

COUNTY SURVEYORS FILE DATA
DO NOT REMOVE FROM OFFICE

FILED ✓
RECEIVED ✓

AUG 6 1979

COUNTY SURVEYOR
DOUGLAS COUNTY, ORE.

MINOR LAND PARTITION

Sec. 14, T. 32 S., R. 5 W., W. 11.

owners & partitioners - James Glen & Phyllis Salyer Booth
Box 40 Old Hwy 99, Glendale.

water supply ~ well
sewage disposal ~ septic

3 parcels

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:

SURVEY NARRATIVE

DEEDS OF RECORD FOR BOOTH PROPERTY: INSTRUMENT NUMBERS
300806, 144935, 71-13474, 71-16086 DEEDS FOR ADJOINING PROPERTY ARE
SHOWN ON THE ACCOMPANYING MAP. HIGHWAY DEED, INSTRUMENT #65-2401
AND CIRCUIT COURT CONDEMNATION # CC28679.
SURVEYS PER COUNTY SURVEYOR'S FILE:

CS 43-26, BY WENDEROTH FEBRUARY 1946
M 2-35, BY BYRON MARCH 1956
M 35-79, BY WENDEROTH MAY 1968
CS 56/4, BY WENDEROTH SEPTEMBER 1971

BY Mary Beal
DEPUTY
NO. _____ FEE \$8.00
DOUGLAS COUNTY OFFICIAL RECORDS

DISCUSSION: I LOCATED THE WESTERLY LINE OF THE BOOTH PROPERTY
ALONG THE NORTH-SOUTH CENTER LINE OF SECTION 14.
PREVIOUS CONVEYANCES OF PROPERTY ALONG THE CENTER OF SECTION
LINE ALSO CALL FOR IRON PIPES. I FIND THAT THE IRON PIPE MONUMENTS
ARE NOT CONSISTENT WITH THE CENTER LINE OF SECTION 14. DEED
#71-13474 CONVEYS WITH A STRIP OF LAND 4 FEET EASTERLY FROM A
3/4" IRON PIPE DESCRIBED AS BEING ON THE CENTER LINE OF SECTION 14,
WHEN IN FACT, THE 3/4" IRON PIPE IS 5.18 FEET WEST OF THE CENTER
LINE OF SECTION 14. IF THE PARTIES ACTED WITH REFERENCE TO THE
3/4" IRON PIPE LABELED "1" ON THE ACCOMPANYING MAP, THERE WOULD
BE NO CONFLICT WITH THE ACCOMPANYING PARTITION, OTHERWISE THE
POSSIBLE OVERLAP IS SHOWN ON THE MAP.

REGISTERED
OREGON
LAND SURVEYOR

JULY 12, 1968
WILLIAM J. RUPPERT
866

Legend

- SET 1/2" IRON ROD
- SET 3/4" IRON ROD IN ASPHALT
- ⊕ FOUND 3/4" IRON ROD PER M2-35
- FOUND 5/8" IRON ROD HWY. R/W.
- ⊙ FOUND 3/4" IRON PIPE PER CS 56/4 50°28'30"W 347.66' FROM 1/4 COR. 11/14
- ⊙ " " " " " " 50°25'40"W 618.58' " " " "
- ⊙ " " " " " " 50°46'20"W 402.10' " " " "
- ⊙ FOUND 1/4 CORNER AS SHOWN.
- () RECORD COURSE PER DEED V. 309 P. 218 DEED RECORDS OF DOUGLAS COUNTY OREGON.
- ➔ EASEMENT FOR INGRESS & EGRESS AND FOR UTILITIES 25' WIDE.
- EXTENT OF POSSIBLE 4' OVERLAP PER #71-13474

