

COUNTY SURVEYORS FILE DATA
DO NOT REMOVE FROM OFFICE

A MINOR LAND PARTITION IN THE IN NW 1/4 OF SEC. 15, T28S, R6W, W.M.

FILED TF
MAR 13 1987 TF
COUNTY SURVEYOR
DOUGLAS COUNTY, ORE TF

LAND OWNER:
KEN AND BARBARA HEBARD
5907 HARMONY LANE
ROSEBURG, OREGON 97470

SURVEYED BY: DONALD A. BENTZ, INC.
P.O. BOX 901
WINCHESTER, OR. 97495

BASE BEARING PER M102-60

NARRATION:

ALL MONUMENTS WERE ESTABLISHED ON SURVEY FILED M102-60. FIELD WORK TO VERIFY LOCATION ONLY.

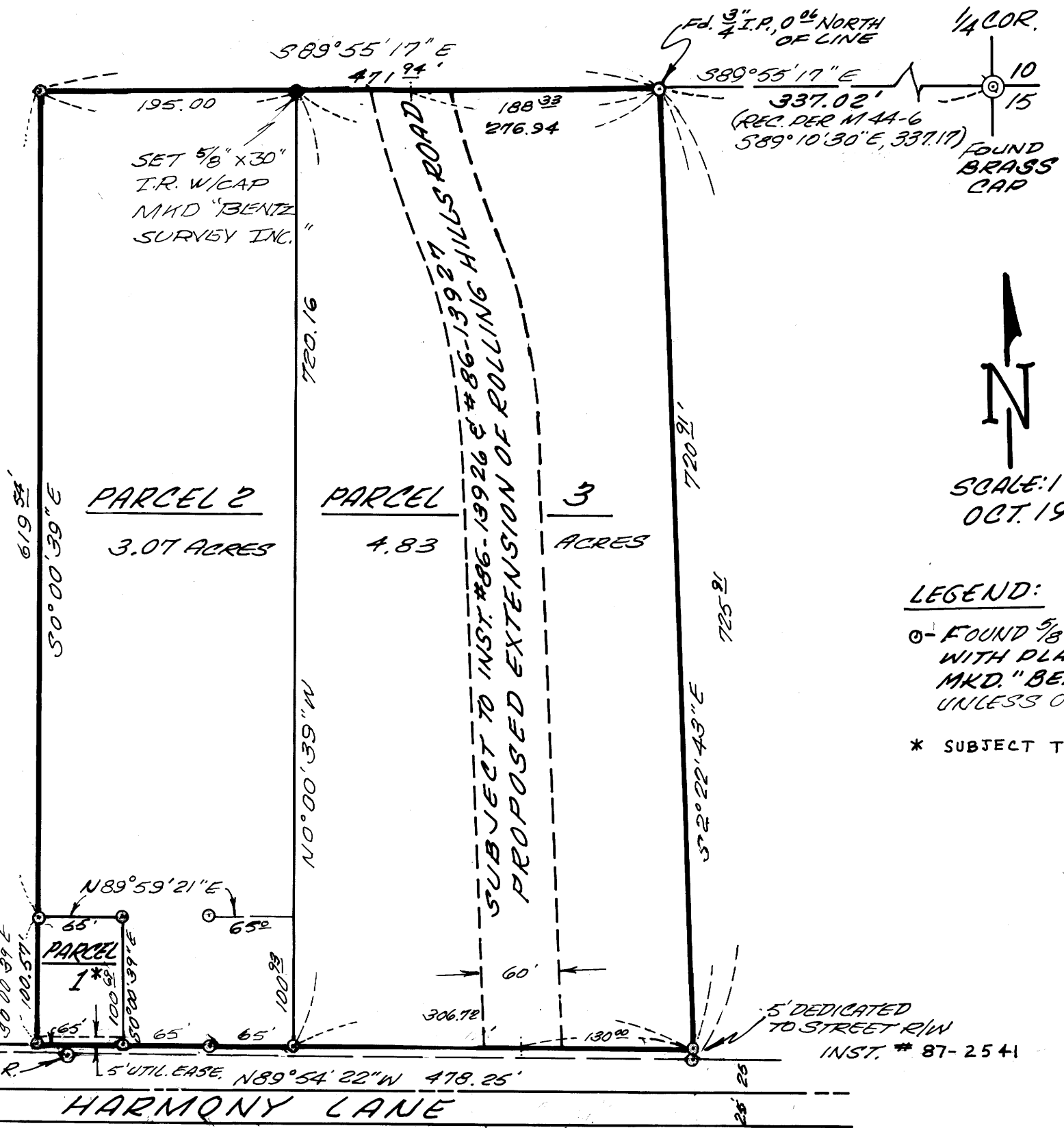
COMPUTATIONS: D. BENTZ
DRAFTING: D. STULL

