

**MINOR LAND PARTITION**  
COUNTY SURVEYORS FILE DATA  
DO NOT REMOVE FROM OFFICE  
LOT 6, EDEN ORCHARDS  
SE 1/4 SE 1/4 SECTION 35, T. 26 S., R. 7 W., W. M.  
JANUARY, 1980 SCALE 1" = 100'

FILED  
RECEIVED

FEB 11 1980

COUNTY SURVEYOR  
DOUGLAS COUNTY, OREGON

STATE OF OREGON )  
COUNTY OF DOUGLAS ) SS.

I, DORIS L. WADSWORTH, COUNTY CLERK  
AND RECORDER OF CONVEYANCES, IN AND FOR  
DOUGLAS COUNTY, DO HEREBY CERTIFY THAT THE  
WITHIN INSTRUMENT WAS RECORDED THIS DAY:

PARTITIONER

Name Lyle Andrews  
Address 4750 Elgarose Road  
Roseburg, Oregon  
Phone 673-5756

1980 FEB 13 AM 9 03

LEGAL OWNER

Same as above

NUMBER OF LOTS 2

WATER SUPPLY Umpqua Basin Water Assoc.

SEWAGE DISPOSAL Sub-surface

MAP PREPARED BY

Name R. H. Gee  
Address 914 Cleveland Rapids Road  
Roseburg, Oregon  
Phone 672 2727