Keith L. Cubie
planning commission

8/1/79
date

William J. Ruppert
county surveyor

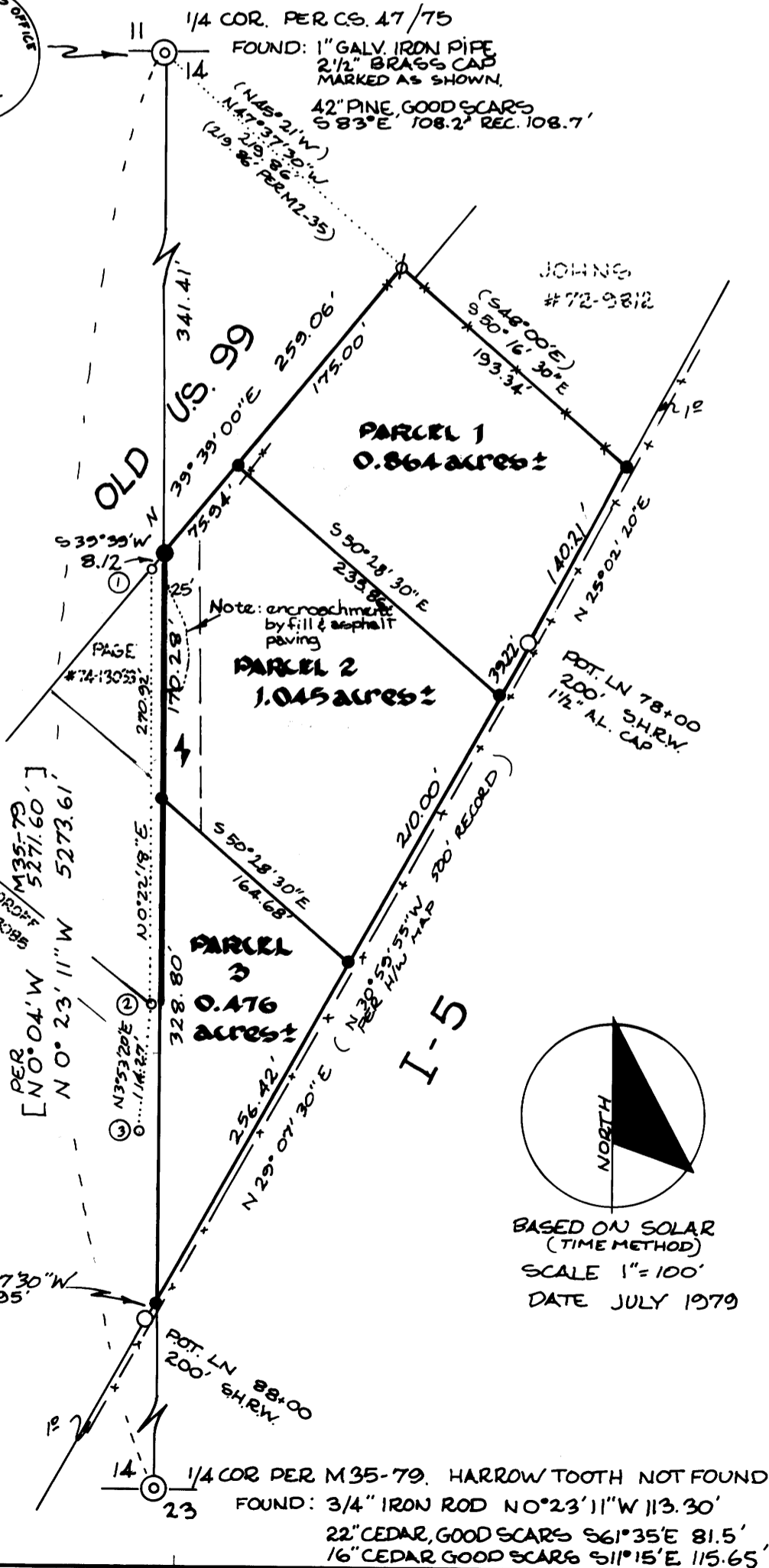
8/1/79
date

UNIQUE SURVEYING CO.

626 Division, Myrtle Creek, Oregon
863-5201

PAGE 1 OF 2

MAP FILE 1118



36.5 - Pg 98.7

MINOR LAND PARTITION

Sec. 14, T. 32 S., R. 5 W., W. 10.

owners & partitioners - James Glen & Phyllis Salyer Booth

FILED
RECEIVED JWH

AUG 6 1979

COUNTY SURVEYOR
DOUGLAS COUNTY, ORE.

PARCEL 1

A PARCEL OF LAND IN THE NORTHWEST ¼ OF THE NORTHEAST ¼ OF SECTION 14, TOWNSHIP 32 SOUTH, RANGE 5 WEST, WILLAMETTE MERIDIAN, DOUGLAS COUNTY, OREGON, DESCRIBED AS FOLLOWS:

BEGINNING AT A ½" IRON ROD WHICH IS SOUTH 0°-23'-11" EAST 341.41 FEET AND NORTH 39°-39'-00" EAST 250.94 FEET FROM THE QUARTER CORNER COMMON TO SECTIONS 11 AND 14, TOWNSHIP 32 SOUTH, RANGE 5 WEST, WILLAMETTE MERIDIAN; THENCE RUNNING SOUTH 50°-16'-30" EAST 193.34 FEET TO A ½" IRON ROD ON THE WESTERLY RIGHT-OF-WAY OF INTERSTATE-5; THENCE ALONG SAID WESTERLY RIGHT-OF-WAY SOUTH 25°-02'-20" WEST 140.21 FEET AND SOUTH 29°-07'-30" WEST 39.22 FEET TO A ½" IRON ROD; THENCE LEAVING SAID WESTERLY RIGHT-OF-WAY NORTH 50°-28'-30" WEST 235.86 FEET TO A ½" IRON ROD ON THE EASTERLY RIGHT-OF-WAY OF OLD HIGHWAY 99; THENCE ALONG SAID EASTERLY RIGHT-OF-WAY NORTH 39°-39' EAST 175.00 FEET TO THE POINT OF BEGINNING.

- ACCESS PROVISIONS, including the terms and provisions therein contained, in final judgment in Circuit Court Suit #10816, State of Oregon, by and through its State Highway Commission vs. John Oldenburg, et al.

