

32-10-99-90

MINOR LAND PARTITION

IN
LOT 4, MOUNT NEBO TRACTS, TAX LOT 1100, NE 1/4, SEC 22
T.27S, R.6W, W.M., ROSEBURG, OREGON, 97470

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 NOV 15 AM 11:14

DOUGLAS COUNTY CLERK
IN THE OFFICIAL RECORDS OF DOUGLAS COUNTY

BY Gay Fields DEPUTY
FEE 10.00

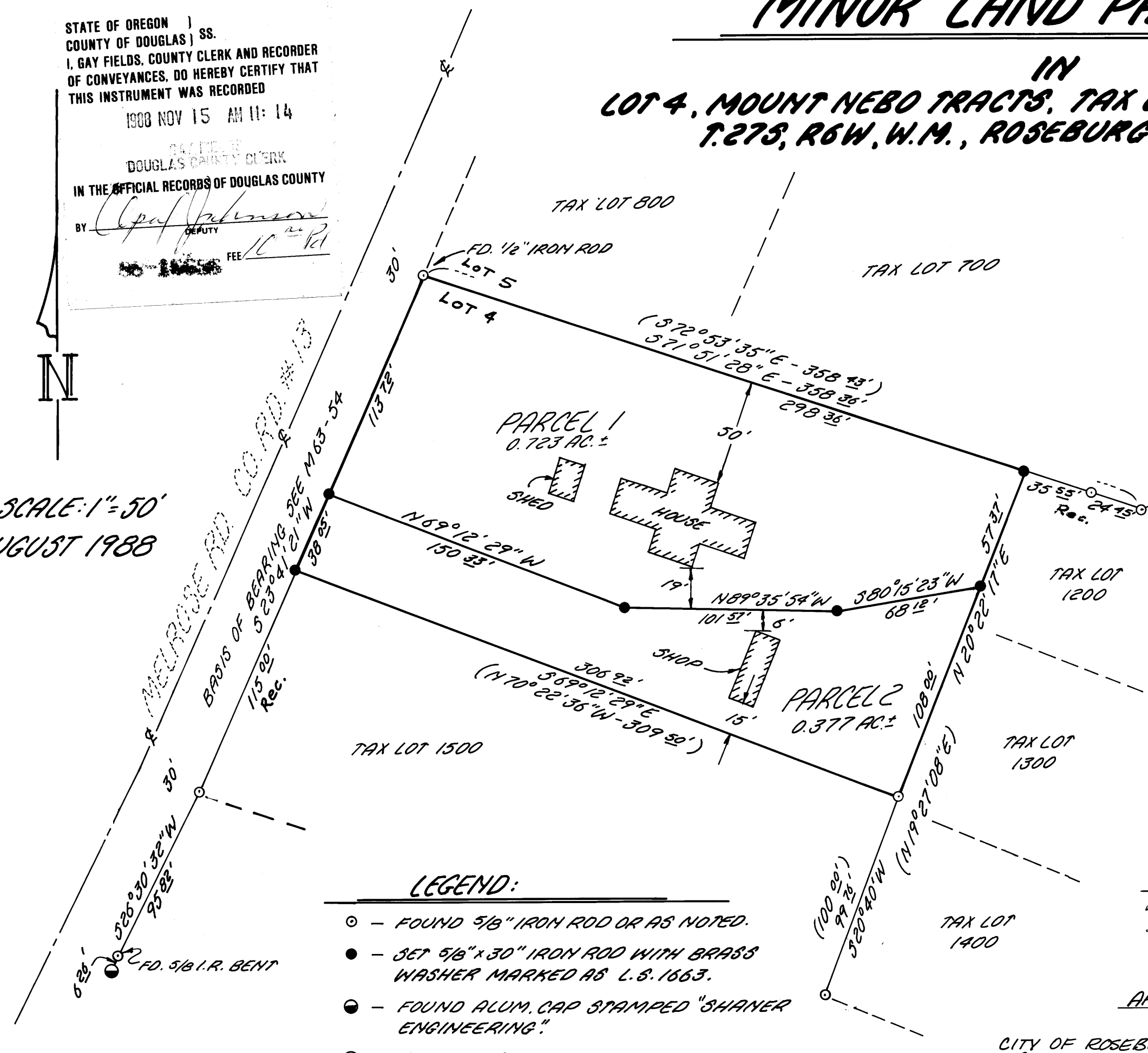
FILED

NOV 15 1988

COUNTY SURVEYOR
DOUGLAS COUNTY, ORE.

N

SCALE: 1"=50'
AUGUST 1988



N.W. COR.
JOHN LEISER
D.L.C. NO. 53
SEC. 22, T.27S,
R.6W, W.M.