DOUGLAS COUNTY OFFICIAL RECORDS

80-02176

APPROVALS

*Keith J. Cubie*  
Planning Commission

1/31/80  
Date

*August E. Stubb*  
Surveyor

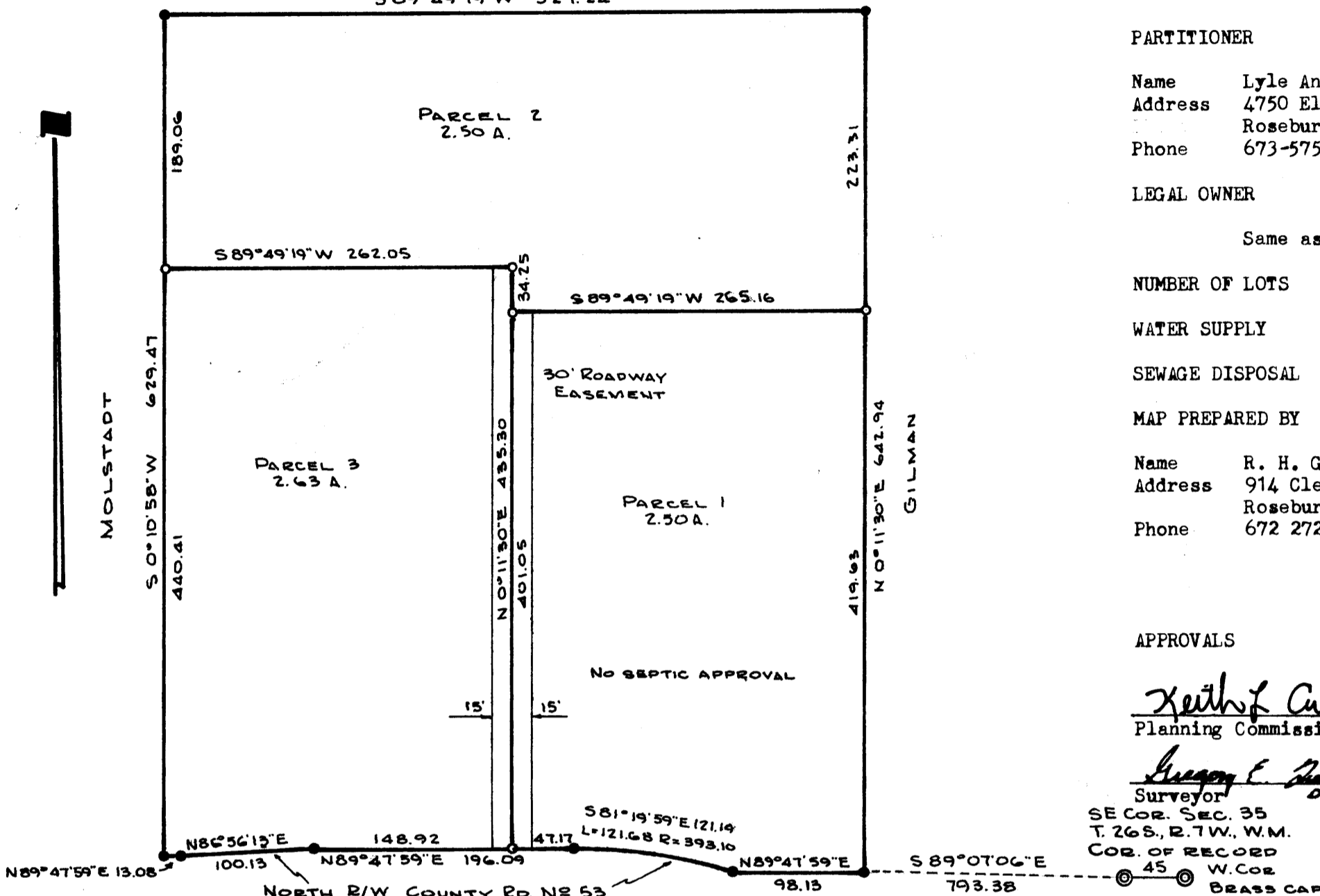
2-11-80  
Date

SE COR. SEC. 35  
T. 26 S., R. 7 W., W. M.  
COR. OF RECORD  
45 W. COR  
BRASS CAP

REGISTERED  
PROFESSIONAL  
LAND SURVEYOR

*R. H. Gee*

OREGON  
SEPTEMBER 23, 1977  
R. H. GEE  
1191



LEGEND  
● 5/8" I.R. FD.  
○ 5/8" I.R. SET

BEARINGS BASED ON M 59-66

LEGAL DESCRIPTION

Parcel 1  
Beginning at a point from which the southeast corner of Section 35, T. 26 S., R. 7 W., W. M. bears S 89° 07' 06" E 793.38 feet; thence N 0° 11' 30" E 419.63 feet; thence S 89° 49' 19" W 265.16 feet; thence S 0° 11' 30" W 401.05 feet to the north right of way line of County Road No. 53; thence along the north right of way line of County Road No. 53 the following courses and distances; N 89° 47' 59" E 47.17 feet; 121.68 feet along the arc of a curve to the right having a radius of 393.10 feet the chord of which is S 81° 19' 59" E 121.19 feet; thence leaving the north right of way line of County Road No. 53 N 89° 47' 59" E 98.13 feet to the place of beginning all lying in Lot 6, Eden Orchards, Section 35, T. 26 S., R. 7 W., W. M., Douglas County, Oregon.

Parcel 2  
Beginning at a point from which the southeast corner of Section 35, T. 26 S., R. 7 W., W. M. bears S 0° 11' 30" W 419.63 feet and S 89° 07' 06" E 793.38 feet; thence N 0° 11' 30" E 223.31 feet; thence S 89° 49' 19" W 527.24 feet to the west line of Lot 6, Eden Orchards; thence S 0° 10' 58" W 189.06 feet along the west line of Lot 6, Eden Orchards; thence N 89° 49' 19" E 262.05 feet; thence S 0° 11' 30" W 34.25 feet; thence N 89° 49' 19" E 265.16 feet to the place of beginning, all lying in Lot 6, Eden Orchards, Section 35, T. 26 S., R. 7 W., W. M., Douglas County, Oregon.

Parcel 3  
Beginning at a point from which the southeast corner of Section 35, T. 26 S., R. 7 W., W. M. bears S 88° 22' 43" E 1058.18 feet, which point is on the north right of way line of County Road No. 53; thence N 0° 11' 30" E 435.30 feet; thence S 89° 49' 19" W 262.05 feet to the west line of Lot 6, Eden Orchards; thence S 0° 10' 58" W 440.41 feet along the west line of Lot 6, Eden Orchards to the north right of way line of County Road No. 53; thence along the north right of way line of County Road No. 53 the following courses and distances; N 89° 47' 59" E 13.08 feet; N 86° 56' 13" E 100.13 feet; N 89° 47' 59" E 148.92 feet to the place of beginning, all lying in Lot 6, Eden Orchards, Section 35, T. 26 S., R. 7 W., W. M., Douglas County, Oregon.

Roadway Easement  
Beginning at a point from which the southeast corner of Section 35, T. 26 S., R. 7 W., W. M. bears S 88° 21' 19" E 1143.82 feet, which point is on the north line of County Road No. 53; thence N 0° 11' 30" E 401.05 feet; thence S 89° 49' 19" W 15.00 feet; thence N 0° 11' 30" E 34.25 feet; thence S 89° 49' 19" W 15.00 feet; thence S 0° 11' 30" W 435.30 feet to the north right of way line of County Road No. 53; thence N 89° 47' 59" E 30.00 feet along the north line of County Road No. 53 to the place of beginning, all lying in Lot 6, Eden Orchards, Section 35, T. 26 S., R. 7 W., W. M., Douglas County, Oregon.