APPROVALS:

Larry L. Morgan DEPUTY 3-15-87
DOUGLAS COUNTY SURVEYOR
Keith L. Cubic 3/4/87
DOUGLAS COUNTY PLANNING

REGISTERED
PROFESSIONAL
LAND SURVEYOR

OREGON
JULY 12, 1980
DONALD A. BENTZ
839



LEGEND:

○ FOUND 5/8" x 30" I.P. WITH PLASTIC CAP MKD. "BENTZ SURVEY, INC." UNLESS OTHERWISE NOTED.

* SUBJECT TO INST. # 87-2329

SEWER: GREEN SANITARY DISTRICT
WATER: ROBERTS CREEK WATER DISTRICT
POWER: PACIFIC POWER
ZONING: R-1

MAP FILE M103-54 A

TO HWY. 995

M 103-54 A

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M 103-54 B

C

PARCEL #1

Beginning at a 5/8" iron rod with cap on the northerly right-of-way of Harmony Lane said point bears North 89° 55' 17" West 808.96 feet and South 0° 00' 39" East 720.11 feet from the 1/4 Corner common to Sections 10 and 15, Township 28 South, Range 6 West, Willamette Meridian, Douglas County, Oregon; thence South 89° 54' 22" East 65.00 feet along said right-of-way to a 5/8" iron rod with cap; thence leaving said right-of-way North 0° 00' 39" West 100.69 feet to a 5/8" iron rod with cap; thence South 89° 59' 21" West 65.00 feet to a 5/8" iron rod with cap; thence South 0° 00' 39" East 100.57 feet to the point of beginning and containing 6,540 square feet.

SUBJECT TO a utility easement over the southerly 5 feet.

PARCEL #2

Beginning at a 5/8" iron rod on the North Line of that parcel described in Douglas County Deed Records Instrument #74-15460 said point bears North 89° 55' 17" West 808.96 feet from the 1/4 Corner common to Sections 10 and 15, Township 28 South, Range 6 West, Willamette Meridian, Douglas County, Oregon; thence South 0° 00' 39" East 619.54 feet to a 5/8" iron rod with cap; thence North 89° 59' 21" East 65.00 feet to a 5/8" iron rod with cap; thence South 0° 00' 39" East 100.69 feet to a 5/8" iron rod with cap on the northerly right-of-way of Harmony Lane; thence along said right-of-way South 89° 54' 22" East 130.00 feet to a 5/8" iron rod with cap; thence leaving said right-of-way; North 0° 00' 39" West 720.16 feet to a 5/8" iron rod with cap on the North Line of said parcel described in Instrument #74-15460; thence North 89° 55' 17" West 195.00 feet to the point of beginning and containing 3.07 acres.

PARCEL #3

Beginning at a 5/8" iron rod at the Northeast Corner of that parcel described in Douglas County Deed Records Instrument #74-15460 said point bears North 89° 55' 17" West 337.02 feet from the 1/4 Corner common to Sections 10 and 15, Township 28 South, Range 6 West, Willamette Meridian, Douglas County, Oregon; thence South 2° 22' 43" East 720.91 feet to a 5/8" iron rod with cap on the northerly right-of-way of Harmony Lane; thence along said right-of-way North 89° 54' 22" West 306.72 feet; thence leaving said right-of-way North 0° 00' 39" West 720.16 feet to a 5/8" iron rod with cap on the North Line of said parcel described in Instrument #74-15460; thence South 89° 55' 17" East 276.94 feet to the point of beginning and containing 4.83 acres.

SUBJECT TO the conditions set forth in Douglas County Deed Records Instrument #86-13926 and #86-13927.

FILED TF

MAR 13 1987 TF

COUNTY SURVEYOR
DOUGLAS COUNTY, ORE TF



STATE OF OREGON)
COUNTY OF DOUGLAS) SS.
I, GAY FIELDS, COUNTY CLERK AND RECORDER
OF CONVEYANCES, DO HEREBY CERTIFY THAT
THIS INSTRUMENT WAS RECORDED
1987 MAR 15 PM 2:16
DOUGLAS COUNTY CLERK
IN THE OFFICIAL RECORDS OF DOUGLAS COUNTY
BY *Gay Fields*
DEPUTY
87-3138 FEE 12.00

36-9-89-142B