

107-412

COUNTY SURVEYORS FILE DATA
DO NOT REMOVE FROM OFFICE

FILED

JAN 31 1989

COUNTY SURVEYOR
DOUGLAS COUNTY, ORE

PARCEL #3B

A PARCEL LYING IN SECTIONS 28 AND 29, TOWNSHIP 26 SOUTH, RANGE 6 WEST, WILLAMETTE MERIDIAN, DOUGLAS COUNTY, OREGON AND BEING MORE PARTICULARLY DESCRIBED AS: BEGINNING AT A 5/8" IRON ROD WITH CAP AT THE NORTHWEST CORNER OF THE PARCEL DESIGNATED AS 3 IN MLP M100-20, SAID POINT BEARS NORTH 62° 59' 57" WEST 143.86 FEET FROM THE 1/4 SECTION CORNER COMMON TO SECTIONS 28 AND 29 OF SAID TOWNSHIP AND RANGE; THENCE SOUTH 21° 52' 05" EAST 607.64 FEET TO A 5/8" IRON ROD WITH CAP; THENCE SOUTH 86° 16' 00" EAST 175.00 FEET TO A 5/8" IRON ROD WITH CAP; THENCE NORTH 69° 26' 45" EAST 127.14 FEET TO A 5/8" IRON ROD WITH CAP; THENCE SOUTH ALONG THE EAST LINE 352.38 FEET TO A 5/8" IRON ROD WITH CAP; THENCE WEST ALONG THE SOUTH LINE 520.00 FEET TO 5/8" IRON ROD; THENCE NORTH ALONG THE WEST LINE 883.05 FEET TO THE POINT OF BEGINNING AND CONTAINING 5.28 ACRES MORE OR LESS.

SUBJECT TO: A 50.00 FOOT WIDE NONEXCLUSIVE ACCESS EASEMENT 25.00 FEET EITHER SIDE OF THE FOLLOWING DESCRIBED CENTERLINE: BEGINNING AT A POINT ON THE NORTH LINE OF THE ABOVE DESCRIBED PARCEL, SAID POINT BEING SOUTH 21° 52' 05" EAST 360.76 FEET FROM THE NORTHWEST CORNER OF SAID PARCEL; THENCE ON THE ARC OF A 325.00 FOOT RADIUS CURVE TO THE LEFT (THE CHORD OF WHICH BEARS SOUTH 15° 29' 52" WEST 40.23 FEET) 40.26 FEET; THENCE SOUTH 2° 00' 00" WEST 147.00 FEET; THENCE SOUTH 13° 00' 00" WEST 104.77 FEET TO THE END OF SAID 50.00 FOOT WIDE EASEMENT SAID POINT ALSO BEING THE BEGINNING OF A 25.00 FOOT WIDE NONEXCLUSIVE ACCESS EASEMENT 12.50 FEET EITHER SIDE OF THE FOLLOWING DESCRIBED CENTERLINE: SOUTH 2° 01' 00" EAST 43.46 FEET; THENCE ON THE ARC OF A 40.00 FOOT RADIUS CURVE TO THE LEFT (THE CHORD OF WHICH BEARS SOUTH 61° 29' 05" EAST 60.43 FEET) 68.48 FEET; THENCE NORTH 36° 36' 10" EAST 57.70 FEET; THENCE ON THE ARC OF A 74.30 FOOT RADIUS CURVE TO THE RIGHT (THE CHORD OF WHICH BEARS NORTH 55° 24' 10" EAST 74.47 FEET) 78.00 FEET; THENCE ON THE ARC OF A 103.40 FOOT RADIUS CURVE TO THE LEFT (THE CHORD OF WHICH BEARS NORTH 55° 24' 10" EAST 69.42 FEET) 70.80 FEET TO A POINT ON THE NORTH LINE OF THE ABOVE DESCRIBED PARCEL AND THERE TERMINATING.

ALSO SUBJECT TO: AN EASEMENT FOR DRAINFIELD: BEGINNING AT A 5/8" IRON ROD WITH CAP AT THE NORTHEAST CORNER OF ABOVE DESCRIBED PARCEL; THENCE SOUTH 58° 40' 38" WEST 121.39 FEET; THENCE SOUTH 82° 20' 46" WEST 54.54 FEET; THENCE NORTH 28.26 FEET TO A POINT ON THE NORTH LINE OF ABOVE DESCRIBED PARCEL; THENCE ALONG SAID NORTH LINE SOUTH 86° 16' 00" EAST 38.79 FEET TO A 5/8" IRON ROD WITH CAP; THENCE NORTH 69° 26' 45" EAST 127.14 FEET TO THE POINT OF BEGINNING.

