

MINOR LAND PARTITION
LYING IN NW1/4, SECTION 23, T27S, R3W, W.M.

PARCEL 1:

BEGINNING AT A POINT ON THE WESTERLY RIGHT-OF-WAY OF CAVITT CREEK RD., SAID POINT ALSO BEING ON THE SOUTH LINE OF THAT PARCEL DESCRIBED IN INSTRUMENT NO. 80-12442 AND SAID POINT BEARS S88°00'21"E 1373.65 FEET, N0°33'42"E 495.93 FEET AND S88°08'06"E 501.49 FEET FROM THE 1/4 CORNER COMMON TO SECTIONS 22 AND 23, TOWNSHIP 27 SOUTH, RANGE 3 WEST, WILLAMETTE MERIDIAN, DOUGLAS COUNTY, OREGON; THENCE N7°07'43"E 166.72 FEET AND N3°00'16"E 492.91 FEET ALONG SAID RIGHT-OF-WAY TO THE CENTERLINE OF MC KAY CREEK; THENCE LEAVING SAID RIGHT-OF-WAY ALONG SAID CENTERLINE OF MC KAY CREEK THE FOLLOWING COURSES: N78°10'01"W 122.05 FEET, S77°17'55"W 73.96 FEET, S73°37'02"W 103.32 FEET, S74°45'49"W 94.51 FEET, S86°37'53"W 100.32 FEET AND S51°25'48"W 77.21 FEET TO A POINT ON THE EAST LINE OF THAT PARCEL DESCRIBED IN INSTRUMENT NO. 78-00920; THENCE ALONG SAID EAST LINE S0°33'42"W 40.00 FEET TO A 5/8" IRON ROD, S0°33'42"W 145.95 FEET TO A 5/8" IRON ROD, S0°33'42"W 190.87 FEET TO A 5/8" IRON ROD AND S0°33'42"W 165.31 FEET TO A 5/8" IRON ROD WITH CAP AT THE SOUTHWEST CORNER OF THAT PARCEL DESCRIBED IN INSTRUMENT NO. 80-12442; THENCE S88°08'06"E 501.49 FEET ALONG SAID SOUTH LINE TO THE POINT OF BEGINNING AND CONTAINING 7.61 ACRES, MORE OR LESS.
SUBJECT TO EASEMENTS OF RECORD.

PARCEL 2:

THAT PARCEL DESCRIBED IN INSTRUMENT NO. 80-12442, DOUGLAS COUNTY DEED RECORDS, DOUGLAS COUNTY, OREGON, EXCEPTING PARCEL 1 AS DESCRIBED HEREON.

APPROVALS:

Keith L. Cubie 4/5/84
DOUGLAS COUNTY PLANNING-DIRECTOR DATE
Henry E. Monahan DEPUTY 4-6-84
DOUGLAS COUNTY SURVEYOR DATE

NARRATIVE:

SURVEY TO DESCRIBE 5+ ACRES PARCEL WEST OF CAVITT CREEK ROAD. CONTROL MONUMENTS FOUND AS SHOWN - 30 FEET WEST OF EXISTING CENTERLINE USED TO ESTABLISH RIGHT-OF-WAY ON CAVITT CREEK ROAD.

FIELD CREW: D. DELATTE; COMPUTATIONS: D. BENTZ; DRAFTING: D. HOPKINS.

STATE OF OREGON)
COUNTY OF DOUGLAS) ss.

