

PARCEL NO. 1

A parcel of land located in Section 13 of Township 26 South, Range 4 West, Willamette Meridian being a portion of Parcel No. 2 of a Minor Land Partition recorded in Book 8, Page 75 of the Records of Douglas County, Oregon and being more particularly described as follows:

Beginning at a 5/8" iron rod from which the Interior "L" Corner of the Reason Foster Donation Land Claim No. 43, Township 26 South, Range 4 West, Willamette Meridian bears South 80°16'36" West, 1705.42 feet; thence North 84°08'43" West, 586.46 feet to a 5/8" iron rod; thence North, 275.11 feet to a 5/8" iron rod on the Southerly right of way line of County Road No. 4, 70 feet right of Engineer's centerline station 791+93.43; thence along said right of way line South 85°59'24" East, 201.76 feet to a 5/8" iron rod; thence continuing along said right of way line on a 2799.79 foot radius curve right, (the long chord bears South 79°40'27" East, 273.48 feet) to a point; thence continuing along said right of way line South 76°55'05" East, 166.34 feet to a point; thence continuing along said right of way line on a 2804.79 foot radius curve right, (the long chord bears South 70°30'21" East, 293.74 feet) to a 5/8" iron rod, 60 feet right of Engineer's centerline station 801+50.00; thence continuing along said right of way South 17°21'42" East, 20.00 feet to a 5/8" iron rod; thence leaving said right of way line South 14°02'29" West, 194.21 feet to a 5/8" iron rod; thence North 85°07'51" West, 138.62 feet to a 5/8" iron rod; thence North 67°52'17" West, 158.23 feet to the point of beginning and containing 5.39 acres, more or less.

TOGETHER WITH a utility easement recorded in Inst. No. 85-15099 of the Records of Douglas County, Oregon.

SUBJECT TO a 20 foot utility easement recorded in Inst. No. 83-13203 of the Records of Douglas County, Oregon

SUBJECT TO a 25' nonexclusive easement for roadway purposes lying westerly and adjacent to the following described line:

Beginning at a 5/8" iron rod on the Southerly Line of the above described PARCEL NO. 1, from which the Interior "L" Corner of the Reason Foster Donation Land Claim No. 43, Township 26 South, Range 4 West, Willamette Meridian bears South 83°37'11" West, 1961.83 feet; thence North 9°20'59" East, 217.85 feet to a 5/8" iron rod on the Southerly right of way line of Douglas County Road No. 4, as relocated.

PARCEL NO. 2

A parcel of land located in Section 13 and Section 24 of Township 26 South, Range 4 West, Willamette Meridian, being a portion of Parcel No. 2 of a Minor Land Partition recorded in Book 8, Page 75 of the Records of Douglas County, Oregon and being more particularly described as follows:

Beginning at a 5/8" iron rod on the Northerly Line of that property described in a deed to Elmer D. Sabisch, et.ux. as recorded in Inst. No. 83-01429 fo the Records of Douglas County, Oregon from which the Interior "L" Corner of the Reason Foster Donation Land Claim No. 43, Township 26 South, Range 4 West, Willamette Meridian bears North 85°05'57" West, 1687.09 feet; thence North, 432.16 feet to a 5/8" iron rod; thence South 67°52'17" East, 158.23 feet to a 5/8" iron rod; thence South 85°07'51" East, 138.62 feet to a 5/8" iron rod; thence South 10°10'47" West, 142.25 feet to a 5/8" iron rod; thence South 8°51'52" East, 156.61 feet to a 5/8" iron rod; thence South 7°30'00" West, 90.13 feet to a 5/8" iron rod on the Northerly Line of said Inst. No. 83-01429; thence North 85°05'57" West along said Northerly Line, 272.92 feet to the point of beginning and containing 2.50 acres, more or less.

TOGETHER WITH a 25 foot nonexclusive easement for roadway purposes lying westerly and adjacent to the following described line:

Beginning at a 5/8" iron rod on the Southerly Line of the above described Parcel No. 1, from which the Interior "L" Corner of the Reason Foster Donation Land Claim No. 43, Township 26 South, Range 4 West, Willamette Meridian bears South 83°37'11" West, 1961.83 feet; thence North 9°20'59" East, 217.85 feet to a 5/8" iron rod on the Southerly Right of Way Line of Douglas County Road No. 4, as relocated.

SUBJECT TO a 25 foot nonexclusive easement for roadway purposes lying westerly and adjacent to the following described line:

Beginning at a 5/8" iron rod on the Southerly Line of the above described Parcel No. 1, from which the Interior "L" Corner of the Reason Foster Donation Land Claim No. 43, Township 26 South, Range 4 West, Willamette Meridian bears South 83°37'11" West, 1961.83 feet; thence South 3°43'22" West, 141.67 feet to a 5/8" iron rod on the Easterly Line of the above described Parcel No. 2; thence South 8°51'52" East along said Easterly Line, 156.61 feet to a 5/8" iron rod; thence continuing along said Easterly Line South 7°30'00" West, 90.13 feet to a 5/8" iron rod at the Southeast Corner of said Parcel No. 2.

TOGETHER WITH a 25 foot nonexclusive easement for utility purposes lying Southerly and adjacent to the following described line:

Beginning at a 2" iron pipe, the Initial Point of PINE VIEW ESTATES, from which the Interior "L" Corner of the Reason Foster Donation Land Claim No. 43, Township 26 South, Range 4 West, Willamette Meridian bears South 89°08'05" West, 2370.56 feet; thence South 63°26'47" West along the Westerly Line of PINE VIEW ESTATES and beyond 408.49 feet to a point; thence North 85°05'57" West, 48.95 feet to a point on the Easterly Line of the above described Parcel No. 2.

SUBJECT TO a 25 foot utility easement recorded in Inst. No. 83-13203 of the Records of Douglas County, Oregon

SURVEY NARRATIVE

The purpose of this survey is to adjust the boundary between Parcel No. 2 and Parcel No. 3 of M 95-11, a Minor Land Partition recorded in Book 8, Page 75 of the Records of Douglas County, Oregon, and then to divide the remaining portion of Parcel No. 2 into 2 new parcels as shown. This survey is an extension of M 95-11, using the same basis of bearings and coordinate system. All new points were tied into this coordinate system and M 95-11 computations were utilized. The field work was performed by K. DeGroot and D. Baughman using a Leitz TM 20-C Theodolite, a Beetle 1000 E.D.M. and a 100 foot steel tape. Computations and drafting are by K. DeGroot.

APPROVALS:

Keith L. Cubic 12/23/85
Director Date

James T. [Signature] DEPUTY 12-24-85
County Surveyor Date

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Kristian O. DeGroot

OREGON
JULY 17, 1981
KRISTIAN O. DEGROOT
1941

STATE OF OREGON) SS.
COUNTY OF DOUGLAS)

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 DEC 24 PM 3:17

DORIS L. WADSWORTH
DOUGLAS COUNTY CLERK

85-15978

BY Mary L. Seal
DEPUTY
NO. _____ FEE 12.00

COUNTY SURVEYORS FILE DATA
DO NOT REMOVE FROM OFFICE