ALSO SUBJECT TO: A 20.00 FOOT EASEMENT FOR BURIED AND AERIAL UTILITIES 10.00 FEET EITHER SIDE OF THE FOLLOWING DESCRIBED CENTERLINE: BEGINNING AT A POINT WHICH BEARS SOUTH 148.05 FEET FROM THE NORTHWEST CORNER OF THE ABOVE DESCRIBED PARCEL; THENCE SOUTH 43° 08' 53" EAST 151.95 FEET TO A POINT ON THE EAST LINE OF THE ABOVE DESCRIBED PARCEL, SAID POINT BEING SOUTH 21° 52' 05" EAST 278.99 FEET FROM SAID NORTHWEST CORNER.

TOGETHER WITH: A 50.00 FOOT WIDE NONEXCLUSIVE ACCESS EASEMENT 25.00 FEET EITHER SIDE OF THE FOLLOWING DESCRIBED CENTERLINE: BEGINNING AT A POINT EAST 253.48 FEET FROM THE NORTHWEST CORNER OF THE ABOVE DESCRIBED PARCEL; THENCE ON THE ARC OF A 65.00 FOOT RADIUS CURVE TO THE LEFT (THE CHORD OF WHICH BEARS SOUTH 32° 00' 00" WEST 9.10 FEET) 9.11 FEET; THENCE SOUTH 2° 00' 00" WEST 69.58 FEET; THENCE SOUTH 2° 00' 00" WEST 84.86 FEET; THENCE SOUTH 38° 00' 00" WEST 134.94 FEET; THENCE ON THE ARC OF A 325.00 FOOT RADIUS CURVE TO THE LEFT (THE CHORD OF WHICH BEARS SOUTH 25° 32' 57" WEST 73.60 FEET) 73.76 FEET TO A POINT ON THE NORTH LINE OF THE ABOVE DESCRIBED PARCEL AND THERE TERMINATING.

ALSO TOGETHER WITH: A 10.00 FOOT EASEMENT FOR UTILITIES 5.00 FEET EITHER SIDE OF THE FOLLOWING DESCRIBED CENTERLINE: BEGINNING AT A POINT EAST 94.71 FEET FROM THE NORTHWEST CORNER OF THE ABOVE DESCRIBED PARCEL; THENCE SOUTH 12° 28' 58" EAST 56.27 FEET; THENCE SOUTH 53° 41' 58" EAST 59.93 FEET; THENCE SOUTH 85° 13' 43" EAST 76.65 FEET TO A POINT THAT BEARS SOUTH 67° 18' 53" EAST 250.97 FEET FROM THE NORTHWEST CORNER OF THE ABOVE DESCRIBED PARCEL.

ALSO TOGETHER WITH: A 20.00 FOOT EASEMENT FOR BURIED AND AERIAL UTILITIES 10.00 FEET EITHER SIDE OF THE FOLLOWING DESCRIBED CENTERLINE: BEGINNING AT A POINT ON THE EASTERLY LINE OF THE ABOVE DESCRIBED PARCEL SAID POINT BEARS SOUTH 21° 52' 05" EAST 278.99 FEET FROM THE NORTHWEST CORNER OF THE ABOVE DESCRIBED PARCEL; THENCE SOUTH 43° 08' 53" EAST 242.98 FEET; THENCE SOUTH 02° 57' 46" WEST 130.32 FEET TO A POINT ON THE NORTH LINE OF THE ABOVE DESCRIBED PARCEL SAID POINT BEING SOUTH 82° 05' 24" WEST 259.02 FEET FROM THE SOUTHEAST CORNER OF THE ABOVE DESCRIBED PARCEL AND THERE TERMINATING.

ALSO TOGETHER WITH: A NONEXCLUSIVE ACCESS EASEMENT FROM GARDEN VALLEY ROAD AS DEFINED AND LOCATED IN MLP M100-20A,B,C.

NOTE: AS REFERENCED HEREON THE COUNTY SURVEYOR MAP FILE NO. M100-20 REPRESENTS THE LOCATION OF THE ORIGINAL MAP OF THE LAND PARTITION. THE SAME SURVEY IS RECORDED AT THE DOUGLAS COUNTY CLERKS OFFICE AS INSTRUMENT NO. 86-910.

APPROVALS:

Keith L. Cubic
DC PLANNING
Francis L. Ingram
DC SURVEYOR

1/25/89
DATE
1-31-89
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

JAN 31 PM 17

GAY FIELDS
COUNTY CLERK AND RECORDER
OF CONVEYANCES
IN THE OFFICE OF THE COUNTY CLERK
DOUGLAS COUNTY

Carol Engel
BY

89-01284

RECORDED
INDEXED
COUNTY CLERK
DOUGLAS COUNTY, OREGON

Wallace Willett

OREGON
JULY 17, 1906
WALLACE WILLET
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