

# MAJOR LAND PARTITION

IN SECTION 32, T.29S. R.7W.W.M.

OCTOBER 1978 ——— SCALE: 1"=100'

COUNTY SURVEYORS FILE DATA  
DO NOT REMOVE FROM OFFICE

FILED  
RECEIVED JHM

NOV 14 1978

PARTITIONER AND OWNER:

Henry F. Ehler  
Star Rt. Box 64  
Winston, Oregon 97496  
679-6844

COUNTY SURVEYOR  
DOUGLAS COUNTY, ORE.  
TB

NUMBER OF LOTS: 1

WATER: Well

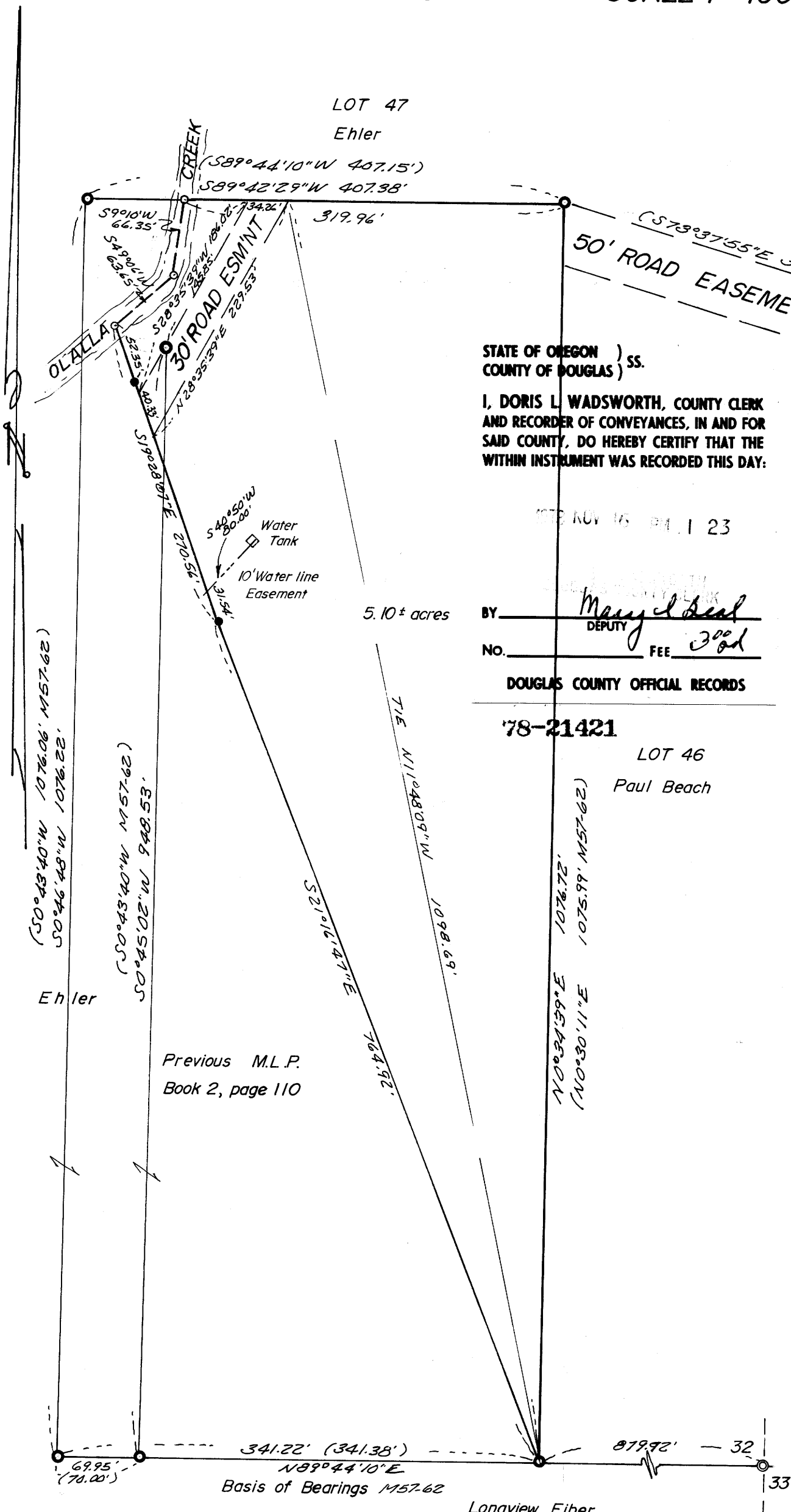
SEWAGE: Sub-surface

MAP PREPARED BY:

