

FILED

MAY 19 1988 TF

COUNTY SURVEYOR  
DOUGLAS COUNTY, OREGON TF

# MAJOR LAND PARTITION

IN THE N.E. 1/4, N.E. 1/4, SECTION 6, T.29 S. R.5 W. W.M.

DOUGLAS COUNTY, OREGON

APRIL, 1988

OWNER AND PARTITIONER:  
Eugene S Marshall  
1251 Richardson Road  
Myrtle Creek, OR 97457

WATER: Well  
SEWER: Septic  
ZONING: FF

MAP PREPARED BY:  
AA Surveying Service, Inc.  
2566 NE Stephens Street  
Roseburg, OR 97470  
Tel (503) 672-2096

### NARRATIVE

#### Purpose:

To partition the land described in Book 688, pages 393 and 394, Reference Number 78-16139, Deed Records of Douglas County Oregon.

#### Procedure:

All found monuments were found per Map 54-53 and Map 84-58. Parcel number 1 was created by establishing the centerline of Richardson Road as Built for the north line and the centerline of a creek for the south line. Parcel number 2 is the remaining land described in Book 688, pages 393 and 394, lying south of the creek.

#### Descriptions:

##### Parcel 1

Beginning at a point in the centerline of Richardson County Road at the intersection of the section line between Sections 6 and 5 T29S, R5W, W.M. from which point the section corner common to Sections 31 and 32, T28S, R5W, W.M. bears N16°42'11" W., 287.33 feet; thence along said Section Line S16°42'11" E., 16.24 feet to a 5/8" iron rod on the southerly line of Richardson County Road; thence continuing along said Section Line S16°42'11" E., 178.84 feet to a 5/8" iron rod on the high bank of Richardson Creek; thence continuing along said Section Line S16°42'11" W., 25.00 feet to a point in the center of Richardson Creek; thence along the centerline of Richardson Creek the following courses:  
S66°49'18" W., 44.28 feet, S80°12'28" W., 49.75 feet  
N84°25'06" W., 88.24 feet, S72°36'38" W., 92.65 feet  
S74°21'05" W., 105.61 feet, S89°06'53" W., 104.61 feet  
S70°19'32" W., 52.39 feet, S43°06'57" W., 71.83 feet  
S80°41'57" W., 29.78 feet, N85°50'32" W., 57.16 feet  
S80°39'51" W., 65.83 feet, S88°09'42" W., 44.26 feet  
N87°53'08" W., 34.06 feet; thence leaving said creek N10°57'01" W., 231.42 feet to a 5/8" iron rod on the southerly line of Richardson County Road; thence N10°57'01" W., 15.00 feet to a point in the centerline of Richardson County Road; thence along the centerline of Richardson Road the following courses:  
N73°21'39" E., 119.02 feet, N83°38'20" E., 149.85 feet  
N77°19'12" E., 170.50 feet, N68°52'57" E., 161.90 feet  
S84°08'13" E., 204.82 feet to the point of beginning. All situated in the N.E. 1/4 of N.E. 1/4 of Section 6, T29S, R5W, W.M. and containing 4.71 acres more or less.  
Subject to Easements Described below.

##### Parcel 2

Parcel 2 exceeds 10 acres and is more particularly described in Deed Reference Number 78-16139 less Parcel Number 1. Together with Easements Described below.

#### Road Easement:

A 35 foot Road Easement being 17.50 on either side of the following described centerline:  
Beginning at a point in the centerline of Richardson County Road from which the section corner common to Sections 31 and 32, T28S, R5W, W.M. and Sections 6 and 5, T29S, R5W, W.M. bears N59°57'36" E., 790.28 feet; thence S10°40'12" E., 161.39 feet to a point; thence S20°38'19" E., 95.88 feet to a point and there terminating.

#### Drainfield Easement:

Beginning at a point from which the section corner common to Section 31 and 32, T28S, R5W, W.M. and Sections 6 and 5, T29S, R5W, W.M. bears N35°00'12" E., 463.40 feet; thence S18°49'42" E., 88.45 feet to a point; thence S65°01'35" W., 90.64 feet to a point; thence N19°15'07" W., 90.65 feet to a point; thence N66°26'35" E., 91.10 feet to the point of beginning.

#### Drainline Easement to Drainfield being 5 feet on either side of the following described centerline for maintenance purposes:

Beginning at a point from which the section corner common to Sections 31 and 32, T28S, R5W, W.M. and Sections 6 and 5, T29S, R5W, W.M. bears N21°37'40" E., 601.86 feet; thence N9°22'53" W., 45.77 feet to a point; thence N20°13'10" W., 49.80 feet to a point and there terminating.

#### Approvals

*Keith L. Cubic*

Planning Commission

*5/12/88*

Date

*James T. Marshall DEPUTY* 5-19-88

County Surveyor

Date

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 MAY 20 AM 8:24

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

BY *Gay Fields*

DEPUTY

FEE

1988-05-20

REGISTERED  
PROFESSIONAL  
LAND SURVEYOR

*Ronald A. Quimby*  
OREGON  
JULY 14, 1978  
RONALD A. QUIMBY  
1654

SHEET 2 of 2

JOB 769-87

Pl. 10-89-63B