

COUNTY SURVEYORS FILE DATA
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MAR 19 1979

MAJOR LAND PARTITION

LEGAL DISCRPTION:

TAX LOT 3 SECTION 36, TWP. 23 S, RNG. 5 W, W.M.
TAX LOT 2 SECTION 31, TWP. 23 S, RNG. 4 W, W.M. - EXCEPT THAT LAND WHICH LIES EAST OF CO. ROAD # 50
TAX LOT 2-1 SECTION 31, TWP. 23 S, RNG 4 W, W.M. - EXCEPT THAT LAND WHICH LIES EAST OF CO. ROAD # 50

ZONE:

TAX CARD # 3739.00 AG
TAX CARD # 3476.00 (PORTION OF) AGT
TAX CARD # 3476.01 (PORTION OF) AGT

PARTITIONER:

CURTIS L. AND J.E. BECK COUNTY SURVEYOR
P.O. BOX 2007
EUGENE, OREGON - 97402 DOUGLAS COUNTY, ORE.
PHONE 345-4281

LEGAL OWNER OF RECORD:

LARRY AND VIVIAN FURRER
RT. 1 BOX 83-C
OAKLAND, OREGON - 97462

TOTAL NUMBER OF LOTS:

THREE (3)

WATER SUPPLY:

SPRINGS OR WELLS

SEWAGE DISPOSAL:

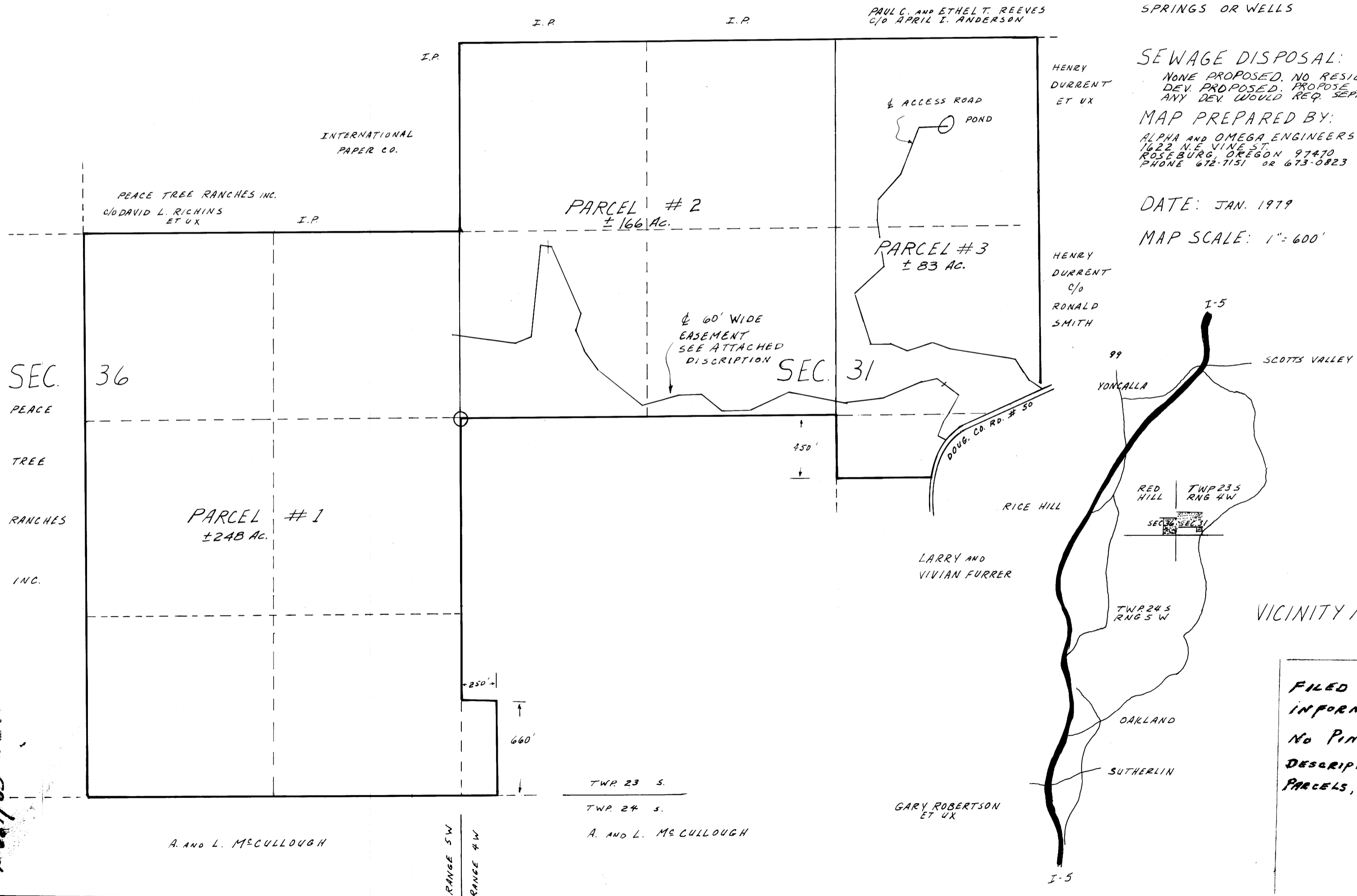
NONE PROPOSED. NO RESIDENTIAL
DEV. PROPOSED. PROPOSE TREE FARMING.
ANY DEV. WOULD REQ. SEPTIC APPROVALS.

