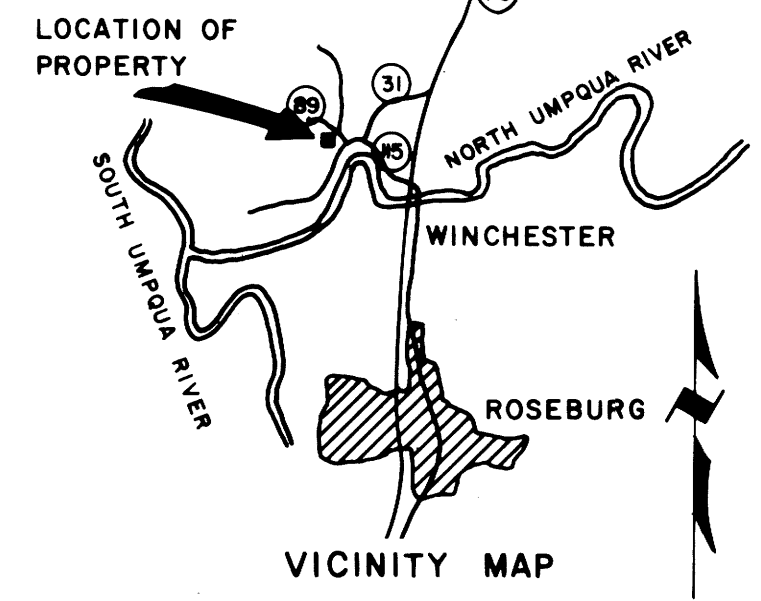


COUNTY SURVEYORS FILE DATA Minor Land Partition in Lot 5,  
DO NOT REMOVE FROM OFFICE Section 14, T26S, R6W, W.M.,  
Douglas County, Oregon

November 16, 1982

FILED *BB*  
RECEIVED *2/8*  
NOV 30 1982  
COUNTY SURVEYOR  
DOUGLAS COUNTY, ORE.



LOT 1 DESCRIPTION

Beginning at a 5/8" iron rod on the south right of way boundary of Douglas County Road No. 89, from which iron rod the Section Corner common to Sections 14, 15, 22 & 23, T26S, R6W, W.M., Douglas County, Oregon, bears S49°05'02.8"W a distance of 1134.78 feet;  
thence along the south right of way boundary of said County Road the following:  
S53°08'00"E a distance of 142.31 feet to the beginning of a 2311.83 foot radius curve to the left;  
thence along said 2311.83 foot radius curve to the left a distance of 104.90 feet to the end of curve (the long chord of which curve bears S54°26'00"E a distance of 104.89 feet);  
thence S55°44'00"E a distance of 95.46 feet to a 5/8" iron rod on the east boundary of the Kenneth R. and Verna L. Mead property, which rod is west a distance of 12.0 feet from the east line of Lot 5 of Section 14, T26S, R6W, W.M.;  
thence leaving said south right of way boundary of Douglas County Road No. 89 and bearing along the east boundary of the Kenneth R. and Verna L. Mead property S0°23'56"W a distance of 327.80 feet to a 5/8" iron rod which is west a distance of 12.0 feet from the east boundary of said Lot 5 of Section 14;  
thence N84°36'15"W a distance of 353.82 feet to a 5/8" iron rod;  
thence N4°13'08.4"E a distance of 416.40 feet to a 5/8" iron rod;  
thence N30°00'00"E a distance of 91.67 feet to the point of beginning, containing 3.26 acres, more or less, and all being situated in Lot 5 of Section 14, T26S, R6W, W.M., Douglas County, Oregon.

Above described Lot 1 is subject to an easement for a waterline and an easement for a power line, both of which are described as follows:

WATER LINE EASEMENT ON LOT 1

A fifteen foot wide water line easement for the construction, use and maintenance of a waterline or waterlines lays across the north end of said Lot 1, lying adjacent to and southerly of the common north boundary of said Lot 1 and the south right of way boundary of Douglas County Road No. 89, and is being retained by Kenneth R. Mead and Verna L. Mead and their assigns, for the construction, use and maintenance of said waterline or waterlines.

POWER LINE EASEMENT ON LOT 1

A 10.0 foot wide easement for the construction, use and maintenance of a power line was granted to COPCO (now Pacific Power & Light Company) and is recorded in Volume 101, Page 478, Deed Records of Douglas County, Oregon. The centerline of said powerline easement (which easement is 5.0 feet wide on each side of said centerline) is described as follows:  
The centerline of the power easement begins on the north boundary of above described Lot 1 and on the south boundary of Douglas County Road No. 89 at a point which is S53°08'E a distance of 60.00 feet from the point of beginning of said Lot 1;  
thence from point of beginning said power easement centerline bears S8°00'W a distance of 248.00 feet to the end of said power easement centerline.

