

COUNTY SURVEYORS FILE DATA
DO NOT REMOVE FROM OFFICE

MINOR LAND PARTITION
IN NE 1/4 & NW 1/4 SEC 20, T26S, R6W W.M.
MARCH 1980

FILED &
RECEIVED JMM

MAR 27 1980

COUNTY SURVEYOR
DOUGLAS COUNTY, ORE.

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Harold V. Stockhoff
OREGON
JULY 14, 1978
HAROLD V. STOCKHOFF
1663

PARTITIONER AND LEGAL OWNER:

MARY LO CARROLL
761 UPPER CLEVELAND RAPIDS RD.
ROSEBURG, OREGON 97470 672-3791

TOTAL NUMBER OF LOTS: 3

WATER SUPPLY: UMPQUA BASIN WATER ASSOC.

SEWER: TWO SEPTIC SYSTEMS APPROVED BY D.E.Q.

PARCEL NO. 1

BEGINNING AT A POINT, SAID POINT BEING A 5/8 IN. IRON ROD ON THE NORTH LINE OF D.L.C. NO. 61 FROM WHICH THE NORTH 1/4 COR. OF SEC. 20, T26S, R6W, W.M. BEARS N31°22'29"E - 470.76 FT.; THENCE SOUTH 715.05 FT. TO A 5/8" IRON ROD ON THE NORTH R/W LINE OF COUNTY ROAD NO. 208; THENCE ALONG THE ARC OF A 256.48 FT. RADIUS CURVE TO THE RIGHT 85.40 FT. TO A 5/8 IN. IRON ROD (THE L.C. OF WHICH BEARS S65°31'24"W - 85.00 FT.); THENCE S 75°03'42"W - 118.97 FT. TO A 5/8 IN. IRON ROD; THENCE ALONG THE ARC OF A 517.63 FT. RADIUS CURVE TO THE RIGHT 21.29 FT. TO A 5/8 IN. IRON ROD (THE L.C. OF WHICH BEARS S 78°33'14"W - 21.27 FT.); THENCE LEAVING SAID R/W N17°16'E - 784.21 FT. TO A 5/8 IN. IRON ROD; THENCE N 89°40'E ALONG SAID D.L.C. NO. 61 LINE 195.83 FT. TO THE POINT OF BEGINNING, SITUATED IN SEC. 20, T26S, R6W, W.M., CONTAINING 3.54 ACRES MORE OR LESS.

PARCEL 2

BEGINNING AT A POINT, SAID POINT BEING A 5/8 IN. IRON ROD ON THE NORTH LINE OF D.L.C. NO. 61 FROM WHICH THE NORTH 1/4 COR. OF SEC. 20, T26S, R6W, W.M. BEARS N31°22'29"E - 470.76 FT.; THENCE SOUTH 715.05 FT. TO A 5/8 IN. IRON ROD ON THE NORTH R/W LINE OF COUNTY ROAD NO. 208; THENCE ALONG THE ARC OF A 256.48 FT. RADIUS CURVE TO THE LEFT 37.82 FT. TO A 5/8 IN. IRON ROD (THE L.C. OF WHICH BEARS N51°45'37"E - 37.78 FT.); THENCE N 47°32'10"E - 225.24 FT. TO A 5/8 IN. IRON ROD; THENCE LEAVING SAID R/W NORTH 540.74 FT. TO A 5/8 IN. IRON ROD; THENCE ALONG SAID D.L.C. NO. 61 LINE S 89°40'W - 195.84 FT. TO THE POINT OF BEGINNING, SITUATED IN SEC. 20, T26S, R6W, W.M., CONTAINING 2.83 ACRES MORE OR LESS.

PARCEL 3

BEGINNING AT A POINT, SAID POINT BEING A 5/8 IN. IRON ROD ON THE SOUTH LINE OF D.L.C. NO. 61 FROM WHICH THE S.W. COR. OF D.L.C. NO. 61 OF T26S, R6W, W.M. BEARS S56°18'10"W - 1292.59 FT.; THENCE N 56°13'18"E - 976.82 FT. TO A POINT; THENCE NORTH 1156.18 FT. TO A 5/8 IN. IRON ROD ON SAID R/W LINE; THENCE SOUTH WESTERLY ALONG SAID R/W TO THE POINT OF BEGINNING, SITUATED IN SEC. 20, T26S, R6W, W.M., CONTAINING 20.62 ACRES MORE OR LESS.

MAP PREPARED BY:

U.S. SURVEYING
1074 N.E. KNOLL
ROSEBURG, OREGON 97470
673-3929

APPROVALS:

Keith L. Cubie
PLANNING COMMISSION

3/25/80
DATE

Francis L. Ingram
COUNTY SURVEYOR

3-27-80
DATE

STATE OF OREGON)
COUNTY OF DOUGLAS) SS.

