

N 1/4 COR.
FD. BRASS CAP NO BT'S. FD.

(BASE BEARING PER M98-13)
N 89° 21' 06" E

(REC. PER M98-13 = 1330.35')
1330.72'

FD. 5/8" I. ROD W/
ALUM. CAP
E 1/16

MAJOR LAND PARTITION IN THE NE 1/4 OF SEC. 20, T29S, R8W, W.M.

PARTITIONER: KAY BARRETT

3610 UPPER CAMAS RD.
CAMAS VALLEY, OR
TEL. 445-2867 97416

SURVEYOR: DONALD A. BENTZ, INC.

1205 SE COURT ST.
ROSEBURG, OR, 97410
TEL. 673-0166

ZONE: R-5
WATER SOURCE: WELL
SEWAGE FACILITY: SEPTIC

- SET 5/8" x 30" I.R./PLASTIC CAP MKD. "BENTZ SURV., INC."



SCALE: 1" = 100'
OCT. 24 1986

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Donald A. Bentz

OREGON
JULY 12, 1981
DONALD A. BENTZ
839

REG. HIGHWAY NO. 72
DETERMINED BY MEASURE-
MENT OF THE E. OF AS-BUILT DWS

REG. HIGHWAY NO. 42

N 27° 59' 23" E
401.59'

☪ CREEK QUITCLAIM
AGREEMENT PER
INST. NOS. 86-12618
86-12619

☪ CREEK

PARCEL 1
6.55 AC. ±

PARCEL 2
5.02 AC. ±

25' NORTH
SPRING HOUSE 202.50'
WEST EASEMENT

25' WIDE ACCESS
EASEMENT (INST. NO. 86-1370)

FENCELINE (QUITCLAIMED
PER INSTR. NOS.
86-11731 & 86-11732)

FENCE CORNER

C 1/4 COR.
FD. 5/8" I.R.
IN 1 1/4" I. PIPE NO BT'S

1327.54'

2655.09' 589° 27' 20" W COMPUTED POINT

M102-747

M102-747

COUNTY SURVEYORS FEE DATA
DO NOT REMOVE FROM OFFICE

M102-74 B

FILED

NOV 21 1986

COUNTY SURVEYOR
DOUGLAS COUNTY, OREGON

PARCEL #1

A parcel of land in Section 20, Township 29 South, Range 8 West, Willamette Meridian, Douglas County, Oregon and more particularly described as: Beginning at a 5/8" iron rod with cap at the intersection of a fence line with the East Line of Government Lot 1 of Section 20, Township 29 South, Range 8 West, Willamette Meridian from which point the East 1/4 Corner of said Section 20 bears South 0° 22' 58" East 1328.43 feet and North 89° 27' 20" East 1327.54 feet said point also on that line described in Douglas County Deed Records, Volume 958, Page 480; thence along said fence line and line described in Volume 958, Page 480, South 89° 46' 34" West 459.68 feet to a 5/8" iron rod with cap; thence leaving said line North 240.00 feet to a 5/8" iron rod with cap; thence West 202.50 feet to a 5/8" iron rod with cap; thence North 130.16 feet to a point in the centerline of a creek, said point also on the line described in Douglas County Deed Records # 86-12619; thence along the centerline of said creek the following courses North 83° 40' East 170.88 feet, North 5° 18' East 60.2 feet, North 74° 08' East 154.6 feet, North 58° 34' East 80.6 feet, North 59° 44' East 149.5 feet to a 5/8" iron rod with cap; North 51° 06' East 72.5 feet to a 5/8" iron rod with cap; and North 89° 41' 36" East 79.40 feet to a 5/8" iron rod with cap on the East Line of said Government Lot 1; thence South 0° 22' 58" East 652.78 feet along said East Line to the point of beginning and containing 6.55 acres more or less.

