

COUNTY SURVEYORS FILE DATA
DO NOT REMOVE FROM OFFICE

MAP OF MINOR PARTITIONING IN SECTION 13, (NE 1/4 NW 1/4) IN T. 22 S., R. 13 W. W. M.

PAGE 1 of TWO

partitioner: Glenn Standafer, P. O. Box 736, Winchester Bay, Oregon 97467
Owner of record: Same as above.
Total number of lots: Three. Two are zoned R-1 and one is zoned RS.
Water supply: City of Reedsport Water system.
Sewer Service: Winchester Bay Sanitation District.
Land Surveyor: Forrest J. Hales # 453, 1490 N. Ivy, Coquille Oregon 97423
Monuments found and used for control: The N. 1/4 Corner of Section 13 and the SE corner of Lot 8 in the plat of Barview Heights: the bearing and distance of which is S. 3° 07' 29" West 433.15 feet. See plat of Barview Heights, Vol. 12, page 36. The N 1/4 Cor. Monument for sections 12/13 is a 2" pipe post set at ground level. the NW corner of a fire place chimney bears S. 31° W. 49.4 feet. The center of a 50-60" Spruce stump bears N. 12° E. 13.5 feet. The SE corner of Lot 8 is a 1" pipe post standing 2" above ground.
Monuments set shown: O 5/8" by 40" iron rods with yellow plastic caps, "F. J. Hales 453"
Legal Description: Tax Lot 1500 in the NE 1/4 NW 1/4 Sec. 13, T. 22 S., R. 13 W. W. M.
Scale of map: 1" to 50 ft.
Date: ~~Jan. 14, 1986.~~

- Monuments found shown: O
- 1" pipe post 3-4" underground; see C. S. file 51/252p
 - 1" pipe post rusted off at ground level. C. S. file 51/252p
 - 1" pipe post 2" underground of unknown origin.
 - 1" pipe post above cut bank, Barview Heights, Vol. 12 p. 36
 - 5/8" iron rod, C. S. file.....M 94-58
 - 5/8" iron rod C. S. file..... M 94-58
 - 5/8" iron rod C. S. file.... M 94-58

See map marked "C-87" and titled Douglas County Oregon Winchester bay- Lighthouse Sec. 13, T. 22 S. R. 13 WWM F. C. Frear County Engineer March 1929.

LEGAL DESCRIPTIONS OF THE TRACTS

Tract "E"

Beginning at an iron rod post which is on the South R/W. line of Sunset Drive in the plat of Barview Heights and is South 690.07 feet and West 489.83 feet from the 1/4 Corner common to Sections 12 and 13 in Township 22 South, Range 13 West of the Willamette Meridian in Douglas County, Oregon and running then along a 210.00 foot radius curve left for an arc distance of 24.98 feet to a pipe post; then DNorth 79° 00' East along the South R/W line of said Sunset Drive 50.30 feet to an iron rod post marking the Northwest corner of that property; then South 3° 10' 21" East 205.91 feet to an iron rod post; then South 78° 54' 12" West 118.85 feet to an iron rod post; then North 8° 12' 35" East 217.79 feet to the point of beginning containing 0.46 acres more or less.

Tract "F"

Beginning at an iron rod post which is on the South R/W line of Sunset Drive in the plat of Barview Heights and is South 690.07 feet and West 489.83 feet from the 1/4 Corner common to sections 12 and 13 in Township 22 South, Range 13 West of the Willamette Meridian in Douglas County. Oregon and running then along a 210.00 foot radius curve right for an arc distance of 96.43 feet to the Easterly R/W line of County Road 87; and running then southwesterly along said Easterly R/W line along a 132.31 foot radius curve right for an arc distance of 19.87 feet; then continuing along said Easterly R/W line on the following courses and distances: South 35° 39' 56" West 112.07 feet; and South 51° 51' 56" West 99.10 feet to an iron rod post; then leaving said R/W and running South 74° 13' 44" East 225.43 feet to an iron rod post; then North 8° 12' 35" East 217.79 feet to the point of beginning containing 0.71 acres more or less.

