

**COUNTY SURVEYORS FILE DATA
DO NOT REMOVE FROM OFFICE**

BK 9 P. 104B

MAP FILE M102-448

ROADWAY AND UTILITY EASEMENT

A permanent, non-exclusive easement for roadway and utility purposes over a 60 foot wide strip of land located in the Northeast $\frac{1}{4}$ of Section 27, Township 29 South, Range 5 West, Willamette Meridian, lying 30.00 feet each side of the following described centerline:

Beginning at a point on the centerline of Lisa Way, said point also being on the Westerly line of CITY VIEW ESTATES, a subdivision recorded in Volume 16, Page 19 A & B of the Plat Records of Douglas County, Oregon from which the Northeast Section Corner of said Section 27 bears North $41^{\circ}36'48''$ East, 2158.36 feet; thence 40.49 feet along the arc of a 125 foot radius curve left (the long chord bears North $80^{\circ}41'28''$ East, 40.31 feet) to a point; thence 40.49 feet along the arc of a 125 foot radius curve right (the long chord bears North $80^{\circ}41'28''$ East, 40.31 feet) to a point; thence North $89^{\circ}58'15''$ East, 598.73 feet to a point on the Westerly line of Parcel 1, hereinafter described, and the end of this easement description.

PARCEL 1

A parcel of land located in the Northeast $\frac{1}{4}$ of Section 27, Township 29 South, Range 5 West, Willamette Meridian, Douglas County, Oregon being a portion of that parcel of land described in a deed to James G. Anderson as recorded in Instrument No. 86-1847 of the Records of Douglas County, Oregon and being more particularly described as follows:

Beginning at a $\frac{5}{8}$ " iron rod located on the Northerly right of way line of Riverside Drive from which the Northeast Section Corner of said Section 27 bears North $12^{\circ}56'41''$ East, 1785.65 feet; thence South $89^{\circ}58'07''$ West along said Northerly right of way line, 355.00 feet to a $\frac{1}{2}$ " iron rod; thence North $0^{\circ}01'53''$ West leaving said Northerly right of way line, 220.00 feet to a $\frac{1}{2}$ " iron rod; thence North $37^{\circ}00'05''$ East, 154.32 feet to a $\frac{1}{2}$ " iron rod; thence North $0^{\circ}27'32''$ East, 130.00 feet to a $\frac{1}{2}$ " iron rod; thence North $89^{\circ}53'21''$ East, 265.00 feet to a $\frac{1}{2}$ " iron rod; thence South $0^{\circ}27'32''$ West, 473.57 feet to the point of beginning and containing 3.47 acres, more or less.

Together with the above described roadway and utility easement.

PARCEL 2

A parcel of land located in the Northeast $\frac{1}{4}$ of Section 27, Township 29 South, Range 5 West, Willamette Meridian, Douglas County, Oregon being a portion of that parcel of land described in a deed to James G. Anderson as recorded in Instrument No. 86-1847 of the Records of Douglas County, Oregon and being more particularly described as follows:

Beginning at a $\frac{1}{2}$ " iron rod located on the Northerly right of way line of Riverside Drive from which the Northeast Section Corner of said Section 27 bears North $25^{\circ}05'30''$ East, 1921.86 feet, thence South $89^{\circ}58'07''$ West along said Northerly right of way line, 195.00 feet to a $\frac{1}{2}$ " iron rod; thence North $0^{\circ}01'53''$ West leaving said right of way line, 301.47 feet to a $\frac{1}{2}$ " iron rod; thence 29.62 feet along the arc of a 60 foot radius curve right (the long chord bears North $14^{\circ}06'32''$ East, 29.32 feet) to a $\frac{1}{2}$ " iron rod; thence North $28^{\circ}14'58''$ East, 162.29 feet to a $\frac{1}{2}$ " iron rod; thence North $89^{\circ}53'21''$ East, 265.00 feet to a $\frac{1}{2}$ " iron rod; thence South $0^{\circ}27'32''$ West, 130.00 feet to a $\frac{1}{2}$ " iron rod; thence South $37^{\circ}00'05''$ West, 154.32 feet to a $\frac{1}{2}$ " iron rod; thence South $0^{\circ}01'53''$ East, 49.87 feet to a point; thence South $89^{\circ}58'15''$ West, 60.00 feet to a point; thence South $0^{\circ}01'53''$ East, 170.13 feet to the point of beginning and containing 2.79 acres, more or less.

Together with and subject to the above described roadway and utility easement.