LOT 2 DESCRIPTION

That parcel of land described by Instrument No. 321771, Deed Records of Douglas County, Oregon, less above described Lot No. 1. (This Lot 2 is also situated in Lot 5 of Section 14, T26S, R6W, W.M., Douglas County, Oregon.) It contains 21.0 acres, more or less.

Partitioner & Legal Owner of Record :  
Kenneth R. & Verna L. Mead  
298 Brozio Road  
Roseburg, Oregon 97470

Total No. of Lots : 2

Water Supply :  
Well for Lot 1 & Umpqua Water Basin Assoc. available for Lot 2.

Sewage Disposal :  
Septic Tank & Drainfield for Lot No. 1 & Septic Tank & Drainfield to be located for Lot No. 2.

Map Prepared by :  
Shaner Engineering, Inc.  
P.O. Box 1430  
Roseburg, Oregon 97470

*Keith L. Cubic* 11/29/82  
Planning Commission Date

*James L. M... DEPUTY* 11-30-82  
County Surveyor Date

STATE OF OREGON ) ss.  
COUNTY OF DOUGLAS )  
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 NOV 30 PM 1:30

DORIS L. WADSWORTH  
DOUGLAS COUNTY CLERK

BY *Mary L. Beal*  
DEPUTY  
NO. \_\_\_\_\_ FEE *12.00*

DOUGLAS COUNTY OFFICIAL RECORDS

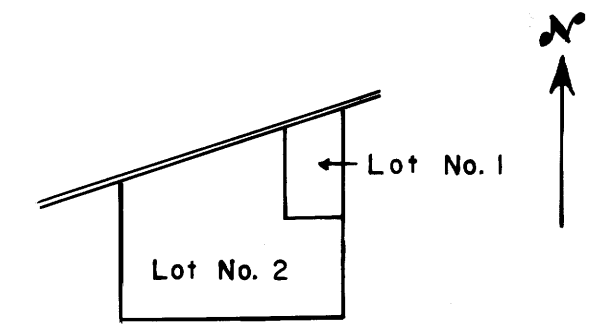
82-12820

REGISTERED  
PROFESSIONAL  
LAND SURVEYOR

*B A Shaner*

OREGON  
SURVEYOR

SCHEMATIC DIAGRAM



MAP FILE *M 82-12820-25A*

Blk. 8 - Pg. 24.B

22 15  
23 14  
T26S, R6W, W.M.  
Fd Brass Cap.  
See Corner Notes  
Filed Nov. 16, 1982

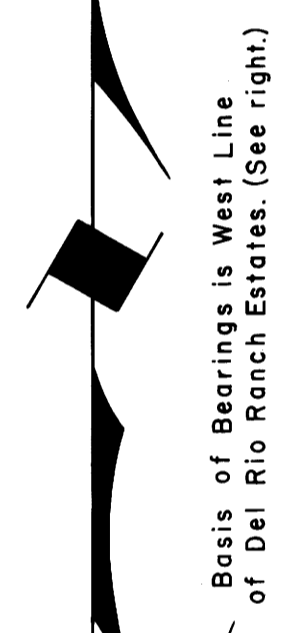
**Survey Narrative**  
Survey performed for the purpose of locating the boundaries of Lot 1 of the M.L.R. East Line of Lot 5 of Section 14 was located by a Southward extension of Surveys of Del Rio Ranch Estates (by Barnes, M33-74) and Survey by Ware, M57-46 and this extension closely matched the East-West (Departure) position of said East Line of Lot 5 (E. line is controlled by original U.S.G.L.O. distance from the S.W. Corner of Section 14.) A Jena OI" Theodolite and a "Mac 2" Electronic Distance Meter were instruments used.  
Latitude of Southeast Corner Lot 5 is controlled by old fence corner there.