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

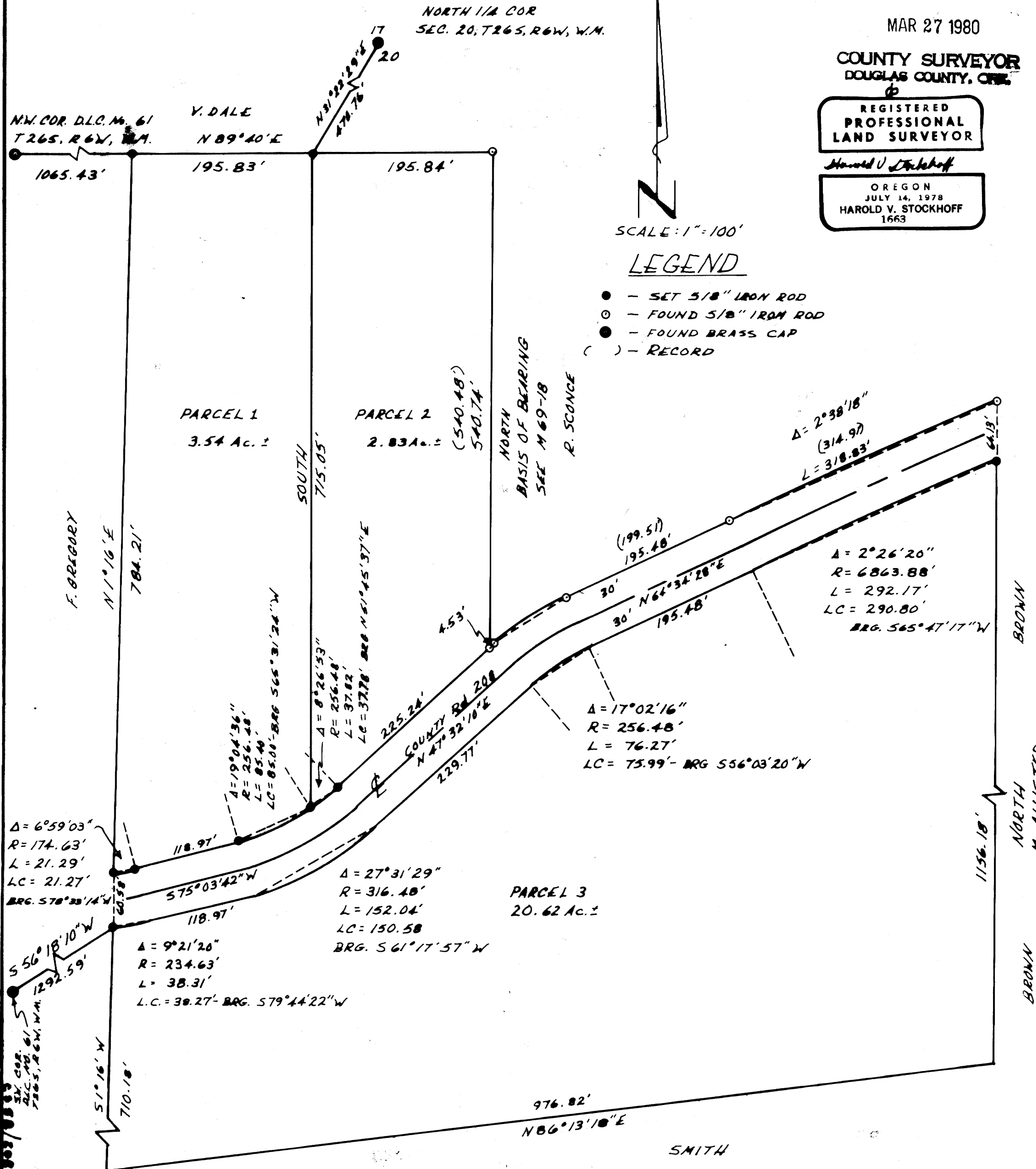
1980 MAR 27 PM 2 30

BORIS L. WADSWORTH
DOUGLAS COUNTY CLERK

BY: *Mary Carroll*
NO. _____ FEE 6.00

DOUGLAS COUNTY OFFICIAL RECORDS

80-04423



C.S. FILE NO. 58/208
Map File M.B. 27-41

Bk. 6 - Pg 40

M 82 - 61 § M 82 - 62

H. S. SURVEYING

1074 N.E. KNOLL
ROSEBURG, OR 97470
503/673-3929

NARRATIVE

For minor land partition of property owned by Mary Lou Carroll and Robert W. Sconce in NE 1/4 and NW 1/4 Sec. 20, T26S, R6W, WM, Douglas County, Oregon.

Found all the corners of the Sconce property and the N 1/4 Cor. Sec. 20, the NW Cor. DLC No. 61. Ran a closed loop traverse and tied all found corners with E.D.M. and 20 second theodolite. Partitioned Sconce property into two parcels using the found corners as shown on map file M69-18 and recorder No. 79-05953. Parcel 1 and Parcel 2 of Carroll's property were established by record distance along the North line of DLC No. 61 using map file M69-18, M34-22, recorder No. 79-0593 and the plans of county road No. 208. The North line of Carroll's Parcel No. 3 was established from plans of county road No. 208 and the above mentioned maps and deed record. Also measured the distance to the SW Cor. of DLC No. 61 with E.D.M. The NW Cor. DLC No. 61, SW Cor. DLC No. 61 and the N 1/4 Cor. Sec. 20 found brass cap with two B.T.'s.

Harold V. Stockhoff

Harold V. Stockhoff
P.L.S. No. 1663

Carroll Map File No. M 82-61

Sconce Map File No. M 82-62

FILED

RECEIVED JNH

MAR 27 1980

COUNTY SURVEYOR
DOUGLAS COUNTY, ORE.

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Harold V. Stockhoff

OREGON
JULY 14, 1978
HAROLD V. STOCKHOFF
1663

C. S. File No. CS 58/208-2