LAND CLAIM NO. 37 IN TOWNSHIP 30 SOUTH, RANGE 5 WEST, WILLAMETTE MERIDIAN, DOUGLAS COUNTY, OREGON; THENCE NORTH 37°-42'-30" EAST 133.08 FEET ALONG THE EASTERLY LINE OF THE LAND DESCRIBED IN VOLUME 181, PAGE 71 OF DOUGLAS COUNTY DEED RECORDS, TO A 1/2" IRON ROD AT THE TRUE POINT OF BEGINNING; THENCE NORTH 37°-42'-30" EAST 133.08 FEET ALONG THE EASTERLY LINE OF THE LAND DESCRIBED IN VOLUME 181, PAGE 71 OF DOUGLAS COUNTY DEED RECORDS, TO A 1/2" IRON ROD AT THE TRUE POINT OF BEGINNING; THENCE RUNNING SOUTH 54°-42'-10" EAST 244.14 FEET TO A 1/2" IRON ROD; THENCE SOUTH 55°-07'-25" EAST 142.65 FEET TO A 1/2" IRON ROD; THENCE NORTH 41°-52'-00" EAST 139.03 FEET TO A POINT ON THE SOUTHWESTERLY LINE OF WOODCREST SUBDIVISION; THENCE ALONG SAID SUBDIVISION NORTH 54°-36'-00" WEST 396.80 FEET TO A 3/4" IRON PIPE ON THE EASTERLY LINE OF THE LAND DESCRIBED IN VOLUME 181 PAGE 71 OF DOUGLAS COUNTY DEED RECORDS; THENCE SOUTH 37°-42'-30" WEST 140.00 FEET TO THE TRUE POINT OF BEGINNING CONTAINING 1.25 ACRES, MORE OR LESS. ALL SITUATED IN SAID DONATION LAND CLAIM NO. 37 AND IN THE NE 1/4 OF THE SE 1/4 OF SECTION 5, TOWNSHIP 30 SOUTH, RANGE 5 WEST, WILLAMETTE MERIDIAN AND BEING PART OF THOSE LANDS DESCRIBED IN VOLUME 181 PAGE 636 DEED RECORDS OF DOUGLAS COUNTY, OREGON. TOGETHER WITH A 25 FOOT WIDE ACCESS EASEMENT AND 30 FOOT WIDE UTILITY EASEMENT AS SHOWN ON THE ACCOMPANYING MINOR LAND PARTITION MAP.

PARCEL 2

BEGINNING AT A POINT ON THE NORTHERLY SIDE OF A 60 FOOT WIDE DEDICATED STREET KNOWN AS AKER DRIVE, SAID POINT OF BEGINNING BEARS NORTH 21°-50'-43" EAST 743.38 FEET (NORTH 22°-39' EAST 746.3 FEET BY PREVIOUS DESCRIPTION) FROM THE SOUTHWEST CORNER OF JAMES WEAVER DONATION LAND CLAIM NO. 37 IN TOWNSHIP 30 SOUTH, RANGE 5 WEST, WILLAMETTE MERIDIAN, DOUGLAS COUNTY, OREGON; THENCE NORTH 37°-42'-30" EAST 133.08 FEET ALONG THE EASTERLY LINE OF THE LAND DESCRIBED IN VOLUME 181 PAGE 71 OF DOUGLAS COUNTY DEED RECORDS, AND SOUTH 54°-42'-10" EAST 244.14 FEET TO A 1/2" IRON ROD AT THE TRUE POINT OF BEGINNING; THENCE RUNNING SOUTH 38°-39'-25" WEST 180.19 FEET TO A 1/2" IRON ROD ON THE NORTHERLY LINE OF AKER DRIVE; THENCE ALONG SAID NORTHERLY LINE 136.77 FEET ALONG THE ARC OF A 199.18 FOOT RADIUS CURVE LEFT HAVING A CHORD BEARING SOUTH 59°-26'-30" EAST 134.10 FEET TO A 1/2" IRON ROD; THENCE LEAVING SAID NORTHERLY LINE NORTH 41°-52'-00" EAST 170.97 FEET TO A 1/2" IRON ROD; THENCE NORTH 55°-07'-25" WEST 142.65 FEET TO THE POINT OF BEGINNING CONTAINING 0.57 ACRES, MORE OR LESS. ALL SITUATED IN SAID DONATION LAND CLAIM NO. 37 AND IN THE NE 1/4 OF THE SE 1/4 OF SECTION 5, TOWNSHIP 30 SOUTH, RANGE 5 WEST, WILLAMETTE MERIDIAN AND BEING PART OF THOSE LANDS DESCRIBED IN VOLUME 181 PAGE 636 DEED RECORDS OF DOUGLAS COUNTY, OREGON.

