DR. 10 - Pg. 64

MAJOR LAND PARTITION
IN THE SW 1/4 S27 T26S R6W WM
A PARTITION OF PRCL 3 M102-28A & 28B
MAY 1988 SCALE 1"=100'

ZONING RR

OWNER OF RECORD
HENRY M. GOODWIN 934 DOUGLAS MYRTLE CREEK, OR. 863-3360

PARTITIONER
MIKE PHELPS 1149 S E LANE RSBG. OR. 672-9610

NO. OF PRCLS. 3

WATER - UMPQUA BASIN WATER ASSOCIATION

SEWAGE - PRCL 1, SEPTIC TANK - DEQ 8710-119
PRCL 2, " " " 8710-118
PRCL 3, " " " 1087-229

SURVEYOR - BRUCE R. ROGERS 200 PATTERSON ST., RSBG. 672-2834

APPROVALS

Keith L. Cubic — 5/17/88
PLANNING DEPARTMENT — DATE

Francis L. Ingram — 5-20-88
COUNTY SURVEYOR — DATE

REGISTERED OREGON LAND SURVEYOR
Bruce R. Rogers
JULY 10, 1984
BRUCE R. ROGERS 660

PARCEL NO. 1: Beginning at a point from which the Southwest corner of Section 27, Township 26 South, Range 6 West, W.M., bears S48°25'38" W 1532.62 feet; thence S 75°23'33W 167.00 feet to a 5/8" I.R.; thence S 1°37'30"W 244.13 feet to a 5/8" I.R. and the true P.O.B.; thence S36° 40'19"E 727.40 feet to a point in the centerline of the North Umpqua River; thence S56°36'58" W along said centerline 178.36 feet and continuing along said centerline S63°41'58"W 70.90 feet to a point; thence leaving said centerline N21°09'18"W 274.78 feet to a 5/8" I.R. set on the high bank of the North Umpqua River; thence continuing N21°09'18"W 350.39 feet to a 5/8" I.R.; thence N1°37'30"E 130.00 feet to the true P.O.B. & containing 2.448 acres of land more or less.

Together with those easements as set forth in Book 881, page 860 & 861, Book 952, page 354 & Book 952, page 355.

Subject to that easement set forth in Book 326, page 536 & Book 990, page 235.

PARCEL NO. 2: A parcel of land lying in Section 27, Township 26 South, Range 6 West, W.M. & described as follows: Beginning at a stone monument from which point the Sect. corner common to Sects. 27, 28, 33 & 34, Township 26 South, Range 6 West, W.M. bears S70°34'35"W 993.19 feet; thence N1°37'30"E 636.95 feet; thence N75°23'33"E 31.25 feet to a 5/8" I.R., set in the most Northerly Northwest corner of the Adnrecht property as described in Book 955, page 921 Records of Douglas County, Oregon; thence S1°37'30"W along a Westerly line of said property 244.13 feet to a 5/8" I.R.; thence continuing S1°37'30"W 130.00 feet to a 5/8" I.R.; thence S21°09' 18"E 625.17 feet to a point in the centerline of the North Umpqua River; thence S63°41'58"W along said centerline 309.30 feet to a point which bears S1°46'50"W from the point of beginning; thence leaving said centerline N1°46'50"E 449.68 feet to the P.O.B. & containing 2.710 acres of land more or less.

Together with those easements as set forth in Book 881, page 860 & 861, & Book 952, page 354 & 355.

Subject to those easements as set forth in Books 952, page 354 & 355 & Book 990, page 235.

PARCEL NO. 3: A parcel of land in Section 27, Township 26 South, Range 6 West, W.M., Douglas County, Oregon, more particularly described as follows: Beginning at a point on the West line of the property described in Book 881, page 852, Deed Records of Douglas County, Oregon, from which the corner common to Sects. 27, 28, 33 & 34, bears S70°34'35"W 993.19 feet and S1°37'30"W 636.95 feet; thence along the West line of said described property N 1°37'30"E 282.45 feet to a 5/8" I.R.; thence along the North line of said described property S89°31'29"E 390.05 feet to a 1/2" iron bolt; thence along the East line of said described property S18°10'12"E 170.00 feet to a 5/8" I.R.; thence S75°23'33"W 434.88 feet to a 5/8" I.R.; thence continuing S75°23'33"W 31.25 feet to the P.O.B. & containing 2.172 acres of land more or less.

EXCEPTING AND RESERVING therefrom an easement for road and utilities along the Westerly 30 feet and Northerly 30 feet of said parcel.
TOGETHER WITH a road and utility easement as described in Book 881, page 861 and in Book 952, page 354 & easement to river as set forth in Book 990, page 235.
SUBJECT TO road and utility easements as described in Book 881, page 860, Recorder's No. 86-8657, Deed Records of Douglas County, Oregon, a natural gas pipeline easement 60 feet in width, 30 feet each side of the existing El Paso Gas line as granted by Peter J. and Wilma A. Pon in Book 326, page 536, Deed Records of Douglas County, Oregon.

