

MINOR LAND PARTITION MP-1-79

COUNTY SURVEYORS FILE DATA DO NOT REMOVE FROM OFFICE

FILED ✓
RECEIVED JUN

SECTION 4, T.25S. R.5W. W.M.
71-16911 & 77-12853

No. LOTS: 3
WATER & SEWER: CITY OF OAKLAND

JUN 18 1979

COUNTY SURVEYOR
DOUGLAS COUNTY, ORE

PARCEL 1.

A PARCEL OF LAND SITUATED IN SECTION 4, TOWNSHIP 25 SOUTH, RANGE 5 WEST, WILLAMETTE MERIDIAN, CITY OF OAKLAND, DOUGLAS COUNTY, OREGON DESCRIBED AS FOLLOWS:

BEGINNING AT A 3/4" IRON ROD WHICH IS SOUTH 16°-26'-04" WEST 2470.08 FEET AND SOUTH 1°-36'-35" EAST 175.33 FEET FROM THE NORTHEAST CORNER OF SAID SECTION 4; THENCE NORTH 71°-45' EAST 212.00 FEET TO A 3/4" IRON ROD; THENCE SOUTH 1°-36'-35" EAST 173.71 FEET MORE OR LESS TO THE NORTHERLY RIGHT-OF-WAY OF LOCUST STREET; THENCE ALONG SAID NORTHERLY RIGHT-OF-WAY SOUTH 44°-48' EAST 97.85 FEET MORE OR LESS, AND SOUTH 71°-45' WEST 138.03 FEET MORE OR LESS TO THE EASTERLY LINE OF THE EUGENE V. CHERRY, ET UX PROPERTY; THENCE NORTH 1°-36'-35" WEST ALONG SAID EASTERLY LINE 220.00 FEET MORE OR LESS TO THE POINT OF BEGINNING.

PARCEL 2.

A PARCEL OF LAND SITUATED IN SECTION 4, TOWNSHIP 25 SOUTH, RANGE 5 WEST, WILLAMETTE MERIDIAN, CITY OF OAKLAND, DOUGLAS COUNTY, OREGON DESCRIBED AS FOLLOWS:

BEGINNING AT A 5/8" BRASS ROD SET IN CONCRETE ON THE EASTERLY LINE OF THE EUGENE V. CHERRY LAND DESCRIBED IN INSTRUMENT NUMBER 77-14730 DOUGLAS COUNTY DEED RECORDS, FROM WHICH BRASS ROD THE NORTHEASTERLY CORNER OF SAID SECTION 4 BEARS NORTH 16°-26'-04" EAST 2470.08 FEET; THENCE RUNNING ALONG SAID EASTERLY LINE NORTH 01°-36'-35" WEST 217.87 FEET MORE OR LESS TO THE SOUTHEASTERLY RIGHT-OF-WAY LINE OF OAK STREET EXTENSION; THENCE ALONG SAID SOUTHEASTERLY RIGHT-OF-WAY NORTH 62°-15'-30" EAST 226.23 FEET; THENCE LEAVING SAID RIGHT-OF-WAY LINE SOUTH 1°-36'-35" EAST 432.14 FEET TO A 3/4" IRON ROD; THENCE SOUTH 71°-45' WEST 212.00 FEET TO A 3/4" IRON ROD ON THE EASTERLY LINE OF EUGENE V. CHERRY, ET UX LAND; THENCE NORTH 1°-36'-35" WEST 175.33 FEET ALONG SAID EASTERLY LINE TO THE POINT OF BEGINNING.

SUBJECT TO AN EASEMENT FOR SANITARY SEWER.
TOGETHER WITH A WATER LINE EASEMENT DESCRIBED BELOW.

PARCEL 3.