Approvals

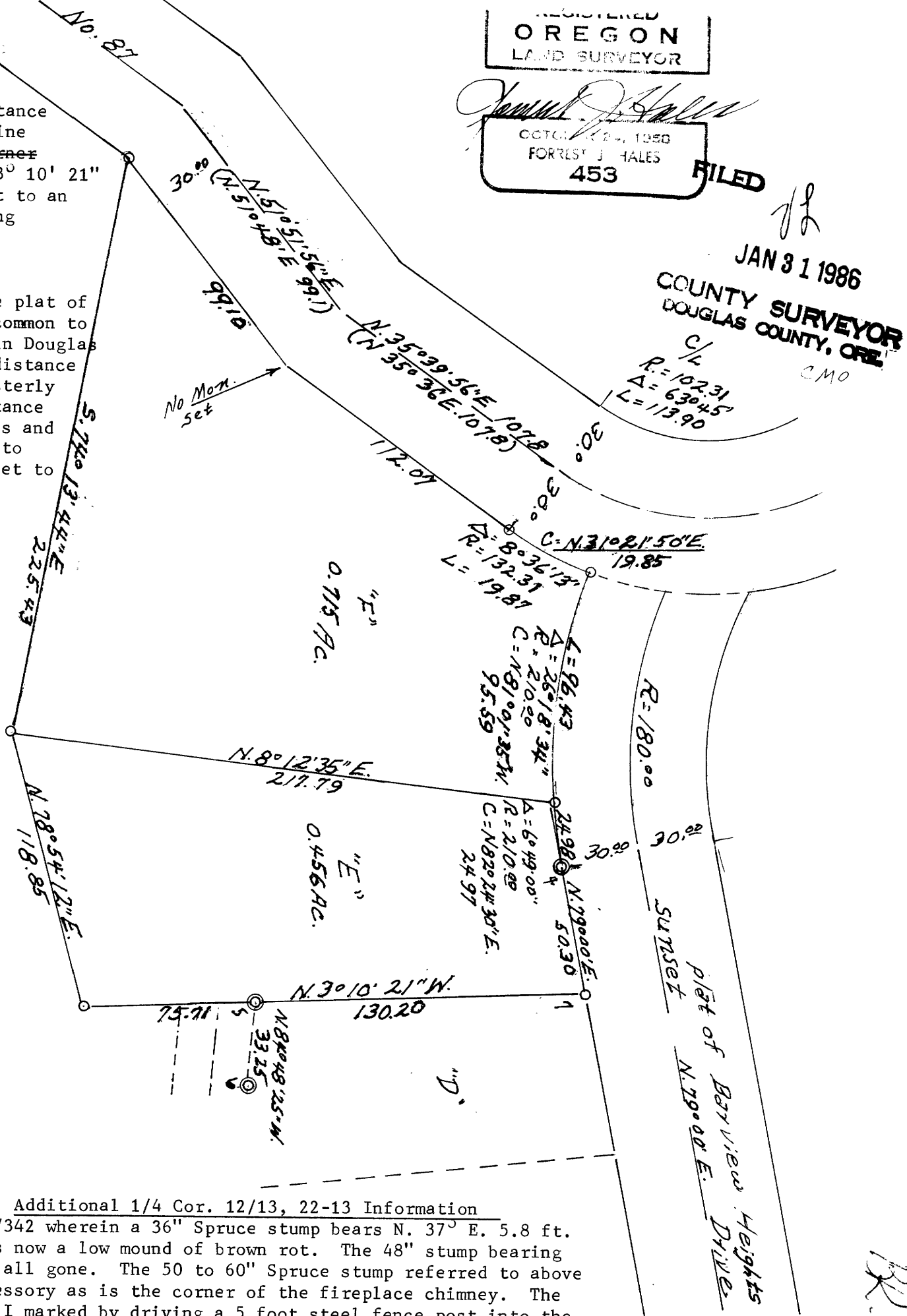
Keith L. Cubic 1/16/86

Douglas County Planning Department

Francis L. Ingram 1-31-86

Douglas County Surveyor

see page 2



Additional 1/4 Cor. 12/13, 22-13 Information

See C. S. 41/342 wherein a 36" Spruce stump bears N. 37° E. 5.8 ft. This stump is now a low mound of brown rot. The 48" stump bearing S. 66° W. is all gone. The 50 to 60" Spruce stump referred to above is a new accessory as is the corner of the fireplace chimney. The Spruce stump I marked by driving a 5 foot steel fence post into the center of the stump and wiring a yellow tag to the post with bearing and distance (S. 12° W. 13.5 ft.) to the 1/4 corner monument. This steel fence post was placed on June 17, 1983 and I neglected to state this fact on M94-58.

FILED

JAN 31 1986

COUNTY SURVEYOR
DOUGLAS COUNTY, ORE

C MO

Sec. 12
Sec. 13
T. 22 S. R. 13 W. W.M.
1/4 Cor. Mo 72 see
P. 1

The purpose of this survey is to survey, monument and describe the third tract of the minor partitioning described on page one of these two survey maps. The basis of bearings shown in this survey is from the plat of Barview Heights from the SE corner of Lot 8 to the North 1/4 corner of Section 13, T. 22 S., R. 13 W. w. M. Control for the south line of this tract is the 6" square concrete post standing three feet above ground level, at the SE corner and the 1 1/2" pipe post in the bed of Marie Creek as shown on map M-66-64. Control for the location of County Road 87 is from C. S. file 51/252p. The "NW 1/16" as described in C. S. file 51/252p and previously found by myself was not found in this survey. A thorough search was made to locate it.

DESCRIPTION OF THE REMAINING TRACT

