

MINOR LAND PARTITION
 LOT 17 TODD BUILDING CO. SUBD #3
 NE 1/4 SEC. 20, T.27 S, R.5 W, W.M.

FILED B8
 RECEIVED

MAR 17 1981

COUNTY SURVEYOR
 DOUGLAS COUNTY, ORE.
 B8

PARTITIONER:

Donald L. Nielsen
 188 NE Lombardy Dr
 Roseburg, Oregon 97470

SURVEYOR:

HN Hoover
 1753 NW Valley View Dr
 Roseburg, Oregon 97470

Jan 1981

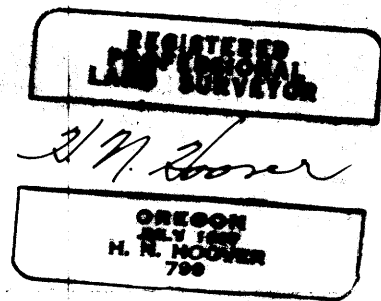
Scale 1"=50'

Water & Sewer by City of Roseburg

Record Data from M 75-80 Do. Co. Surveyor

Survey by transit & chain traverse

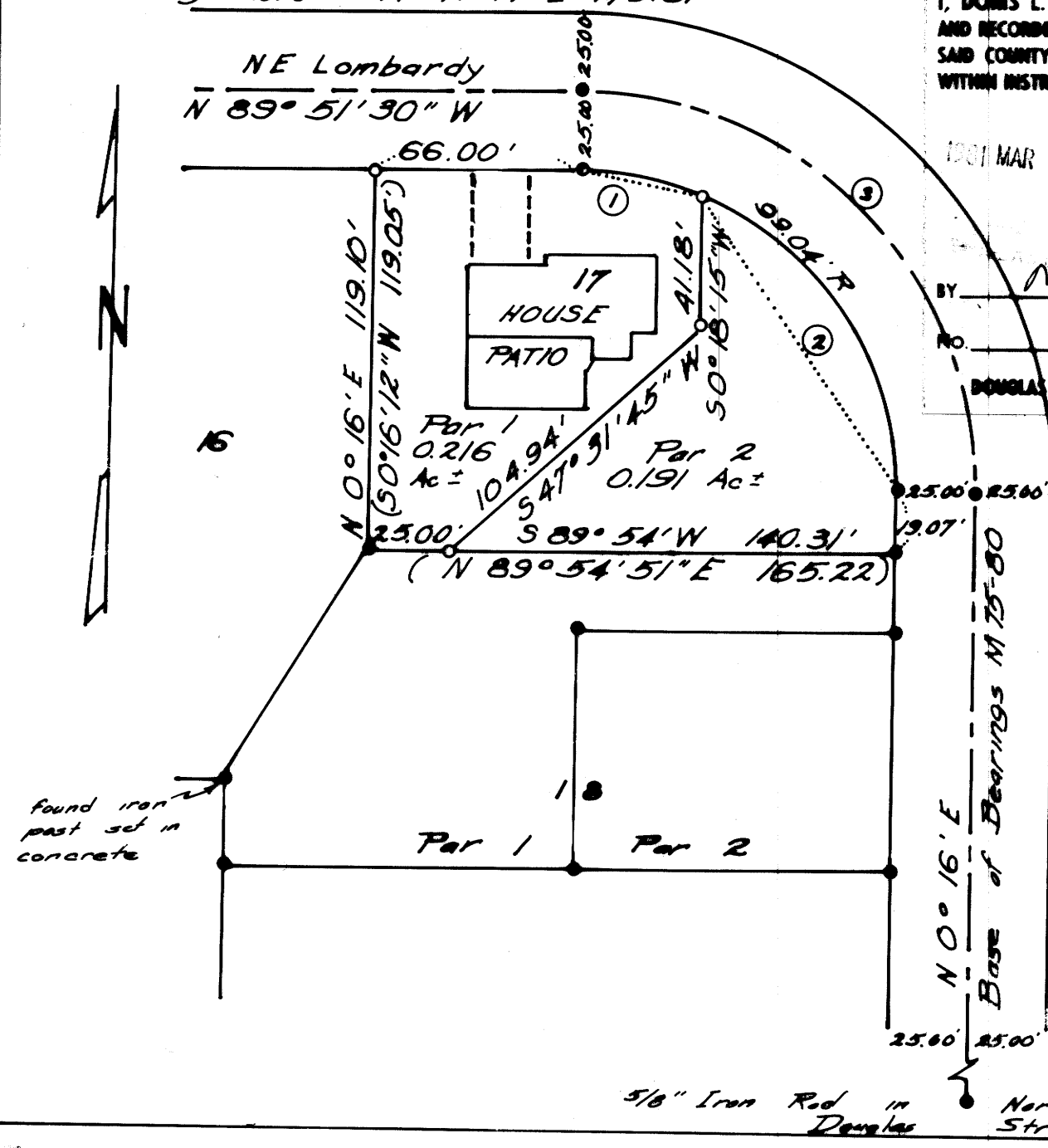
- not set
- Set 5/8" iron rod 30" long
- Found 5/8" iron rod
- ① Long chord S 79° 14' E 36.72'
- ② Long chord S 34° 06' 15" E 111.94'
- ③ Δ curve data
 Δ 90° 07' 33"
 R 124.04'
 L 195.11'
 π 124.31'
 Long chord S 44° 47' 47" E 175.61'



