



PROPERTY LINE ADJUSTMENT

SUBMIT TO COOS COUNTY PLANNING DEPT. AT 225 N. ADAMS STREET OR MAIL TO: COOS COUNTY PLANNING 250 N. BAXTER, COQUILLE OR 97423. EMAIL

PLANNING@CO.COOS.OR.US PHONE: 541-396-7770

FILE NUMBER: PLA-23 - 018

Date Received: 8/10/23 Receipt #: 243808 Received by: C. Carr
This application shall be filled out electronically. If you need assistance please contact staff. If the fee is not included the application will not be processed. (If payment is received on line a file number is required prior to submittal)

LAND INFORMATION

A. Land Owner(s) ISMAEL NUNEZ

Mailing address: PO BOX 1558, LAPINE OR. 97739

Phone: 541-610-2458

Email: nunezi53@gmail.com

Township: 26S Range: 12W Section: 10 1/4 Section: 0 1/16 Section: 0 Tax lot: 1800

Tax Account Number(s): 470511 Zone: Select Zone Forest (F)

Acreage Prior to Adjustment: 12.31 Acreage After the Adjustment 12.57

B. Land Owner(s) DENTON WATSON

Mailing address: 62304 DANIELS CREEK ROAD, COOS BAY, OR. 97420

Phone: 541-269-9486

Email:

Township: 26S Range: 12W Section: 10 1/4 Section: 0 1/16 Section: 0 TAX LOT 900

Tax Account Number(s) 470601 Zone Forest (F)

Acreage Prior to Adjustment: 21.93 Acreage After the Adjustment 21.67

C. Surveyor James Terrel

Mailing Address 3460 Doerner Cutoff Road, Roseburg Or. 97471

Phone #: 541-670-0745

Email: propertylinesurveying@gmail.com

Any property information may be obtained from a tax statement or can be found on the County Assessor's webpage at the following links: Map Information Or Account Information

Please check off that all the required documents have been submitted with the application. Failure to submit documents will result in an incomplete application or denial.

Purpose of the Property Line Adjustment:

DENTON WATSON IS SELLING THE 0.26 ACRES TO THE NUNEZ FAMILY FOR THE

CONSTRUCTION OF A NEW DRIVEWAY AND ACCESS TO THERE PROPERTY.

A before and after vicinity map locating the proposed line adjustment or elimination in relocation to adjacent subdivisions, partitions, other units of land and roadways.

A plot plan showing the existing boundary lines of the lots or parcels affected by the line adjustment and the approximate location for the proposed adjustment line. The plot plan shall also show the approximate location of all structures within ten (10) feet of the proposed adjusted line.

A current property report (less than 6 months old) indicating any taxes, assessment or other liens against the property, easements, restrictive covenants and rights-of-way, and ownerships of the property of the proposed development. A title report is acceptable. The Planning Director may waive any portion of this requirement if the property is large and does not have a lien holder.

A notice of application and decision will be provided to any and all lien holders of record for the property that will be affected by the proposed adjustment. Applicants should consult with any and all such lien holders prior to submittal of an application.

Please list all Lien Holders Names & Addresses:

Please answer the following:

Will the adjustment create an additional Unit of land? Yes No

Does property 1 currently meet the minimum parcel/lot size ? Yes No

Does property 2 currently meet the mimimum parcel/lot size? Yes No

All parcels will retain any on-site septic system and associated repair area on the parcel it serves. The plot plan shall contain the location of on-site septic systems and location associated drain field and repair areas. For assistance please contact Oregon Department of Environmental Quaility.

The adjustment will not create a split-zoned unit of land that does not comply with the standards for creation of a parcel in each zone unless the property owner provides for the recording of a restrictive covenant in the deed records for the subject property that prohibit the property from being partitioned along the zoning boundary until such time as each parcel would comply with the minimum standards for the creation of a unit of land (meeting the criteria for land division) in each zone. If a split-zone unit of land is created it shall not be used to justify a rezone in the future.

Section 5.0.150 Application Requirements: Applications for development (includes land divisions and relocation of property boundary) or land use actions shall be filled on forms prescribed by the County and shall include sufficient information and evidence necessary to demonstrate compliance with the applicable criteria and standards of this ordinance and be accompanied by the appropriate fee.

