

COUNTY SURVEYORS FILE DATA
DO NOT REMOVE FROM OFFICE

MAJOR LAND PARTITION

E 1/2, SEC 24, T25S, R6W, W.M.
IN (VAC.) LOTS 2 & 3, BLOCK 2, PLAT-M
SUTHERLIN LAND & WATER CO.
DOUGLAS COUNTY, OREGON

JUNE, 1981

SCALE: 1"=200'

PRELIMINARY FILE NO. 80-173

FILED
RECEIVED J.R.L.

JUN 26 1981

COUNTY SURVEYOR
DOUGLAS COUNTY, ORE.

PARTITIONER
& OWNER

KOCH, ARTHUR C.
RT. 2 BOX 8570
SUTHERLIN, OREGON 97479
PHONE 459-4408

NO. PARCELS

2

WATER SUPPLY

WELL

STATE OF OREGON)
COUNTY OF DOUGLAS) SS.

SEWER

SEPTIC SYSTEM

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.

ZONE

RR 2 1/2

SURVEYOR

RODERICK B. KIMBERLING
ALPHA & OMEGA ENGINEERS, INC.
1622 N.E. VINE STREET
ROSEBURG, OREGON 97470

BY: Margaret Deel
DEPUTY
NO. 1 FEE 6.00

DOUGLAS COUNTY OFFICIAL RECORDS

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Roderick B. Kimberling

OREGON
JULY 18, 1959
RODERICK B. KIMBERLING
1903

\$1 8000

DESCRIPTIONS

PARCEL I

BEGINNING AT THE SOUTHEAST CORNER OF LOT 5 BLOCK 2, PLAT-M, SUTHERLIN LAND & WATER CO. SUBDIVISION, DOUGLAS COUNTY, OREGON, FROM WHICH THE SECTION CORNER COMMON TO SECTIONS 13 & 24, T25S, R6W, W.M. AND SECTIONS 18 & 19, T25S, R5W, W.M. BEARS N4°56'28"E 2076.89 FEET; THENCE N88°38'00"W 365.49 FEET TO THE TRUE POINT OF BEGINNING;

THENCE N88°38'00"W 150.65 FEET; THENCE S1°26'19"W 1032.97 FEET; THENCE S83°35'55"E 100.00 FEET; THENCE N45°44'52"E 569.06 FEET TO THE WEST LINE OF HASTINGS ROAD; THENCE ALONG SAID LINE, N1°21'00"E 515.00 FEET; THENCE N88°38'00"W 345.47 FEET; THENCE N1°20'28"E 120.03 FEET TO THE TRUE POINT OF BEGINNING, ALL IN SECTION 24, T25S, R6W, W.M., CONTAINING 9.06 ACRES, MORE OR LESS.

PARCEL II

BEGINNING AT THE SOUTHEAST CORNER OF LOT 5 BLOCK 2, PLAT-M, SUTHERLIN LAND & WATER CO. SUBDIVISION, DOUGLAS COUNTY, OREGON, FROM WHICH THE SECTION CORNER COMMON TO SECTIONS 13 & 24, T25S, R6W, W.M. AND SECTIONS 18 & 19, T25S, R5W, W.M. BEARS N4°56'28"E 2076.89 FEET; THENCE N88°38'00"W 516.14 FEET AND S1°26'19"W 1032.97 FEET TO THE TRUE POINT OF BEGINNING;

THENCE S83°35'55"E 100.00 FEET; THENCE N45°44'52"E 569.06 FEET TO THE WEST LINE OF HASTINGS ROAD; THENCE ALONG SAID LINE, S1°21'00"W 290.27 FEET, S33°05'10"W 272.63 FEET, S41°4'34"W 214.02 FEET, S82°31'33"W 134.45 FEET, N22°14'05"W 106.73 FEET AND N37°01'06"W 284.82 FEET; THENCE S83°35'55"E 135.80 FEET TO THE TRUE POINT OF BEGINNING, ALL IN SECTION 24, T25S, R6W, W.M., CONTAINING 4.03 ACRES, MORE OR LESS.

NARRATIVE

THIS SURVEY IS A PARTITIONING OF VACATED LOTS 2 AND 3, BLOCK 2, PLAT M, SUTHERLIN LAND & WATER CO., DOUGLAS COUNTY, OREGON, INTO TWO PARCELS WHICH HAVE SEPTIC APPROVAL.

I SET ① AND ② ON LINE BETWEEN ③ AND ④, PROJECTED THE BEARINGS ESTABLISHED BY ⑤⑥ AND ⑦⑧, GOING RECORD DISTANCE TO CALCULATED ⑨ AND ⑩. FROM ① AND ② I USED THE COMPASS RULE TO ADJUST POINTS ③ AND ④ FROM RECORD BEARINGS AND DISTANCES. FROM THESE CALCULATED POINTS I SET POINTS AT ALL RIGHT-OF-WAY BENDS ALONG PARCEL II.
I USED A 20 SECOND THEODOLITE AND E.D.M.

LEGEND

- ⊕ FD. BRASS CAP
- FD. 3/4" IRON PIPE
- FD. 5/8" REBAR (Per M 65-61)
- SET 5/8" X 30" REBAR
- CALCULATED, NOT SET

APPROVALS

Keith L. Cubic
PLANNING COMMISSION

6/23/81
DATE

Francis L. Ingram
COUNTY SURVEYOR

6-26-81
DATE