### Minor Land Partition in Lot 5, Section 14, T26S, R6W, W.M., Douglas County, Oregon

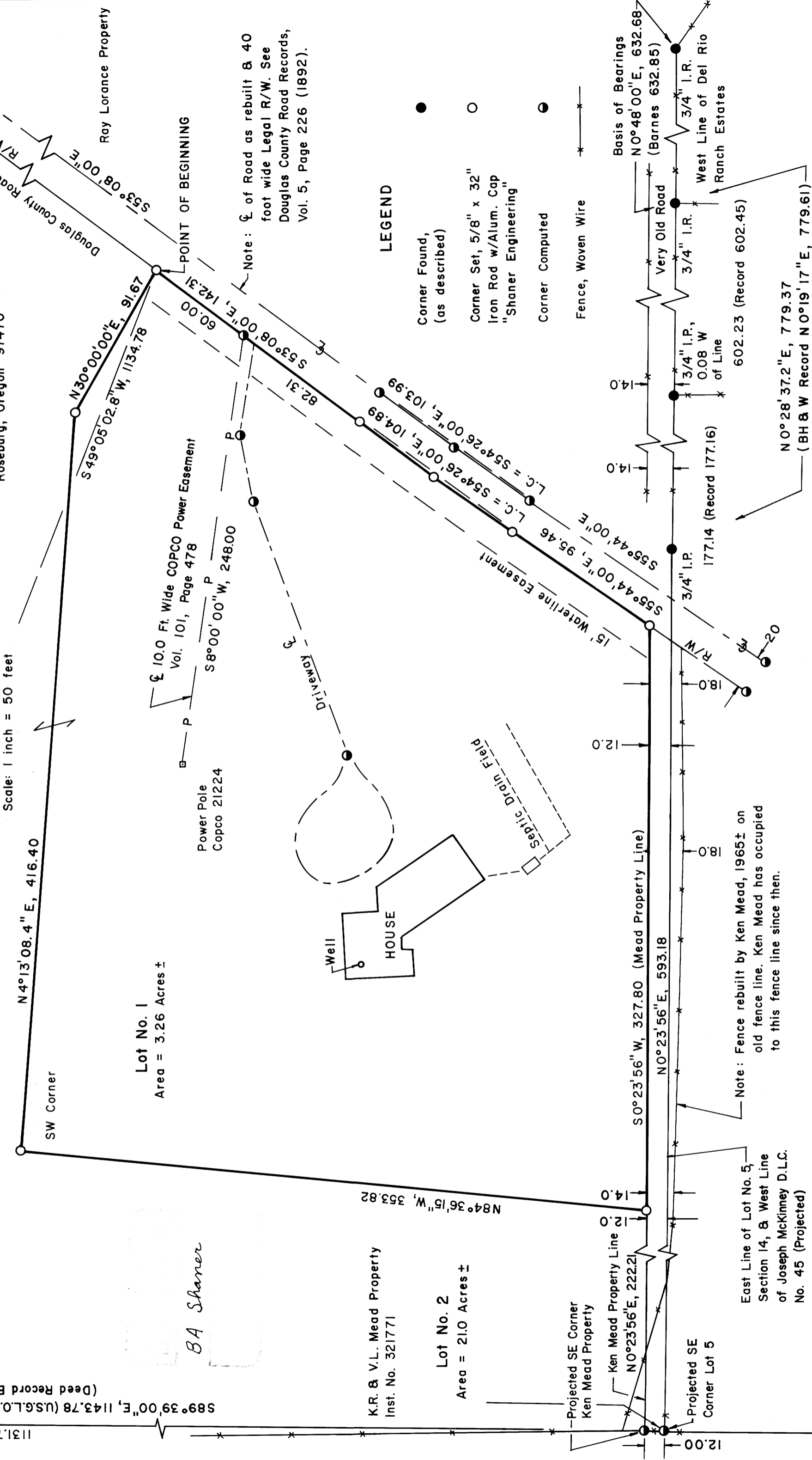
November 16, 1982

**Partitioner & Legal Owner of Record :**  
Kenneth R. & Verna L. Mead  
298 Brozio Road  
Roseburg, Oregon 97470  
**Total No. of Lots : 2**  
**Water Supply :**  
Well for Lot 1 & Umpqua Water Basin Assoc. available for Lot 2.  
**Sewage Disposal :**  
Septic Tank & Drainfield for Lot No. 1 & Septic Tank & Drainfield to be located for Lot No. 2.  
**Map Prepared by :**  
Shaner Engineering, Inc.  
P.O. Box 1430  
Roseburg, Oregon 97470

1131.78  
S89°39'00"E, 1143.78 (U.S.G.L.O. Record S89°52'E, 1143.78)  
(Deed Record East, 1173.1)



Basis of Bearings is West Line of Del Rio Ranch Estates. (See right.)



**LEGEND**  
● Corner Found, (as described)  
○ Corner Set, 5/8" x 32" Iron Rod w/Alum. Cap "Shaner Engineering"  
● Corner Computed  
— Fence, Woven Wire

James LaRout Property

