

MINOR LAND PARTITION

Section 25, Township 26 South, Range 6 West, W. M.

Katherine V. Amacher - owner P.O. Box 665 WINCHESTER
Paul Geddes - partitioner 435 SE. KANE, ROSEBURG
673-4451

water supply - City of Roseburg
sewage disposal - North Umpqua Sanitary District
August 1978 Scale 1" = 100'

B.H.W. ENGINEERING & SURVEYING
1205 S.E. Court. Roseburg Oregon. 673-0165

COUNTY SURVEYORS FILE DATA
DO NOT REMOVE FROM OFFICE

PARCEL NO. 1.

A parcel of land situated in Section 25, Township 26 South, Range 6 West, Willamette Meridian, Douglas County, Oregon, described as follows:

Beginning at a 3/4" iron pipe at the southeasterly corner of the School District No. 4 lands described in Deed Volume I77, Page 355 of Deed Records of Douglas County, Oregon from which point the initial point, a 2" x 36" iron pipe, of PIONEER HEIGHTS, a subdivision recorded in Volume 15, Page 14, Plat Records of Douglas County, Oregon bears N 36°44'30" W 251.27 feet and N 49°44'40" E 34.25 feet; thence running N 53°08'30" E 131.00 feet to a 5/8" iron rod; thence S 36°01'20" E 106.34 feet to a 2" x 2" angle iron at the northeasterly corner of the Gregory property described in Instrument No. 334367, Deed Records of Douglas County, Oregon; thence along the perimeter of said Gregory property S 53°56'00" W 111.07 feet to a 5/8" iron rod and S 36°50'40" E 146.40 feet to a 1" iron bolt at the southwesterly corner thereof; thence S 36°50'40" E 194.26 feet to a point on the northwesterly right-of-way line of Page Road (County Road No. 115A) as re-aligned in April 1968; thence along said right-of-way S 53°20'30" W 21.00 feet to the easterly line of said School District No. 4 property described in Instrument No. 318825, Deed Records of Douglas County, Oregon; thence along said easterly line N 36°30'36" W 445.38 feet to the point of beginning and containing 0.47 acres of land, 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:

