

MAP FILE 186-4
**COUNTY SURVEYORS FILE DATA
 DO NOT REMOVE FROM OFFICE**

MINOR LAND PARTITION

IN THE
 N. E. 1/4 Sec. 3, & N. W. 1/4 Sec. 4, T. 25 S., R. 5 W. W. M.
 September 1980 Scale: 1"=50'

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:

FILED &
 RECEIVED

OCT 29 1980

COUNTY SURVEYOR
 DOUGLAS COUNTY, ORE.

1980 OCT 30 PM 1 27

OWNER & PARTITIONER: Roy Wilson
 1236 Locust St.
 Oakland, Oregon 97462
 459-2360

NUMBER OF PARCELS: 2

WATER SUPPLY: City of Roseburg

SEWAGE: City of Oakland

MAP PREPARED BY: Baughman Technical Services, Inc.
 P. O. Box 222
 Roseburg, Oregon 97470
 673-0966

DOUGLAS COUNTY FILE #
 BY Margaret Deal
 DEPUTY
 NO. _____ FEE 6.00

80-15349

DESCRIPTIONS:

Parcel 1

Beginning at a 5/8 inch iron rod from which the one-quarter corner between Sections 3 & 4, T. 25 S., R. 5 W. W. M. bears S. 7°32'15" E. 160.93 feet, thence N. 45°15'00" W. 208.70 feet to a point witnessed by a 5/8 inch iron rod set N. 44°45'00" E. 0.75 feet, thence along the Southeasterly line of Locust St. N. 44°45'00" E. 97.40 feet to a 1/2 inch iron rod, thence S. 45°15'00" E. 108.70 feet to a 1/2 inch iron rod, thence N. 44°45'00" E. 15.70 feet to a 1/2 inch iron rod, thence S. 45°15'00" E. 100.00 feet to a 1/2 inch iron rod, thence S. 44°45'00" W. 113.10 feet to the point of beginning.

The parcel described contains 0.503 Acres, more or less in the Northeast quarter of Section 3, and the Northwest quarter of Section 4, T. 25 S., R. 5 W. W. M.

Parcel 2

Beginning at a 1/2 inch iron rod from which the one-quarter corner between Sections 3 & 4, T. 25 S., R. 5 W. W. M. bears S. 44°45'00" W. 113.10 feet and S. 7°32'15" E. 160.93 feet, thence N. 45°15'00" W. 100.00 feet to a 1/2 inch iron rod, thence S. 44°45'00" W. 15.70 feet to a 1/2 inch iron rod, thence N. 45°15'00" W. 108.70 feet to a 1/2 inch iron rod, thence along the Southeasterly line of Locust Street, N. 44°45'00" E. 120.00 feet to a 5/8 inch iron rod, thence S. 45°15'00" E. 208.70 feet to a 5/8 inch iron rod, thence S. 44°45'00" W. 104.30 feet to the point of beginning.

The parcel described contains 0.539 Acres, more or less, in the Northeast quarter of Section 3, and the Northwest quarter of Section 4, T. 25 S., R. 5 W. W. M., and is subject to an easement, 30 feet in width lying adjacent and parallel to the Northeasterly boundary.

Narrative:

The purpose of the survey was to partition a parcel of property into two parcels. Monuments were found in the locations shown and monuments were set in the positions shown. A 1/2 inch iron rod was set on the Northeasterly line to provide for future and further division of Parcel 2, if it becomes possible. A storm sewer catch basin was located at the Northwesterly corner of the property, so a 5/8 inch iron witness monument was set adjacent to the catch basin N. 44°45'E. 0.75 feet of the true corner. The southeasterly line of the parcel was used as the basis of bearing as recorded on C. S. Map No. M58-5.

