

# MINOR LAND PARTITION

Sec. 33, T. 30 S., R. 6 W., W. M.

partitioner: Richard D. Jones

JOINT SURVEYORS FILE DATA  
DO NOT REMOVE FROM OFFICE

BK 5 19 90 B

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AUG 6 1979

COUNTY SURVEYOR  
DOUGLAS COUNTY, ORE.

## PARCEL 1.

A PARCEL OF LAND SITUATED IN SECTION 33, TOWNSHIP 30 SOUTH, RANGE 6 WEST, WILLAMETTE MERIDIAN, DOUGLAS COUNTY, OREGON AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A 1/2" IRON ROD ON THE EASTERLY RIGHT-OF-WAY LINE OF COUNTY ROAD #39 AS RE-ALIGNED FROM WHICH THE 1/4 CORNER COMMON TO SECTIONS 32 AND 33 TOWNSHIP 30 SOUTH, RANGE 6 WEST, WILLAMETTE MERIDIAN BEARS WEST 1119.69 FEET AND SOUTH 427.68 FEET; THENCE RUNNING NORTH 0°-49'-40" EAST 196.00 FEET TO A 1/2" IRON ROD; THENCE SOUTH 88°-11'-40" EAST 231.78 FEET TO A 1/2" IRON ROD; THENCE SOUTH 0°-49'-40" WEST 196.00 FEET TO A 1/2" IRON ROD; THENCE NORTH 88°-11'-40" WEST 231.78 FEET TO THE POINT OF BEGINNING AND CONTAINING 1.042 ACRES OF LAND MORE OR LESS.

SUBJECT TO A 25' WIDE EASEMENT FOR ACCESS AND FOR UTILITIES.

SUBJECT TO AN EASEMENT AND RIGHT-OF-WAY AS DESCRIBED IN INSTRUMENTS #72-5299 AND #74-15776 OF THE DEED RECORDS OF DOUGLAS COUNTY, OREGON.

## PARCEL 2.

A PARCEL OF LAND SITUATED IN SECTION 33, TOWNSHIP 30 SOUTH, RANGE 6 WEST, WILLAMETTE MERIDIAN, DOUGLAS COUNTY, OREGON AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A 1" IRON PIPE FROM WHICH THE 1/4 CORNER COMMON TO SECTIONS 32 AND 33 TOWNSHIP 30 SOUTH, RANGE 6 WEST, WILLAMETTE MERIDIAN BEARS NORTH 88°-11'-40" WEST 474.80 FEET, WEST 1111.77 FEET AND SOUTH 427.93 FEET; THENCE RUNNING NORTH 88°-11'-40" WEST 235.10 FEET TO A 1/2" IRON ROD; THENCE NORTH 0°-49'-40" EAST 196.00 FEET TO A 1/2" IRON ROD; THENCE SOUTH 88°-11'-40" EAST 228.46 FEET TO A 1/2" IRON ROD ON A FENCE LINE; THENCE ALONG SAID FENCE LINE SOUTH 1°-06'-40" EAST 196.23 FEET TO THE POINT OF BEGINNING AND CONTAINING 1.042 ACRES OF LAND MORE OR LESS.

TOGETHER WITH AN EASEMENT FOR ACCESS AND FOR UTILITIES.

EASEMENT FOR ACCESS AND UTILITIES.

AN EASEMENT FOR INGRESS AND EGRESS AND FOR THE INSTALLATION AND MAINTENANCE OF UTILITIES AND APPURTENANCES OVER A STRIP OF LAND 25 FEET WIDE SITUATED IN SECTION 33, TOWNSHIP 30 SOUTH, RANGE 6 WEST, WILLAMETTE MERIDIAN, DOUGLAS COUNTY, OREGON, 12.50 FEET EACH SIDE OF A CENTERLINE DESCRIBED AS FOLLOWS:

BEGINNING AT A 1/2" IRON ROD ON THE EASTERLY RIGHT-OF-WAY LINE OF COUNTY ROAD #39 AS RE-ALIGNED, FROM WHICH POINT THE 1/4 CORNER COMMON TO SECTIONS 32 AND 33 BEARS SOUTH 0°-49'-40" WEST 95.50 FEET, NORTH 88°-11'-40" WEST 7.92 FEET, WEST 1111.77 FEET AND SOUTH 427.93 FEET; THENCE RUNNING SOUTH 88°-11'-40" EAST 231.78 FEET TO A 1/2" IRON ROD AND THERE TERMINATING.

UMPQUA SURVEYING CO.  
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863-5201

MAP FILE M.118-246-B

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