

DO NOT REMOVE FROM OFFICE

MINOR LAND PARTITIONING

IN S.E. 1/4 Sec. 26, T 26 S, R 7 W, W.M.

July, 1978

Scale: 1"=100'

LEGEND

- Found 5/8" Iron Rod
- o Set 1/2" x 30" Iron Rod

APPROVALS:

Keith D. Cubic 8/17/78  
 Planning Commission date

Francis L. Ingram 8-18-78  
 County Surveyor date

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 INSTRUMENT WITHIN INSTRUMENT WAS RECORDED THIS DAY:

1978 AUG 18 PM 3 24

LEGAL OWNER OF RECORD: Roy & Elaine E. Becker  
84 N.W. Caribou Lane, Roseburg, Or.  
Phone: 673-3914

BY: Mary S. Beck  
NO. 302 FEE. 3.00

DOUGLAS COUNTY OFFICIAL RECORDS

Larry D. Jordan  
P. O. Box 1612  
Roseburg, OR. 97470  
Phone: 672-4272

W. E. & Elizabeth Becker  
515 W. First, Sutherlin, Or.  
Phone: 459-3610

c/o Larry D. Jordan

TOTAL NUMBER OF LOTS: two ( including original parcel)

WATER SUPPLY: Umpqua Basin Water

SEWER DISPOSAL: Septic Tank

MAP PREPARED BY: Victor M. McLind, Surveyor  
1016 1/2 S. Main  
Milton-Freewater, OR. 97862  
Phone: 938-7519

LEGAL DESCRIPTION:

Parcel 1:

A parcel of land located in the southeast one-quarter of Section 26, Township 26 South, Range 7 West, Willamette Meridian, Douglas County, Oregon, and more particularly described as follows:

Beginning at a 1/2" iron rod on the east line of said Section 26, from which the one-quarter section corner between Sections 25 and 26, said township and range, bears N 1° 54' 38" E 326.48 feet; thence from said point of beginning N 88° 16' 14" W 180.75 feet along the southerly line of lands of Lee W. and Opal I. Moore as described in Volume 617, Page 559, Deed Records of Douglas County, to a 5/8" iron rod; thence S 1° 43' 46" W 35.00 feet to a 5/8" iron rod; thence S 1° 43' 46" W 115.00 feet to a 5/8" iron rod; thence S 25° 14' 30" W 255.00 feet to a 5/8" iron rod; thence S 1° 54' 38" W 180.00 feet to a 1/2" iron rod; thence S 88° 21' 53" E 281.27 feet to a 1/2" iron rod on the east line of said Section 26; thence N 1° 54' 38" E 563.37 feet along said section line to the point of beginning, containing 3.02 acres of land, more or less.

Subject to an easement for road purposes 35.00 feet in width, 17.50 feet on either side of the following described centerline: Beginning at a point on the west line of the above described 3.02 acre parcel of land, from which the northwest corner thereof bears N 1° 43' 46" E 17.50 feet; thence S 88° 16' 14" E 7.52 feet to a 1/2" iron rod; thence S 41° 46' 47" E 209.68 feet to a 1/2" iron rod; thence S 7° 33' 24" W 222.21 feet to a 1/2" iron rod; thence S 8° 48' 47" E 175.73 feet to a 1/2" iron rod on the southerly line of the above described 3.02 acre parcel of land, from which the southeast corner thereof bears S 88° 21' 53" E 17.50 feet.

Parcel 2

A parcel of land located in the southeast one-quarter of Section 26, Township 26 South, Range 7 West, Willamette Meridian, Douglas County, Oregon, and more particularly described as follows:

Beginning at a 1/2" iron rod on the east line of said Section 26, from which the one-quarter section corner between Sections 25 and 26, said township and range, bears N 1° 54' 38" E 889.85 feet; thence from said point of beginning N 88° 21' 53" W 281.27 feet to a 1/2" iron rod; thence N 1° 54' 38" E 180.00 feet to a 5/8" iron rod; thence N 67° 41' 54" W 405.10 feet to a 5/8" iron rod on the westerly line of lands described by instrument recorded by Recorder's No. 73-5669; thence along said westerly line S 1° 55' 06" W 748.39 feet to a 5/8" iron rod at the southwest corner of said lands; thence S 88° 21' 53" E 661.09 feet along the southerly line of said lands to a 3/4" iron rod at the south one-sixteenth corner between said Sections 25 and 26; thence N 1° 54' 38" E 425.41 feet along the east line of said Section 26 to the point of beginning, containing 8.65 acres of land, more or less.

Including an easement for road purposes 35.00 feet in width, 17.50 feet on either side of the following described centerline: Beginning at a 1/2" iron rod on the north line of the above described 8.65 acre parcel of land, from which the northeast corner thereof bears S 88° 21' 53" E 17.50 feet; thence from said point of beginning N 8° 48' 47" W 175.73 feet to a 1/2" iron rod; thence N 7° 33' 24" E 222.21 feet to a 1/2" iron rod; thence N 41° 46' 47" W 209.68 feet to a 1/2" iron rod; thence N 88° 16' 14" W 7.52 feet to the end of said easement, from which the one-quarter section corner between Sections 25 and 26 bears N 1° 43' 46" E 17.50 feet, S 88° 16' 14" E 180.75 feet, and N 1° 54' 38" E 326.48 feet.

