

**MAJOR LAND PARTITION
 FOR BARBARA & KEN HEBARD**

LYING IN THE NW 1/4 OF SEC. 15, T28S, R6W, W.M.,
 DOUGLAS COUNTY, OREGON.

PARTITIONER

BARBARA & KEN HEBARD
 828 HARMONY LANE
 ROSEBURG, OREGON 97470

SURVEYED BY

DONALD A. BENTZ INC.
 P.O. BOX 901
 WINCHESTER, OREGON 97495

WATER — ROBERTS CREEK
 SEWER — GREEN SANITARY
 ZONE — RS



SCALE 1" = 50'

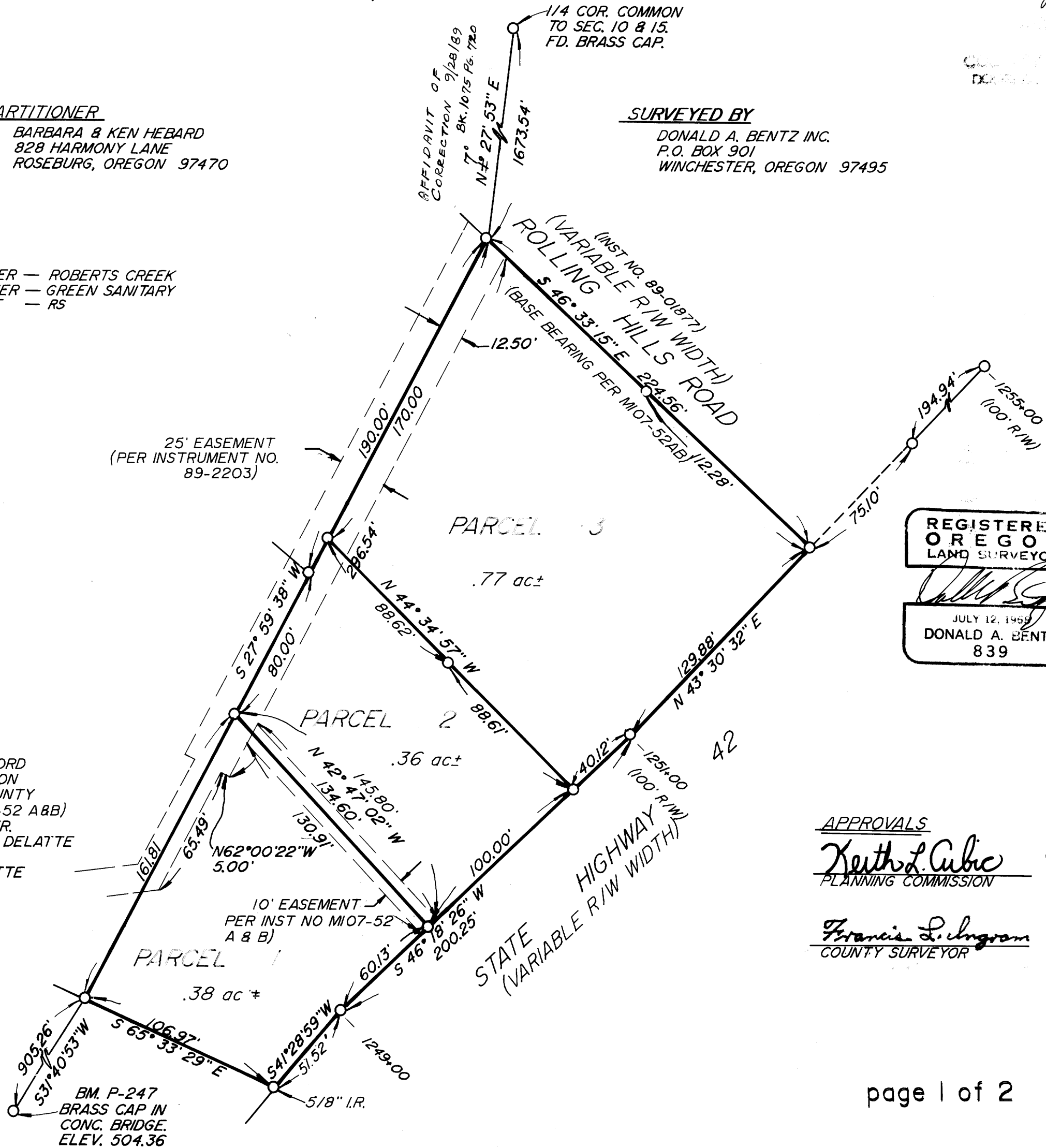
JUNE 1989

LEGEND

○ FOUND 5/8" I.R.
 W/CAP UNLESS
 NOTED OTHERWISE.

