

COUNTY SURVEYORS FILE DATA  
DO NOT REMOVE FROM OFFICE

# MINOR LAND PARTITION

IN THE N.W. 1/4, SECTION 22, T.25S., R.5W., W.M.  
LOT 6, BLOCK 3, PLAT N, SUTHERLIN LAND & WATER CO.  
DOUGLAS COUNTY, OREGON

FILED  
RECEIVED

AUG 21 1985

85-10350

COUNTY SURVEYOR  
DOUGLAS COUNTY, ORE.

FOR: WILLIAM B. PETTY  
RT. 1, BOX 7290  
SUTHERLIN, OR. 97479

BY: ROBERT L. DOLAN  
RT. 1, BOX 1820  
SUTHERLIN, OR. 97479

DATE: JULY 1985  
SCALE: 1"=100'

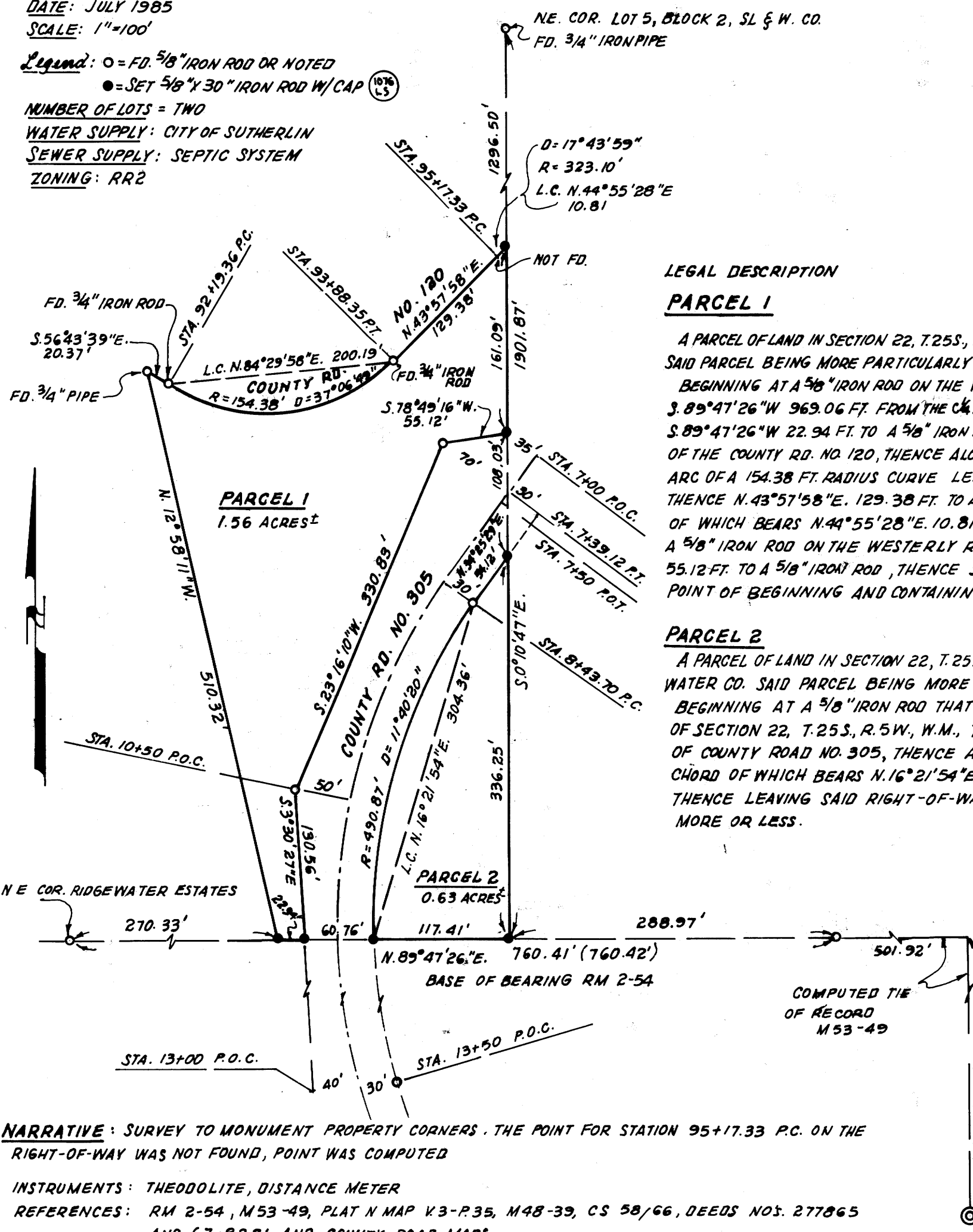
Legend: ○ = FD. 5/8" IRON ROD OR NOTED  
● = SET 5/8" X 30" IRON ROD W/CAP  
NUMBER OF LOTS = TWO  
WATER SUPPLY: CITY OF SUTHERLIN  
SEWER SUPPLY: SEPTIC SYSTEM  
ZONING: RR2

