

MINOR LAND PARTITION

IN E 1/2, SEC. 24, T25S, R6W, W.M. IN LOT 4,
PLAT M, SUTHERLIN LAND & WATER CO., IN
DOUGLAS COUNTY, OREGON

FILED *bd*
RECEIVED *WDS*
JUN 18 1982
COUNTY SURVEYOR
DOUGLAS COUNTY, OREGON

PARTITIONER & OWNER:

JOHN TILLEY
518 SOUTH COMSTOCK
SUTHERLIN, OREGON
97479

BY:

ROBERT L. DOLAN
RT. 1 BOX 1820
SUTHERLIN, OREGON
97499

COUNTY SURVEYORS FILE DATA
NOT REMOVE FROM OFFICE

NO. OF PARCELS: 2

WATER SUPPLY: WELL

SEWER: SEPTIC SYSTEM

LEGEND: ○ Fd 5/8" Iron Rd.

● Set 5/8" Iron Rd. w/cap (L.S. 1074)

• Calculated, not set

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.

DATE: MAY, 1982

1982 JUN 22 PM 4 45

DOUGLAS COUNTY CLERK
BY *Mary Wadsworth*
DEPUTY
NO. _____ FEE *1.00*

82-06625

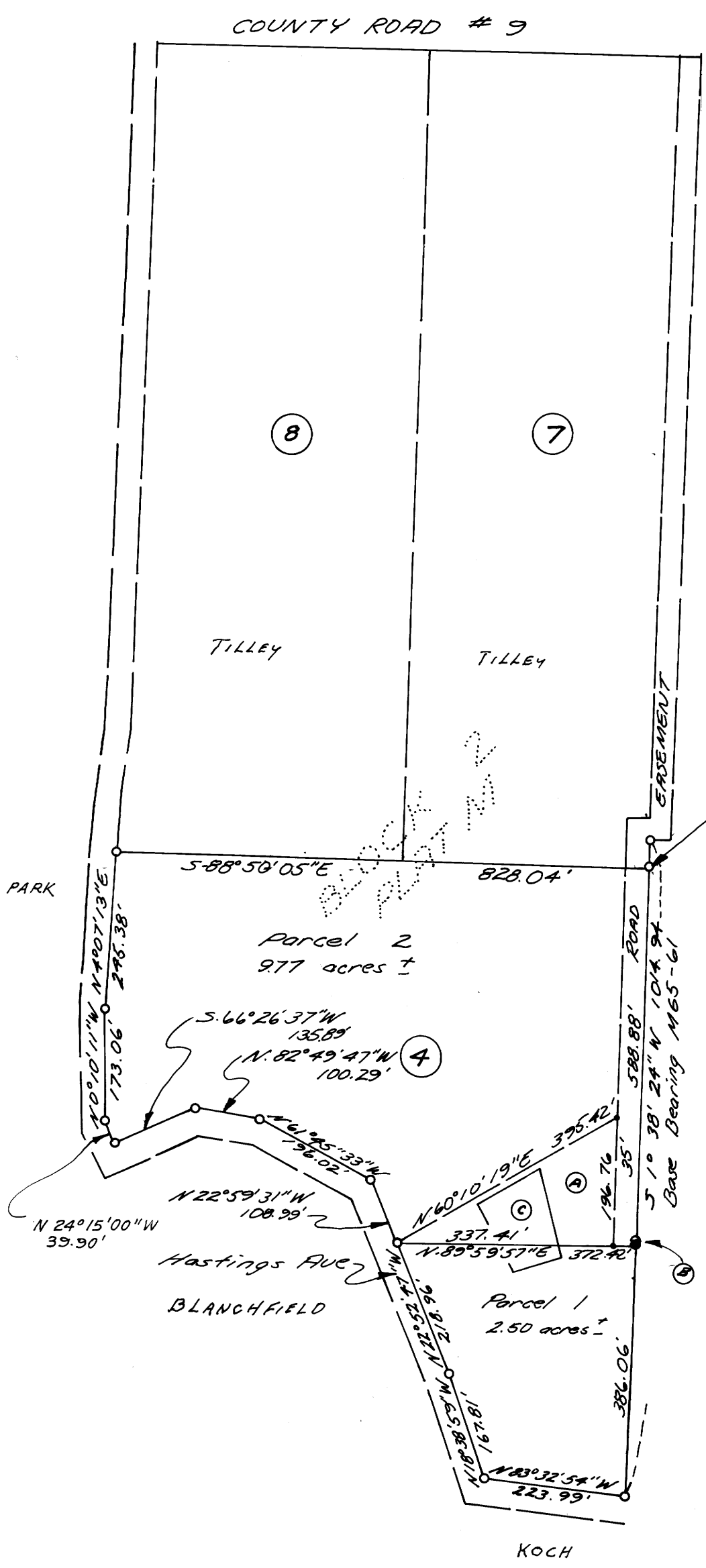
PARCEL 1

DOUGLAS COUNTY OFFICIAL RECORDS

Beginning at the Northeast corner of Lot 4, Block 2, Plat M, Sutherlin Land & Water Co., Douglas County, Oregon, from which the East 1/4 corner of sec. 24, T25S, R6W, W.M., bears South 588.63 feet and East 899.94 ft., thence South 01°38'24" W. 588.88 ft. to the true point of beginning. Thence S. 01°38'24" W. 386.06 ft. to the North-easterly line of Hastings Ave., thence along said line N 83°32'54" W. 223.99 ft., thence N. 18°38'59" W. 167.81 ft., thence N 22°52'47" W. 218.96 ft., thence N. 89°59'57" E. 372.42 ft. to the true point of Deed Re-beginning, all in Sec. 24, T25S, R6W, W.M., contains 2.50 acres, more or less, also includes a non exclusive easement on Parcel 2, (refer to Douglas County records No. 82-6213 for an existing septic system and drain field, also includes a 35 ft roadway easement from the southeasterly line of County Rd. No 9, along the West side of the Easterly line of Lots 7 & 4, Block 2, Plat M, Sutherlin Land & Water Co. to the North line of said Parcel 1.