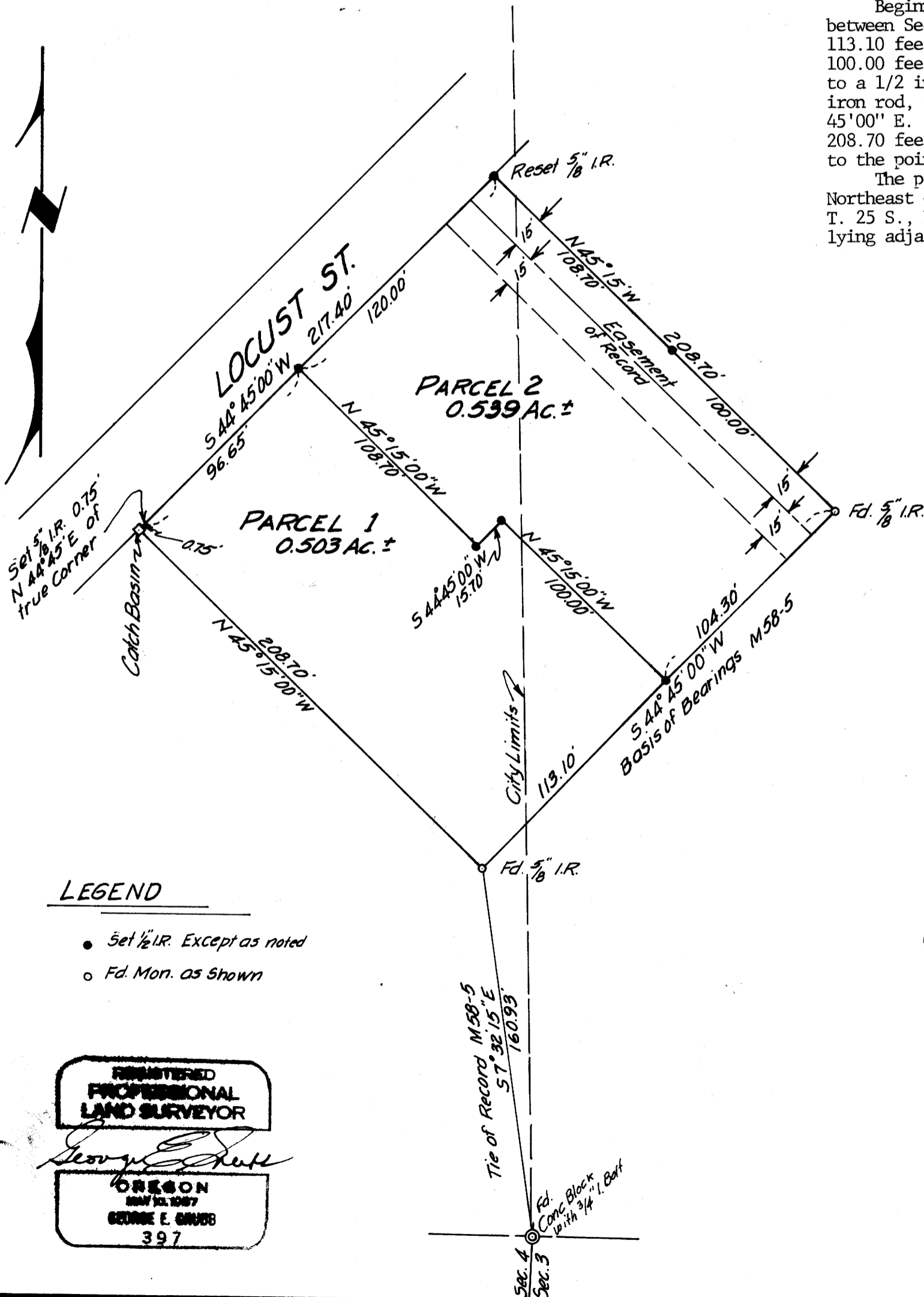
APPROVALS:

Keith L. Cubic 10/28/80
 Douglas County Planning Commission Date

[Signature] 9-16-80
 Oakland Planning Commission Date

[Signature] 11-14-80
 City Council Date

Francis L. Ingram 10-29-80
 Douglas County Surveyor Date



82-6-19-140