

COUNTY SURVEYORS FILE DATA  
DO NOT REMOVE FROM OFFICE

MAP FILE M105-33B

FILED *ff*

JAN 7 1988

COUNTY SURVEYOR  
DOUGLAS COUNTY, ORE

PARCEL #1

A parcel lying in Section 29, Township 28 South, Range 6 West, Willamette Meridian, Douglas County, Oregon, and being described as: Beginning at a 5/8" iron rod with plastic cap on the southerly right-of-way line of State Highway #42, said point bears South 7° East 391.42 feet from the Section Corner common to Sections 19, 20, 29, and 30, Township 28 South, Range 6 West, Willamette Meridian; thence along said southerly right-of-way line North 60° 14' 50" East 506.95 feet to a 5/8" iron rod with plastic cap on the westerly right-of-way line of Dillard - Brockway Road (County Road #47); thence along said westerly right-of-way line the following courses: South 27° 53' 10" East 69.33 feet to a 5/8" iron rod with plastic cap, South 11° 11' 14" East 93.70 feet to a 5/8" iron rod with plastic cap, and South 8° 46' 22" East 106.98 feet to a point in the centerline of Brockway Creek; thence upstream along said creek the following courses: North 76° 35' 54" West 121.51 feet, South 62° 49' 17" West 46.52 feet, North 66° 23' 52" West 101.77 feet, South 86° 36' 50" West 70.28 feet, South 47° 50' 06" West 44.72 feet, North 89° 52' 58" West 73.83 feet, and South 56° 22' 42" West 84.96 feet; thence leaving said creek North 8° 48' 38" West 41.23 feet to the place of beginning and containing 1.38 acres more or less

TOGETHER WITH: An easement for use, maintenance, and reconstruction of all existing septic drain field lines and appurtenances presently serving the above described parcel

PARCEL #2

A parcel lying in Section 29, Township 28 South, Range 6 West, Willamette Meridian, Douglas County, Oregon, and being described as: Beginning at a point in the centerline of Brockway Creek which bears South 7° East 391.42 feet, and South 8° 48' 38" East 41.23 feet from the Section Corner common to Sections 19, 20, 29, and 30, Township 28 South, Range 6 West, Willamette Meridian; thence downstream along said creek the following courses: North 56° 22' 42" East 84.96 feet, South 89° 52' 58" East 73.83 feet, North 47° 50' 06" East 44.72 feet, North 86° 36' 50" East 70.28 feet, South 66° 23' 52" East 101.77 feet, North 62° 49' 17" East 46.52 feet, and South 76° 35' 54" East 121.51 feet to a point on the westerly right-of-way line of Dillard - Brockway Road (County Road #47); thence along said westerly right-of-way the following courses: South 8° 46' 22" East 137.27 feet to a 5/8" iron rod with plastic cap, South 6° 51' 54" East 23.22 feet to a 5/8" iron rod with plastic cap, and along the arc of a 2894.75 foot radius curve to the left (the chord of which bears South 8° 23' 09" East 146.39 feet) 146.40 feet to a 5/8" iron rod with plastic cap; thence leaving said westerly right-of-way line West 503.91 feet to a 5/8" iron rod with plastic cap; thence North 8° 48' 38" West 273.38 feet to the place of beginning and containing 3.73 acres more or less.

SUBJECT TO: An easement for use, maintenance, and reconstruction of all existing septic drain field lines and appurtenances presently located on the above described parcel

PARCEL #3

All that portion of Instrument #87-10827, Deed Records, Douglas County, Oregon, also known as Tax Lot #500 in Section 29, Township 28 South, Range 6 West; Tax Account #10378.00.

EXCEPTING THEREFROM: Parcels #1 and #2 as described above.

NARRATIVE:

Purpose to establish 3 parcels as shown. State Highway established from existing centerline. County Road #47 established from found monuments per 1968 and 1973 County Road plans. Creek is boundary between Parcels #1 and #2. West boundary established at approximately 500 feet from 1968 County Road right-of-way. This line to be quitclaimed between Dick Nichols and Nichols Bros., Inc. South boundary established as scaled from existing Urban Growth Boundary map.

FIELD CREW: Jim Artman, Bob Browning, David DeLatte, Mike Johnson and Greg Lang.

COMPUTATIONS: Greg Lang

DRAFTING: Mike Johnson

EQUIPMENT: Wild T-1 and Red J EDM

APPROVALS:

Ronald L. Schopfield 1-4-88  
Winston City Engineer Date

Lloyd R. Stutzman 1-4-88  
Planning Commission Chairman Date

Francis L. Ingram 1-8-88  
Douglas County Surveyor Date

REGISTERED  
PROFESSIONAL  
LAND SURVEYOR

*Donald A. Bentz*  
REGON  
JUL 12, 1988  
DONALD A. BENTZ  
839

STATE OF OREGON )  
COUNTY OF DOUGLAS ) SS.  
I, GAY FIELDS, COUNTY CLERK AND RECORDER  
OF CONVEYANCES, DO HEREBY CERTIFY THAT  
THIS INSTRUMENT WAS RECORDED

1988 JAN 11 AM 10:17

GAY FIELDS  
DOUGLAS COUNTY CLERK  
IN THE OFFICIAL RECORDS OF DOUGLAS COUNTY

BY Dee L. Weddell  
DEPUTY

88-00303

FEE 10.00 *pl*

*10-9-88 425*