

MINOR LAND PARTITION  
IN LOT 14, UMPQUA PARK, BLOCK E  
IN THE N.W. 1/4 OF SEC. 23, T. 27S, R. 6 W.W.M.  
SEPT. 1984 1"=50'

LEGAL OWNER & PARTITIONER:  
GUYNA HORN  
1516 ALMIRA ST.  
ROSEBURG, OR.

SURVEYED BY  
BRUCE ROGERS  
553 MEADOW AVE.  
ROSEBURG, OR.

WATER & SEWER:  
CITY OF ROSEBURG

REGISTERED  
OREGON  
LAND SURVEYOR

Bruce R. Rogers

JULY 10, 1954  
BRUCE R. ROGERS  
660

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 SEP 18 AM 8:19

DORIS L. WADSWORTH  
DOUGLAS COUNTY CLERK

BY Mary Seal  
DEPUTY  
NO. 600 FEE 6.00  
DOUGLAS COUNTY OFFICIAL RECORDS.

32-8-19. 131 FILED &  
RECEIVED  
SEP 14 1984

COUNTY SURVEYOR  
DOUGLAS COUNTY, ORE.

I  
Beginning at a 3/4" iron pipe set in the southerly line of Military Ave., from which pipe the N.E. corner of Lot 14, Block E, Umpqua Park bears N68°01'52"E 252.52 ft, N64°24'39"E 49.65 ft and N83°23'28"E 138.1 ft; thence, along said southerly line, N68°01'52"E 135.9 ft to a 5/8" iron rod; thence S21°36'24"E 195.52 ft to a 5/8" iron rod set in the northerly line of a 60 ft. wide road easement described in Recorder's #65-8186, Douglas County Records; thence, along said northerly line, S67°21'10"W 135.2 ft. to a 1/2" iron rod set at the S.W. corner of that tract of land described in Recorder's #83-1053; thence, along the westerly line of said tract, N21°36'45"W 197.12 ft. to the point of beginning. All situated in Section 23, T. 27S., R. 6 W.W.M. and containing 0.608 acres, more or less.

II  
Beginning at a 5/8" iron rod set in the southerly line of Military Ave., from which rod the N.E. corner of Lot 14, Block E, Umpqua Park bears N68°01'52"E 117.52 ft, N64°24'39"E 49.65 ft and N83°23'28"E 138.1 ft; thence, along said southerly line, N68°01'52"E 117.52 ft to a 5/8" iron rod and N64°24'39"E 25.2 ft. to a 5/8" iron rod; thence S14°35'48"E 206.32 ft to a 5/8" iron rod set in the northerly line of a 60 ft. wide road easement described in Recorder's #65-8186, Douglas Co. Records; thence, along said northerly line, on the arc of a 202.34 ft. radius curve to the left (the chord of which bears S75°52'45"W 60.22 ft) to a 5/8" iron rod; thence, along said northerly line S67°21'10"W 57.82 ft. to a 5/8" iron rod; thence N21°36'24"W 195.52 ft. to the point of beginning. All situated in Sec 23, T. 27S., R. 6 W.W.M. and containing 0.587 acres, more or less.

III  
Beginning at the N.E. corner of Lot 14, Block E, Umpqua Park; thence, along the east line of said Lot 14, S0°02'26"E 230.22 ft. to a 1/2" iron rod set in the northerly line of a 60 ft. wide road Easement described in Recorder's #65-8186, Douglas Co. Records; thence, along said northerly line, N86°30'25"W 75.62 ft. to a 1/2" iron rod; thence, along said northerly line, on the arc of a 202.34 ft. radius curve to the left (the chord of which bears S88°56'57"W 32.06 ft.) 32.02 ft. to a 5/8" iron rod; thence N14°35'48"W 206.32 ft to a 5/8" iron rod set in the southerly line of Military Ave.; thence, along said southerly line N64°24'39"E 24.65 ft. to a 3/4" axle and N83°23'28"E 138.1 ft. to the point of beginning. All situated in section 23, T. 27S., R. 6 W.W.M. and containing 0.676 acres, more or less.

