

MAP FILE M180-2

FILED
Date: 10-4-2021 By: M
This survey consists of:
Map: M180-2
Narrative:
Corner Rpt:
DOUGLAS COUNTY SURVEYOR

- LEGEND:
- FOUND 5/8" IRON ROD UNLESS NOTED
 - SET 5/8" x 30" IRON ROD WITH PLASTIC CAP STAMPED "LAND MARK SURVEYING, INC."
 - CALCULATED POINT-NOTHING FOUND OR SET

RECORD INFORMATION:

() PLAT OF BRIGGS ACRES, VOLUME 7, PAGE 42
[] M62-4

Owner: Anastacia Bretches & Rhonda Smith

Property ID: R72027 & R72034

Water: City of Myrtle Creek
Sewer: City of Myrtle Creek
Zoning: Residential-High Density and Professional Office (R-3)
Comp: High Density Residential (RHD)

PLANNING DEPARTMENT FILE NO. M21-032

RESTRICTIVE COVENANT
INSTRUMENT NO. 2021-18898

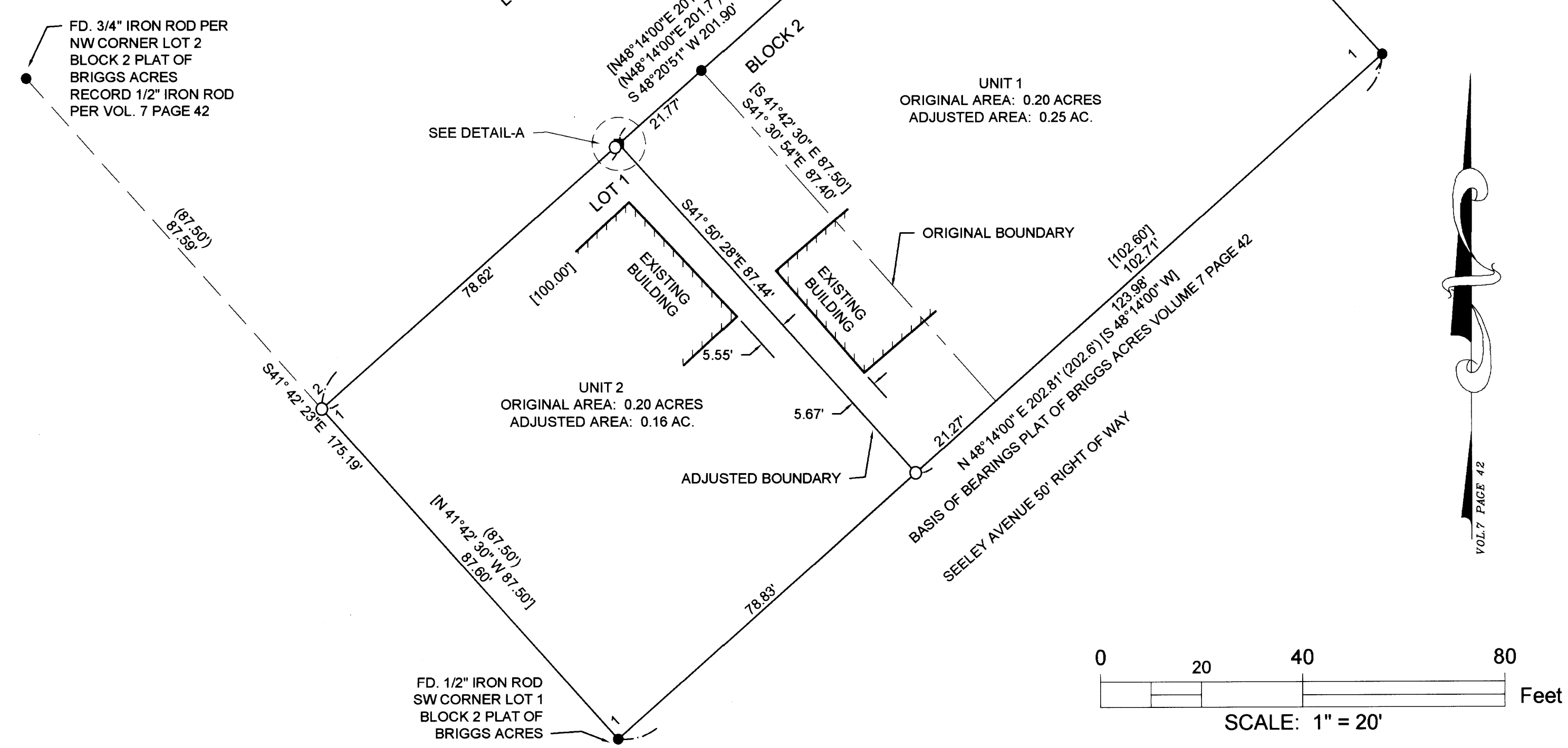
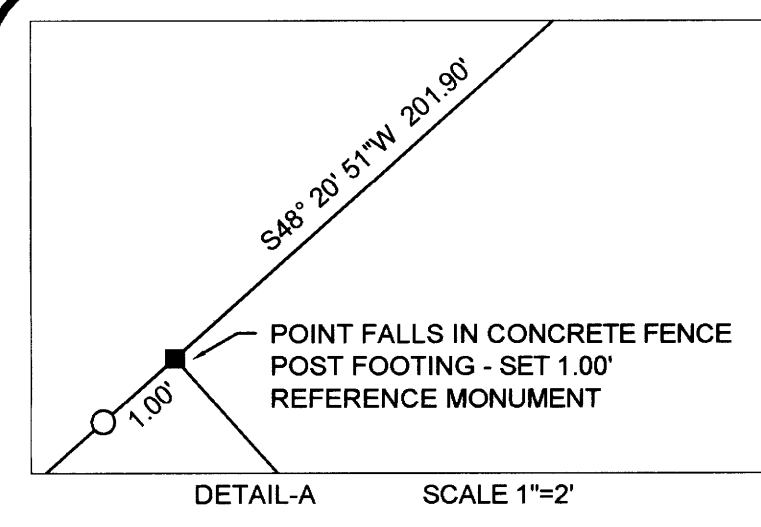
APPROVAL:

[Signature] 10/4/2021
DOUGLAS COUNTY PLANNING DIRECTOR DATE

NARRATIVE

THE PURPOSE OF THE SURVEY IS TO ADJUST THE BOUNDARY BETWEEN PARCELS 1 AND 2 OF MINOR LAND PARTITION RECORDED IN VOLUME 2, PAGE 249, OF THE MINOR LAND PARTITION PLAT RECORDS OF DOUGLAS COUNTY AND FILED AS M62-4 DOUGLAS COUNTY SURVEYOR'S RECORDS. THE NORTHWEST CORNER OF LOT 1, BLOCK 2, PLAT OF BRIGGS ACRES ALSO BEING THE NORTHWEST CORNER OF PARCEL 1 OF SAID MINOR LAND PARTITION WAS COMPUTED AT PROPORTIONATE DISTANCE BETWEEN THE FOUND 1/2" IRON ROD AT THE SOUTHWEST CORNER OF LOT 1, BLOCK 2 BRIGGS ACRES AND THE FOUND 5/8" IRON ROD AT THE NORTHWEST CORNER OF LOT 2, BLOCK 2, BRIGGS ACRES. THE REMAINING FOUND MONUMENTS WERE HELD AND THE CORNERS WERE SET PER THE PRELIMINARY MAP TO ADJUST THE PROPERTY LINE AND CREATE THE UNITS OF LAND AS SHOWN.

EQUIPMENT: TRIMBLE S-6 TOTAL STATION
FIELD CREW: A. WELCH, Z. HOLLAND
OFFICE: B. HEICHEL



DESCRIPTIONS:

UNIT 1:
A PARCEL OF LAND LOCATED IN PARCEL 2 AND A PORTION OF PARCEL 1 OF MINOR LAND PARTITION RECORDED IN VOLUME 2, PAGE 249, OF THE MINOR LAND PARTITION PLAT RECORDS OF DOUGLAS COUNTY, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