A PARCEL OF LAND SITUATED IN SECTION 4, TOWNSHIP 25 SOUTH, RANGE 5 WEST, WILLAMETTE MERIDIAN, CITY OF OAKLAND, DOUGLAS COUNTY, OREGON DESCRIBED AS FOLLOWS:

BEGINNING AT A 3/4" IRON ROD FROM WHICH THE NORTHEASTERLY CORNER OF SAID SECTION 4 BEARS SOUTH 71°-45' WEST 212.00 FEET, NORTH 1°-36'-35" WEST 175.33 FEET AND NORTH 16°-26'-04" EAST 2470.08 FEET; THENCE RUNNING NORTH 1°-36'-35" WEST 432.14 FEET MORE OR LESS TO THE SOUTHEASTERLY RIGHT-OF-WAY LINE OF OAK STREET EXTENSION; THENCE ALONG SAID SOUTHEASTERLY RIGHT-OF-WAY LINE NORTH 62°-15'-30" EAST 192.24 FEET TO A 1/2" IRON ROD ON THE WESTERLY LINE OF HIGH-LAND HOMES, A SUBDIVISION RECORDED IN VOLUME 7, PAGE 3 OF THE DOUGLAS COUNTY PLAT RECORDS; THENCE ALONG SAID WESTERLY LINE SOUTH 1°-25' EAST 527.93 FEET MORE OR LESS TO THE NORTHWESTERLY RIGHT-OF-WAY LINE OF LOCUST STREET; THENCE ALONG SAID NORTHWESTERLY RIGHT-OF-WAY LINE SOUTH 44°-48' WEST 235.82 FEET; THENCE LEAVING SAID NORTHWESTERLY RIGHT-OF-WAY LINE NORTH 1°-36'-35" WEST 173.71 FEET TO THE POINT OF BEGINNING.

SUBJECT TO AN EASEMENT FOR SANITARY SEWER.
SUBJECT TO A WATER LINE EASEMENT DESCRIBED BELOW.

WATER LINE EASEMENT

A TEN FOOT WIDE WATER LINE EASEMENT, THE WESTERLY LINE OF SAID EASEMENT DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT WHICH IS SOUTH 16°-26'-04" WEST 2470.08 FEET, SOUTH 1°-36'-35" EAST 165.33 FEET, AND NORTH 71°-45' EAST 212.00 FEET FROM THE NORTHEAST CORNER OF SECTION 4, TOWNSHIP 25 SOUTH, RANGE 5 WEST, WILLAMETTE MERIDIAN; THENCE RUNNING SOUTH 1°-36'-35" EAST 183.71 FEET TO THE POINT OF ENDING ON THE NORTHERLY RIGHT-OF-WAY LINE OF LOCUST STREET.