MAP PREPARED BY:

ALPHA AND OMEGA ENGINEERS
1622 N.E. VINE ST.
ROSEBURG, OREGON 97470
PHONE 672-7151 OR 673-0823

DATE: JAN. 1979

MAP SCALE: 1" = 600'



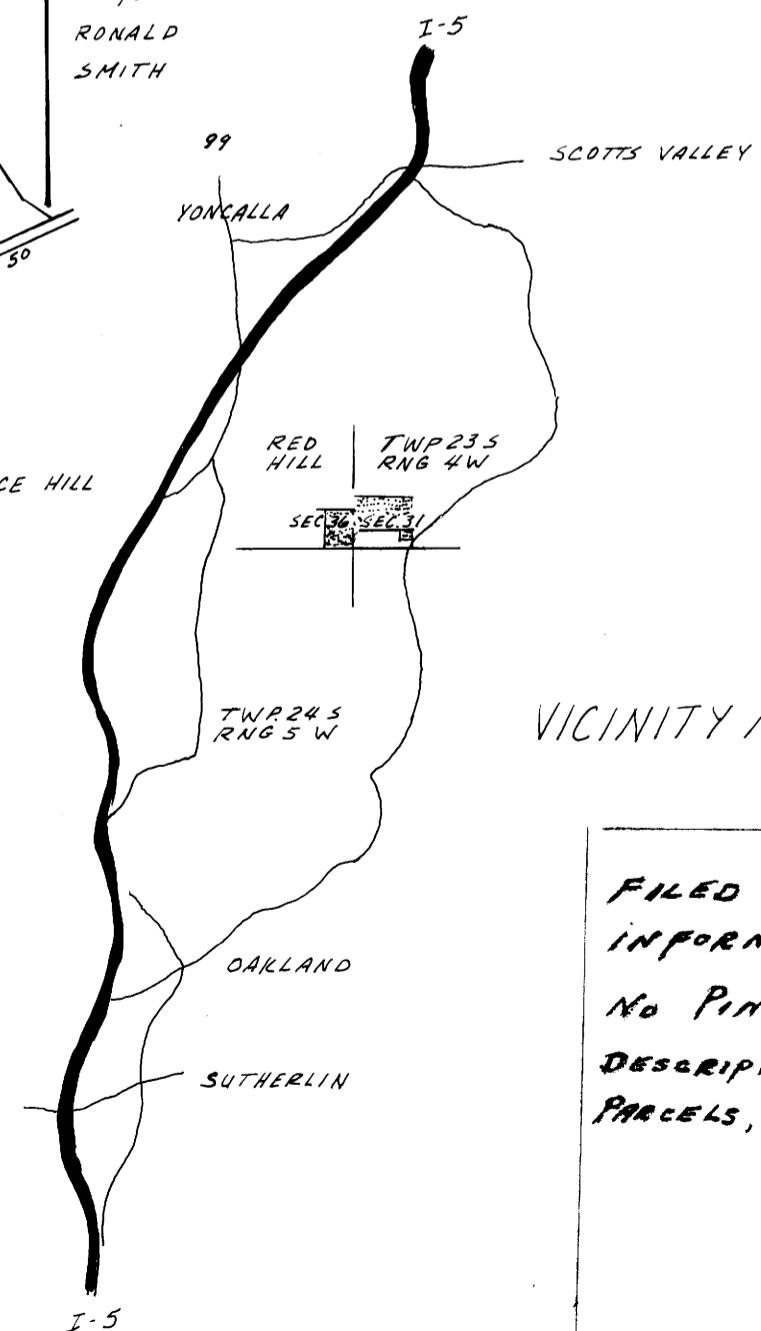
HENRY
DURRENT
ET UX

HENRY
DURRENT
c/o
RONALD
SMITH

LARRY AND
VIVIAN FURRER

GARY ROBERTSON
ET UX

VICINITY MAP



FILED FOR
INFORMATION ONLY -
NO PINS SET - FOR
DESCRIPTION OF
PARCELS, SEE DEEDS.
U.S.

MAP FILE M 76-9

MAP FILE M 76-9

To A POINT; Thence North 660 FT. TO A POINT; Thence West 250 FT. TO THE WEST LINE OF SAID SECTION 31; Thence South Along THE SAID WEST LINE TO THE POINT OF BEGINNING.

Parcel # 2: The N.W. $\frac{1}{4}$ OF Sec. 31, Twp. 23 S, R. 4 W., W.M.

Parcel # 3: THAT PORTION OF THE WEST $\frac{1}{2}$ OF THE N.E. $\frac{1}{4}$ OF Sec. 31, Twp. 23 S, R. 4 W. WHICH LIES NORTH AND WEST OF Douglas Co. Road # 50 AND ALSO THAT PORTION OF THE S.E. $\frac{1}{4}$ OF SAID Sec. 31 DESCRIBED AS FOLLOWS:

BEGINNING AT THE CENTER OF SECTION 31, Twp. 23 S, R. 4 W. W.M.; Thence South Along THE CENTER SECTION LINE 450 FT. TO A POINT; Thence EAST 400 FT. MORE OR LESS TO THE WEST R/W LINE OF Doug. Co. Road # 50; Thence North Easterly Along SAID R/W LINE TO THE SOUTH LINE OF THE N.E. $\frac{1}{4}$ OF SAID SECTION 31; Thence West TO THE POINT OF BEGINNING.