PARCEL 3

A parcel of land located in the Northeast $\frac{1}{4}$ of Section 27, Township 29 South, Range 5 West, Willamette Meridian, Douglas County, Oregon being a portion of that parcel of land described in a deed to James G. Anderson as recorded in Instrument No. 86-1847 of the Records of Douglas County, Oregon and being more particularly described as follows:

Beginning at a $\frac{5}{8}$ " iron rod located on the Southerly right of way line of N.E. Simpson Lane from which the Northeast Section Corner of said Section 27 bears North $24^{\circ}23'29''$ East, 951.67 feet; thence South $0^{\circ}27'32''$ West, 400.00 feet to a $\frac{1}{2}$ " iron rod; thence South $89^{\circ}53'21''$ West, 530.00 feet to a $\frac{1}{2}$ " iron rod; thence South $28^{\circ}14'58''$ West, 162.29 feet to a $\frac{1}{2}$ " iron rod; thence 29.62 feet along the arc of a 60 foot radius curve left (the long chord bears South $14^{\circ}06'32''$ West, 29.32 feet) to a $\frac{1}{2}$ " iron rod; thence South $0^{\circ}01'53''$ East, 301.47 feet to a $\frac{1}{2}$ " iron rod on the Northerly right of way line of Riverside Drive; thence South $89^{\circ}58'07''$ West along said Northerly right of way line, 478.36 feet to a $\frac{5}{8}$ " iron rod at the Southeast Corner of Lot 1, Block 4, CITY VIEW ESTATES, a subdivision recorded in Volume 16, Page 19 A & B of the Plat Records of Douglas County, Oregon; thence North $0^{\circ}00'58''$ West along the Westerly Line of said CITY VIEW ESTATES, 102.15 feet to a $\frac{5}{8}$ " iron rod on the Southerly right of way line of Lisa Way; thence North $89^{\circ}58'15''$ East along said Southerly right of way line, 55.03 to a $\frac{5}{8}$ " iron rod; thence North $0^{\circ}01'25''$ West continuing along said Westerly Line of CITY VIEW ESTATES, 178.00 feet to a $\frac{1}{2}$ " iron rod; thence North $89^{\circ}58'35''$ East, 198.08 feet to a $\frac{1}{2}$ " iron rod; thence North $0^{\circ}01'25''$ West, 27.34 feet to a $\frac{1}{2}$ " iron rod; thence 78.95 feet along the arc of a 160 foot radius curve right (the long chord bears North $14^{\circ}06'47''$ East, 78.15 feet) to a $\frac{1}{2}$ " iron rod; thence North $28^{\circ}14'58''$ East, 288.94 feet to a $\frac{1}{2}$ " iron rod; thence 49.50 feet along the arc of a 100 foot radius curve left (the long chord bears North $14^{\circ}04'10''$ East, 48.99 feet) to a $\frac{1}{2}$ " iron rod; thence North $0^{\circ}06'39''$ West, 167.38 feet to a $\frac{1}{2}$ " iron rod; thence 31.42 feet along the arc of a 20 foot radius curve left (the long chord bears North $45^{\circ}06'39''$ West, 28.28 feet) to a $\frac{1}{2}$ " iron rod on the Southerly right of way line of N.E. Simpson Lane; thence North $89^{\circ}53'21''$ East along said Southerly right of way line, 695.00 feet to the point of beginning and containing 10.30 acres, more or less.

Subject to the above described roadway and utility easement.

CERTIFICATE OF OWNER

I, James G. Anderson, hereby certify that I am the owner of the land shown and described on the attached map and that I have caused the same to be surveyed and partitioned and that I have agreed to the conditions stipulated by the City of Mrytle Creek in granting approval of this Major Land Partition.

James G. Anderson
James G. Anderson

9-10-86
Date

APPROVALS:

Lou Pringle
City Recorder

9-4-86
Date

Claudia Benn
Planning Commission Chairman

9-4-86
Date

Marilyn Deal
Mayor

9-4-86
Date

Judy E. Mason DEPUTY
County Surveyor

9-11-86
Date

FILED
SEP 12 1986 TF

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:

SEP 15 PM 4 30
DORIS L. WADSWORTH
DOUGLAS COUNTY CLERK

COUNTY SURVEYOR
DOUGLAS COUNTY, ORE.

REGISTERED
PROFESSIONAL
LAND SURVEYOR

OREGON
JULY 17, 1981
KRISTIAN O. DEGROOT
1941

BY Marilyn Deal
DEPUTY

86-12444

SHEET 2 OF 2

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