

MINOR LAND PARTITION  
IN THE N.W. 1/4 OF SECTION 14, T.32S., R.5W.W.M.

PARTITIONER:

Neil Thuresson  
Box 38 Cow Cr. Rd.  
Abalea, Ore.

LEGAL OWNERS:

Julia Osepian  
1029 Aspen  
Medford, Ore.

& California Pacific Util. Co.

SURVEYED BY  
Bruce Rogers  
2737 N.W. Colkins Rd.  
Roseburg, Ore.

SEWER - HOLDING TANKS

WATER - WELL

ZONING - C-2

MAY, 1984

1" = 100'  
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 MAY 18 AM 9:24

DORIS L. WADSWORTH  
DOUGLAS COUNTY CLERK

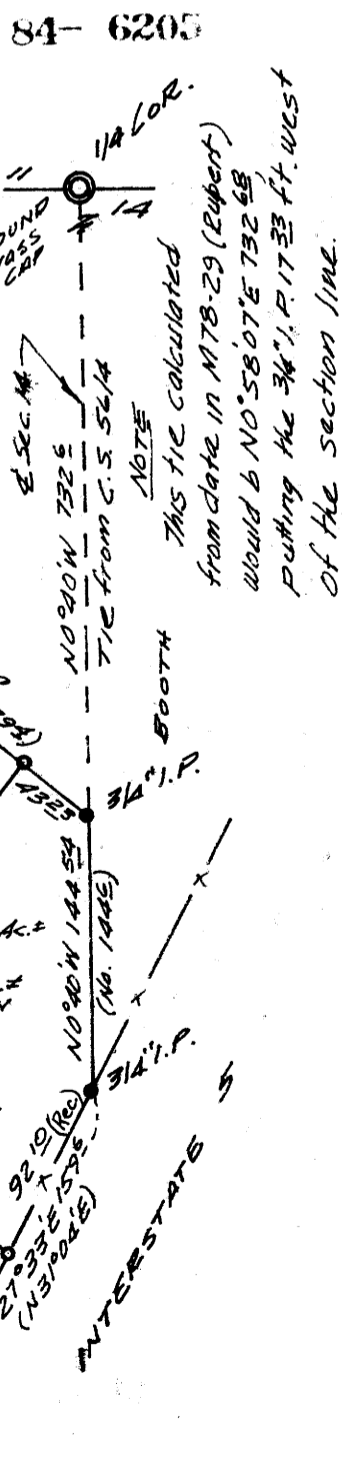
BY Margaret Seal  
DEPUTY  
NO. \_\_\_\_\_ FEE 1.00

DOUGLAS COUNTY OFFICIAL RECORDS

REGISTERED  
OREGON  
LAND SURVEYOR

Bruce R. Rogers

JULY 10, 1964  
BRUCE R. ROGERS  
660



I  
Beginning at a 1/2" iron pipe set in the easterly line of Old Pacific Highway, from which pipe the 1/4 corner common to sections 11 and 14, T.32S., R.5W.W.M. bears S 51°25'E 240.47 ft. and N 0°40' W 732.6 ft.; thence, along said easterly line, S 37°27'30" W 78.2 ft. to a 5/8" iron rod; thence, S 51°25'E 100.0 ft. to a 5/8" iron rod; thence N 37°47'30" E 78.2 ft. to a 5/8" iron rod set in the northerly line of that parcel of land described in Recorder's # 79-5416, Douglas Co. Records; thence, along said northerly line, N 51°25' W 100.0 ft. to the point of beginning. All situated in sec. 14, T.32S., R.5W.W.M. and containing 0.18 acres, more or less.

II  
Beginning at a 5/8" iron rod set in the northerly line that parcel of land described in Recorder's # 79-5416, Douglas County Records, from which rod the 1/4 corner common to sections 11 and 14, T.32S., R.5W.W.M. bears S 51°25'E 43.23 ft. and N 0°40' W 732.6 ft.; thence, along said northerly line, N 51°25' W 97.2 ft. to a 5/8" iron rod; thence S 37°47'30" W 78.2 ft. to a 5/8" iron rod; thence N 51°25' W 100.0 ft. to a 5/8" iron rod set in the easterly line of Old Pacific Highway; thence, along said easterly line, S 37°47'30" W 100.0 ft. to a 5/8" iron rod; thence, along the northerly line of Realty Road, S 47°32'20" E 197.2 ft. to a 5/8" iron rod; thence N 37°47'30" E 192.2 ft. to the point of beginning. All situated in section 14, T.32S., R.5W.W.M. and containing 0.459 acres, more or less.

Together with the waterline easement described below.

III  
Beginning at a 3/4" iron pipe set at the northeast corner of that parcel described in Recorder's # 79-5416, Douglas County Records, from which pipe the 1/4 corner common to sections 11 and 14, T.32S., R.5W.W.M. bears N 0°40' W 732.6 ft.; thence, along the northerly line of said parcel, N 51°25' W 43.23 ft. to a 5/8" iron rod; thence S 37°47'30" W 192.2 ft. to a 5/8" iron rod set in the northerly line of Realty Road; thence, along said northerly line, S 47°32'20" E 150.0 ft. to a 5/8" iron rod set in the westerly line of Interstate Hwy. #5; thence, along said westerly line, N 27°33' E 92.1 ft. to a 3/4" iron pipe set on the centerline of Section 14, thence, along said centerline, N 0°40' W 144.5 ft. to the point of beginning. All situated in Section 14, T.32S., R.5W.W.M. and containing 0.502 acres, more or less.

subject to the waterline easement described below.

~~Beginning at a point from which the corner common to sections 11 and 14, T.32S., R.5W.W.M. bears N 37°47'30" E 78.2 ft., S 51°25'E 43.23 ft. and N 0°40' W 732.6 ft.; thence~~

WATERLINE EASEMENT

A 15 ft. wide strip of land, the right (southerly) line of which is described as follows:

Beginning at a point from which the 1/4 corner common to sections 11 and 14, T.32S., R.5W.W.M. bears N 37°47'30" E 192.2 ft., S 51°25'E 43.23 ft. and N 0°40' W 732.6 ft.; thence S 47°32'20" E 70.0 ft.

NARRATIVE

We ran a closed transit and chain traverse around the property, tied the existing monuments and set the new corners as shown.

Record distances & bearings (shown in parentheses) are from C.S. 56/4. Parcel I was sold to Cal. Pacific Util. Co. without benefit of Minor Land Partition. See Inst. # 73-16705, Douglas Co. Records.

APPROVALS

Keith L. Cubic 5/15/84  
Planning  
Lang T. M... DEPUTY 5-17-84  
Co. Surveyor