Beginning at an iron rod post which is South 844.36 feet and West 737.87 feet from the North 1/4 Corner of Section 13 in T. 22 S., R. 13 W. W. M. in Douglas County, Oregon and running then South 74° 13' 44" East 225.43 feet to an iron rod post; then North 78° 54' 12" East 118.85 feet; then North 3° 10' 21" West 75.71 feet to an iron rod post; then South 84° 48' 25" East 33.25 feet to the beginning of a 90.09 foot radius curve left, the central angle of which is 27° 00', then through said curve left for an arc distance of 42.45 feet; then North 68° 11' 35" East 124.83 feet to the beginning of a 557.96 foot radius curve left, the central angle of which is 1° 58' 30", then through said curve left for an arc distance of 19.23 feet; then North 66° 13' 05" East 94.55 feet to the beginning of a 61.39 foot radius curve left, the central angle of which is 101° 50' then through said curve left for an arc distance of 109.12 feet; then North 35° 36' 55" West 18.85 feet to the Southeasterly R/W line of Sunset Drive in the plat of Barview Heights; then along a 230 foot radius curve left, the long chord of which bears North 47° 59' East 107.91 feet, for an arc distance of 108.92 feet; then North 34° 25' East 40.95 feet to the West line of the NE 1/4 of said Section 13; then South 0° 26' 57" East 780.38 feet to the Southeast corner of the NE 1/4 NW 1/4 of said Section 13; then North 87° 28' 10" West 953.04 feet to the easterly R/W line of County Road 87; then North 17° 03' 56" East along said easterly R/W line 197.81 feet; then North 35° 39' 56" East 250.72 feet to the point of beginning containing 9.186 acres.

Scale: 1" to 100 ft.

Corners found shown: Ⓞ

1. & 2.....see map M-66-64

3., 4. & 5.....see map 51/252p 1" pipe posts

6. 7. & 8.....see map M94-58 5/8" iron rods F. J. Hales

Monuments set shown: ○ 5/8" iron rods/yellow plastic caps F. J. Hales 453

Length of Monuments set: 40"