NARRATIVE

FOUND MONUMENT OF RECORD
 PER MAJOR LAND PARTITION
 AS FILED IN DOUGLAS COUNTY
 SURVEYOR OFFICE (M 107-52 A&B)
 SET LOT LINES PER OWNER.
 FIELD CREW - M. HOLT, D. DELATTE
 USING T-1 & RED -1 EDM.
 COMPUTATIONS - D. DELATTE
 DRAFTING - R. BRITTELL



REGISTERED
 OREGON
 LAND SURVEYOR
 JULY 12, 1959
 DONALD A. BENTZ
 839

APPROVALS

Keith L. Cubic 8/8/89
 PLANNING COMMISSION DATE

Francis L. Ingram 8-14-89
 COUNTY SURVEYOR DATE

MAP FILE M108-43A

PARCEL #1

Beginning at a 5/8" iron rod with cap in the centerline of a 25.00 foot easement, said point bears South \angle 27' 53" West 1673.54 feet and South 27° 59' 38" West 270.00 feet from the Quarter Corner common to Sections 10 and 15, Township 28 South, Range 6 West, Willamette Meridian; thence South 42° 47' 02" East 145.80 feet to a 5/8" iron rod with cap on the northerly right-of-way of Highway #42; thence South 46° 18' 26" West 60.13 feet along said northerly right-of-way to a 5/8" iron rod with cap; thence continuing along said right-of-way South 41° 28' 59" West 51.52 feet to a 5/8" iron rod at the southeasterly corner of a parcel described in Instrument #79-11470 recorded in Douglas County Deed Records, Douglas County; thence leaving said right-of-way North 65° 33' 29" West 106.97 feet along the southerly line of said parcel to a 5/8" iron rod with cap; thence leaving said southerly line North 27° 59' 38" East 161.81 feet to the point of beginning and containing .38 acres, more or less.

SUBJECT TO easements of record, (as set out in Major Land Partition recorded February 24, 1989, Recorder's No. 89-2203, Records of Douglas County, Oregon.

PARCEL #2

Beginning at a 5/8" iron rod in the centerline of a 25.00 foot easement, said point bears South \angle 27' 53" West 1673.54 feet and South 27° 59' 38" West 170.00 feet from the Quarter Corner common to Sections 10 and 15, Township 28 South, Range 6 West, Willamette Meridian, thence South 44° 34' 57" East 177.23 feet to a 5/8" iron rod with cap on the northerly right-of-way of Highway #42; thence South 46° 18' 26" West 100.00 feet along said right-of-way to a 5/8" iron rod with cap; thence leaving said right-of-way North 42° 47' 02" West 145.80 feet to a 5/8" iron rod with cap in the centerline of a 25.00 foot easement; thence North 27° 59' 38" East 100.00 feet along said centerline, to the point of beginning and containing .36 acres, more or less.

SUBJECT TO easements of record, (as set out in Major Land Partition recorded February 24, 1989, Recorder's No. 89-2203, Records of Douglas County, Oregon.

PARCEL #3

Beginning at a 5/8" iron rod in the centerline of a 25.00 foot easement, said point bears South \angle 27' 53" West 1673.54 feet from the Quarter Corner common to Sections 10 and 15, Township 28 South, Range 6 West, Willamette Meridian, said point also being on the southerly right-of-way of Rolling Hills Road; thence South 46° 33' 15" East 224.56 feet along said right-of-way to a 5/8" iron rod on the northerly right-of-way of Highway #42; thence South 43° 30' 32" West 129.88 feet along the northerly right-of-way of Highway #42 to a 5/8" iron rod; thence continuing along said right-of-way South 46° 18' 26" West 40.12 to a 5/8" iron rod with cap; thence leaving said right-of-way North 44° 34' 57" West 177.23 feet to a 5/8" iron rod with cap in the centerline of a 25.00 foot easement; thence North 27° 59' 38" East 170.00 feet along said centerline to the point of beginning and containing .77 acres, more or less.

SUBJECT TO easements of record, (as set out in Major Land Partition recorded February 24, 1989, Recorder's No. 89-2203, Records of Douglas County, Oregon.

AFFIDAVIT OF CORRECTION
9/28/89 BK1075 PG. 720



STATE OF OREGON)
COUNTY OF DOUGLAS) SS.
I, DAY PHELPS, COUNTY CLERK AND RECORDER
OF DOUGLAS COUNTY, DO HEREBY CERTIFY THAT
THIS INSTRUMENT WAS RECORDED
1989 AUG 15 AM 8:29
DOUGLAS COUNTY CLERK
IN THE OFFICE OF DOUGLAS COUNTY
BY _____
89-12290

Sh. 10-89.139B