CURTIS BECK MAJOR LAND PARTITION
CENTER LINE DESCRIPTION OF 60 FOOT
EASEMENT

This easement is an attachment to the major land partition dated January 1979.

Beginning at a point on the westerly right-of-way line of Douglas County Road No. 50 which bears South 87°15'24" East 3,416.4 feet from the West $\frac{1}{4}$ Corner of Section 31, Township 23 South, Range 4 West, Willamette Meridian; (Bearing based on Solar Observation) Thence along the following courses:

N 41°11'34" W	52.00 feet
N 5°19'21" E	83.53 feet
N 35°28'49" E	101.40 feet
N 30°52'12" E	118.73 feet
N 50°15'34" W	191.27 feet
S 71°26'31" W	404.79 feet
S 82°49'01" W	265.77 feet
N 78°29'22" W	411.13 feet
S 69°01'54" W	229.08 feet
N 89°34'55" W	252.37 feet
N 59°04'00" W	159.23 feet
S 85°21'22" W	174.85 feet
S 73°28'23" W	264.04 feet
N 49°26'57" W	402.40 feet
N 36°12'55" W	160.93 feet
N 26°25'22" W	137.48 feet
N 2°37'43" E	136.12 feet
N 20°15'10" W	499.67 feet
N 85°46'34" W	73.35 feet
S 6°22'26" W	640.09 feet
S 65°16'38" W	126.24 feet
N 81°00'47" W	395.32 feet to a point due North

595.51 feet from said west $\frac{1}{4}$ Corner of Section 31, all lying within Section 31, T 23 S, R 4 W, W.M.