PARCEL 2

Beginning of the Northeast corner of Lot 4, Block 2, Plat M, Sutherlin Land & Water Co., Douglas County, Oregon, from which the East 1/4 corner of section 24, T25S, R6W, W.M. bears South 588.63 ft. and East 899.94 ft., thence S 01°38'24" W. 588.88 ft., thence S. 89°59'57" W. 372.42 ft., to the North-easterly line of Hastings Ave., thence along said line, N 22°59'31" W. 108.99 ft., thence N. 61°45'33" W. 196.02 ft., thence N 82°49'47" W. 100.29 ft., thence S 66°26'37" W. 135.89 ft., thence N. 24°15'00" W. 39.90 ft., thence N. 0°10'11" W. 173.06 ft., thence N 4°07'13" E. 245.38 ft., thence S. 88°50'05" E. 828.04 ft. to the Point of Beginning, all in Sec. 24, T25S, R6W, W.M. Contains 9.77 acres, more or less, also includes a 35 ft. Roadway Easement from the Southerly line of County Rd. no. 9 along the west side of the Easterly line of Lots 7 & 4, Block 2, Plat M, Sutherlin Land & Water Co. to the North Line of Parcel 1.



E 1/4 cor. sec. 24
bears South 588.63'
East 899.94' as
per M-65-61 plat.

REEVES

NARRATIVE:

This Survey is a Partitioning of Lot 4, Block 2, Plat M, Sutherlin Land and Water Co., Douglas County, Oregon, into two Parcels.

Note: ① is a non-exclusive easement for an existing septic system and drainfield, for Parcel 1, refer to Douglas County deed records no. 82-6213

Note: ② found 5/8" iron rod off line North 7.85' ft. and West 1.71' ft. from the North East corner of Lot 1.

Note: ③ Approximate location of existing sewer system and drainfield. REFER to M-65-61 for Original bearings and distances for Lot 4.

APPROVALS
Keith R. Cubic 6/17/82
PLANNING COMMISSION
Gregory E. Zuehl DEPUTY
COUNTY SURVEYOR 6-18-82

REGISTERED
PROFESSIONAL
LAND SURVEYOR
Robert L. Dolan
OREGON
JULY 30, 1976
ROBERT L. DOLAN
1076

36-7-19-142