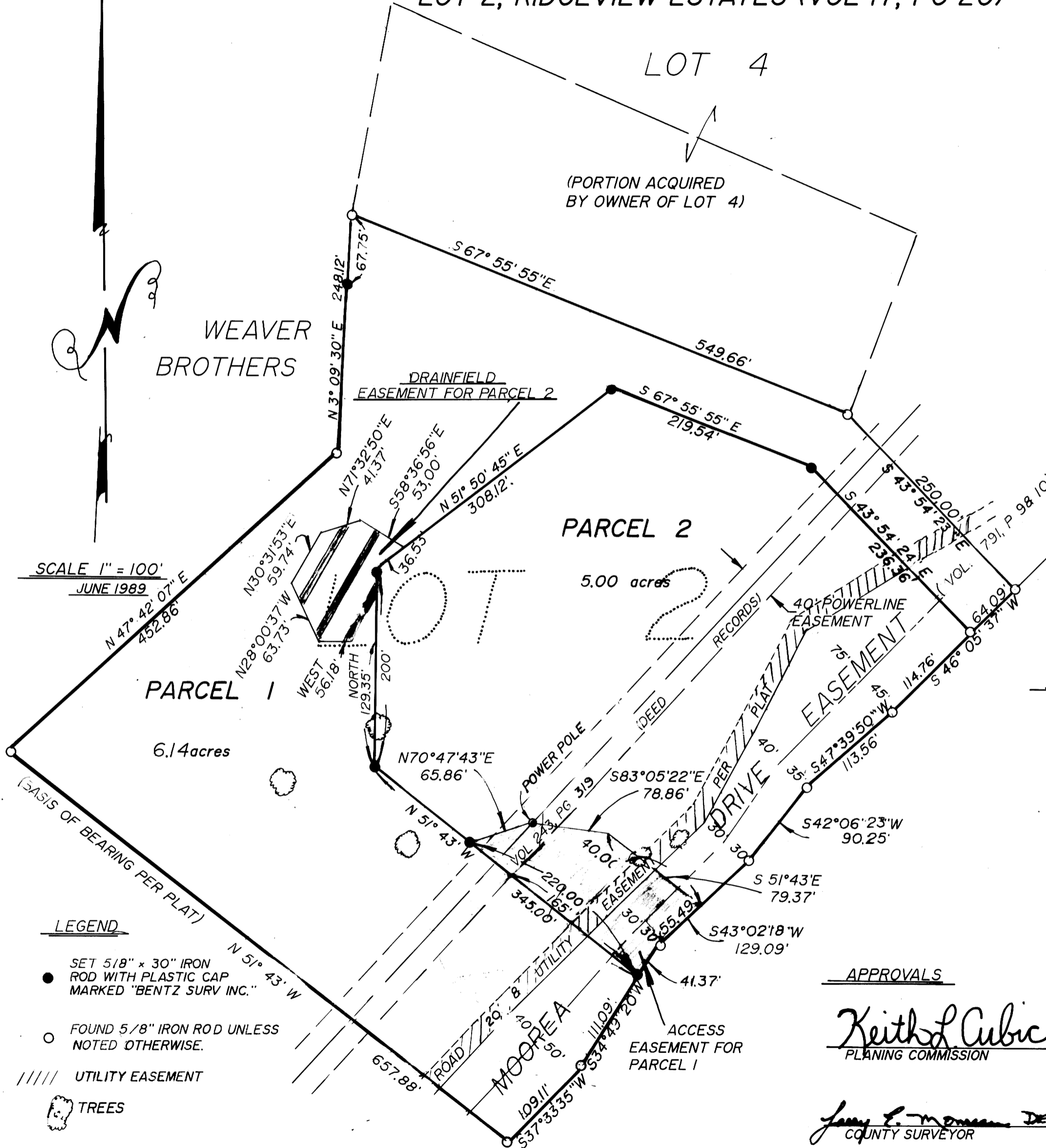


MINOR LAND PARTITION

LYING IN SW 1/4 & SE 1/4 OF SEC 2, T27S, R6W, W.M.,
LOT 2, RIDGEVIEW ESTATES (VOL 17, PG 20)



PARTITIONER / OWNER
DONALD A. BENTZ
P.O. BOX 901
WINCHESTER, OREGON 97495

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

SEPTIC - DRAINFIELD AND SEPTIC TANK
WATER - UMPQUA BASIN WATER ASSOC.
ZONING - R-5

EACH PARCEL IS SUBJECT TO COVENANTS FILED IN INST. NO. 88-07044. THE 20 FOOT WIDE ROADWAY & UTILITY EASEMENT IS GRANTED SUBJECT TO THE RIGHT OF DOUGLAS COUNTY TO ORDER THE LOCATION OR RE-LOCATION OF ANY UTILITIES, AS PROVIDED IN O.R.S. 758.010 OR ANY OTHER APPLICABLE STATUTES, SHOULD THE RIGHT OF WAY UPON WHICH THIS EASEMENT IS LOCATED BE DEDICATED TO, OR OTHERWISE BECOME THE PROPERTY OF DOUGLAS COUNTY.

NARRATIVE

SURVEY TO PARTITION LOT 2, "RIDGEVIEW ESTATES" AS RECORDED IN VOLUME 17, PAGE 20, PLAT RECORDS OF DOUGLAS COUNTY, OREGON. THE PARCELS CREATED SHALL BE SUBJECT TO THOSE PROTECTIVE COVENANTS FOR "RIDGEVIEW ESTATES" AS RECORDED IN INSTRUMENT NO. 88-07044 IN THE DEED RECORDS OF DOUGLAS COUNTY, OREGON. ALL BEARINGS AND DISTANCES SHOWN ARE THE SAME AS THE RECORD PER PLAT. FIELD CREW - D. DE LATTE, R. BOLIN
EQUIPMENT - WILD T-2 THEODOLITE MOUNTED WITH A LEITZ RED - 1 EDM
OFFICE COMPUTATIONS - R. WARE
DRAFTING - R. BRITTELL

APPROVALS
Keith L Cubic
PLANNING COMMISSION

8/18/89
DATE

REGISTERED PROFESSIONAL LAND SURVEYOR
Donald A. Bentz
OREGON
JULY 12, 1958
DONALD A. BENTZ
839

James E. Moore
COUNTY SURVEYOR

8-25-89
DATE