PARCEL 2

A PARCEL OF LAND IN THE NORTHWEST ¼ OF THE NORTHEAST ¼ OF SECTION 14, TOWNSHIP 32 SOUTH, RANGE 5 WEST, WILLAMETTE MERIDIAN, DOUGLAS COUNTY, OREGON, DESCRIBED AS FOLLOWS:

BEGINNING AT A ¾" IRON ROD ON THE EASTERLY RIGHT-OF-WAY OF OLD HIGHWAY 99, SAID POINT OF BEGINNING IS SOUTH 0°-23'-11" EAST 341.41 FEET FROM THE QUARTER CORNER COMMON TO SECTIONS 11 AND 14, TOWNSHIP 32 SOUTH, RANGE 5 WEST, WILLAMETTE MERIDIAN, THENCE RUNNING ALONG SAID EASTERLY RIGHT-OF-WAY NORTH 39°-39'-00" EAST 75.94 FEET TO A ½" IRON ROD; THENCE SOUTH 50°-28'-30" EAST 235.86 FEET TO A ½" IRON ROD ON THE WESTERLY RIGHT-OF-WAY OF INTERSTATE-5; THENCE ALONG SAID WESTERLY RIGHT-OF-WAY SOUTH 29°-07'-30" WEST 210.00 FEET TO A ½" IRON ROD; THENCE NORTH 50°-28'-30" WEST 164.68 FEET TO A ½" IRON ROD ON THE NORTH AND SOUTH CENTER LINE OF SAID SECTION 14; THENCE ALONG SAID SECTION CENTER LINE NORTH 0°-23'-11" WEST 170.28 FEET TO THE POINT OF BEGINNING.

SUBJECT TO AN EASEMENT FOR INGRESS, EGRESS, AND UTILITIES, BEING 25 FEET WIDE ALONG THE WEST LINE OF THE ABOVE PARCEL. SAID EASEMENT IS SHOWN ON THE ACCOMPANYING LAND PARTITION MAP.

ALSO SUBJECT TO THAT LAND CONVEYED BY INSTRUMENT NO. 71-13474 OF DOUGLAS COUNTY DEED RECORDS.

- EASEMENT and RIGHT OF WAY for the use of adjoining property as disclosed by instrument recorded in Volume 211, page 19 of the Deed Records of Douglas County, Oregon.
- ACCESS PROVISION, including the terms and provisions therein contained, in final judgment in Circuit Court Suit #10816, State of Oregon, by and through its State Highway Commission vs. John Oldenburg, et al.

PARCEL 3

A PARCEL OF LAND IN THE NORTHWEST ¼ OF THE NORTHEAST ¼ OF SECTION 14, TOWNSHIP 32 SOUTH, RANGE 5 WEST, WILLAMETTE MERIDIAN, DOUGLAS COUNTY, OREGON, DESCRIBED AS FOLLOWS:

BEGINNING AT A ½" IRON ROD WHICH IS SOUTH 0°-23'-11" EAST 511.69 FEET FROM THE QUARTER CORNER COMMON TO SECTIONS 11 AND 14, TOWNSHIP 32 SOUTH, RANGE 5 WEST, WILLAMETTE MERIDIAN; THENCE SOUTH 50°-28'-30" EAST 164.68 FEET TO A ½" IRON ROD ON THE WESTERLY RIGHT-OF-WAY OF INTERSTATE-5; THENCE ALONG SAID RIGHT-OF-WAY SOUTH 29°-07'-30" WEST 256.42 FEET TO A ½" IRON ROD ON THE NORTH AND SOUTH CENTER LINE OF SAID SECTION 14; THENCE ALONG SAID NORTH AND SOUTH CENTER LINE NORTH 0°-23'-11" WEST 328.80 FEET TO THE POINT OF BEGINNING.

TOGETHER WITH AN EASEMENT FOR INGRESS, EGRESS AND UTILITIES, BEING 25 FEET WIDE WITH THE WEST LINE OF SAID EASEMENT DESCRIBED AS FOLLOWS:

BEGINNING AT A ¾" IRON ROD WHICH IS SOUTH 0°-23'-11" EAST 341.41 FEET FROM THE QUARTER CORNER COMMON TO SECTIONS 11 AND 14, TOWNSHIP 32 SOUTH, RANGE 5 WEST, WILLAMETTE MERIDIAN; THENCE RUNNING SOUTH 0°-23'-11" EAST 170.28 FEET TO THE POINT OF ENDING; SAID EASEMENT IS SHOWN ON THE ACCOMPANYING LAND PARTITION MAP.

SUBJECT TO THAT LAND CONVEYED BY INSTRUMENT NUMBER 71-13474 OF DOUGLAS COUNTY DEED RECORDS.

- EASEMENT and RIGHT OF WAY for the use of adjoining property as disclosed by instrument recorded in Volume 211, page 19 of the Deed Records of Douglas County, Oregon.
- ACCESS PROVISIONS, including the terms and provisions therein contained, in final judgment in Circuit Court Suit # 10816, State of Oregon, by and through its State Highway Commission vs. John Oldenburg, et al.

UNIQUE SURVEYING CO.

626 Division Myrtle Creek, Oregon.

863-5201

Pl. 5 - Pg. 98B