

# MINOR LAND PARTITION

## COUNTY SURVEYORS FILE DATA

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JAN 6 1981

COUNTY SURVEYOR  
DOUGLAS COUNTY, OREGON

FOR  
PHILIP R. SINGLETON, OWNER & PARTITIONER  
1154 PAGE ROAD, ROSEBURG, OR 97470

IN DONATION LAND CLAIM NO. 47 (SEC. 23 NE 1/4), TOWNSHIP 30 SOUTH, RANGE 6 WEST, WILLAMETTE  
MERIDIAN, CITY OF RIDDLE, DOUGLAS COUNTY, OREGON

BY: UMPQUA SURVEYING COMPANY  
P.O. BOX 791 - 626 DIVISION  
MYRTLE CREEK, OR 97457

OCTOBER 1980

### LEGEND:

- FOUND 3/4" IRON ROD
- SET 5/8" X 30" IRON ROD WITH STEEL FENCE POST NEXT TO IT.
- ⊙ INITIAL POINT OF THE TOWN OF RIDDLE FROM RECORD. CORNER EVIDENCE IS OBLITERATED.

- ① S36°-07'-24" W 113.82 (S36°W 1.71 CH & 2/3 LK PER INST. 78-15887) (S36°-20'-30"W 113.8 PER M1-10) (N36°-05'-15"E 113.83 PER M75-5)
- ② S36°-35'-07"W 113.19 (N36°E 1 CH & 71 & 2/3 LK PER INST. 78-15887) (N36°-35'-30" E 113.3 PER M1-10) (N36°-35'-30"E 113.13 PER M75-5)
- ③ S38°-04'-15"E 399.38 (N38°W 6.60 CH PER INST. 78-15887) (S37°-51'-30"E 399.1 PER M1-10) (S38°-04'-15" E 399.32 PER M75-5)
- ④ S38°-07'-25" E 398.33 (S38°E 6.60 CH PER INST.78-15887) (S37°-55'E 398.4 PER M1-10) (S38°-07'45"E 398.17 PER M75-5)
- ⑤ (N61½°E 12.30 CH PER INST.78-15887) (S62°-07'W 812.0 PER M1-10)

STATE OF OREGON  
COUNTY OF DOUGLAS  
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:

JAN 6 1981

BY: *Mary L. Seal*  
DEPUTY  
NO. \_\_\_\_\_ FEE *6.00*

DOUGLAS COUNTY OFFICIAL RECORDS

Scale: 1" = 50'

81-00167

### DESCRIPTIONS

#### PARCEL 1.

A PARCEL OF LAND SITUATED IN DONATION LAND CLAIM NO. 47, TOWNSHIP 30 SOUTH, RANGE 6 WEST, WILLAMETTE MERIDIAN, DOUGLAS COUNTY, OREGON, CONTAINING 12,998 SQUARE FEET AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A 5/8" IRON ROD WHICH IS SOUTH 61½° WEST 12.30 CHAINS AND NORTH 38°-04'-15" WEST 280.22 FEET FROM THE INITIAL POINT OF THE TOWN OF RIDDLE; THENCE FROM SAID POINT OF BEGINNING NORTH 38°-04'-15" WEST 119.16 FEET TO A 3/4" IRON ROD; THENCE SOUTH 36°-07'-24" WEST 113.82 FEET TO A 3/4" IRON ROD; THENCE SOUTH 38°-07'-25" EAST 118.29 FEET TO A 5/8" IRON ROD; THENCE NORTH 36°-31'-55" EAST 113.48 FEET TO THE POINT OF BEGINNING.

#### PARCEL 2.

A PARCEL OF LAND SITUATED IN DONATION LAND CLAIM NO. 47, TOWNSHIP 30 SOUTH, RANGE 6 WEST, WILLAMETTE MERIDIAN, DOUGLAS COUNTY, OREGON, CONTAINING 15,313 SQUARE FEET AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A 5/8" IRON ROD WHICH IS SOUTH 61½° WEST 12.30 CHAINS AND NORTH 38°-04'-15" WEST 140.25 FEET FROM THE INITIAL POINT OF THE TOWN OF RIDDLE; THENCE FROM SAID POINT OF BEGINNING NORTH 38°-04'-15" WEST 139.97 FEET TO A 5/8" IRON ROD; THENCE SOUTH 36°-31'-55" WEST 113.48 FEET TO A 5/8" IRON ROD; THENCE SOUTH 38°-07'-25" EAST 140.09 FEET TO A 5/8" IRON ROD; THENCE NORTH 36°-27'-22" EAST 113.39 FEET TO THE POINT OF BEGINNING.

#### PARCEL 3.

A PARCEL OF LAND SITUATED IN DONATION LAND CLAIM NO. 47, TOWNSHIP 30 SOUTH, RANGE 6 WEST, WILLAMETTE MERIDIAN, DOUGLAS COUNTY, OREGON, CONTAINING 15,303 SQUARE FEET AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A 5/8" IRON ROD WHICH IS SOUTH 61½° WEST 12.30 CHAINS FROM THE INITIAL POINT OF THE TOWN OF RIDDLE; THENCE FROM SAID POINT OF BEGINNING NORTH 38°-04'-15" WEST 140.25 FEET TO A 5/8" IRON ROD; THENCE SOUTH 36°-27'-22" WEST 113.39 FEET TO A 5/8" IRON ROD; THENCE SOUTH 38°-07'-25" EAST 139.95 FEET TO A 3/4" IRON ROD; THENCE NORTH 36°-35'-07" EAST 113.19 FEET TO THE POINT OF BEGINNING.

#### NARRATIVE

**PURPOSE:** TO DIVIDE LAND DESCRIBED IN INSTRUMENT NO. 78-15887 INTO THREE PARCELS.

**EVIDENCE:** 3/4" IRON RODS WERE FOUND AT THREE CORNERS OF THE SUBJECT PROPERTY. A 3/4" IRON PIPE WAS FOUND AT THE EASTERLY MOST CORNER AS SHOWN ON M75-5. BEARINGS AND DISTANCES ARE IN SUBSTANTIAL AGREEMENT WITH PREVIOUS SURVEYS AND THE DEED DESCRIPTION. THE MONUMENT AT THE INITIAL POINT OF THE TOWN OF RIDDLE WAS NOT FOUND.

**CONCLUSIONS:** THE 3/4" IRON RODS WERE ACCEPTED AS CORNER MONUMENTS. THE 3/4" IRON PIPE OF UNKNOWN ORIGIN MAY HAVE BEEN A GUARD POST. A 5/8" IRON ROD WAS SET TO MONUMENT THE EASTERLY MOST CORNER AS DETERMINED BY THE SURVEY PER M75-5.

#### APPROVALS:

*[Signature]*  
City Planning Commission Chairman

*[Signature]*  
DATE 10-19-1980

*[Signature]*  
City Engineer

*[Signature]*  
DATE 10-13-1980

*[Signature]*  
County Surveyor

1-6-81  
DATE