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

1981 MAR 17 PM 3 54

BY: *Mary E. Bowker*
 DEPUTY
 NO. FEE 6.00
 DOUGLAS COUNTY OFFICIAL RECORDS



APPROVALS:

| | |
|--------------------------|---------|
| <i>Curt J. Schmiedel</i> | 3-12-81 |
| PRESIDENT PLANNING COMM. | DATE |
| <i>[Signature]</i> | 3-11-81 |
| SECRETARY PLANNING COMM. | DATE |
| <i>Adney E. Bowker</i> | 3-13-81 |
| DEPARTMENT PUBLIC WORKS | DATE |
| <i>[Signature]</i> | 3-17-81 |
| SURVEYOR DEPUTY | DATE |

Parcel #1

That portion of lot 17, Todd Building Company Subdivision #3, as recorded in volume 5 on page 79 of Douglas County Plat records, and being more particularly described as: Beginning at a 5/8" iron rod at the Northwest corner of said lot 17, thence S 89° 51' 30" E along the southerly right-of-way line of NE Lombardy Street 66.00 feet to the P.C. of a 99.04 foot radius curve right, thence along the arc of said curve right 36.73 feet (the long chord of which bears S 79° 14' E 36.72 feet) to a 5/8" iron rod, thence S 0° 18' 15" W 41.18 feet to a 5/8" iron rod, thence S 47° 31' 45" W 104.94 feet to a 5/8" iron rod in the South line of said lot 17, thence S 89° 54' W along said South line of lot 17 25.00 feet to a 5/8" iron rod in the Southwest corner of lot 17, thence N 0° 16' E along the west line of lot 17 119.10 feet to the place of beginning, containing 0.216 acres more or less.

Parcel #2

That portion of lot 17, Todd Building Company Subdivision #3, as recorded in volume 5 on page 79 of Douglas County Plat Records, & being more particularly described as: Beginning at a 5/8" iron rod at the Southeast corner of said lot 17, thence S 89° 54' W along the South line of said lot 17 140.31 feet to a 5/8" iron rod, thence N 47° 31' 45" E 104.94 feet to a 5/8" iron rod, thence N 0° 18' 15" E 41.18 feet to a 5/8" iron rod in the southerly right-of-way line of NE Lombardy Street, thence along the arc of a 99.04 foot radius curve right 119.06 feet (the long chord of which bears S 34° 06' 15" E 111.94 feet) to the P.T. of said curve, thence continuing along the right-of-way of NE Lombardy Street S 0° 16' W 19.07 feet to the point of beginning, containing 0.191 acres more or less.

COUNTY SURVEYORS FILE DATA
 DO NOT REMOVE FROM OFFICE