It shall be the duty of the Planning Director or his/her authorized representative to enforce the provisions of the Coos County Zoning and Land Development Ordinance pertaining to zoning, land use, the construction, erection, location or enlargement of any structure and land divisions including the relocation of boundary lines within Coos County under the jurisdiction of this Ordinance. Therefore, if any violations of the ordinance are found to exist the application will not be processed unless other resolutions are possible.

Acknowledgment Statement: I hereby declare that I am the legal owner of record or an agent having consent of the legal owner of record and I am authorized to obtain land use approvals. The statements within this form and submittal information provided are true and correct to the best of my knowledge and belief. I understand that any authorization for land use approval may be revoked if it is determined that it was issued based on false statements, misrepresentation or in error.

Property Owner

[Signature] 7-26-23
[Signature] 7-25-23



Plot Plan Instructions

FAILURE TO INCLUDE ALL INFORMATION IN THIS CHECKLIST WILL RESULT IN A DELAY OF YOUR PERMIT OR APPLICATION REVIEW.

The following information and elements must be on your plot plan map. The Plot Plan ***MUST*** be drawn on white paper that is 8½" x 11". Multiple pages may be used. Please verify that your plot plan contains each of the following elements listed below.

General Information

1. Owner's name, address and phone number
2. Assessor's map and tax lot number
3. North arrow
4. Scale – using standard engineering scale
5. Accurate shape and dimensions of parcel or development site. Draw the property lines in a solid black line
6. Lengths of all property lines
7. Any adjacent public or private roads, all easements and/or driveway locations – including road names
8. All natural features on the entire property, which may include but are not limited to creeks, rivers, ponds, lakes, wetlands, ravines, and slopes.
9. Driveway location and parking areas – including the distance from at least one property line to the intersection of the driveway and the road (apron area)

Existing Structure(s)

1. Clearly label *all* existing structures on the property and indicate if these structures will remain or be removed. Existing Structures include: all commercial and non-commercial buildings, dwellings, shops, garages, barns, porches, barns, equine facilities, sheds, propane tanks, pump houses, etc.
2. Show distances to all property lines. If you have a large property you may want to submit a insert map.
3. Location of existing water source (ie. well, lake, pond, etc.) and distance from property lines and development.
4. Location of existing sewage facility (ie. tank, lines, replacement area, etc.) and distance from property lines and development.
5. Show the distances from all Natural Features to the existing development.

