

Pl 8- Pg 143B

MAJOR LAND PARTITION IN LOT 20, MELROSE ORCHARDS IN THE N. 1/2, SECTION 1, T.27S., R.7W., W.M., DOUGLAS COUNTY, OREGON

FILED
RECEIVED

DEC 21 1984

COUNTY SURVEYORS FILE DATA
DO NOT REMOVE FROM OFFICE

COUNTY SURVEYOR
DOUGLAS COUNTY, ORE.

MAP FILE M 98-2-18

PARCEL A

A PART OF LOT 20, MELROSE ORCHARDS IN THE NORTH 1/2, SECTION 1, T.27S., R.7W., W.M., DOUGLAS COUNTY, OREGON, DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT THAT BEARS S.49°30'50"E, 2203.24 FT. FROM THE SECTION CORNER COMMON TO SECTIONS 1 AND 2, T.27S., R.7W., W.M. AND SECTIONS 35 AND 36, T.26S., R.7W., W.M., THENCE N.89°48'59"E, 479.14 FT., THENCE S.0°08'06"E, 518.31 FT., THENCE N.89°24'08"W, 479.17 FT., THENCE N.0°08'06"W, 511.78 FT. TO THE POINT OF BEGINNING.

CONTAINS 5.67 ACRES MORE OR LESS.
SUBJECT TO THE 35 FOOT EASEMENT DESCRIBED BELOW.

PARCEL B

A PART OF LOT 20, MELROSE ORCHARDS IN THE NORTH 1/2, SECTION 1, T.27S., R.7W., W.M., DOUGLAS COUNTY, OREGON, DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT THAT BEARS S.49°30'50"E, 2203.24 FT. AND N.89°48'59"E, 479.14 FT. FROM THE SECTION CORNER COMMON TO SECTIONS 1 AND 2, T.27S., R.7W., W.M. AND SECTIONS 35 AND 36, T.26S., R.7W., W.M., THENCE N.89°48'59"E, 470.84 FT., THENCE S.0°38'35"E, 524.82 FT., THENCE N.89°24'08"W, 475.54 FT., THENCE N.0°08'06"W, 518.31 FT. TO THE POINT OF BEGINNING.

CONTAINS 5.67 ACRES MORE OR LESS.

INCLUDES A 35 FOOT RIGHT-OF-WAY EASEMENT, THE CENTERLINE DESCRIBED AS FOLLOWS:
BEGINNING AT A POINT THAT BEARS S.49°30'50"E, 2203.24 FT. AND S.0°08'06"E, 336.23 FT. FROM THE SECTION CORNER COMMON TO SECTIONS 1 AND 2, T.27S., R.7W., W.M. AND SECTIONS 35 AND 36, T.26S., R.7W., W.M., THENCE S.83°15'04"E, 309.04 FT., THENCE N.59°55'20"E, 198.87 FT.

NARRATIVE:

SURVEY TO MONUMENT PROPERTY CORNERS AND PREPARE DEED DESCRIPTIONS.

INSTRUMENTS:

THEODOLITE, DISTANCE METER

NOTE A

FOUND 1/2" IRON RODS ON ALL FOUR CORNERS OF LOT 20, THERE IS NO RECORD OF THESE RODS BEING SET, ALL THE RODS ARE AT EXISTING FENCE CORNER INTERSECTIONS.

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 DEC 21 PM 1:05

DORIS L. WADSWORTH
DOUGLAS COUNTY CLERK

BY Margaret Beal
DEPUTY

NO. _____ FEE 12.00

DOUGLAS COUNTY OFFICIAL RECORDS

84-16062

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Robert L. Dolan
OREGON
JULY 30, 1976
ROBERT L. DOLAN
1076

MAP FILE M 98-2-18