

**(REVISED)**  
**TENTATIVE MINOR PARTITION PLAT**  
 LOCATED IN THE NE¼ & SW¼ OF SECTION 1, TOWNSHIP 26 SOUTH, RANGE 14  
 WEST OF THE WILLAMETTE MERIDIAN, COOS COUNTY, OREGON  
 TAX LOT 1000 (MAP 26S14W01CA)

TAX ASSESSOR ACCT. NO.  
558100  
 COUNTY ASSESSOR MAP:  
26-14-1CA TL 1000  
 REFERENCE SURVEYS:  
1993 #45 PARTITION  
 ZONE DISTRICT:  
UR-2  
 ELECTRICITY:  
PACIFIC POWER  
 TELEPHONE COMPANY:  
COOS BAY  
 SCHOOL DISTRICT:  
COOS BAY  
 POLICE PROTECTION:  
COOS BAY

FIRE PROTECTION:  
CHARLSTON  
 WATER SOURCE:  
CB-NB WATER BOARD  
 SEWER SOURCE:  
CHARLESTON SANITATION  
 NATURAL HAZARDS:  
NO NATURAL HAZARDS  
 RESTRICTIONS/ COVENANTS  
NONE

**OWNER:**  
 ROY MANRY  
 90823 SAND DOLLAR  
 COOS BAY, OR 97420

**PREPARED BY:**  
 STUNTZNER ENGINEERING & FORESTRY LLC  
 705 S. 4TH ST., PO BOX 118,  
 COOS BAY, OR 97420

SANDDOLLAR LN.

POWES, THOMAS & CAROL  
 90832 SAND DOLLAR LN  
 COOS BAY, OR 97420  
 TAX LOT 1300  
 INSTRUMENT NO. 2018-6529

WHITE, JONATHAN  
 90842 SAND DOLLAR LN  
 COOS BAY, OR 97420  
 TAX LOT 1400  
 INSTRUMENT NO. 2020-12487

SOUTH COAST INVESTMENTS LLC  
 4807 E MERCER WAY,  
 MERCER ISLAND, WA 98040  
 TAX LOT 2701  
 INSTRUMENT NO. 2018-6835

SOUTH COAST INVESTMENTS LLC  
 4807 E MERCER WAY,  
 MERCER ISLAND, WA 98040  
 TAX LOT 2700  
 INSTRUMENT NO. 2018-6835

BARVIEW BLVD.

MANRY, ROY NEAL & JULIETTE  
 90823 SAND DOLLAR  
 COOS BAY, OR 97420  
 TAX LOT 1001  
 INSTRUMENT NO. 2018-6487

MANRY, ROY NEAL & JULIETTE  
 90823 SAND DOLLAR  
 COOS BAY, OR 97420  
 TAX LOT 1000  
 INSTRUMENT NO. 2020-7979

**PARCEL 2**  
 14102 SQ. FEET  
 0.32 ACRES

**PARCEL 1**  
 19548 SQ. FEET  
 0.44 ACRES

**NOTE:**  
 PROPERTY IS LOCATED  
 80'+/- ABOVE SEA LEVEL  
 AND IS A FLAT LOT WITH  
 NO ELEVATION CHANGES.

- LEGEND**
- = PROPOSED PROPERTY CORNERS
  - ⊙ = FOUND PROPERTY CORNER
  - INST. = INSTRUMENT
  - CCDR = CURRY COUNTY DEED RECORD
  - C.S. = COUNTY SURVEY FILE NO.
  - PG. = PAGE OF CCDR
  - = EXISTING FENCE
  - ▭ = EXISTING GRAVEL DRIVEWAY/PARKING
  - ☁ = EXISTING TREE AREA

**NOTE:**  
 ALL EXISTING STRUCTURES ON  
 SUBJECT PROPERTY ARE  
 SHOWN

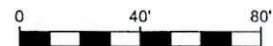
DAVID, KENNETH & NKKI  
 90885 LIBBY LN.  
 COOS BAY, OR 97420  
 TAX LOT 1201

RENEWS 12/31/22

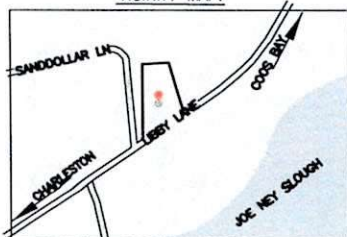
VOLPEL TRUST OF 2-2-1998  
 90876 LIBBY LN.  
 COOS BAY, OR 97420  
 TAX LOT 2906  
 INSTRUMENT NO. 2010-3912

VOLPEL TRUST OF 2-2-1998  
 90876 LIBBY LN.  
 COOS BAY, OR 97420  
 TAX LOT 2906  
 INSTRUMENT NO. 2010-8511

JAMES & CAROL LAHOODY TRUST  
 112 RAINBOW DR #1288  
 LIVINGSTON, TX 77399  
 TAX LOT 2905



VICINITY MAP:



705 S. 4TH ST.  
 P.O. BOX 118  
 COOS BAY, OREGON 97420  
 PHONE: (541) 267-2872  
 FAX: (541) 267-0588  
 www.stuntzner.com  
 Engineering • Land Surveying • Forestry • Land Planning • Water Rights

JOB #: 121-3-026	PREPARED FOR:	ROY MANRY
DATE: JULY 13, 2021		90825 SAND DOLLAR
DRAWN BY: ARM		COOS BAY, OR 97420
CHECKED BY: DCM	FILE NAME: TENTATIVE PARTITION MAP.dwg	SHEET 1 OF 1

*Manry*