

COUNTY SURVEYORS FILE DATA  
DO NOT REMOVE FROM OFFICE

MINOR LAND PARTITION  
NE& NW 1/4 SEC. 2 & 3 T.23 S., R. 5 W.W.M.  
JUNE 1982 SCALE 1"=200'

BY: BAUGHMAN TECHNICAL SERVICES  
5157 N. UMPQUA HWY.  
ROSEBURG, OREGON 97470

FOR: DAN RUSSELL

LEGAL OWNER: DAN R. & BURNETTE RUSSELL  
P.O. BOX 20  
YONCALLA, OREGON 97499

NO. OF PARCELS: 3

WATER: WELL

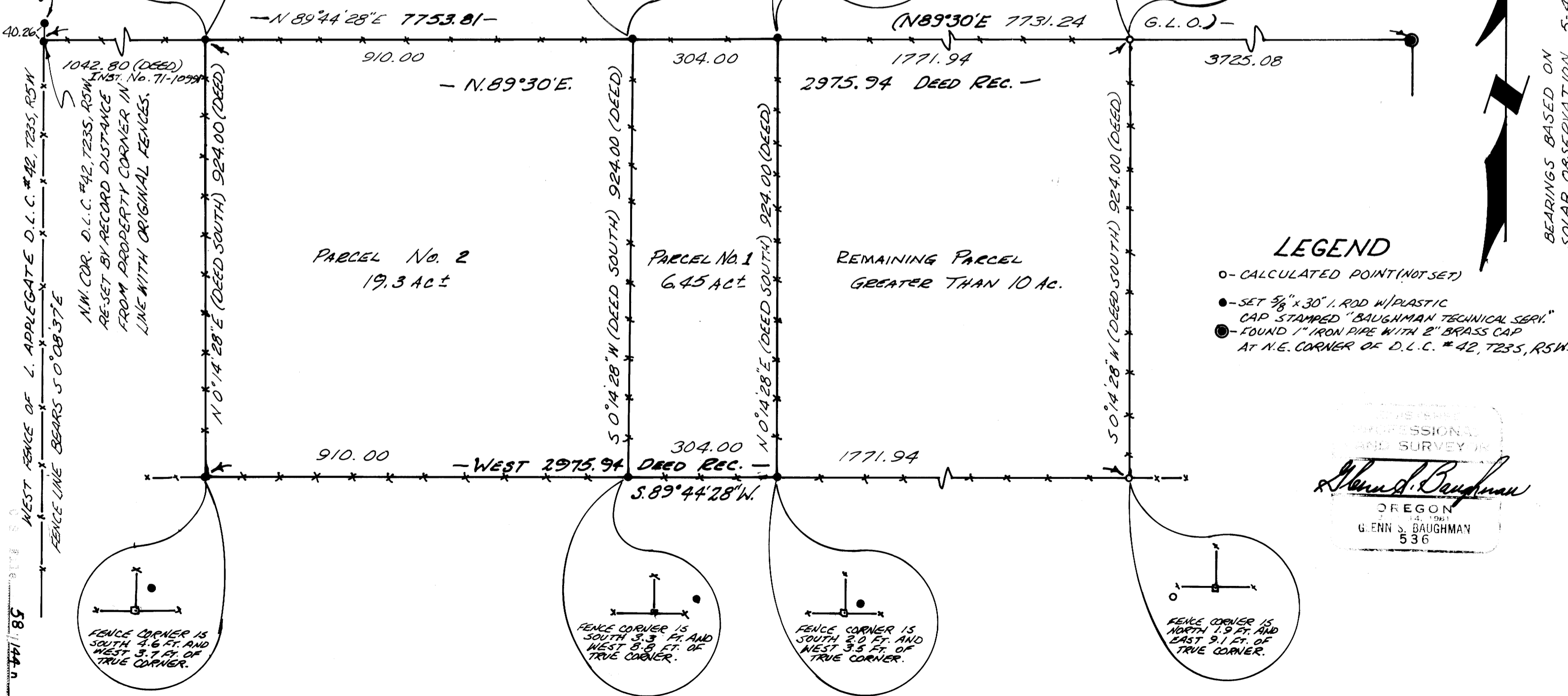
SEWER: SUB-SURFACE

FILED BY  
RECEIVED  
AUG 26 1982  
COUNTY SURVEYOR  
DANIELAS COUNTY, ORE  
BS  
RUB

58/144n  
M92-69A

Keith L. Cubic  
COUNTY PLANNING  
8/19/82  
DATE  
James E. Monahan  
DEPUTY  
COUNTY SURVEYOR  
8-25-82  
DATE

SEE C.S. 40/265  
SET IRON PIN IN POST HOLE DEPRESSION  
AT THE S.E. CORNER OF THE FORMERLY  
ELMER DAUGHERTY PROPERTY AND WITNESSED  
BY PREVIOUS OWNER, GRANT MCCORMACK.



