

COUNTY SURVEYORS FILE DATA  
DO NOT REMOVE FROM OFFICE

Book 3 Page 286

FILED  
RECEIVED

SEP 7 1978

COUNTY SURVEYOR  
DOUGLAS COUNTY, OREG.  
TB

# MINOR LAND PARTITION

Scale 1" = 50' Lot 7, Klimback Subdivision, Sec. 33, T.29S.,R.5W., W.M.

August, 1978

REGISTERED  
OREGON  
LAND SURVEYOR

JULY 12, 1968  
WILLIAM J. RUPPERT  
866

for MICHAEL D. & KAREN M. FOWLER

JAMES F. & LEONA M. FOWLER

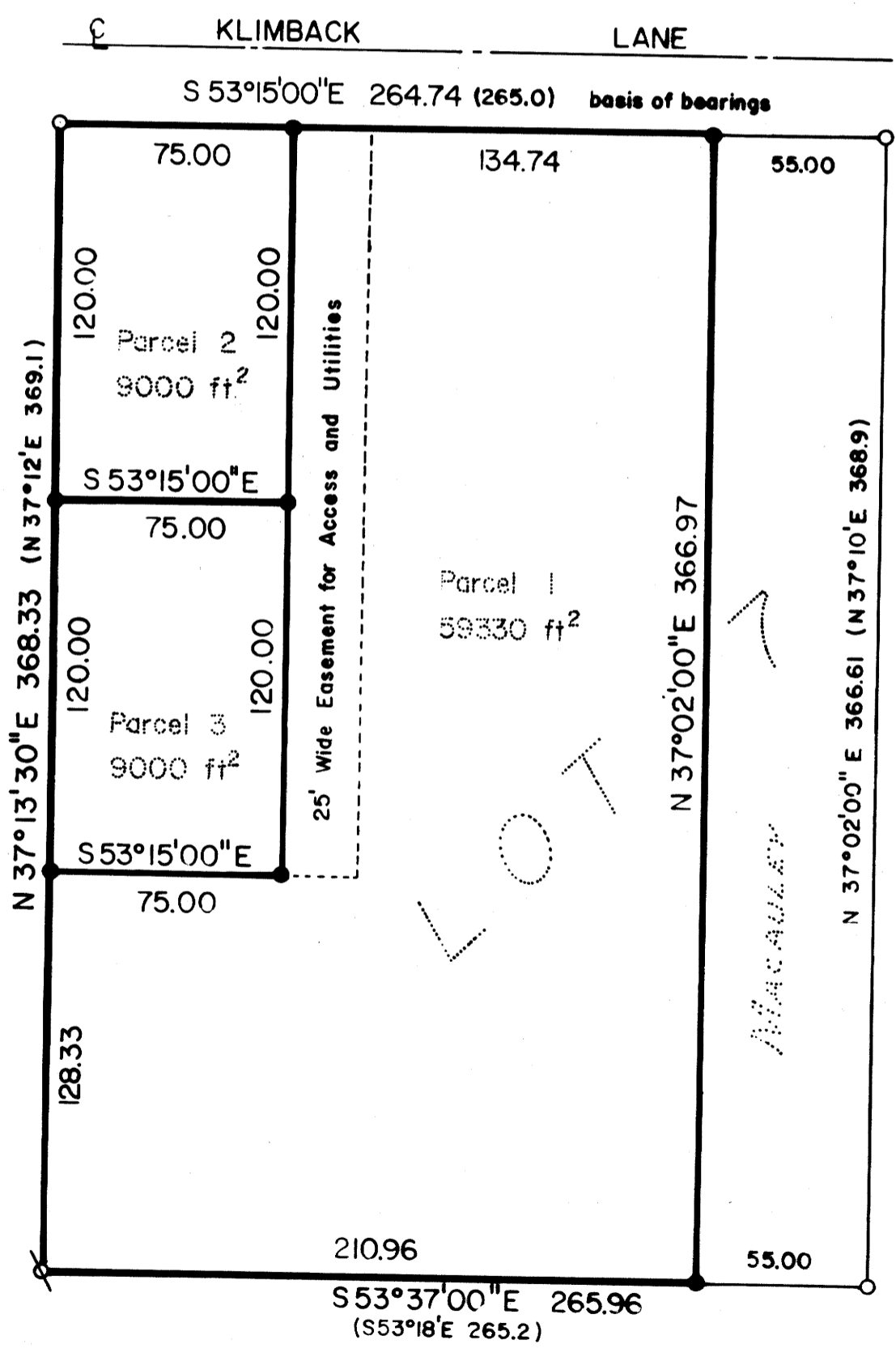
Partitioner  
170 Klimback Lane  
Myrtle Creek, Oregon

Owners  
950 Maple Street  
St. Helens, Oregon

STATE OF OREGON )  
COUNTY OF DOUGLAS ) SS.  
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 SEP 7 PM 3 46

DORIS L. WADSWORTH  
DOUGLAS COUNTY CLERK  
BY *[Signature]*  
No. *[Number]* FEE *[Amount]*  
DOUGLAS COUNTY OFFICIAL RECORDS



Three lots, each served by Tri-City Water & Sanitary District

- LEGEND:
- Fd. 1" pipe per plat
  - ⊙ Fd. 3/4" pipe
  - Set 1/2" rod
  - ( ) Record per plat

PARCEL 1.

