

Gr. 10-Pg 80B

MAJOR LAND PARTITION
In the N.E. 1/4 of Section 27, T.29S., R.5W.,W.M.
March 1988

For: Charles Blankenbaker
P.O. Box 955
Canyonville, OR 97417

By: Baughman Technical Service INC.
P.O. Box 222
Roseburg, OR 97470
Phone 673-0966

FILED

AUG 10 1988

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Glenn S. Baughman
OREGON
JULY 14, 1961
GLENN S. BAUGHMAN
536

COUNTY SURVEYOR
DOUGLAS COUNTY, ORE.

MAP FILE M106-554-B

PARCEL NO. 1

Beginning at a 1/2" I.R. from which the N.E. corner of Section 27, T.29S., R.5W.,W.M. bears N.45°19'48"E. 1501.25 ft.: thence N.0°06'39"W. 167.38 ft. to a 1/2" I.R.: thence along the arc of a 20 ft. radius curve left, the chord of which bears N.45°06'39"W. 28.28 ft. to a 1/2" I.R. on the Southerly R/w line of Simpson Lane: thence along said Southerly R/w line N.89°53'21"E. 695.00 ft. to a 5/8" I.R.: thence leaving said R/w S.0°27'32"W., 40.00 ft. to a 1/2" I.R.: thence S.89°53'21"W. 530.00 ft. to a 1/2" I.R.: thence N.42°56'16"W. 225.11 ft. to a 1/2" I.R.: thence along the arc of a 100 ft. radius curve left, the chord of which bears N.14°04'10"E. 48.99 ft. to the point of beginning.

The above described parcel situated in the N.E. 1/4 of Section 27, T.29S., R.5W.,W.M. and contains 5.94 acres more or less.

PARCEL NO. 2

Beginning at a 5/8" I.R. from which the N.E. corner of Section 27, T.29S., R.5W.,W.M. bears N.40°19'39"E., 2148.74 ft.: thence N.89°13'47"E. 157.20 ft. to a 5/8" I.R.: thence N.0°01'25"W., 60.00 ft. to a 5/8" I.R.: thence S.89°13'47"W. 200.00 ft. to a 5/8" I.R. on the East line of "City View Estates" a subdivision in the city of Myrtle Creek: thence along said East line of City View Estates N.0°01'47"W. 118.00 ft. to a 1/2" I.R.: thence leaving said East line of City View Estates N.89°58'35"E., 198.08 ft. to a 1/2" I.R.: thence N.0°01'25"W. 27.34 ft. to a 1/2" I.R.: thence along the arc of a 160 ft. radius curve right the chord of which bears N.14°06'47"E. 78.15 ft. to a 1/2" I.R.: thence N.28°14'58"E., 288.95 ft. to a 1/2" I.R.: thence S.42°56'16"E. 225.11 ft. to a 1/2" I.R.: thence S.28°14'58"W., 162.29 ft. to a 1/2" I.R.: thence along the arc of a 60 ft. radius curve left the chord of which bears S.14°06'32"W. 29.32 ft. to a 1/2" I.R.: thence S.0°01'53"E., 301.47 ft. to a 1/2" I.R. on the Northerly R/w line of Riverside Drive: thence along said Northerly R/w line S.89°58'07"W. 380.53 ft. to a 5/8" I.R.: thence leaving said R/w line N.0°00'58"W., 102.70 ft. to the point of beginning.

The above described parcel situated in the N.E. 1/4 of Section 27, T.29S., R.5W.,W.M. and contains 3.85 acres more or less.

The above described parcel subject to that easement shown in Book 1023, Page 942, Douglas County Clerk's Records.

PARCEL NO. 3

Beginning at a 5/8" I.R. from which the N.E. corner of Section 27, T.29S., R.5W.,W.M. bears N.40°19'39"E. 2148.74 ft.: thence S.0°00'58"E., 102.70 ft. to a 5/8" I.R. on the Northerly R/w line of Riverside Drive: thence along said R/w line S.89°58'07"W. 97.83 ft. to a 5/8" I.R.: thence N.0°00'58"W. 102.15 ft. along the East line of "City View Estates" a Subdivision in the city of Myrtle Creek to a 5/8" I.R. on the Southerly R/w line of Lisa Way a street: thence along said R/w line N.89°58'15"E. 55.03 ft. to a 5/8" I.R.: thence N.89°13'47"E. 42.80 ft. to the point of beginning.

The above described parcel situated in the N.E. 1/4 of Section 27, T.29S., R.5W.,W.M. and contains 0.23 acres more or less.

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 AUG 10 AM 11:48

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

BY *Carol Engle*
DEPUTY
FEE *D. D. J.*

88-11737

MAP FILE M106-554-B