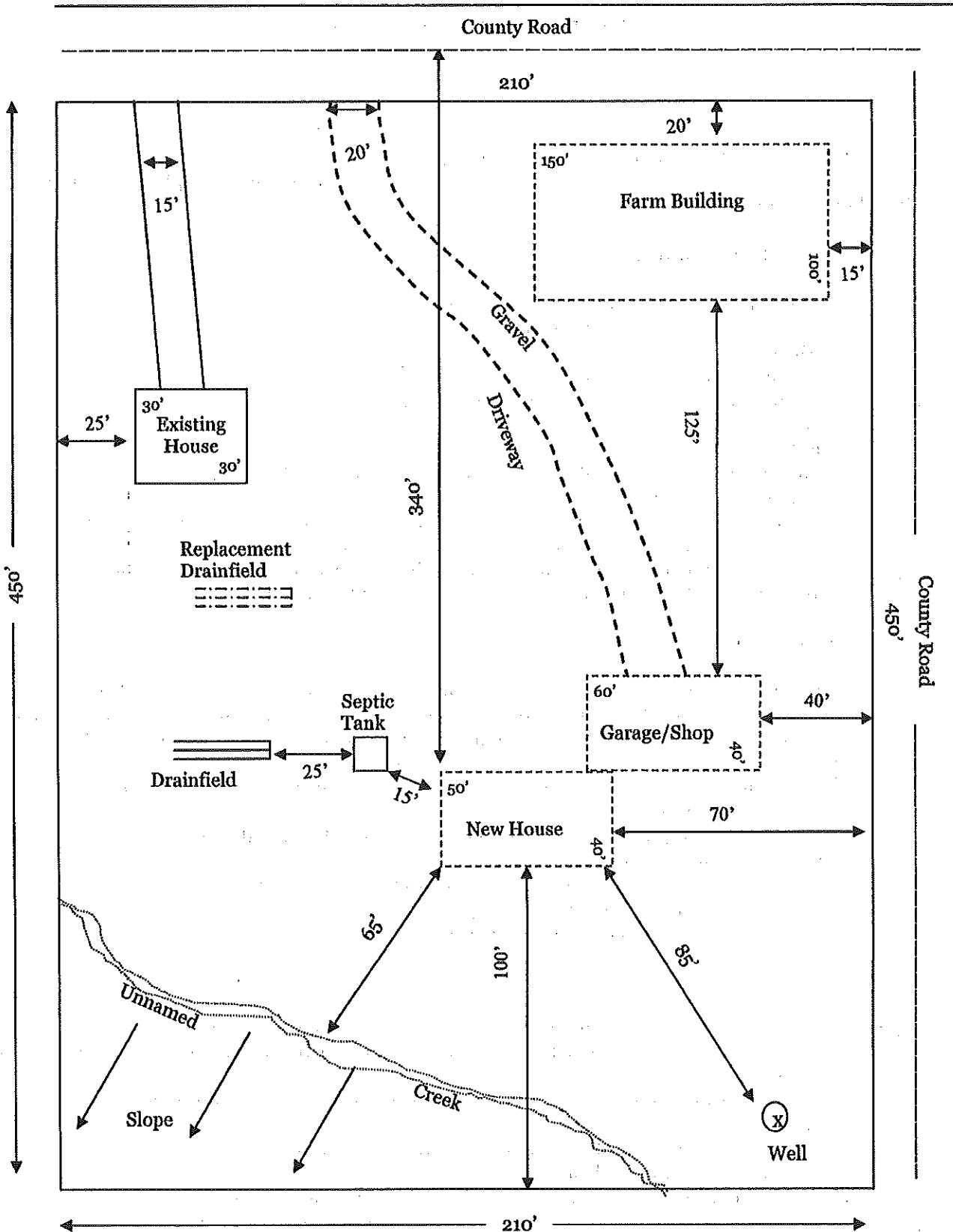
Proposed Structure(s)