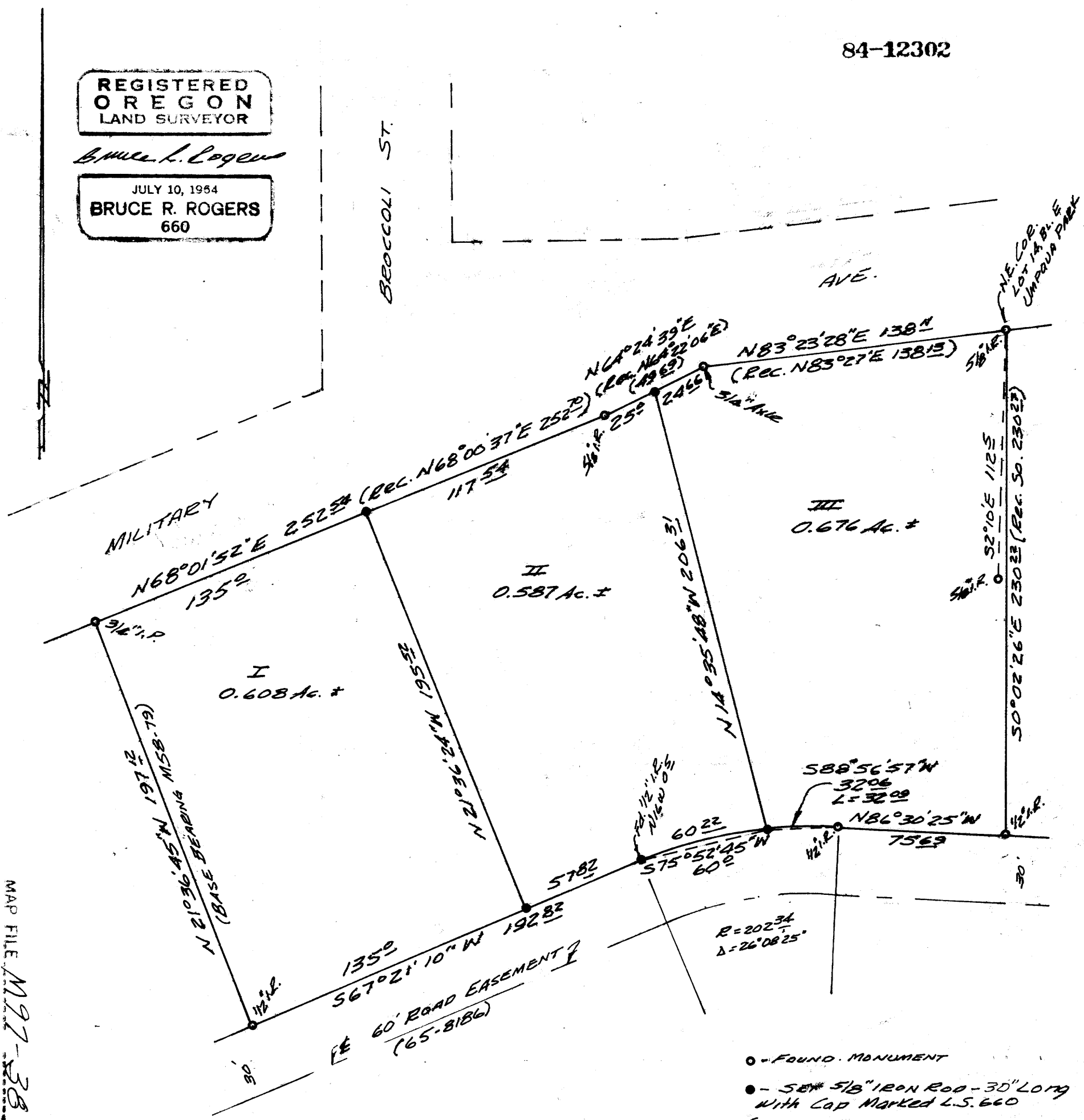
NARRATIVE  
We ran a closed traverse around the property and tied the found monuments, calculated the parcels and set the new corners. All work done with transit & chain.

NOTE  
At the time of development a drainage plan must be submitted to and approved by the City Engineer and said plan implemented before occupancy of lots 2 and 3.

APPROVALS

Adney Bowler Sept. 10, 1984  
[Signature] Sept. 11, 1984  
Lucy Z. M... DEPUTY CO. SURVEYOR 9-14-84

○ - FOUND MONUMENT  
● - SET 5/8" IRON ROD - 30" LONG  
WITH CAP MARKED L.S. 660  
(Record Data in Parentheses  
from 1158-79)



84-12302

MAP FILE M97-38

MAP FILE M97-38