PARCEL 2 OF SAID MINOR LAND PARTITION

ALSO: A PORTION OF PARCEL 1 OF SAID MINOR LAND PARTITION BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT A 5/8 INCH IRON ROD AT THE NORTHEAST CORNER OF PARCEL 1 OF SAID MINOR LAND PARTITION; THENCE ALONG THE NORTHERLY BOUNDARY OF SAID PARCEL 1 SOUTH 48° 20' 51" WEST 21.77 FEET TO A POINT; THENCE LEAVING SAID NORTHERLY BOUNDARY SOUTH 41° 50' 28" EAST 87.44 FEET TO A 5/8 INCH IRON ROD WITH PLASTIC CAP INSCRIBED "LAND MARK SURVEYING, INC." ON THE SOUTHERLY BOUNDARY OF SAID PARCEL 1; THENCE ALONG SAID SOUTHERLY BOUNDARY NORTH 48° 14' 00" EAST 21.27 FEET TO THE SOUTHEAST CORNER OF SAID PARCEL 1; THENCE LEAVING SAID SOUTHERLY BOUNDARY AND ALONG THE EASTERLY BOUNDARY OF SAID PARCEL 1 NORTH 41° 30' 54" WEST 87.40 FEET TO THE POINT OF BEGINNING, ALL SITUATED IN THE NORTHWEST 1/4 OF SECTION 33, TOWNSHIP 29 SOUTH, RANGE 5 WEST, WILLAMETTE MERIDIAN, DOUGLAS COUNTY, OREGON, CONTAINING 0.25 ACRES MORE OR LESS

UNIT 2:
A PARCEL OF LAND BEING A PORTION OF PARCEL 1 OF MINOR LAND PARTITION RECORDED IN VOLUME 2, PAGE 249, OF THE MINOR LAND PARTITION PLAT RECORDS OF DOUGLAS COUNTY, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

PARCEL 1 OF SAID MINOR LAND PARTITION

EXCEPTING THEREFROM: BEGINNING AT A 5/8 INCH IRON ROD AT THE NORTHEAST CORNER OF PARCEL 1 OF SAID MINOR LAND PARTITION; THENCE ALONG THE NORTHERLY BOUNDARY OF SAID PARCEL 1 SOUTH 48° 20' 51" WEST 21.77 FEET TO A POINT; THENCE LEAVING SAID NORTHERLY BOUNDARY SOUTH 41° 50' 28" EAST 87.44 FEET TO A 5/8 INCH IRON ROD WITH PLASTIC CAP INSCRIBED "LAND MARK SURVEYING, INC." ON THE SOUTHERLY BOUNDARY OF SAID PARCEL 1; THENCE ALONG SAID SOUTHERLY BOUNDARY NORTH 48° 14' 00" EAST 21.27 FEET TO THE SOUTHEAST CORNER OF SAID PARCEL 1; THENCE LEAVING SAID SOUTHERLY BOUNDARY AND ALONG THE EASTERLY BOUNDARY OF SAID PARCEL 1 NORTH 41° 30' 54" WEST 87.40 FEET TO THE POINT OF BEGINNING, ALL SITUATED IN THE NORTHWEST 1/4 OF SECTION 33, TOWNSHIP 29 SOUTH, RANGE 5 WEST, WILLAMETTE MERIDIAN, DOUGLAS COUNTY, OREGON, CONTAINING 0.16 ACRES MORE OR LESS.

Sheet 1 of 1

BOUNDARY LINE ADJUSTMENT
In Lot 1, Block 2, Plat of Briggs Acres
in the NW 1/4 of S. 33 Township 29 South, Range 5 West, W.M.
Douglas County, Oregon
September 2021

REGISTERED PROFESSIONAL LAND SURVEYOR
Bruce M. Heibel
OREGON
AUGUST 17, 2009
BARTTON M. HEICHEL
1640 PLS
RENEWS JUNE 30, 2021

FOR: Anastacia McDowell
PO Box 294
Myrtle Creek, Oregon 97457

LM Land Mark
Surveying, Inc.
•3329 N.E. Stephens St. •Roseburg, Oregon 97470
•Office (541) 677-9400 •Fax (541) 677-9401
LM Proj. No. 2021-0086

MAP FILE M180-2