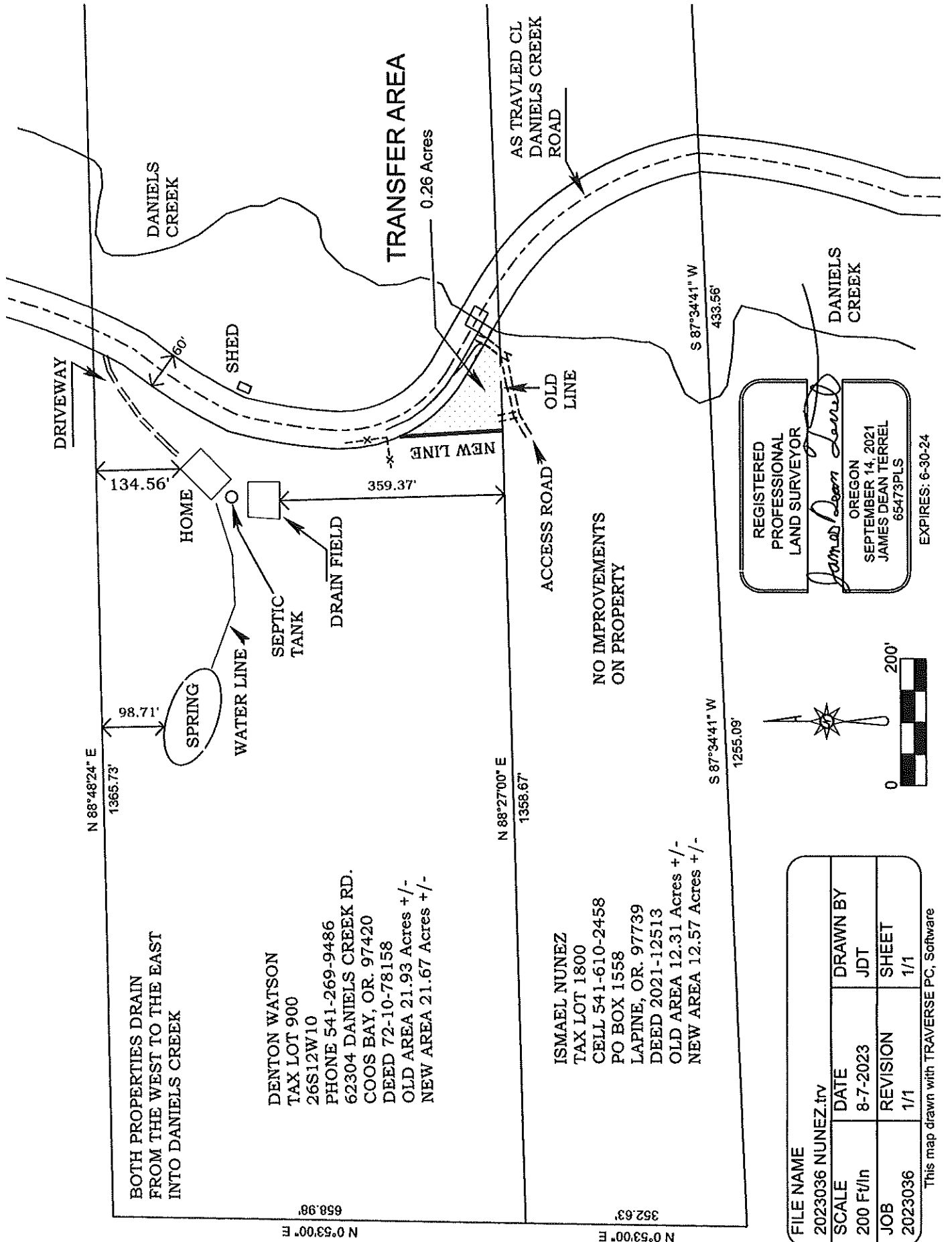
1. Location of proposed structure showing distances to property lines and natural features. These proposed structures can be shown by dashed lines. Indicate dimensions of structures.
2. Distance of proposed development from roadways, water sources and sewage facilities.
3. Location of the proposed structure from existing development.
4. Direction and location of all slopes.
5. Location and dimension of all proposed water sources and sewage facilities.
6. Confirm that all setbacks have been met for the proposed development and project

John Doe (541)555-1111
12345 Hawk Hill Lane
23-13-26-000

Sample Plot Plan

1" - 40'



