

36.5 - Pg 19

COUNTY SURVEYORS FILE DATA  
DO NOT REMOVE FROM OFFICE

MINOR LAND PARTITION

In Lot 7, KLIMBACK Subdivision, T. 29 S., R. 5 W., Sec. 33, W.M.

Partitioner:

Michael D. & Karen M. Fowler  
170 Klimback Lane  
Myrtle Creek, Oregon

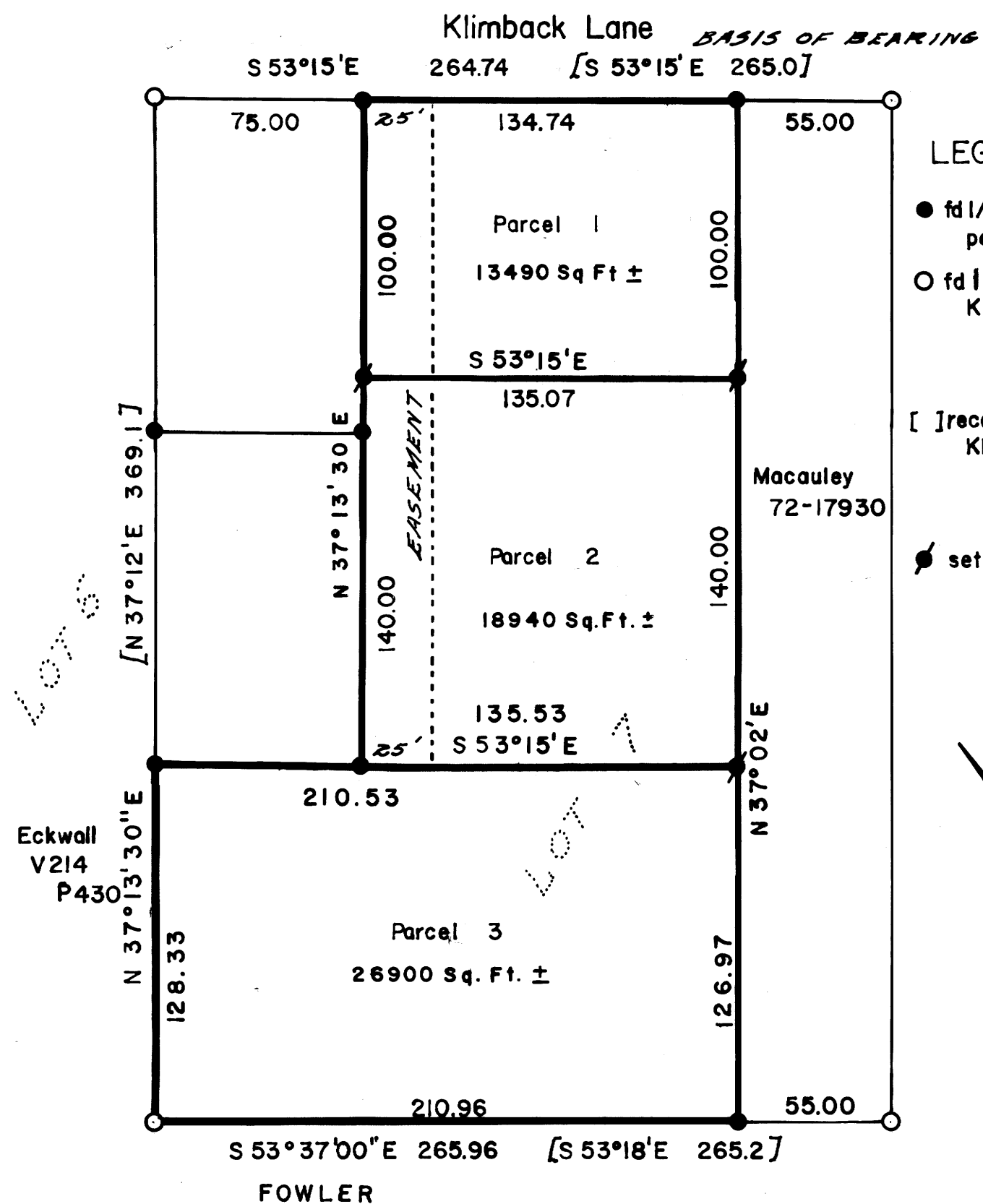
Owner:

James F. & Leona M. Fowler  
950 Maple Street  
St. Helens, Oregon

Three parcels, each served by Tri-City Water and Sanitary District

SCALE: 1" = 50'

MARCH, 1979



LEGEND:

- fd 1/2" rod per M 73-9
- fd 1" pipe per Klimback Sub

[ ] record per Klimback Sub

● set 1/2" rod

PARCEL 1.

A PARCEL OF LAND IN KLIMBACK SUBDIVISION, SECTION 33, TOWNSHIP 29 SOUTH, RANGE 5 WEST, WILLAMETTE MERIDIAN, DOUGLAS COUNTY, OREGON DESCRIBED AS FOLLOWS:

BEGINNING AT A 1/2" IRON ROD ON THE NORTHEASTERLY LINE OF LOT 7, KLIMBACK SUBDIVISION WHICH IS NORTH 53°-15' WEST 55.00 FEET FROM THE MOST EASTERLY CORNER OF SAID LOT 7; THENCE SOUTH 37°-02' WEST 100.00 FEET TO A 1/2" IRON ROD; THENCE NORTH 53°-15' WEST 135.07 FEET TO A 1/2" IRON ROD; THENCE NORTH 37°-13'-30" EAST 100.00 FEET TO A 1/2" IRON ROD ON THE NORTHEASTERLY LINE OF SAID LOT 7; THENCE SOUTH 53°-15' EAST 134.74 FEET TO THE POINT OF BEGINNING.