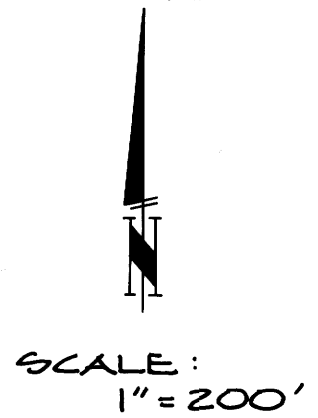
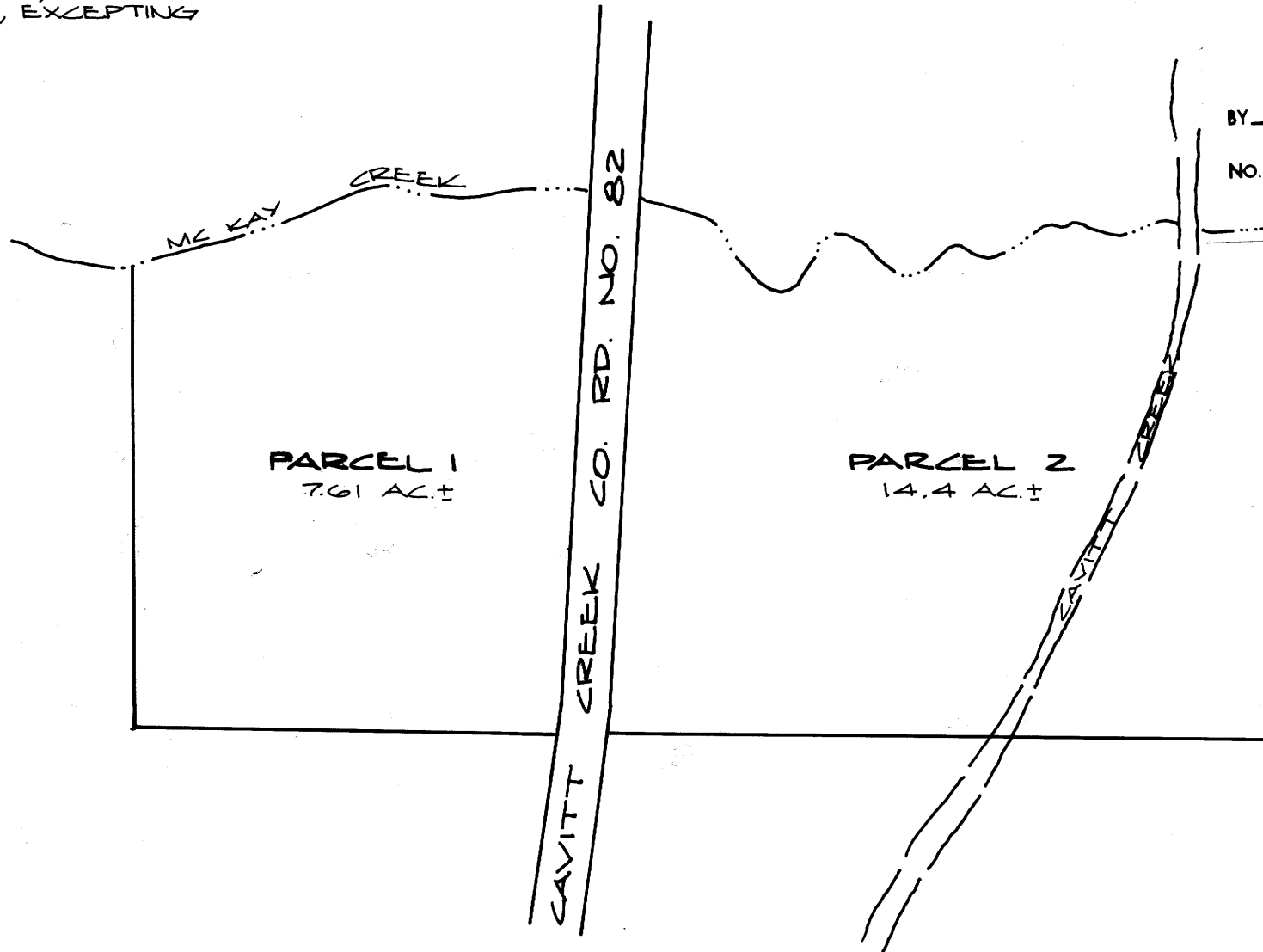
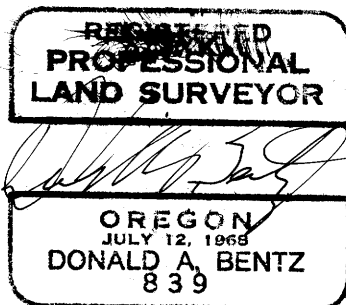
I, DORIS L. WADSWORTH, COUNTY CLERK AND RECORDER OF CONVEYANCES, IN AND FOR SAID COUNTY, DO HEREBY CERTIFY THAT THE WITHIN INSTRUMENT WAS RECORDED THIS DAY:

1984 APR -6 PM 2:27

DORIS L. WADSWORTH
DOUGLAS COUNTY CLERK

BY Maryel Deal
DEPUTY
NO. _____ FEE 12.00
DOUGLAS COUNTY OFFICIAL RECORDS

84-1265



M96-288