

COUNTY SURVEYORS FILE DATA
DO NOT REMOVE FROM OFFICE

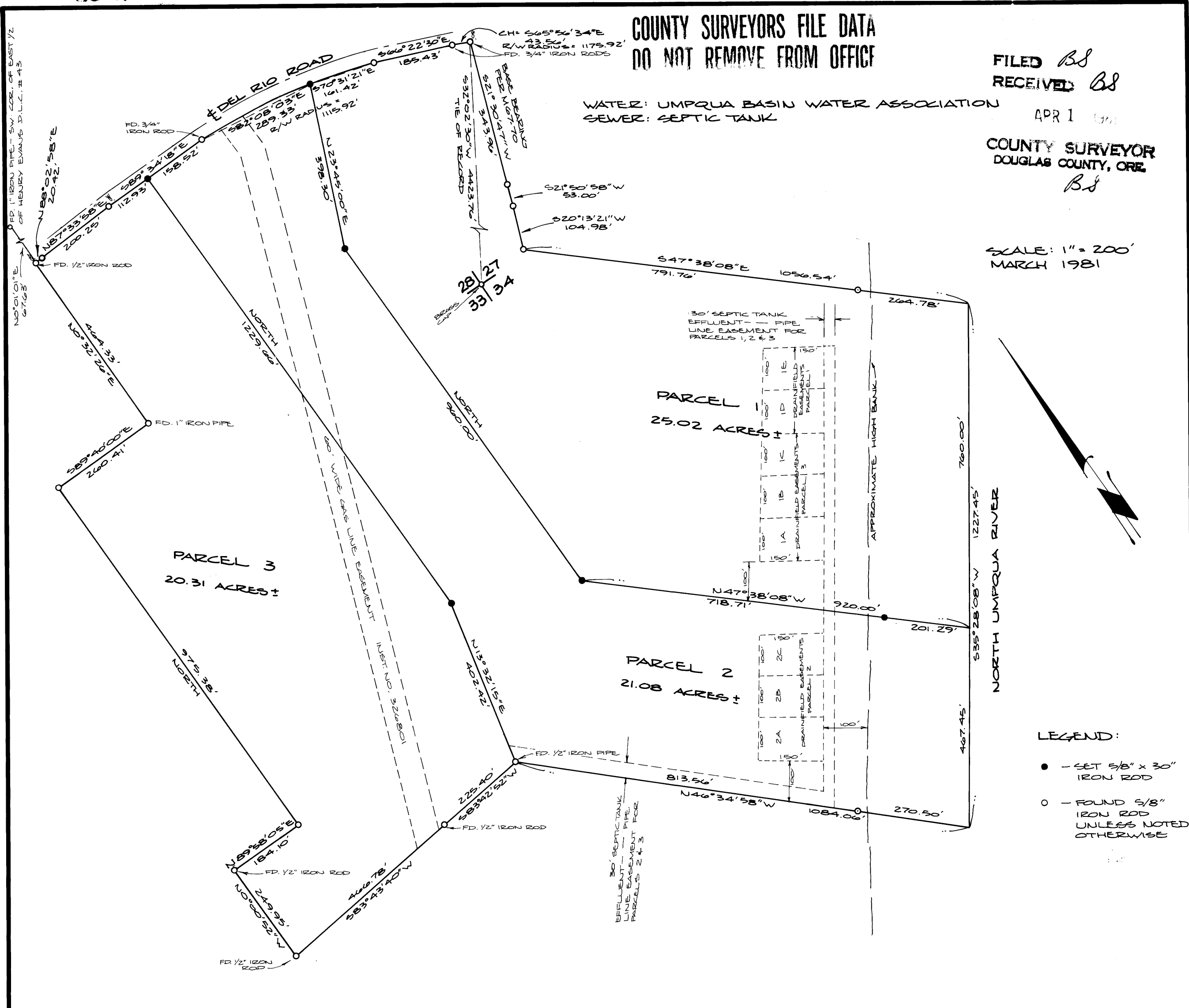
FILED B8
RECEIVED B8

APR 1 1981

COUNTY SURVEYOR
DOUGLAS COUNTY, ORE.
B8

WATER: UMPQUA BASIN WATER ASSOCIATION
SEWER: SEPTIC TANK

SCALE: 1" = 200'
MARCH 1981



- LEGEND:
- - SET 5/8" x 30" IRON ROD
 - - FOUND 5/8" IRON ROD UNLESS NOTED OTHERWISE

A MAJOR LAND PARTITION
LYING IN NW 1/4, NE 1/4, SE 1/4 & SW 1/4 OF SECTION 27, T26S, R6W, W.M.