SUBJECT TO A 25 FOOT WIDE ACCESS EASEMENT AS SHOWN ON THE ACCOMPANYING MINOR LAND PARTITION MAP.
TOGETHER WITH AND SUBJECT TO A 30 FOOT WIDE UTILITY EASEMENT AS SHOWN ON THE ACCOMPANYING MINOR LAND PARTITION MAP.

PARCEL 3

BEGINNING AT A POINT ON THE NORTHERLY SIDE OF A 60 FOOT WIDE DEDICATED STREET KNOWN AS AKER DRIVE, SAID POINT OF BEGINNING BEARS NORTH 21°-50'-43" EAST 743.38 FEET (NORTH 22°-39' EAST 746.3 FEET BY PREVIOUS DESCRIPTION) FROM THE SOUTHWEST CORNER OF JAMES WEAVER DONATION LAND CLAIM NO. 37 IN TOWNSHIP 30 SOUTH, RANGE 5 WEST, WILLAMETTE MERIDIAN, DOUGLAS COUNTY, OREGON; THENCE NORTH 37°-42'-30" EAST 133.08 FEET ALONG THE EASTERLY LINE OF THE LAND DESCRIBED IN VOLUME 181 PAGE 71 OF DOUGLAS COUNTY DEED RECORDS, TO A 1/2" IRON ROD; THENCE SOUTH 54°-42'-10" EAST 244.14 FEET TO A 1/2" IRON ROD; THENCE SOUTH 38°-39'-25" WEST 180.19 FEET TO A 1/2" IRON ROD ON THE NORTHERLY LINE OF AKER DRIVE; THENCE 16.80 FEET ALONG THE ARC OF A 199.18 FOOT RADIUS CURVE RIGHT HAVING A CHORD BEARING NORTH 37°-33'-25" WEST 16.80 FEET TO A 1/2" IRON ROD; THENCE 228.47 FEET ALONG THE ARC OF A 588.08 FOOT RADIUS CURVE LEFT HAVING A CHORD BEARING NORTH 44°-03'-05" WEST 227.04 FEET TO THE POINT OF BEGINNING CONTAINING 0.83 ACRES MORE OR LESS. ALL SITUATED IN SAID DONATION LAND CLAIM NO. 37 AND IN THE NE 1/4 OF THE SE 1/4 OF SECTION 5, TOWNSHIP 30 SOUTH, RANGE 5 WEST, WILLAMETTE MERIDIAN AND BEING PART OF THOSE LANDS DESCRIBED IN VOLUME 181 PAGE 636 DEED RECORDS OF DOUGLAS COUNTY, OREGON. TOGETHER WITH AND SUBJECT TO A 30 FOOT WIDE UTILITY EASEMENT AS SHOWN ON THE ACCOMPANYING MINOR LAND PARTITION MAP.

