

COUNTY SURVEYORS FILE DATA
DO NOT REMOVE FROM OFFICE

Pl. 11-19-20

MAJOR LAND PARTITION IN LOT 7 FISK FRUIT FARMS IN S.E. 1/4 OF SEC. 10, T.28 S., R.6 W., DOUG. CO., ORE.

SCALE 1" = 40'

OCT. 1989

ZONE R-1

PARTITIONER

GARY O. DENNY
1841 WILLIS CR. ROAD,
WINSTON, ORE.,
TEL. 679-4311

FILED

DEC 22 1989

COUNTY SURVEYOR
DOUGLAS COUNTY, ORE.

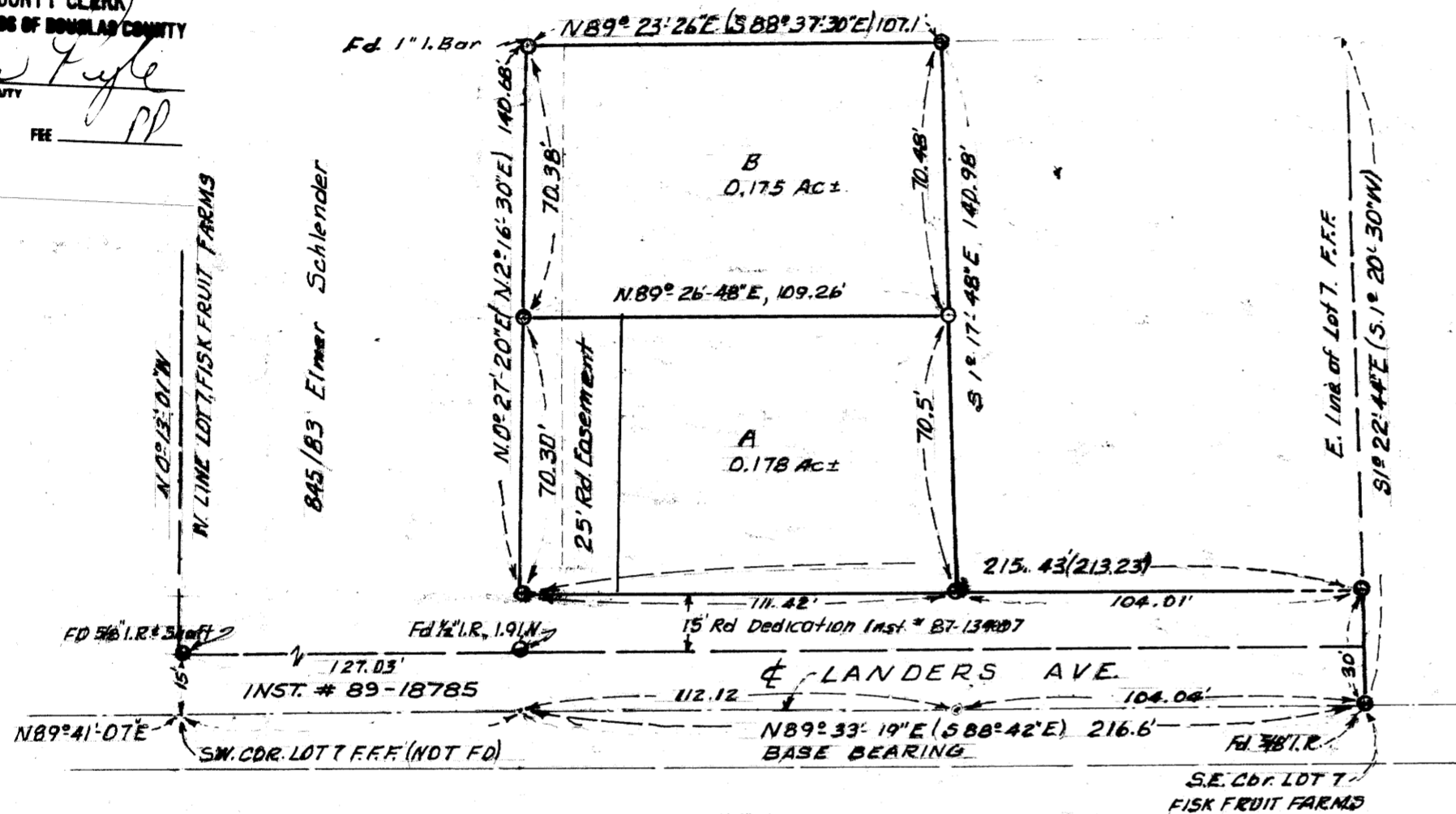
MAP FILE M109-25

STATE OF OREGON)
COUNTY OF DOUGLAS) SS.
I, GAY FIELDS, COUNTY CLERK AND RECORDER
OF CONVEYANCES, DO HEREBY CERTIFY THAT
THIS INSTRUMENT WAS RECORDED

