



BASIS OF BEARINGS:

OREGON COORDINATE REFERENCE SYSTEM (OCRS)
CANYONVILLE - GRANTS PASS ZONE
NAD83 (2011) EPOCH 2010.00

WINDY CREEK ROAD
DOUGLAS COUNTY, RD. #28
RW VARIES

PARCEL 1
PARTITION PLAT 2016-0029
NOT PART OF ADJUSTMENT

PARCEL 2
PARTITION PLAT 2016-0029

ADJUSTED UNIT 1:
UNSURVEYED
ORIGINAL AREA: 27.75 AC. ±
ADJUSTED AREA: 27.25 AC. ±

ADJUSTED UNIT 2:
ORIGINAL AREA: 4.10 AC. ±
ADJUSTED AREA: 4.60 AC. ±

FOUND IRON ROD BEARS
N00° 11' 01"E 0.22'
(N00° 00' 00"E 0.22') R1
FROM RIGHT-OF-WAY PER
PARTITION PLAT 2016-0029

ORIGINAL
BOUNDARY
LINE

ADJUSTED
BOUNDARY
LINE

INSTRUMENT # 2007-16137

1" IRON PIPE
N 1/16 CORNER
SECTIONS 23 & 24
PER CS 53/21

497.21' (496.9' CALC) R2
S00° 23' 24"E 633.09'
(640.1' CALC) R2
(SOUTH 640.1') R3

3/4" IRON PIPE

N88° 56' 47"W 329.88'
(N88° 40' 00"W 330.10") R2 & R3

(NORTH) R3
N00° 23' 24"W 184.28'
117.28'
(67.0') R2

S89° 36' 30"W 81.24'

(143.2') R2
142.79'

FILED
Date: 9-18-2025 By: D
This survey consists of:
Map: M186-33
Narrative: _____
Corner Rpt: _____
DOUGLAS COUNTY
SURVEYOR

NARRATIVE:

THE PURPOSE OF THIS SURVEY IS TO ADJUST THE COMMON BOUNDARY LINE BETWEEN 2 PARCELS OF LAND IN ACCORDANCE WITH THE DOUGLAS COUNTY PLANNING DEPARTMENT FILE NO. M25-032

ORIGINAL UNIT 1 BEING PARCEL 2 OF PARTITION PLAT 2016-0029

ORIGINAL UNIT 2 BEING DESCRIBED IN INSTRUMENT NO. 2007-16137, DEED RECORDS OF DOUGLAS COUNTY OREGON.

MONUMENTS FOUND PER CS 53/21 AND PARTITION PLAT 2016-0029 ARE HELD TO CONTROL THE BOUNDARIES OF SAID PARCELS.

THE WEST BOUNDARY OF ORIGINAL UNIT 2 IS PARALLEL TO THE EAST BOUNDARY PER CS 53/21 AND THE LEGAL DESCRIPTION OF THAT PARCEL DESCRIBED IN INSTRUMENT NO. 2007-16137.

THE SOUTHWEST CORNER OF SAID ORIGINAL UNIT 2 IS COMPUTED AT RECORD DISTANCE ALONG THE WEST BOUNDARY OF UNIT 2 FROM THE FOUND MONUMENT ALONG THE WEST BOUNDARY PER CS 53/21.

THE COMMON BOUNDARY LINES ARE ADJUSTED AND MONUMENTS ARE SET AS SHOWN.

THE RIGHT-OF-WAY OF WINDY CREEK RD, DOUGLAS COUNTY ROAD NO. 28 IS NOT DETERMINED BY THIS SURVEY.

LEGEND:

- ⊙ FOUND 5/8" IRON ROD PER PARTITION PLAT 2016-0029
- FOUND 1/2" IRON PIPE OR AS NOTED PER CS 53/21
- CALCULATED POINT, NOTHING FOUND OR SET
- SET 5/8" IRON ROD WITH PLASTIC CAP INSCRIBED "LAND MARK SURVEYING"

RECORD INFORMATION:

- () R1 RECORD DATA PER PARTITION PLAT 2016-0029
- () R2 RECORD DATA PER CS 53/21
- () R3 RECORD DATA PER INSTRUMENT NO. 2007-16137 DEED RECORDS OF DOUGLAS COUNTY, OREGON

DOUGLAS COUNTY PLANNING DEPARTMENT FILE NO. **M25-032**

BOUNDARY LINE ADJUSTMENT AND CONVEYANCE RECORDING NO. **2025-10399**

APPROVAL:

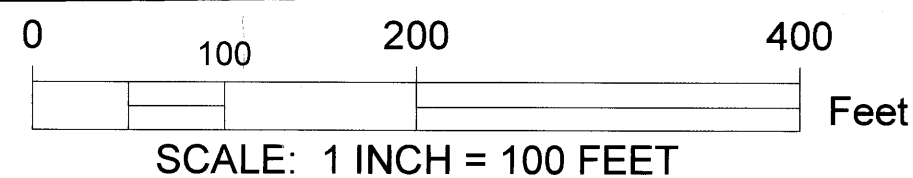
[Signature]
DOUGLAS COUNTY PLANNING DIRECTOR

9/18/2025
DATE

OWNER UNIT 1: SUSAN B. MCNUTT
3853 WINDY CREEK RD.
GLENDALE, OR 97442
PROPERTY ID: R57975
MAP ID: 32-06W-23-01100
WATER SUPPLY: WELL
SEWER SUPPLY: SEPTIC
ZONING: FARM FOREST - (FF)
COMP. PLAN: FARM FOREST TRANSITIONAL (FFT)

OWNER UNIT 2: HOWARD FAMILY TRUST DATED 7/2/2015
3481 WINDY CREEK RD.
GLENDALE, OR 97442

PROPERTY ID: R58010, R58024, R57982
MAP ID: 32-06W-23-01000, 01200
WATER SUPPLY: WELL
SEWER SUPPLY: SEPTIC
ZONING: FARM FOREST - (FF)
COMP. PLAN: FARM FOREST TRANSITIONAL (FFT)



Sheet 1 of 1

BOUNDARY LINE ADJUSTMENT
Situated in the Northeast 1/4 of Section 23
Township 32 South, Range 6 West of the Willamette Meridian,
Douglas County, Oregon
August 12, 2025

REGISTERED
PROFESSIONAL
LAND SURVEYOR
Bart M. Heichel
OREGON
AUGUST 17, 2009
BARTTON M. HEICHEL
1640PLS
RENEWS JUNE 30, 2027

FOR: Susan McNutt
3853 Windy Creek Road
Glendale, OR 97442

LM Land Mark
Surveying, Inc.

•P.O. Box 13 •Roseburg, Oregon 97470
•Office (541) 677-9400 •Cell (541) 637-6999

LM Proj. No. 2025-0037

MAP FILE M186-33

MAP FILE M186-33