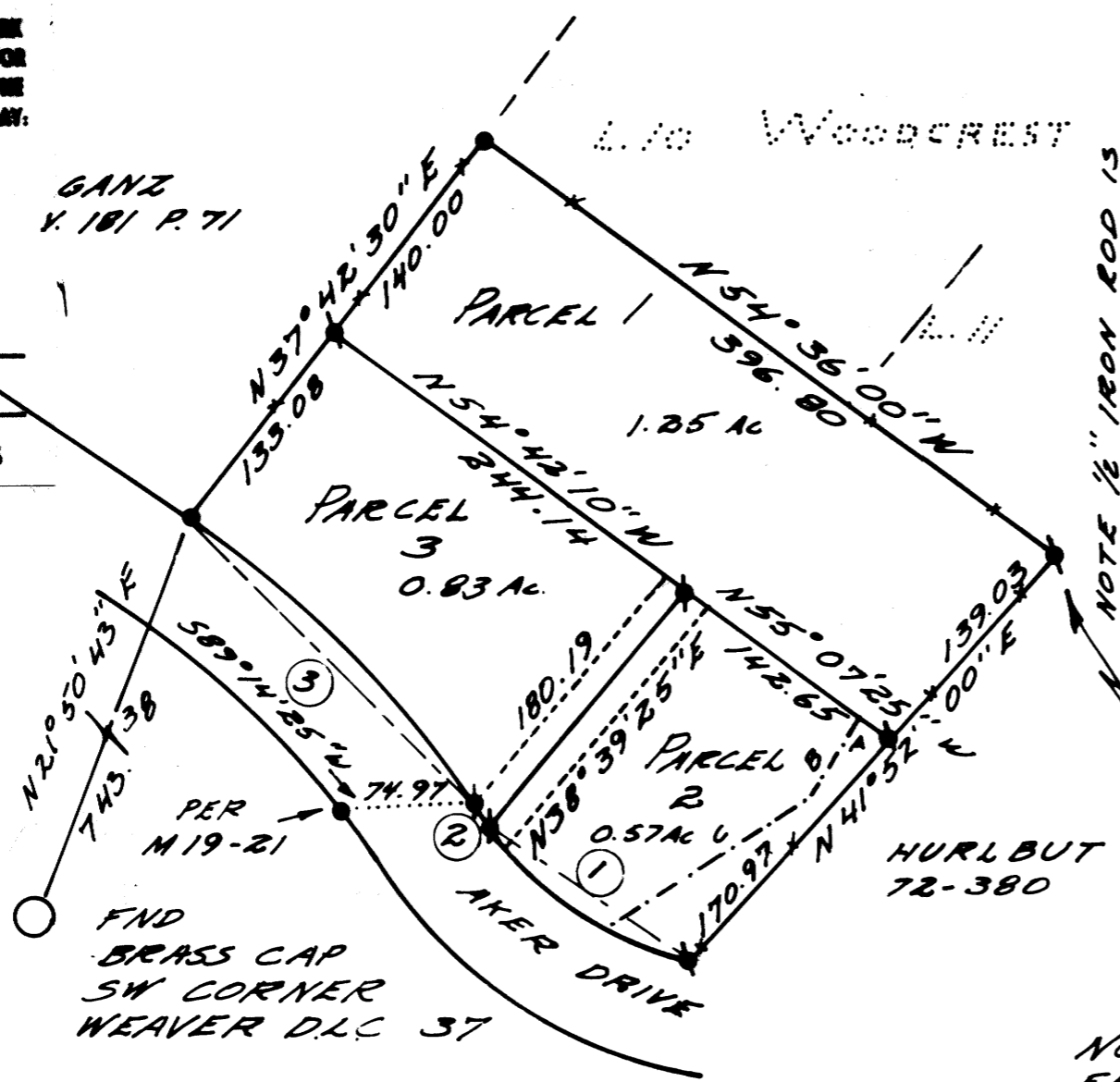
I, DORIS L. WADSWORTH, COUNTY CLERK AND RECORDER OF CONVEYANCES, IN AND FOR SAID COUNTY, DO HEREBY CERTIFY THAT THE FOREGOING INSTRUMENT WAS RECORDED THIS DAY:

1978 JUL 31 AM 9 18

BY William J. Ruppert
COUNTY CLERK
NO. 78-14727 FEE 3.00
DOUGLAS COUNTY OFFICIAL RECORDS

REGISTERED
OREGON
LAND SURVEYOR

WILLIAM J. RUPPERT
866



LEGEND

- SET 1/2" IRON ROD
- FOUND 3/4" IRON PIPE
- EASEMENT FOR WATER & SEWER 15' EACH SIDE PARCELS 3 & 2
- CENTER LINE 25' WIDE ACCESS EASEMENT

JULY 1978

BASED ON SOUTH LINE
WOODCREST SUBDIVISION
ROTATED TO DEED BASIS

SCALE
1"=100'

APPROVALS

Francis L. Long
COUNTY SURVEYOR

7-31-78
DATE

Keith L. Culic (J.A.M.)
PLANNING COMM.

7-27-78
DATE

MAP FILE 2372-20