FILED

RECEIVED

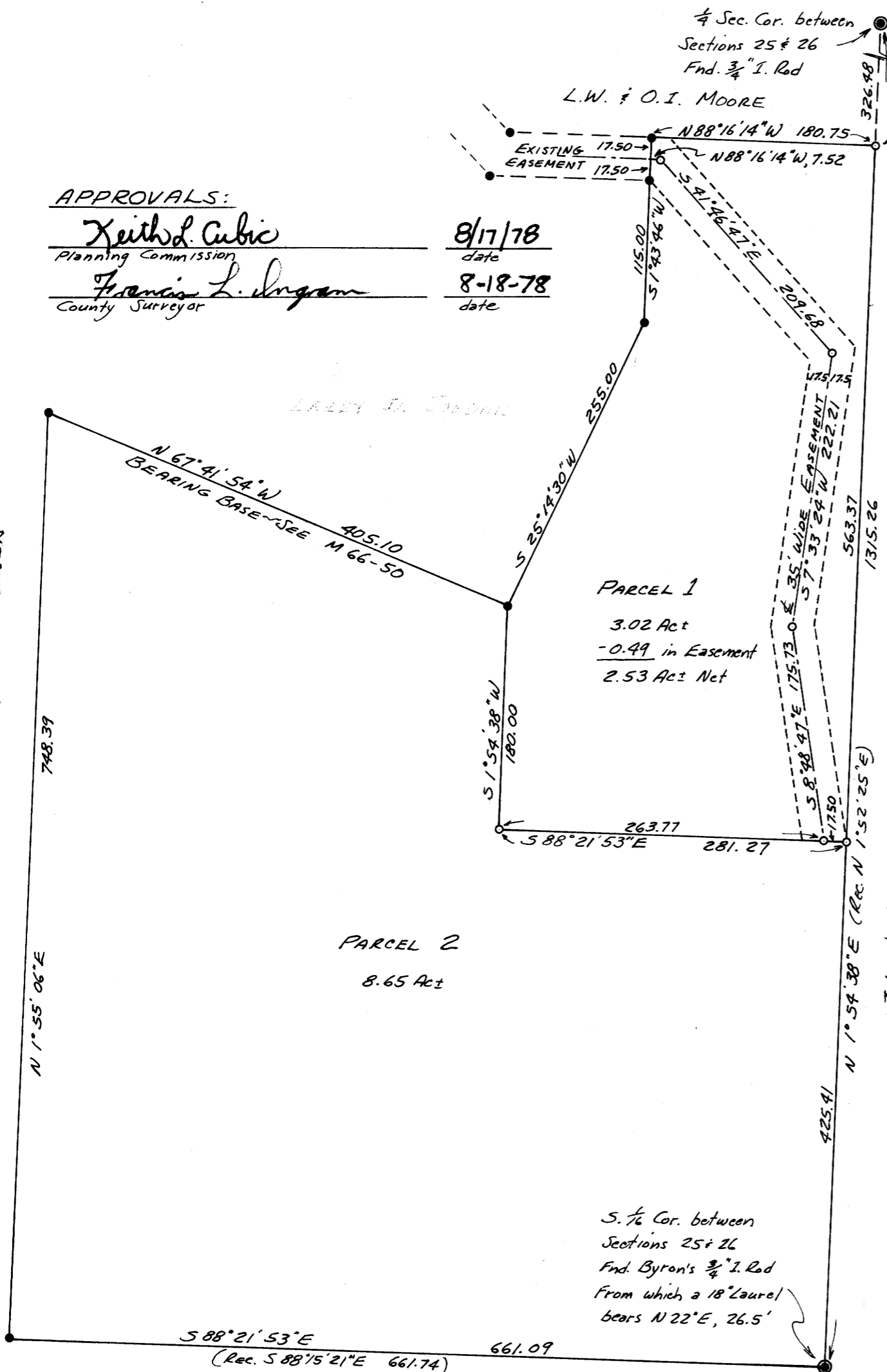
AUG 18 1978

COUNTY SURVEYOR  
DOUGLAS COUNTY, OREG.

TB

MAP FILE M 72-59

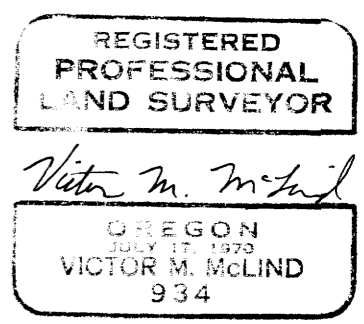
CLEVELAND WEST, OREGON, LTD. 1/8 E.M. A.J. LARSEN



5/8 Cor. between Sections 25 & 26  
Fnd. Byron's 3/4" I. Rod  
From which a 18" Laurel  
bears N 22° E, 26.5'

O. H. RICHARDSON JR.

Note: from this 3/4" I. Rod  
a 5/8" I. Rod bears S 11° 55' W, 0.62'



MAP FILE M 72-59