Baughman Technical Services, Inc.  
P. O. Box 222  
Roseburg, Oregon 97470  
672-5971

REGISTERED  
PROFESSIONAL  
LAND SURVEYOR

*Alan D. Baughman*  
CLEAR 530



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:

NOV 16 1978

BY *Mary L. Seal*  
DEPUTY  
NO. FEE 300

DOUGLAS COUNTY OFFICIAL RECORDS

78-21421

LOT 46  
Paul Beach

DESCRIPTION:

Beginning at a 5/8" iron rod, from which the one-quarter corner common to Sections 32 & 33, T. 29 S., R. 7 W. W. M., bears N. 89° 44' 10" E. 879.92 feet; thence N. 0° 34' 39" E. 1076.72 feet to a 5/8" iron rod; thence S. 89° 42' 29" W. 319.96 feet to a point in the center of Olalla Creek; thence along the center of said creek, S. 9° 10' W. 66.35 feet and S. 49° 06' W. 63.65 feet; thence leaving said creek, S. 19° 28' 07" E. 270.56 feet to a 5/8" iron rod; thence S. 21° 16' 47" E. 764.92 feet to the Point of Beginning, situated in Section 32, T. 29 S., R. 7 W. W. M., containing 5.10 Acres, more or less.

SUBJECT TO a 30 foot roadway easement for ingress and egress, described as follows:

Beginning at a point from which the one-quarter corner common to Sections 32 & 33, T. 29 S., R. 7 W. W. M., bears S. 11° 48' 09" E. 1098.69 feet and N. 89° 44' 10" E. 879.92 feet; thence S. 89° 42' 29" W. 34.26 feet; thence S. 28° 35' 39" W. 186.02 feet; thence S. 19° 28' 07" E. 40.33 feet; thence N. 28° 35' 39" E. 229.53 feet to the Point of Beginning, situated in Section 32, T. 29 S., R. 7 W. W. M.

ALSO SUBJECT TO a 10 foot water line easement, being 5 feet on each side of the following described centerline:

Beginning at a point from which the one-quarter corner common to Sections 32 & 33, T. 29 S., R. 7 W. W. M., bears S. 19° 28' 07" E. 31.54 feet and S. 21° 16' 47" E. 764.92 feet and N. 89° 44' 10" E. 879.92 feet; thence along said centerline N. 40° 50' E. 80 feet to end of said easement, situated in Section 32, T. 29 S., R. 7 W. W. M.

TOGETHER WITH A 50 foot road easement from the Northeast corner of the above described parcel through Lot 46 of "Byron Creek Estates" to cul-de-sac at south end of Dawson Drive, the South line being parallel to and 50 feet South of the following described line.

Beginning at a 5/8" iron rod at the Northwest corner of Lot 46, Byron Creek Estates, from which the one-quarter section corner between Sections 32 & 33, T. 29 S., R. 7 W. W. M. bears S. 0° 34' 39" W. 1076.72 feet and N. 89° 44' 10" E. 879.92 feet; thence running along the North line of said Lot 46, S. 73° 37' 55" E. 344.47 feet to a point on the West right-of-way line of Dawson Road, "Byron Creek Estates", in Section 32, T. 29 S., R. 7 W. W. M., Douglas County, Oregon.

LEGEND

- ——— Not set
- ——— Set 5/8" iron rod
- ⊙ ——— Found 5/8" iron rod
- ⊙ ——— 1/4 cor. calc. per Byron Creek Estates

APPROVALS:

*Keith L. Cubic*  
Douglas County Planning Commission

*Gary J. Langlit*, DEPUTY  
Douglas County Surveyor

11/13/78  
Date

11/16/78  
Date

FM 5-136