SUBJECT TO AN EASEMENT 25 FEET WIDE FOR ACCESS AND UTILITIES ALONG THE NORTHWESTERLY BOUNDARY OF THE ABOVE DESCRIBED PARCEL, SAID EASEMENT IS SHOWN ON THE ACCOMPANYING MINOR LAND PARTITION MAP.

PARCEL 2.

A PARCEL OF LAND IN KLIMBACK SUBDIVISION, SECTION 33, TOWNSHIP 29 SOUTH, RANGE 5 WEST, WILLAMETTE MERIDIAN, DOUGLAS COUNTY, OREGON DESCRIBED AS FOLLOWS: BEGINNING AT A 1/2" IRON ROD NORTH 53°-15' WEST 55.00 FEET AND SOUTH 37°-02' WEST 100.00 FEET FROM THE MOST EASTERLY CORNER OF LOT 7 KLIMBACK SUBDIVISION; THENCE SOUTH 37°-02' WEST 140.00 FEET TO A 1/2" IRON ROD; THENCE NORTH 53°-15' WEST 135.53 FEET TO A 1/2" IRON ROD; THENCE NORTH 37°-13'-30" EAST 140.00 FEET TO A 1/2" IRON ROD; THENCE SOUTH 53°-15' EAST 135.07 FEET TO THE POINT OF BEGINNING.

SUBJECT TO AN EASEMENT 25 FEET WIDE FOR ACCESS AND UTILITIES ALONG THE NORTHWESTERLY BOUNDARY OF THE ABOVE DESCRIBED PARCEL

TOGETHER WITH AN ACCESS AND UTILITY EASEMENT 25 FEET WIDE, THE NORTHEASTERLY LINE OF SAID EASEMENT DESCRIBED AS FOLLOWS: BEGINNING AT A 1/2" IRON ROD WHICH IS NORTH 53°-15' WEST 189.74 FEET FROM THE MOST EASTERLY CORNER OF LOT 7 KLIMBACK SUBDIVISION; THENCE SOUTH 37°-13'-30" WEST 100.00 FEET TO A 1/2" IRON ROD AT THE POINT OF ENDING. THE ABOVE EASEMENTS ARE SHOWN ON THE ACCOMPANYING MINOR LAND PARTITION MAP.

PARCEL 3.

A PARCEL OF LAND IN KLIMBACK SUBDIVISION, SECTION 33, TOWNSHIP 29 SOUTH, RANGE 5 WEST, WILLAMETTE MERIDIAN, DOUGLAS COUNTY, OREGON DESCRIBED AS FOLLOWS:

BEGINNING AT A 1/2" IRON ROD WHICH IS NORTH 53°-15' WEST 55.00 FEET AND SOUTH 37°-02' WEST 240.00 FEET TO A 1/2" IRON ROD; THENCE SOUTH 37°-02' WEST 126.97 FEET TO A 1/2" IRON ROD ON THE SOUTHWESTERLY LINE OF LOT 7 KLIMBACK SUBDIVISION; THENCE NORTH 53°-37' WEST 210.96 FEET ALONG SAID SOUTHWESTERLY LINE TO A 1" IRON PIPE; THENCE NORTH 37°-13'-30" EAST 128.33 FEET ALONG THE NORTHWESTERLY LINE OF SAID LOT 7 TO A 1/2" IRON ROD; THENCE SOUTH 53°-15' EAST 210.53 FEET TO THE POINT OF BEGINNING.

TOGETHER WITH AN ACCESS AND UTILITY EASEMENT 25 FEET WIDE, THE NORTHEASTERLY LINE OF SAID EASEMENT DESCRIBED AS FOLLOWS: BEGINNING AT A 1/2" IRON ROD WHICH IS NORTH 53°-15' WEST 189.74 FEET FROM THE MOST EASTERLY CORNER OF LOT 7 KLIMBACK SUBDIVISION; THENCE SOUTH 37°-13'-30" WEST 240.00 FEET TO A 1/2" IRON ROD AT THE POINT OF ENDING. THE ABOVE EASEMENT IS SHOWN ON THE ACCOMPANYING MINOR LAND PARTITION MAP.

FILED  
RECEIVED

APR 10 1979

COUNTY SURVEYOR  
DOUGLAS COUNTY, ORE.

MAP FILE M.76-40

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 11 AM 8 35

REGISTERED  
OREGON  
LAND SURVEYOR

William J. Rupert  
WILLIAM J. RUPERT  
206

BY Mary J. Reed  
DEPUTY  
NO. \_\_\_\_\_ FEE 3.00

79-05771

DOUGLAS COUNTY OFFICIAL RECORDS

Approvals: Keith L. Cubie 4/6/79 Francis L. Ingram 4-10-79  
Planning commission date County Surveyor date

UMPQUA SURVEYING COMPANY - MYRTLE CREEK

MAP FILE M.76-40