PARTITIONER & OWNER:
JOHN E. & MARIE MARKAM
911 W. MELROSE RD.
ROSEBURG, OR. 97470
PHONE: 672-3167

SURVEY & MAP:
HAROLD V. STOCKHOFF L.S. 1663
1074 N.E. KNOLL
ROSEBURG, OR 97470
PHONE: 673-3929
NUMBER OF PARCELS: 2

UTILITIES:
WATER SUPPLY: CITY OF ROSEBURG
SANITARY SEWER: R.U.S.A.
ZONE: R-1-7.5

APPROVALS:

CITY OF ROSEBURG:
10/25 John R. Stuber
DATE COMMUNITY DEVELOPMENT
DIRECTOR

DOUGLAS COUNTY:
11-15-88 Larry E. Johnson DEPUTY
DOUGLAS COUNTY SURVEYOR DATE

10/25/88 Chris S. Blouin
DATE ENGINEERING ASSOCIATE

NARRATIVE:

THIS SURVEY WAS ACCOMPLISHED BY TRAVERSING WITH A NIKON NTD-2 MANUAL TOTAL STATION THING THE FOUND MONUMENTS AS SHOWN ON THIS MAP. COMPUTATIONS BY HAROLD V. STOCKHOFF, LS 1663, MAP DRAWN BY STEVE PAYNTER. REFERENCES: M 54-39, M63-54, M90-17.

LEGEND:

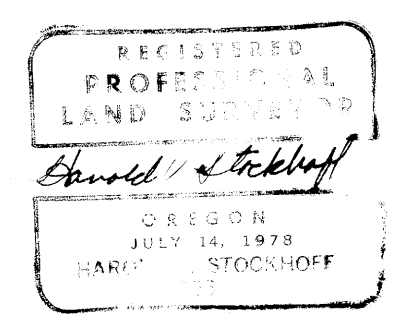
- - FOUND 5/8" IRON ROD OR AS NOTED.
- - SET 5/8" x 30" IRON ROD WITH BRASS WASHER MARKED AS L.S. 1663.
- ⊙ - FOUND ALUM. CAP STAMPED "SHANER ENGINEERING".
- ⊖ - NOT FOUND.
- () - RECORD.

PARCEL 1:

BEGINNING AT A 5/8" IRON ROD, FROM WHICH THE N.W. COR. JOHN LEISER D.L.C. NO. 53, SEC 22, T.27S, R.6W, W.M., BEARS S 71° 51' 28" E 60.00 FT. AND N 62° 21' 46" E 3001.62 FT.; THENCE S 20° 22' 17" W 57.32 FT. TO A 5/8" IRON ROD; THENCE S 80° 15' 23" W 68.13 FT. TO A 5/8" IRON ROD; THENCE N 89° 35' 54" W 101.52 FT. TO A 5/8" IRON ROD; THENCE N 69° 12' 29" W 150.33 FT. TO A 5/8" IRON ROD LOCATED ON THE EASTERLY RIGHT-OF-WAY LINE OF COUNTY ROAD NO. 13 (MELROSE RD.); THENCE ALONG SAID RIGHT-OF-WAY LINE N 23° 41' 21" E 113.12 FT. TO A 1/2" IRON ROD; THENCE LEAVING SAID RIGHT-OF-WAY LINE S 71° 51' 28" E 298.36 FT. TO THE POINT OF BEGINNING AND CONTAINING 0.723 ACRES MORE OR LESS.

PARCEL 2:

BEGINNING AT A 5/8" IRON ROD, FROM WHICH THE N.W. COR. JOHN LEISER D.L.C. NO. 53, SEC 22, T.27S, R.6W, W.M., BEARS N 20° 22' 17" E 57.32 FT. AND S 71° 51' 28" E 60.00 FT. AND N 62° 21' 46" E 3001.62 FT.; THENCE S 80° 15' 23" W 68.13 FT. TO A 5/8" IRON ROD; THENCE N 89° 35' 54" W 101.52 FT. TO A 5/8" IRON ROD; THENCE N 69° 12' 29" W 150.33 FT. TO A 5/8" IRON ROD LOCATED ON THE EASTERLY RIGHT-OF-WAY LINE OF COUNTY ROAD NO. 13 (MELROSE ROAD); THENCE ALONG SAID RIGHT-OF-WAY LINE S 23° 41' 21" W 38.05 FT. TO A 5/8" IRON ROD; THENCE LEAVING SAID RIGHT-OF-WAY LINE S 69° 12' 29" E 306.23 FT. TO A 5/8" IRON ROD; THENCE N 20° 22' 17" E 108.00 FT. TO THE POINT OF BEGINNING AND CONTAINING 0.377 ACRES MORE OR LESS.



FILE M 107-5

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