1989 DEC 26 AM 8:13

GAY FIELDS
DOUGLAS COUNTY CLERK
IN THE OFFICIAL RECORDS OF DOUGLAS COUNTY

BY Herb Northcraft
DEPUTY
FEE



MAP BY

HERBERT L. NORTHCRAFT
3520 OLALLA RD.,
WINSTON ORE., 97496
TEL 679-8692

UTILITIES

Roberts Creek Water Dist.
Green Sanitary Dist.

NARRATIVE

We based the survey on C.S. maps M1-4, 56, M 29-62, 65, M55-66, 73 & M 104-62 To divide parcel "1" of M 104-62 & provide a 25'x70' easement for egress & ingress to parcel "B" with parcel "A" being subject to this easement. Survey by Herb Northcraft, T & Tyler Northcraft, ch

APPROVALS

Keith L. Cubic Deputy
Dou. Co. Planning Director
Gay E. Fields DEPUTY
Dou. Co. Surveyor
12-22-89

DESCRIPTIONS

"A"
Beginning at a 5/8" I.R. from which the S.E. Cor. of Lot 7 of Fisk Fruit Farms in Sec. 10, T.28 S., R. 6 W., W.M., bears N89° 33' 19" E. 104.01' & S1° 22' 44" E. 30 ft.;
Thence running along a 15' road dedication filed in inst. # 87-13047, S.89° 33' 19" W., 111.42 ft. to a 5/8" I.R. set on the East line of property recorded in Vol. 845 page 83;
Thence running along said property N0° 27' 20" E (N2° 16' 30" E) 70.30 ft. to a 5/8" x 30" I.R.;
Thence running N.89° 26' 48" E., 109.26 ft. to a 5/8" x 30" I.R.;
Thence " S.1° 17' 48" E., 70.5 ft. to a 5/8" I.R. at the P.O.B. containing 0.178 Ac ± & being located in lot 7, Fisk Fruit Farms in Sec. 10., T.28 S., R. 6 W., W.M., Douglas Co., Ore.
"B"
Subject to easement shown hereon.
Beginning at a 5/8" x 30" I.R. from which S.E. Cor. of lot 7, Fisk Fruit Farms in Sec. 10, T.28 S., R. 6 W., W.M., bears S1° 17' 48" E., 70.5 ft., N89° 33' 19" E., 104.01 ft. & S1° 22' 44" E., 30 ft.;
Thence running S.89° 26' 48" W., 109.26 ft. to a 5/8" x 30" I.R. set on the E line of property recorded in Vol. 845 page 83;
Thence running N.0° 27' 20" E (N2° 16' 30" E), 70.30 ft. to a 1" I. Bar;
Thence " N.89° 23' 26" E (S.88° 37' 30" E), 107.11' to a 5/8" I.R.;
Thence " S.1° 17' 48" E., 70.48 ft. to the P.O.B. containing 0.175 Ac ± & being located in lot 7, Fisk Fruit Farms in Sec 10, T.28 S., R. 6 W., W.M., Douglas Co., Ore. together with 25' road easement shown hereon

LEGEND

- 5/8" I.R. Fd.
- 5/8" x 30" I.R. set mkd. 15 750"
- Base brg. - G.S. M104-62 N89° 33' 19" E

EASEMENT

A 25' easement which lies parallel to E. line of Vol. 845 page 83 which is described as beginning at a 5/8" I.R. on the E. line of property described in vol. 845 page 83 from which the S.E. Corner of Fisk Fruit Farms in Section 10, T.28 S., R.6 W., W.M., bears N.89° 33' 19" E., 215.43 ft. & S.1° 22' 44" E., 30 ft.; Thence running N.0° 27' 20" E., 70.3 ft. to a 5/8" x 30" I.R.; Thence " N.89° 26' 48" E., 25' to a point; Thence " S.0° 27' 20" W., 70.35 ft. to a point; Thence " along said road dedication S.89° 33' 19" W., 25' to the P.O.B. being located in lot 7 of Fisk Fruit Farms in Section 10, T.28 S., R. 6 W., W.M., Doug. Co., Ore. Also including those easements included in instrument # 84-11540 & # 84-11521

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Herbert L. Northcraft

OREGON
JULY 9, 1959
HERBERT L. NORTHCRAFT
750

89-19530

MAP FILE M109-25