

BB 7- Pg 94B

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OCT 22 1981

COUNTY SURVEYOR
DOUGLAS COUNTY, ORE.

Partitioner & Legal Owner of Record:

Eagles' View Management Co., Inc.
P.O. Box 578
Drain, Oregon 97435

Total Number of Lots: 2

Water Supply: Well

Sewer Disposal: Septic Drain Field

Map Prepared By:

Shaner Engineering, Inc.
P.O. Box 1430
Roseburg, Oregon 97470

Keith L. Cubic 10/19/81
Planning Commission Date

Francis L. Ingram 10-22-81
County Surveyor Date

81-13434

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:

1981 OCT 22 PM 1 03

DORIS L. WADSWORTH
DOUGLAS COUNTY CLERK
BY [Signature]
NO. 1284 FEE 12.00
DOUGLAS COUNTY OFFICIAL RECORDS

**MINOR LAND PARTITION
IN THE NW 1/4 OF SEC. 19, T22S, R5W, W.M.
& IN THE NE 1/4 OF SEC. 24, T22S, R6W, W.M.
DOUGLAS COUNTY, OREGON**

September, 1981

Page 2 of 2

REGISTERED
PROFESSIONAL
LAND SURVEYOR

BA Shaner

OREGON
OCT 22 1981
BRUCE A. SHANER
492

COUNTY SURVEYORS FILE DATA
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DESCRIPTION

PARCEL 1

Beginning at a 3/4 inch iron pipe, from which the Quarter Section Corner common to Section 19, T22S, R5W, W.M. and Section 24, T22S, R6W, W.M., bears S11°28'37"W a distance of 943.49 ft.

thence N11°55'39.3"W along the westerly boundary of the Roy B. Howell property, as described by Instrument No.78-11963, Book of Records of Douglas County, Oregon, a distance of 136.67 ft. to a 5/8 inch iron rod;

thence N87°26'41.5"W, along said Roy B. Howell's southerly boundary, a distance of 216.89 ft. to a 1 1/2 inch angle iron on the easterly boundary of the Douglas County, Oregon, Hayhurst Road No. 24;

thence leaving said southerly boundary of the Roy B. Howell property and bearing S47°00'00"W, along said easterly boundary of the Hayhurst Road No. 24 a distance of 125.80 ft.;

thence along the arc of a 300.00 ft. radius curve to the left, and continuing along said easterly boundary of the Hayhurst Road No. 24, a distance of 155.77 ft. (the long chord of said curve bears S32°07'30"W a distance of 154.02 ft.);

thence leaving said curve and bearing S17°15'00"W along said easterly boundary of Hayhurst Road No. 24 a distance of 41.01 ft. to a 5/8 inch iron rod;

thence leaving said easterly boundary of Hayhurst Road No. 24 and bearing S71°21'03.6"E a distance of 171.73 ft. to a 5/8 inch iron rod;

thence N23°07'51.9"E a distance of 113.71 ft. to a 5/8 inch iron rod;

thence N74°25'08.6"E a distance of 232.13 ft. to the point of beginning, containing 1.73 acres, more or less, and all being situated in the NW1/4 of Section 19, T22S, R5W, W.M. and in the NE1/4 of Section 24, T22S, R6W, W.M., in Douglas County, Oregon.

Above property is subject to an unrecorded powerline easement by the Douglas Electric Cooperative and by possible possession rights of a few feet in width by Roy B. Howell along the common boundary of this parcel and the above mentioned Roy B. Howell property.

PARCEL 2

The remainder of that portion of Instrument No. 258090 not described above, that falls in said Sections 19 & 24, lying easterly of Hayhurst Road No. 24, containing several hundred acres, more or less.

FILE M89-238

MAP FILE M89-238