

MINOR LAND PARTITION
IN the N.E. 1/4, S.E. 1/4, SEC. 16, T. 27S., R. 6W. W.M.

OWNER & PARTITIONER:
GRACE COUITS
1019 N.W. HARLAN, ROSEBURG

SURVEYED by
BRUCE ROGERS
2737 N.W. CALKINS, ROSEBURG

PARCELS SERVED by
SEPTIC SYSTEMS
& ORE. WATER CO.
CITY of ROSEBURG

SEPT. 30, 1980
1" = 50'

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

1980 OCT 23 PM 3 38

REGISTERED
OREGON
LAND SURVEYOR

JULY 10, 1984
BRUCE R. ROGERS
660

DOUGLAS COUNTY CLERK
BY *Mary Deal*
DEPUTY
NO. FILE *619*
DOUGLAS COUNTY OFFICIAL RECORDS

80-15058

I
Beginning at a 5/8" iron rod set in the south line of that parcel of land described in Recorder's #74-6420, Douglas Co. Records, said rod being $S 1^{\circ}55'W$ 643⁶⁵ ft. and $N 88^{\circ}28'W$ 532⁷ ft. from the 1/4 corner common to sections 15 & 16, T. 27S., R. 6W. W.M. thence, along said south line, $N 88^{\circ}28'W$ 110⁵ ft. to a 3/4" iron rod set in the east line of Harlan St.; thence, along said east line, $N 1^{\circ}53'E$ 182⁸ ft. to a 5/8" iron rod set at the most westerly southwest corner of that tract of land described in recorder's #78-1206, Douglas Co. Records; thence, along a south line of said tract, $S 88^{\circ}28'E$ 110⁵ ft. to a 5/8" iron rod; thence $S 1^{\circ}53'W$ 182⁸ ft. to the place of beginning. Subject to the easement described below. All in the southeast 1/4 of section 16, T. 27S., R. 6W. W.M. and containing 0.464 acres, more or less.

I ran a random traverse around the property and tied the found monuments, then set the new corners from calculated ties.
All work done with transit & Chain.

APPROVALS
Keith D. Cubic 10/21/80
Planning Comm
Gregory C. Swibell DEPUTY 10/23/80
Co. Surveyor

II
Beginning at a 5/8" iron rod set in the south line of that parcel of land described in Recorder's #74-6420, Douglas County Records, said rod being $S 1^{\circ}55'W$ 643⁶⁵ ft. and $N 88^{\circ}28'W$ 532⁷ ft. from the 1/4 corner common to sections 15 and 16, T. 27S., R. 6W. W.M.; thence along said south line, $S 88^{\circ}28'E$ 196² ft. to a southwest corner of that tract of land described in Recorder's #78-1206, Douglas County Records; thence, along a west line of said tract, $N 1^{\circ}53'E$ 182⁸ ft. to a 5/8" iron rod; thence, along a south line of said tract, $N 88^{\circ}28'W$ 196² ft. to a 5/8" iron rod; thence $S 1^{\circ}53'W$ 182⁸ ft. to the place of beginning. Together with the easement described below. All in the southeast 1/4 of section 16, T. 27S., R. 6W. W.M. and containing 0.823 acres, more or less.

EASEMENT

A 25 ft. wide strip of land, the left (North) line of which is described as follows:
Beginning at a 5/8" iron rod set at the most westerly southwest corner of that tract of land described in Recorder's #78-1206, Douglas County Records; thence, along a south line of said tract $S 88^{\circ}28'E$ 110⁵ ft. to a 5/8" iron rod.