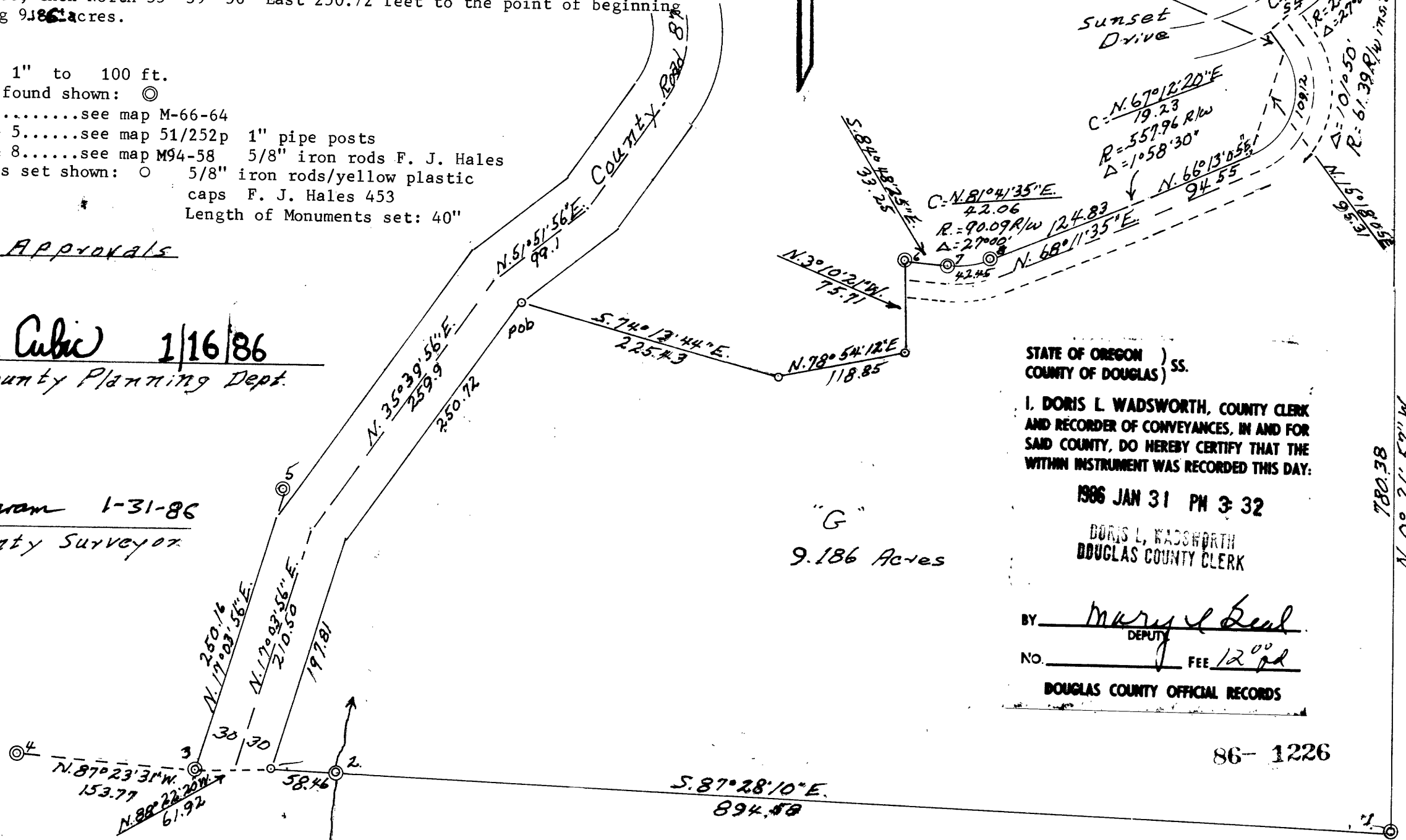
APPROVALS

Keith L. Cubic 1/16/86

Douglas County Planning Dept.

Francis L. Ingram 1-31-86

Douglas County Surveyor



REGISTERED
OREGON
LAND SURVEYOR
Forrest J. Hales
OCTOBER 24, 1958
FORREST J. HALES
453

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:

1986 JAN 31 PM 3:32

DORIS L. WADSWORTH
DOUGLAS COUNTY CLERK

BY *Marye Deal*
DEPUTY

NO. _____ FEE 12.00

DOUGLAS COUNTY OFFICIAL RECORDS

86-1226

BR. 9-14 6228