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:

1985 AUG 22 10 4:03

DOUGLAS COUNTY CLERK

BY: Mary L. DeLoach  
DEPUTY  
NO. \_\_\_\_\_ FEE 600  
DOUGLAS COUNTY OFFICIAL RECORDS



### LEGAL DESCRIPTION

#### PARCEL 1

A PARCEL OF LAND IN SECTION 22, T.25S., R.5W., W.M., AND BEING A PORTION OF LOT 6, BLOCK 3, PLAT N, SUTHERLIN LAND AND WATER CO. SAID PARCEL BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A 5/8" IRON ROD ON THE WESTERLY RIGHT-OF-WAY LINE OF COUNTY RD. NO. 305 THAT BEARS NORTH, 1578.01 FT. AND S. 89°47'26"W 969.06 FT. FROM THE 1/4 SECTION CORNER OF SECTION 22, T.25S., R.5W., W.M., THENCE LEAVING SAID RIGHT-OF-WAY S. 89°47'26"W 22.94 FT. TO A 5/8" IRON ROD, THENCE N. 12°58'11"W 510.32 FT. TO A 3/4" IRON PIPE ON THE SOUTHERLY RIGHT-OF-WAY OF THE COUNTY RD. NO. 120, THENCE ALONG SAID RIGHT-OF-WAY S. 56°43'39"E. 20.37 FT. TO A 3/4" IRON ROD, THENCE ALONG THE ARC OF A 154.38 FT. RADIUS CURVE LEFT (THE LONG CHORD OF WHICH BEARS N. 84°29'58"E. 200.19 FT. TO A 3/4" IRON ROD, THENCE N. 43°57'58"E. 129.38 FT. TO A POINT, THENCE ALONG THE ARC OF A 323.10 FT. RADIUS CURVE RIGHT (THE LONG CHORD OF WHICH BEARS N. 44°55'28"E. 10.81 FT. TO A 5/8" IRON ROD, THENCE LEAVING SAID RIGHT-OF-WAY S. 0°10'47"E. 161.09 FT. TO A 5/8" IRON ROD ON THE WESTERLY RIGHT-OF-WAY OF COUNTY RD. NO. 305, THENCE ALONG SAID RIGHT-OF-WAY S. 78°49'16"W. 55.12 FT. TO A 5/8" IRON ROD, THENCE S. 23°16'10"W 330.83 FT. TO A 5/8" IRON ROD, THENCE S. 3°30'27"E. 130.56 FT. TO THE POINT OF BEGINNING AND CONTAINING 1.56 ACRES MORE OR LESS.

#### PARCEL 2

A PARCEL OF LAND IN SECTION 22, T.25S., R.5W., W.M., AND BEING A PORTION OF LOT 6, BLOCK 3, PLAT N, SUTHERLIN LAND AND WATER CO. SAID PARCEL BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A 5/8" IRON ROD THAT BEARS NORTH, 1578.01 FT. AND S. 89°47'26"W. 790.89 FT. FROM THE 1/4 SECTION CORNER OF SECTION 22, T.25S., R.5W., W.M., THENCE S. 89°47'26"W. 117.41 FT. TO A 5/8" IRON ROD ON THE EASTERLY RIGHT-OF-WAY OF COUNTY ROAD NO. 305, THENCE ALONG SAID RIGHT-OF-WAY ON THE ARC OF A 490.87 FT. RADIUS CURVE RIGHT (THE LONG CHORD OF WHICH BEARS N. 16°21'54"E. 304.36 FT.) TO A 5/8" IRON ROD, THENCE N. 34°25'29"E. 54.12 FT. TO A 5/8" IRON ROD, THENCE LEAVING SAID RIGHT-OF-WAY S. 0°10'47"E. 336.25 FT. TO THE POINT OF BEGINNING AND CONTAINING 0.63 ACRES MORE OR LESS.

APPROVALS:  
Keith L. Cubic 8/20/85  
PLANNING COMMISSION DATE  
Francis L. Ingram 8-22-85  
COUNTY SURVEYOR DATE

REGISTERED  
PROFESSIONAL  
LAND SURVEYOR  
Robert L. Dolan  
OREGON  
JULY 30, 1976  
ROBERT L. DOLAN  
1076

NARRATIVE: SURVEY TO MONUMENT PROPERTY CORNERS. THE POINT FOR STATION 95+17.33 P.C. ON THE RIGHT-OF-WAY WAS NOT FOUND, POINT WAS COMPUTED  
INSTRUMENTS: THEODOLITE, DISTANCE METER  
REFERENCES: RM 2-54, M53-49, PLAT N MAP V3-P35, M48-39, CS 58/66, DEEDS NOS. 277865 AND 67-8281 AND COUNTY ROAD MAPS.

NOTE: THE S.W. CORNER OF PARCEL 1 AND THE S.E. CORNER OF PARCEL 2 ESTABLISHED AT RECORD DISTANCES AS PER C.S. 58/66 AND PLAT N, S.L. & W. CO.

MAP FILE M. 29 - 30