NOV 16 1978
BY Mary J. Deal
DEPUTY
NO. _____ FEE 3.00
DOUGLAS COUNTY OFFICIAL RECORDS
78-21619

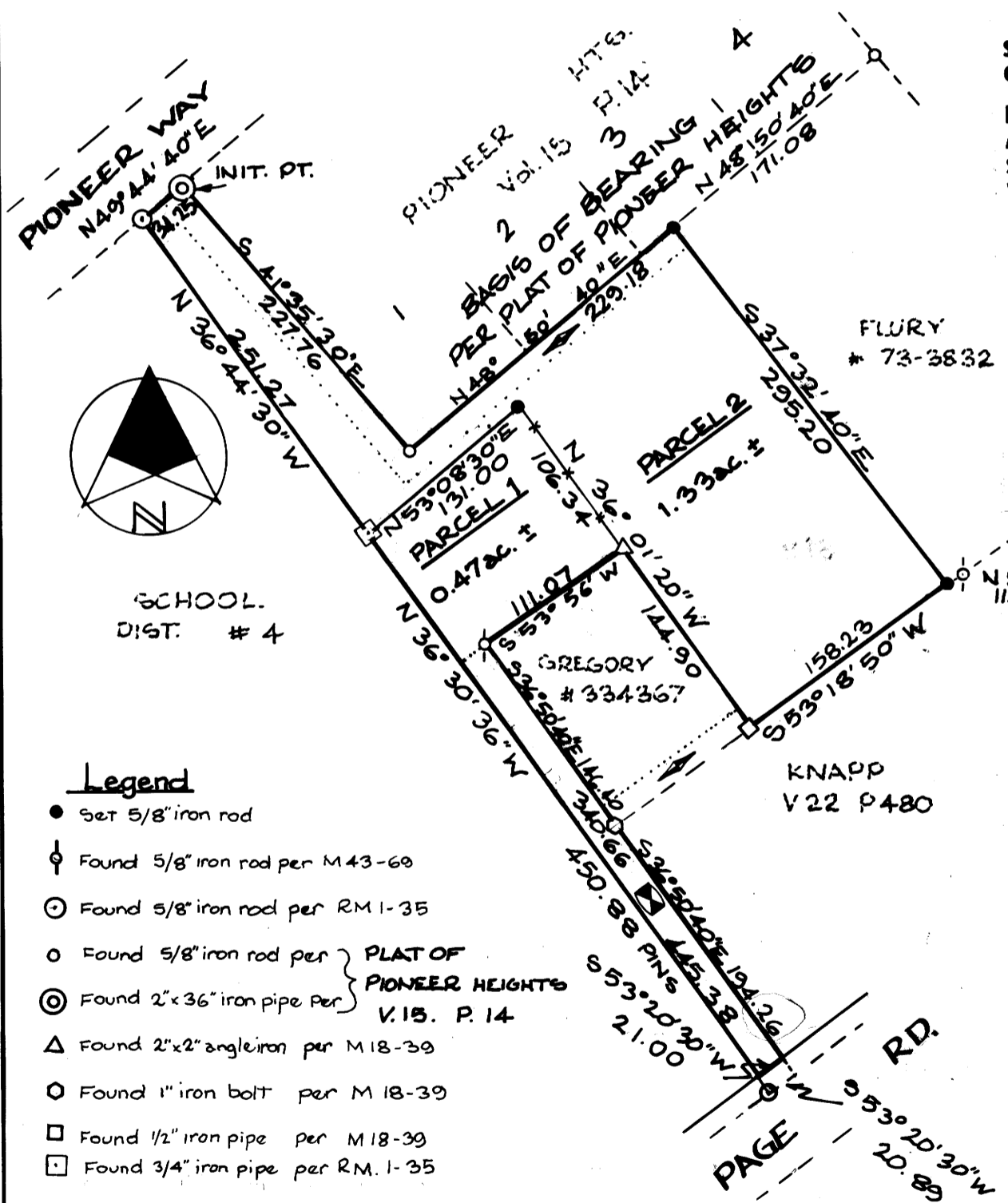
PARCEL NO. 2

A parcel of land situated in Section 25, Township 26 South, Range 6 West, Willamette Meridian, Douglas County, Oregon, described as follows:

Beginning at a 2" x 36" iron pipe being the initial point of PIONEER HEIGHTS, a subdivision recorded in Volume 15, Page 14, Plat Records of Douglas County, Oregon; thence running along the southerly perimeter of said PIONEER HEIGHTS, S 41°35'30" E 227.76 feet to a 5/8" iron rod and N 48°50'40" E 229.18 feet to a 5/8" iron rod at the northwesterly corner of that property described in Instrument No. 73-3832, Deed Records of Douglas County, Oregon; thence along the southwesterly line of just said property S 37°32'40" E 295.20 feet to a 5/8" iron rod at the southwesterly corner thereof; thence along the northwesterly lines of those properties described in Instrument Nos. 193893, 258865, 77-2504 and 75-12585 in the Deed Records of Douglas County, Oregon, S 53°18'50" W 158.23 feet to a 1/2" iron pipe at the southeasterly corner of the Gregory property described in Instrument No. 334367, said Deed Records; thence along the northeasterly line of said Gregory property N 36°01'20" W 144.90 feet to a 2" x 2" angle iron at the northeasterly corner thereof; thence N 36°01'20" W 106.34 feet to a 5/8" iron rod; thence S 53°08'30" W 131.00 feet to a 3/4" iron pipe on the southeasterly corner of the School District No. 4 property described in Volume I77, Page 355, Deed Records of Douglas County, Oregon; thence along the northeasterly line of said School District No. 4 property N 36°44'30" W 251.27 feet to a 5/8" iron rod at the northeasterly corner thereof; thence N 49°44'40" E 34.25 feet to the point of beginning and containing 1.33 acres of land, more or less.

REGISTERED
PROFESSIONAL
LAND SURVEYOR
Romano E. Ware
OREGON
NOV 16 1978
ROMANSO E. WARE
1005

APPROVED: Keith L. Cubic DATE: 11/14/78
DOUGLAS COUNTY PLANNING DEPARTMENT
APPROVED: Francis L. Ingram DATE: 11-20-78
DOUGLAS COUNTY SURVEYOR



- Legend**
- Set 5/8" iron rod
 - ⊕ Found 5/8" iron rod per M43-60
 - ⊙ Found 5/8" iron rod per RM1-35
 - Found 5/8" iron rod per PLAT OF PIONEER HEIGHTS V.15, P.14
 - ⊙ Found 2" x 36" iron pipe Per
 - △ Found 2" x 2" angle iron per M18-39
 - Found 1" iron bolt per M18-39
 - Found 1/2" iron pipe per M18-39
 - Found 3/4" iron pipe per RM. 1-35

--- Easement for ingress & egress 15 feet wide (of record)
⊠ Right-of-way for ingress & egress, of record, per inst. # 334367 of Deed Records of Douglas County, Oregon.

MAP FILE M 74 - 30