OWNER & PARTITIONER:
ILLAHE CORPORATION
808 S.E. LANE
ROSEBURG, OREGON

SURVEYOR:
BHW ENGINEERING & SURVEYING, INC.
1205 S.E. COURT
ROSEBURG, OREGON

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Romano E. Ware
OREGON
NOV. 16, 1973
ROMANSO E. WARE
1005

NARRATIVE:

SURVEY TO MONUMENT MAJOR LAND PARTITION AS TENTATIVELY APPROVED BY DOUGLAS COUNTY PLANNING COMMISSION ON 19 MARCH 1981. COMPUTATIONS BY R. WARE & M. RIGGAN. DRAFTING BY D. HOPKINS & M. RIGGAN. FIELD CREW: G. LANG & D. DELATTE. EQUIPMENT USED: WILD T-1 THEODOLITE MOUNTED WITH RED-1 E.D.M.
FOR RECORD BEARINGS & DISTANCES, SEE SURVEY M67-70 FILED IN DOUGLAS COUNTY SURVEYOR'S OFFICE.
REFERENCE SURVEYS: M67-70
REFERENCE DEEDS: INSTRUMENT NOS. 79-07235, 78-15748, 79-14419, 77-04791, 78-15743, 77-19329.

COUNTY SURVEYORS FILE DATA

A MAJOR LAND PARTITION DO NOT REMOVE FROM OFFICE

LYING IN NW¼, NE¼, SE¼ & SW¼ OF SECTION 27, T26S, R6W, W.M.

FILED *BS*
RECEIVED *BS*

APR 1 1980

COUNTY SURVEYOR
DOUGLAS COUNTY, ORE.

PARCEL 1

A parcel of land situated in Section 27, Township 26 South, Range 6 West, Willamette Meridian, Douglas County, Oregon, being more particularly described as follows:

Beginning at a 3/4" iron rod on the Southerly right-of-way line of County Road No. 31 (Del Rio Road) from which the section corner common to Sections 27, 28, 33 and 34, Township 26 South, Range 6 West, Willamette Meridian bears S32°02'30"W 4423.76 feet; thence leaving said Southerly line and following the Westerly line of that certain property described in Instrument No. 79-14419 in the Deed Records of Douglas County, Oregon, as follows: S21°30'47"W 343.96 feet to a 5/8" iron rod, S21°50'58"W 53.00 feet to a 5/8" iron rod, S20°13'21"W 104.98 feet to a 5/8" iron rod and S47°38'08"E 1056.54 feet to a point on the Right Bank of the North Umpqua River; thence downstream along said Right Bank S35°28'08"W 760.00 feet; thence leaving said Right Bank N47°38'08"W 920.00 feet to a 5/8" iron rod; thence North 960.00 feet to a 5/8" iron rod; thence N23°45'00"E 398.30 feet to a 5/8" iron rod on the above said Southerly right-of-way line of Del Rio Road; thence following said Southerly line as follows: along the arc of a 1115.92 foot radius curve to the right (the long chord of which bears S70°31'21"E 161.42 feet) 161.56 feet to a 5/8" iron rod, S66°22'30"E 185.43 feet to a 3/4" iron rod and along the arc of a 1175.92 foot radius curve to the left (the long chord of which bears S65°56'34"E 43.56 feet) 46.56 feet to the point of beginning and containing 25.02 acres more or less.

