

COUNTY SURVEYORS HILL DATA
 NOT REMOVE FROM OFFICE

MINOR LAND PARTITION

IN THE

N. E. quarter of Section 21, T. 28 S., R. 6 W., W. M.

February 1984

Scale: 1' = 50"

FILED *RB*
 RECEIVED *RB*
 MAY 3 1984
 COUNTY SURVEYOR
 DOUGLAS COUNTY, ORE.

For: Aaron Matthews
 215 LaDonna Lane
 Roseburg, OR 97470

By: Baughman Technical Services, Inc.
 5157 N. Umpqua Hwy.
 Roseburg, OR 97470
 (503) 673-0966

Water: Winston-Dillard Water District
 Sewage: Winston-Green Sanitary District

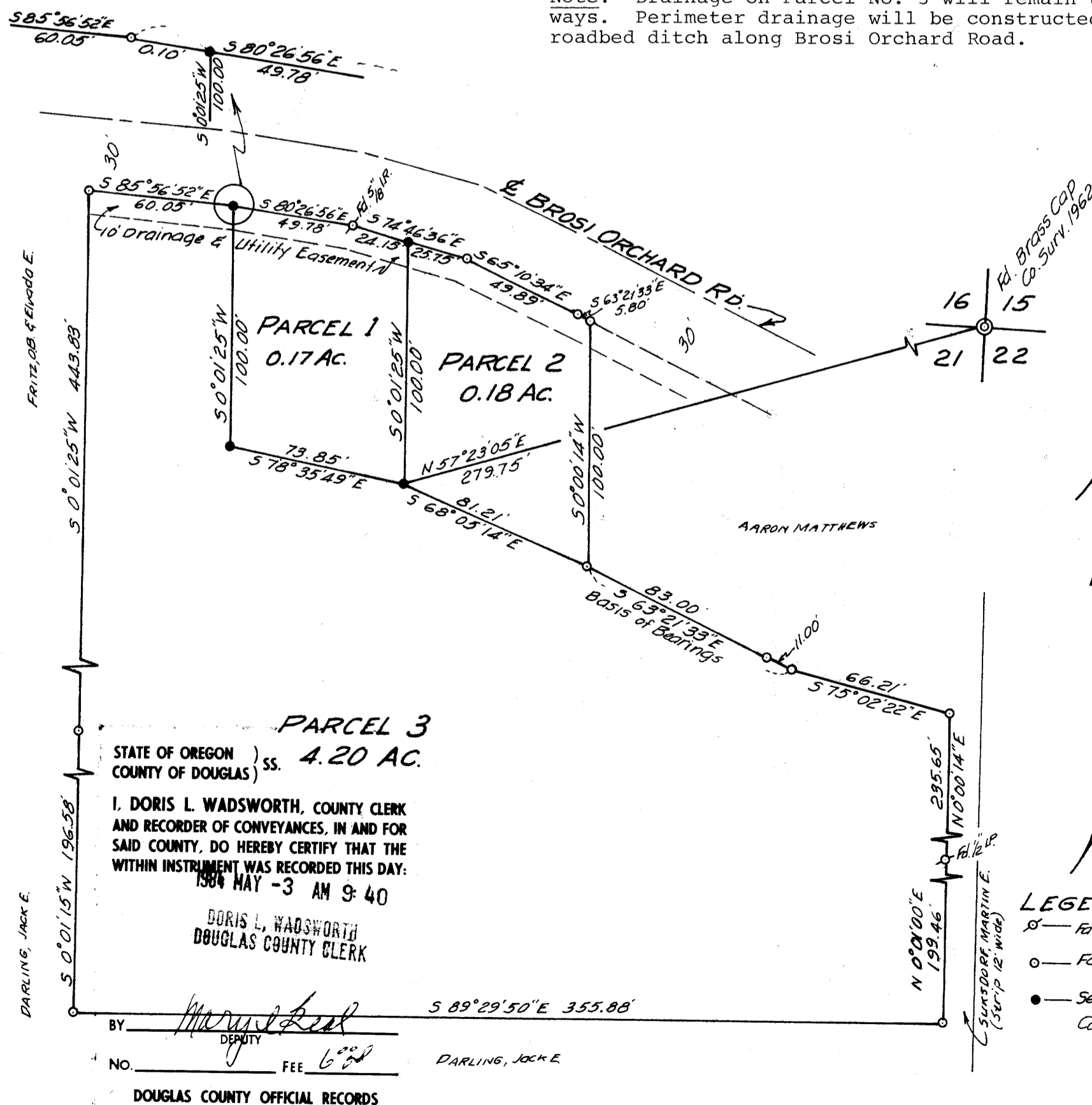
Parcel 1: Beginning at a 1/2 inch iron rod from which the section corner common to Sections 15, 16, 21 & 22, T. 28 S., R. 6 W., W. M. bears N. 57°23'05" E., 279.75 feet, thence N. 0°01'25" E., 100.00 feet to a 1/2 inch iron rod on the Southerly right-of-way line of Brosi Orchards Road, thence along said right-of-way line S. 80°26'56" E., 49.78 feet to a 5/8 inch iron rod, thence S. 74°46'36" E., 24.15 feet to a 1/2 inch iron rod, thence leaving said right-of-way line S. 0°01'25" W., 100.00 feet to the point of beginning. The parcel described contains 0.17 acres in the N. E. quarter of Section 21, T. 28 S., R. 6 W., W. M.