TOGETHER WITH: An easement 25 feet in width, 12.5 feet either side of a centerline described as: Beginning on the westerly line of the above described parcel from which point the East 1/4 Corner of said Section 20 bears South 128.43 feet, North 39° 46' 34" East 459.68 feet, South 0° 22' 58" East 1328.43 feet and North 89° 27' 20" East 1327.54 feet; thence South 78° 35' West 222.02 feet; thence South 80° 56' West 473.80 feet; thence South 89° 46' 34" West 96.24 feet to the southeasterly right-of-way line of Oregon State Highway #42 and there terminating.

SUBJECT TO: An easement 10 feet in width for a spring house and water line, the centerline of which easement is described as: Beginning at a 5/8" iron rod with cap on the West Line of the above described parcel, from which point the East 1/4 Corner of said Section 20 bears East 202.50 feet, South 240.00 feet, North 89° 46' 34" East 459.68 feet, South 0° 22' 58" East 1328.43 feet and North 89° 27' 20" East 1327.54 feet; thence along said centerline North 40° 05' East 31.5 feet and there terminating.

PARCEL #2

A parcel of land in Section 20, Township 29 South, Range 8 West, Willamette Meridian, Douglas County, Oregon and more particularly described as: Beginning at a 5/8" iron rod with cap in a fence line from which point the East 1/4 Corner of Section 20, Township 29 South, Range 8 West, Willamette Meridian, Douglas County, Oregon, bears North 89° 46' 34" East 459.68 feet South 0° 22' 58" East 1328.43 feet and North 89° 27' 20" East 1327.54 feet said point also on that line described in Douglas County Deed Records, Volume 958, Page 480; thence along said fence line and line described in Volume 958, Page 480, South 89° 46' 34" West 788.42 feet to a 5/8" iron rod with cap in the easterly right-of-way of Oregon State Highway #42; thence North 27° 59' 48" East 401.59 feet along said right-of-way to the intersection with the centerline of a creek; thence leaving said right-of-way along the centerline of a creek described in said Volume 960, Page 143, the following courses North 66° 43' East 26.6 feet, South 62° 57' East 106.5 feet, South 89° 49' East 77.9 feet, North 57° 35' East 78.2 feet and North 83° 40' East 135.02 feet; thence leaving said creek South 130.16 feet to a 5/8" iron rod with plastic cap; thence East 202.50 feet to a 5/8" iron rod with cap; thence South 240.00 feet to the point of beginning and containing 5.02 acre more or less.

TOGETHER WITH: An easement 10 feet in width for a spring house and waterline, the centerline of which easement is described as: Beginning at a 5/8" iron rod with cap on the East Line of the above described parcel, from which point the East 1/4 Corner of said Section 20 bears East 202.50 feet, South 240.00 feet, North 89° 46' 34" East 459.68 feet, South 0° 22' 58" East 1328.43 feet and North 89° 27' 20" East 1327.54 feet; thence along said centerline North 40° 05' East 31.5 feet and there terminating.

SUBJECT TO: An easement 25 feet in width, 12.5 feet either side of a centerline described as: Beginning on the easterly line of the above described parcel from which point the East 1/4 Corner of said Section 20 bears South 128.43 feet, North 89° 46' 34" East 459.68 feet, South 0° 22' 58" East 1328.43 feet and North 89° 27' 20" East 1327.54 feet; thence South 78° 35' West 222.02 feet; thence South 80° 56' West 473.80 feet; thence South 89° 46' 34" West 96.24 feet to the southeasterly right-of-way line of Oregon State Highway #42 and there terminating.

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 NOV 21 AM 8 00
DOUGLAS COUNTY CLERK

APPROVALS:

Keith L. Cubic
Douglas County Planning Dept.

10/10/86
Date

BY [Signature]
DEPUTY
No. _____ FEE 12.00

Benny E. Morrison DEPUTY
Douglas County Surveyor

11-21-86
Date

DOUGLAS COUNTY OFFICIAL RECORDS

REGISTERED
PROFESSIONAL
LAND SURVEYOR

OREGON
JULY 12, 1968
DONALD A. BENTZ
839

M102-74 B

BR 9-10 121 B