Subject to drainfield easements and a 30' septic tank effluent pipeline easement shown on survey filed in Douglas County Surveyor's office, M87-15-A

PARCEL 3

A parcel of land situated in Section 27, Township 26 South, Range 6 West, Willamette Meridian, Douglas County, Oregon, being more particularly described as follows:

Beginning at a 5/8" iron rod on the Southerly right-of-way line of County Road No. 31 (Del Rio Road) from which the Section Corner common to Sections 27, 28, 33 and 34, Township 26 South, Range 6 West, Willamette Meridian bears S21°21'57"W 4227.03 feet; thence leaving said Southerly line South 1229.66 feet to a 5/8" iron rod; thence S13°32'15"W 402.42 feet to a 1/2" iron pipe on the Northerly line of that property described in Instrument Nos. 78-15748 and 78-15746 in the Deed Records of Douglas County, Oregon; thence along said Northerly line S83°42'52"W 225.40 feet to a 1/2" iron rod and S83°43'40"W 466.78 feet to a 1/2" iron rod at the most Southeasterly Corner of that property described in Instrument Nos. 78-15743 and 77-19329 in the Deed Records of Douglas County, Oregon; thence along the Easterly line of said property as follows: N0°00'52"W 249.95 feet to a 1/2" iron rod, N89°58'05"E 184.10 feet to a 5/8" iron rod and North 975.38 feet to a 5/8" iron rod on the Southerly line of that property described in Instrument No. 77-04791 in the Deed Records of Douglas County, Oregon; thence along said Southerly line S89°40'00"E 260.41 feet to a 1" iron pipe at the Southeast Corner of said property; thence N0°32'26"E 464.33 feet along the Easterly line of said property to a 1/2" iron rod on the Southerly right-of-way line of the above said Del Rio Road; thence along said Southerly right-of-way line as follows: N88°02'58"E 20.42 feet to a 5/8" iron rod, N87°33'58"E 200.25 feet to a 5/8" iron rod and S89°34'18"E 112.93 feet to the point of beginning and containing 20.31 acres more or less.

SUBJECT TO a 60 foot wide easement granted to El Paso Natural Gas Company as recorded in Instrument No. 326801 in the Deed Records of Douglas County, Oregon.

Included with the above described Parcel 3 are drainfield easements and a 30' septic tank effluent pipeline easement as shown on survey filed in Douglas County Surveyor's office, M87-15-A

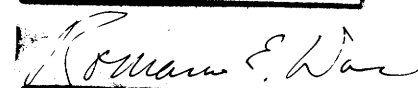
PARCEL 2

A parcel of land situated in Section 27, Township 26 South, Range 6 West, Willamette Meridian, Douglas County, Oregon, being more particularly described as follows:

Beginning at a 5/8" iron rod on the Southerly right-of-way line of County Road No. 31 (Del Rio Road) from which the Section Corner common to Sections 27, 28, 33 and 34, Township 26 South, Range 6 West, Willamette Meridian bears S27°00'06"W 4372.36 feet; thence leaving said Southerly line S23°45'00"W 398.30 feet to a 5/8" iron rod; thence South 960.00 feet to a 5/8" iron rod; thence S47°38'08"E 920.00 feet to the Right Bank of the North Umpqua River; thence downstream along said Right Bank S35°28'08"W 467.45 feet to the Northeasterly line of that property described in Instrument No. 78-15748 in the Deed Records of Douglas County, Oregon; thence along said Northeasterly line N46°34'58"W 1084.06 feet to a 1/2" iron pipe; thence leaving said Northeasterly line N13°32'15"E 402.42 feet to a 5/8" iron rod; thence North 1229.66 feet to a 5/8" iron rod on the Southerly right-of-way line of Del Rio Road; thence along said Southerly right-of-way line S89°34'18"E 158.52 feet to a 3/4" iron rod and along the arc of a 1115.92 foot radius curve to the right (the long chord of which bears S82°08'03"E 289.33 feet) 290.15 feet to the point of beginning and containing 21.08 acres more or less.

SUBJECT TO a 60 foot wide gas line easement granted to El Paso Natural Gas Company as recorded in Instrument No. 326801 in the Deed Records of Douglas County, Oregon.

Also subject to drainfield easements and a 30' septic tank effluent pipeline easement as shown on survey filed in Douglas County Surveyor's office, M87-15-A

REGISTERED
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LAND SURVEYOR


OREGON
NOV. 16, 1973
ROMANSO E. WARE
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