BEARINGS BASED ON  
SOLAR OBSERVATION 5-4-82

LEGEND

- - CALCULATED POINT (NOT SET)
- - SET 5/8" x 30" I. ROD W/ PLASTIC CAP STAMPED "BAUGHMAN TECHNICAL SERV."
- ⊙ - FOUND 1" IRON PIPE WITH 2" BRASS CAP AT N.E. CORNER OF D.L.C. # 42, T23S, R5W.

REGISTERED  
PROFESSIONAL  
AND SURVEYOR  
G. ENN S. BAUGHMAN  
536

Map File M92-69A  
58/144n

MINOR LAND PARTITION in the NE 1/4 & NW 1/4 of Sections 2 & 3, T. 23S., R. 5 W., W. M.

COUNTY SURVEYORS FILE DATA

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Legal Owner: Dan R. & Burnette Russell  
 P. O. Box 20  
 Yoncalla, Oregon 97499

Number of  
 Parcels: 3

Water Supply: Well

Sewer: Sub-surface

Surveyed by: Baughman Technical Services, Inc.  
 P. O. Box 222 or 5157 N. Umpqua Hwy  
 Roseburg, Oregon 97470

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:

1982 AUG 27 AM 9:12

DORIS L. WADSWORTH  
DOUGLAS COUNTY CLERK

BY: Mary Lee  
 DEPUTY

NO. \_\_\_\_\_ FEE 12.00

DOUGLAS COUNTY OFFICIAL RECORDS

FILED *o.s.*  
RECEIVED *RWS*

AUG 26 1982

COUNTY SURVEYOR  
DOUGLAS COUNTY, ORE.

REGISTERED  
PROFESSIONAL  
LAND SURVEYOR

*Glenn S. Baughman*

OREGON  
JULY 14, 1961  
GLENN S. BAUGHMAN  
536

82-09236

NARRATIVE:

This survey was performed to survey a two parcel separation off of a 63 acre parcel. The survey was based on the North line of the Lindsey Applegate D. L. C. No. 42. The Northeast corner has been renewed by John Powell, C. S. 56/25. The Northwest corner had been torn out in the course of road construction a number of years ago. Its location was shown in a survey by Oscar Thiel, C. S. 40/265.

I contacted adjacent property owners and ascertained that Grant McCormick, a long time resident and former owner of property North of the lost corner was able to point out the location of the post that replaced the corner stone which marked the Southeast corner of the Elmer Daughtery property. I make this sworn statement a part of this narrative.

I then surveyed between the corners and checked locations and bearing of fences which I note on the map. The North-South lines were rotated to compare to the original deed. The field work was carried on by Kristian DeGroot and Lester Fanning, using a Wild TIAE Theodolite and H. P. 3805A EDM.

PARCEL 1:

Beginning at a 5/8 inch iron rod on the Southerly right-of-way line of County Road No. 63 from which the Northwest corner of the Lindsey Applegate D. L. C. No. 42 bears S. 89°44'28" W. 1952.80 feet; thence along said right-of-way line N. 89°44'28" E. 304.00 feet to a 5/8 inch iron rod; thence S. 0°14'28" W. 924.00 feet to a 5/8 inch iron rod; thence S. 89°44'28" W. 304.00 feet to a 5/8 inch iron rod; thence N. 0°14'28" E. 924.00 feet to the point of beginning. The above described parcel situated in Section 3 T. 23 S., R. 5 W., W. M. and contains 6.45 Acres, more or less.

PARCEL 2:

Beginning at a 5/8 inch iron rod on the Southerly right-of-way line of County Road No. 63, from which the Northwest corner of the Lindsey Applegate D. L. C. No. 42 bears S. 89°44'28" W. 1042.80 feet; thence along said Southerly right-of-way line N. 89°44'28" E. 910.00 feet to a 5/8 inch iron rod; thence S. 0°14'28" W. 924.00 feet to a 5/8 inch iron rod; thence S. 89°44'28" W. 910.00 feet to a 5/8 inch iron rod; thence N. 0°14'28" E. 924.00 feet to the point of beginning. The above described parcel situated in Section 3, T. 23 S., R. 5 W., W. M. and contains 19.30 Acres, more or less.

REMAINING PARCEL:

All of that property described in Inst. No. 71-10991 lying East of Parcel No. 1 described above and contains 37.58 acres more or less.

Keith L. Cubic  
Planning Commission

8/19/82  
Date

Larry E. Monahan DEPUTY  
County Surveyor

8-25-82  
Date

82-8-19-5B

M 92-69 A+B

DEPOSITION

I Grant McCormack do hereby depose and say that I have owned and thereby have personal knowledge of the former Elmer Daugherty property as delineated on that map marked File 265 Drawer 40 Douglas County Surveyor's Office. I also swear that the Iron Pin Monument that Glenn Baughman Registered Land Surveyor has placed in the location of a large fence post hole and I have witnessed. Is in the location of the S.E. corner of the said Daugherty property

Signed

*Grant McCormack* Date 5/20/82  
Grant McCormack