FILED
MAY 20 1988 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

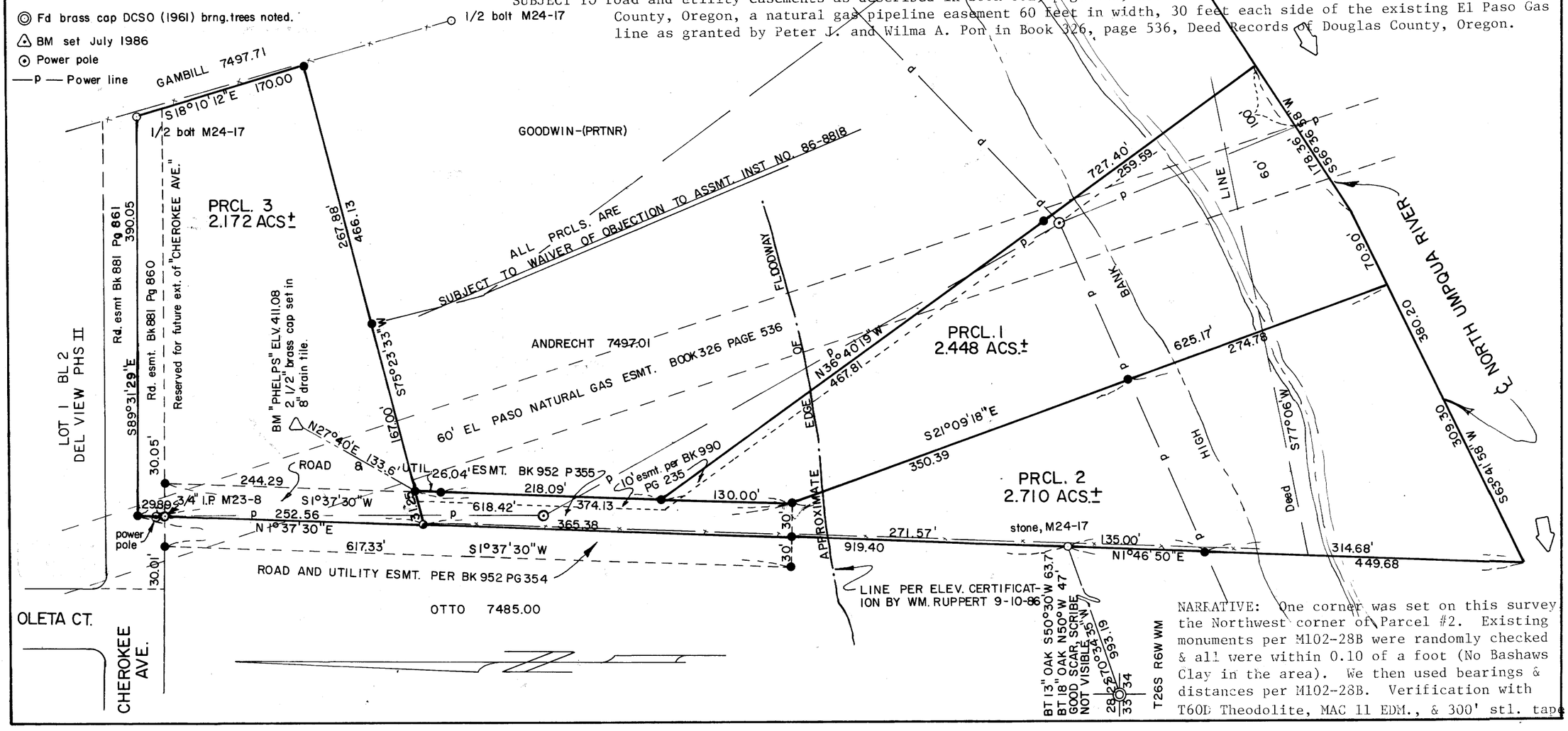
1988 MAY 20 PM 12:50

GAY FIELDS
IN THE OFFICIAL RECORDS OF DOUGLAS COUNTY
BY Carol Engel DEPUTY
FEE PP
88-07134

MAP FILE M106-9

COUNTY SURVEYORS FILE DATA
DO NOT REMOVE FROM OFFICE

Legend
- ◕ Set 1/2"x42" I.R W/cap Mkd. LS 660
- ● Fd. 5/8" I.R. W/brass washer mkd. RLS 1956
- ○ Fd. mon. as noted - all mon's. as per M102-28A
- ◎ Fd brass cap DCSO (1961) brng. trees noted.
- △ BM set July 1986
- ⊙ Power pole
- —p— Power line



NARRATIVE: One corner was set on this survey the Northwest corner of Parcel #2. Existing monuments per M102-28B were randomly checked & all were within 0.10 of a foot (No Bashaws Clay in the area). We then used bearings & distances per M102-28B. Verification with T60D Theodolite, MAC 11 EDM., & 300' stl. tape

MAP FILE M106-9