Parcel 2: Beginning at a 1/2 inch iron rod from which the section corner common to Sections 15, 16, 21 & 22, T. 28 S., R. 6 W., W. M. bears N. 57°23'05" E., 279.75 feet, thence N. 0°01'25" E., 100.00 feet to a 1/2 inch iron rod on the Southerly right-of-way line of Brosi Orchard Road, thence along said right-of-way line S. 74°46'36" E., 25.75 feet to a 1/2 inch iron rod, thence S. 65°10'34" E., 49.89 feet to a 1/2 inch iron rod, thence S. 63°21'33" E., 5.80 feet to a 1/2 inch iron rod, thence leaving said right-of-way line S. 0°00'14" W., 100.00 feet to the point of beginning. The parcel described contains 0.18 acres in the N. E. quarter of Section 21, T. 28 S., R. 6 W., W. M.

Parcel 3: Beginning at a 1/2 inch iron rod from which the section corner common to Sections 15, 16, 21 & 22, T. 28 S., R. 6 W., W. M. bears N. 57°23'05" E., 279.75 feet, thence N. 78°35'49" W., 73.85 feet to a 1/2 inch iron rod, thence N. 0°01'25" E., 100.00 feet to a 1/2 inch iron rod on the Southerly right-of-way line of Brosi Orchard Road, thence along said right-of-way line, N. 80°26'56" W., 0.10 feet to a 1/2 inch iron rod, thence N. 85°56'52" W., 60.05 feet to a 1/2 inch iron rod, thence leaving said right-of-way line S. 0°01'25" W., 443.83 feet to a 1/2 inch iron rod, thence S. 0°01'15" W., 196.58 feet to a 1/2 inch iron rod, thence S. 89°29'50" E., 355.88 feet to a 1/2 inch iron rod, thence N. 0°00'14" E., 235.65 feet to a 1/2 inch iron rod, thence N. 75°02'22" W., 66.21 feet to a 1/2 inch iron rod, thence N. 63°21'33" W., 94.00 feet to a 1/2 inch iron rod, thence N. 68°05'14" W., 81.21 feet to the point of beginning. The parcel described contains 4.20 acres in the N. E. quarter of Section 21, T. 28 S., R. 6 W., W. M.

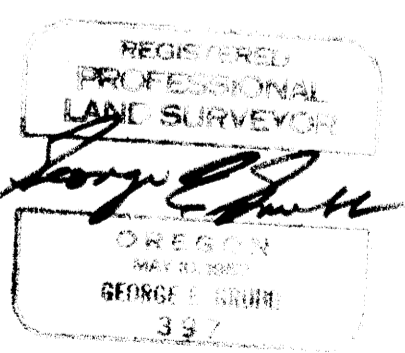
Narrative: The purpose of the survey was to partition a parcel of property created as a result of a partition in December, 1983, (M 95-62) into three parcels. Monuments were found as shown. The south line of Parcel 1 of M 95-62 furnished the basis of bearings. Field work was performed by K. DeGroot and L. Baughman using a Lietz TM 20-C and 100 foot chain. Drafting done by G. Grubb.

Note: Drainage on Parcel No. 3 will remain unchanged except for seeding the drainage ways. Perimeter drainage will be constructed around Parcels 1 and 2 to drain into roadbed ditch along Brosi Orchard Road.



APPROVALS:

Winston Planning Commission 28 March 84
 Winston Planning Commission Date
David R. Wolfe 3-28-84
 Winston Administrator Date
Larry C. Moman DEPUTY 5-03-84
 County Surveyor Date



LEGEND
 □ — Fd. Mon. as Noted
 ○ — Fd. 1/2" I.R.
 ● — Set 1/2" x 24" I.R. w/ Plastic Cap Mkd. BAUGHMAN TECH. SERV.

STATE OF OREGON) ss. 4.20 AC.
 COUNTY OF DOUGLAS)

I, DORIS L. WADSWORTH, COUNTY CLERK AND RECORDER OF CONVEYANCES, IN AND FOR SAID COUNTY, DO HEREBY CERTIFY THAT THE SAID INSTRUMENT WAS RECORDED THIS DAY: 1984 MAY -3 AM 9:40

DORIS L. WADSWORTH
 DOUGLAS COUNTY CLERK

BY: *Mary Kay*
 DEPUTY
 NO. _____ FEE 6.00

DOUGLAS COUNTY OFFICIAL RECORDS

84-5477