A PARCEL OF LAND IN LOT 7 OF KLIMBACK SUBDIVISION, SECTION 33, TOWNSHIP 29 SOUTH, RANGE 5 WEST, WILLAMETTE MERIDIAN, DOUGLAS COUNTY, OREGON CONTAINING 59330 SQUARE FEET MORE OR LESS AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A 3/4" IRON PIPE AT THE SOUTHWEST CORNER OF SAID LOT 7; THENCE RUNNING SOUTH 53°-37'-00" EAST 210.96 FEET TO A 1/2" IRON ROD ON THE SOUTHERLY LINE OF SAID LOT 7; THENCE NORTH 37°-02'-00" EAST 366.97 FEET PARALLEL TO AND 55.00 FEET FROM THE EASTERLY SIDE OF SAID LOT 7 TO A 1/2" IRON ROD; THENCE NORTH 53°-15'-00" WEST 134.74 FEET ALONG THE NORTHERLY LINE OF SAID LOT 7 TO A 1/2" IRON ROD; THENCE SOUTH 37°-13'-30" WEST 240.00 FEET TO A 1/2" IRON ROD; THENCE NORTH 53°-15'-00" WEST 75.00 FEET TO A 1/2" IRON ROD; THENCE SOUTH 37°-13'-30" WEST 128.33 FEET ALONG THE WESTERLY LINE OF SAID LOT 7 TO THE POINT OF BEGINNING.

SUBJECT TO A 25.00 FEET WIDE EASEMENT FOR ACCESS AND UTILITIES, THE WESTERLY LINE OF WHICH IS DESCRIBED AS FOLLOWS:

BEGINNING AT A 1/2" IRON ROD ON THE NORTHERLY LINE OF LOT 7, KLIMBACK SUBDIVISION, DOUGLAS COUNTY, OREGON, SAID ROD BEING SOUTH 53°-15'-00" EAST 75.00 FEET FROM THE NORTHWEST CORNER OF SAID LOT 7; THENCE SOUTH 37°-13'-30" WEST 240.00 FEET TO A 1/2" IRON ROD AT THE POINT OF ENDING.

PARCEL 2.

A PARCEL OF LAND IN LOT 7 OF KLIMBACK SUBDIVISION, SECTION 33, TOWNSHIP 29 SOUTH, RANGE 5 WEST, WILLAMETTE MERIDIAN, DOUGLAS COUNTY, OREGON, CONTAINING 9000 SQUARE FEET MORE OR LESS AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A 1" IRON PIPE AT THE NORTHWEST CORNER OF SAID LOT 7; THENCE SOUTH 53°-15'-00" EAST 75.00 FEET ALONG THE NORTHERLY LINE OF SAID LOT 7 TO A 1/2" IRON ROD; THENCE SOUTH 37°-13'-30" WEST 120.00 FEET TO A 1/2" IRON ROD; THENCE NORTH 53°-15'-00" WEST 75.00 FEET TO A 1/2" IRON ROD ON THE WESTERLY LINE OF SAID LOT 7; THENCE NORTH 37°-13'-30" EAST 120.00 FEET TO THE POINT OF BEGINNING.

PARCEL 3.

A PARCEL OF LAND IN LOT 7 OF KLIMBACK SUBDIVISION, SECTION 33, TOWNSHIP 29 SOUTH, RANGE 5 WEST, WILLAMETTE MERIDIAN, DOUGLAS COUNTY, OREGON, CONTAINING 9000 SQUARE FEET MORE OR LESS, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A 1/2" IRON ROD WHICH IS SOUTH 37°-13'-30" WEST 120.00 FEET FROM THE NORTHWEST CORNER OF SAID LOT 7; THENCE SOUTH 37°-13'-30" WEST 120.00 FEET ALONG THE WESTERLY LINE OF SAID LOT 7 TO A 1/2" IRON ROD; THENCE SOUTH 53°-15'-00" EAST 75.00 FEET TO A 1/2" IRON ROD; THENCE NORTH 37°-13'-30" EAST 120.00 FEET TO A 1/2" IRON ROD; THENCE NORTH 53°-15'-00" WEST 75.00 FEET TO THE POINT OF BEGINNING.

TOGETHER WITH A 25.00 FEET WIDE EASEMENT FOR ACCESS AND UTILITIES, THE WESTERLY LINE OF WHICH IS DESCRIBED AS FOLLOWS:

BEGINNING AT A 1/2" IRON ROD ON THE NORTHERLY LINE OF LOT 7, KLIMBACK SUBDIVISION, DOUGLAS COUNTY, OREGON, SAID ROD BEING SOUTH 53°-15'-00" EAST 75.00 FEET FROM THE NORTHWEST CORNER OF SAID LOT 7; THENCE SOUTH 37°-13'-30" WEST 240.00 FEET TO A 1/2" IRON ROD AT THE POINT OF ENDING.

APPROVALS: *Francis Subyem* 9-7-78 county surveyor date  
*Kathleen Cubic* 9/7/78 planning comm. date

FOWLER

MAP FILE M-79-2

MAP FILE M-79-2