

M76-34

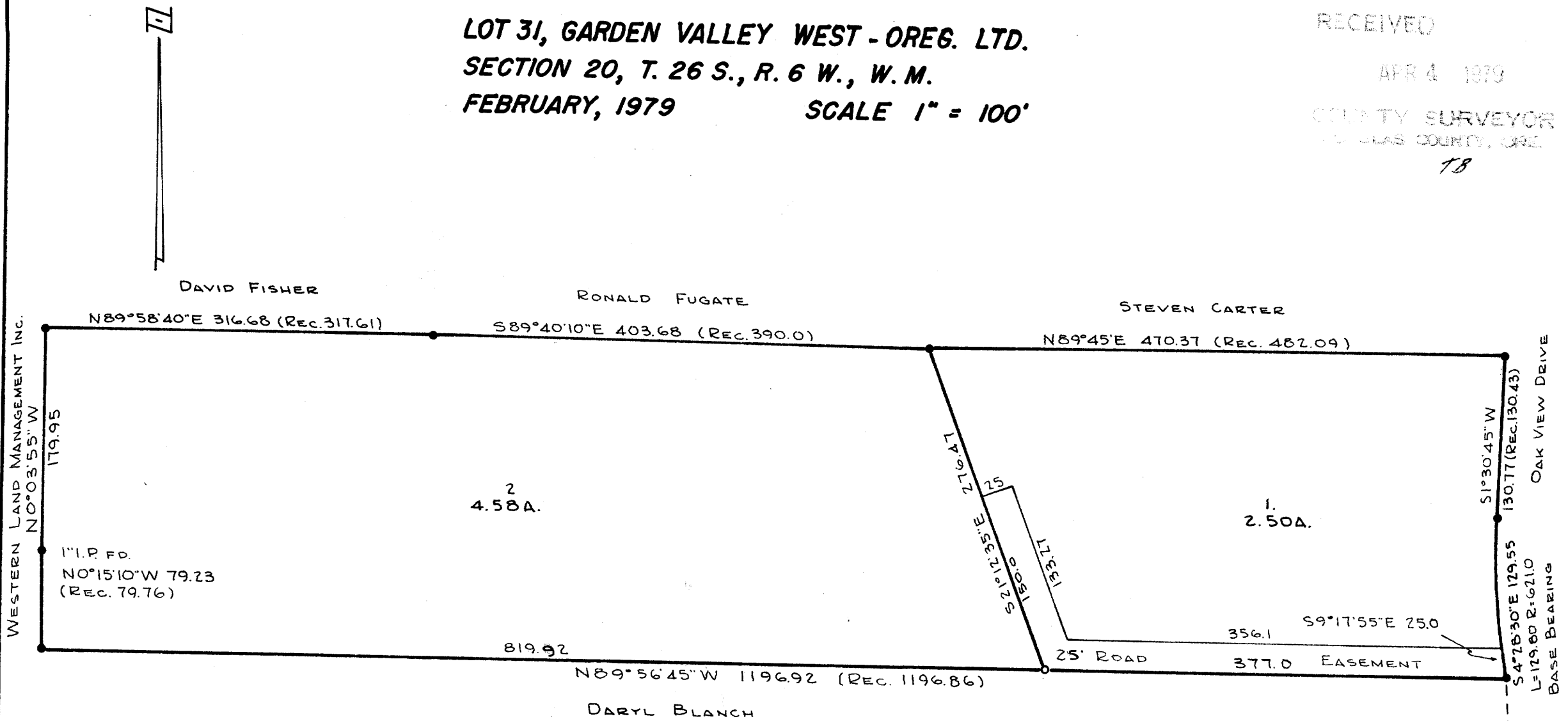
MINOR LAND PARTITION

**LOT 31, GARDEN VALLEY WEST - OREG. LTD.
SECTION 20, T. 26 S., R. 6 W., W. M.
FEBRUARY, 1979 SCALE 1" = 100'**

FILED
RECEIVED

APR 4 1979

COUNTY SURVEYOR
DOUGLAS COUNTY, ORE.
TB



- DENOTES 5/8" I.R. FD.
- DENOTES 5/8" I.R. SET

WATER SUPPLY Umpqua Basin Water Assoc.

SEWER DISPOSAL Subsurface S.E. COR. SECTION 20
T. 26 S., R. 6 W., W. M.
I.I.P.

LEGAL DESCRIPTION

Lot 1
Beginning at a point from which the southeast corner of Section 20, T. 26 S., R. 6 W., W. M. bears S 4°31'49" E 518.71 feet; thence N 89°56'45" W 377.00 feet; thence N 21°12'35" W 276.47 feet; thence N 89°45' E 470.37 feet; thence S 1°30'45" W 130.77 feet; thence 129.80 feet along the arc of a curve to the left having a radius of 621.0 feet the chord of which is S 4°28'30" E 129.55 feet to the place of beginning, all lying in Section 20, T. 26 S., R. 6 W., W. M., Douglas County, Oregon.

Lot 2
Beginning at a point from which the southeast corner of Section 20, T. 26 S., R. 6 W., W. M. bears S 38°55'46" E 665.17 feet; thence N 89°56'45" W 819.92 feet; thence N 0°15'10" W 79.23 feet; thence N 0°03'55" W 179.95 feet; thence N 89°58'40" E 316.68 feet; thence S 89°40'10" E 403.68 feet; thence S 21°12'35" E 276.47 feet to the place of beginning, all lying in Section 20, T. 26 S., R. 6 W., W. M., Douglas County, Oregon.

A Roadway Easement

A roadway easement, 25 feet which crosses Lot 1 to serve Lot 2, which is described as follows:
Beginning at a point from which the southeast corner of Section 20, T. 26 S., R. 6 W., W. M., bears S 4°31'49" E 518.71 feet; thence N 89°56'45" W 377.00 feet; thence N 21°12'35" W 150.00 feet; thence N 68°47'25" E 25.00 feet; thence S 21°12'35" E 133.27 feet; thence S 89°56'45" E 356.10 feet; thence 25.00 feet along the arc of a curve to the left having a radius of 621.00 feet the chord of which is S 9°17'55" E 25.00 feet to the place of beginning, all lying in Section 20, T. 26 S., R. 6 W., W. M., Douglas County, Oregon.

PARTITIONER

Name Gregory J. and Leslie R. Farrell
Address 2 N. W. Mountain View
Roseburg, Oregon

LEGAL OWNER OF RECORD

Name Thomas H. and Eilenn Notter
Address 304 Lathrup Lane
Grants Pass, Oregon

TOTAL NUMBER OF LOTS 2

APPROVALS:

Keith J. Cubic 3/28/79
Planning Commission Date

Francis L. Ingram 4-4-79
County Surveyor Date

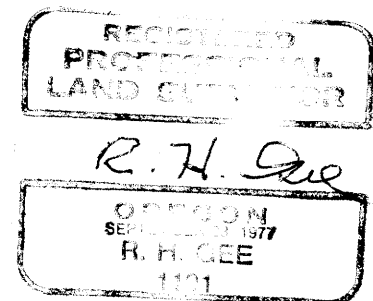
STATE OF OREGON)
COUNTY OF DOUGLAS) ss.

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

APR 4 11 54

BY Maryl Seal
DEPUTY
NO. _____ FEE 3082

DOUGLAS COUNTY OFFICIAL RECORDS



79-05407

MAP FILE M76-34