APPROVALS CITY OF OAKLAND

Robert J. ... 5/1/79
MAYOR DATE

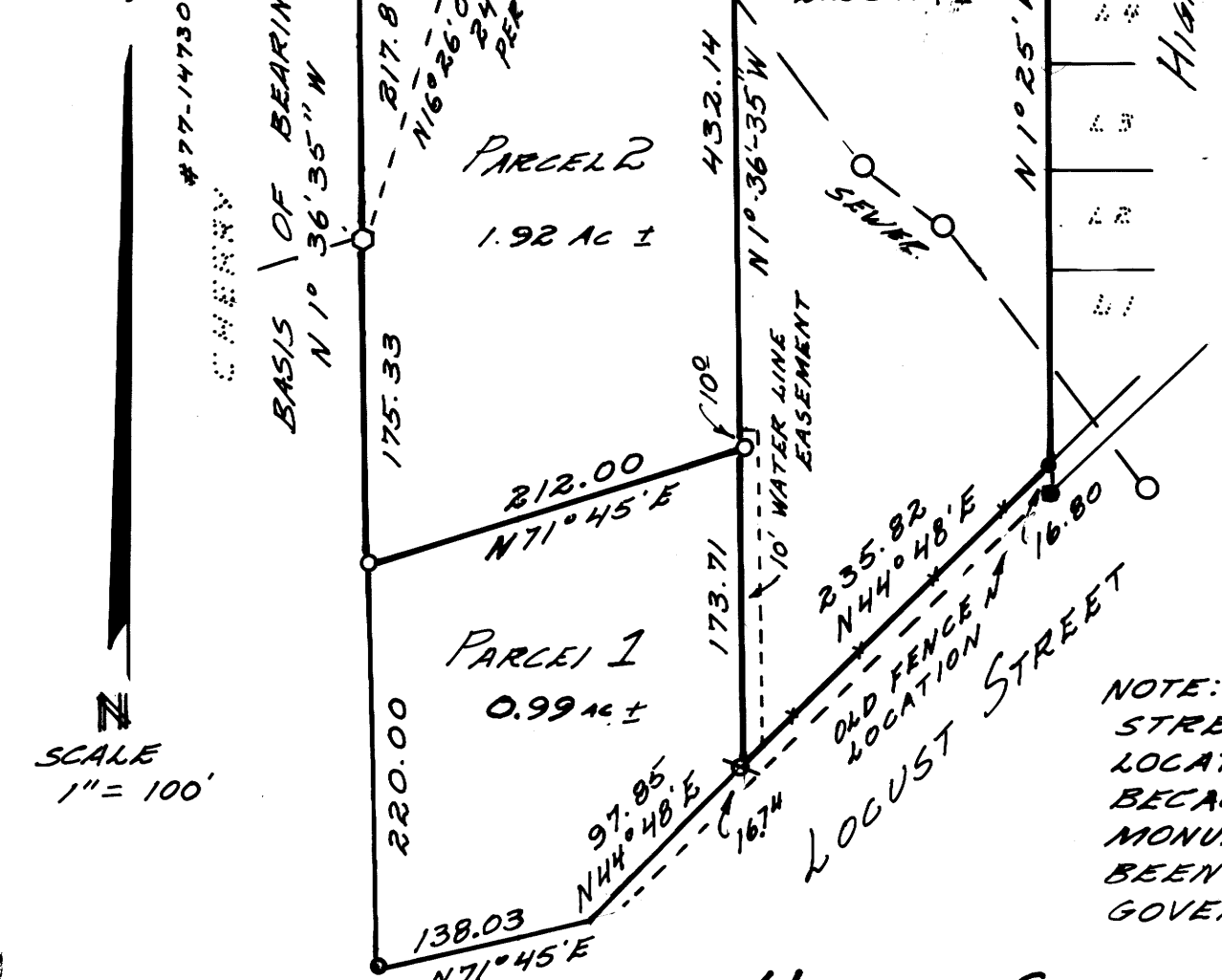
Margaret ... 5/1/79
CITY COUNCIL DATE

Francis L. Ingram
COUNTY SURVEYOR

5-18-79
DATE

STATE OF OREGON)
COUNTY OF DOUGLAS)
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:
OAKLAND OREGON
BY *Mary ...*
DEPUTY
NO. 79-09833
FEE 3.84
DOUGLAS COUNTY OFFICIAL RECORDS
33 34
4 3
RECORD TIE
PER M66-2
975 JUN 17 11 3 28

- SET 1/2" IRON ROD
- FND 3/4" IRON ROD PER M 66-2
- FND 3/4" PIPE PER HIGH-LAND HOMES
- FND 5/8" BRASS ROD IN CON PER-71-1690
- FND 3/4" IRON ROD RELOCATED BY ?



REGISTERED
OREGON
LAND SURVEYOR
William J. Ruppert
JULY 12, 1968
WILLIAM J. RUPPERT
866

NOTE:
STREET RIGHT-OF-WAY
LOCATIONS ARE APPROXIMATE
BECAUSE RIGHT-OF-WAY
MONUMENTS HAVE NOT
BEEN SET BY THE
GOVERNING AGENCY

UMPQUA SURVEYING CO.
MYRTLE CREEK OR.
863-5201

MARCH 1979

MAP FILE M-77-59

MAP FILE M-77-59