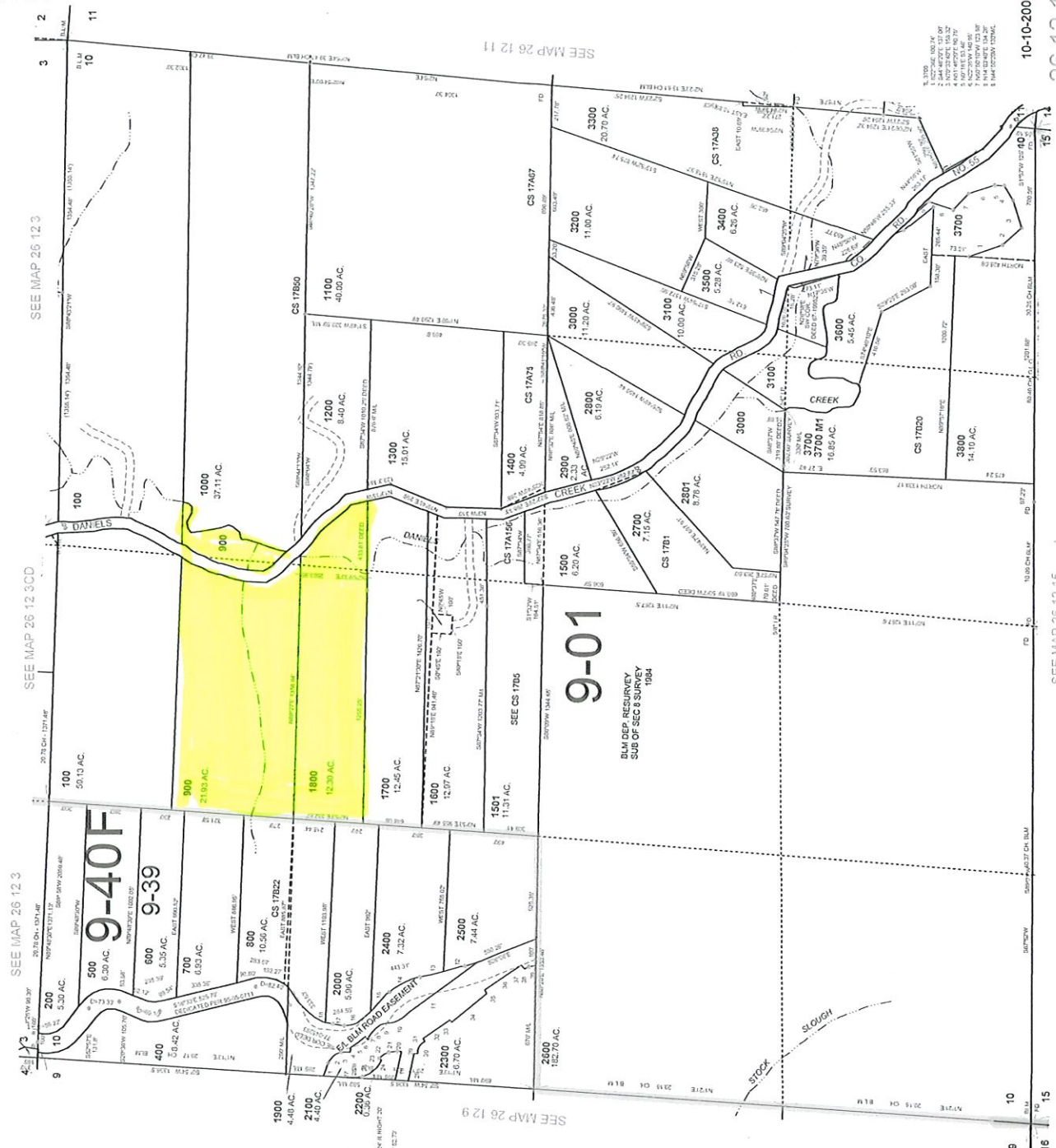


THIS MAP WAS PREPARED FOR ASSESSMENT PURPOSE ONLY

SECTION 10 T.26S. R.12W. W.M.
COOS COUNTY

26 12 10
CANCELLED

300
1600
1701
1702
1703



10-10-2006
26 12 10

SEE MAP 26 12 15

- PANEL 1000
 - 1. 30' 11" E. 100' N.
 - 2. 30' 11" E. 100' N.
 - 3. 30' 11" E. 100' N.
 - 4. 30' 11" E. 100' N.
 - 5. 30' 11" E. 100' N.
 - 6. 30' 11" E. 100' N.
 - 7. 30' 11" E. 100' N.
 - 8. 30' 11" E. 100' N.
 - 9. 30' 11" E. 100' N.
 - 10. 30' 11" E. 100' N.
 - 11. 30' 11" E. 100' N.
 - 12. 30' 11" E. 100' N.
 - 13. 30' 11" E. 100' N.
 - 14. 30' 11" E. 100' N.
 - 15. 30' 11" E. 100' N.
 - 16. 30' 11" E. 100' N.
 - 17. 30' 11" E. 100' N.
 - 18. 30' 11" E. 100' N.
 - 19. 30' 11" E. 100' N.
 - 20. 30' 11" E. 100' N.
- PANEL 2000
 - 21. 30' 11" E. 100' N.
 - 22. 30' 11" E. 100' N.
 - 23. 30' 11" E. 100' N.
 - 24. 30' 11" E. 100' N.
 - 25. 30' 11" E. 100' N.
 - 26. 30' 11" E. 100' N.
 - 27. 30' 11" E. 100' N.
 - 28. 30' 11" E. 100' N.
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 - 32. 30' 11" E. 100' N.
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 - 34. 30' 11" E. 100' N.
 - 35. 30' 11" E. 100' N.
 - 36. 30' 11" E. 100' N.
 - 37. 30' 11" E. 100' N.
 - 38. 30' 11" E. 100' N.
 - 39. 30' 11" E. 100' N.
 - 40. 30' 11" E. 100' N.



201 Central Avenue
(541)269-5127

OWNERSHIP AND ENCUMBRANCES REPORT WITH GENERAL INDEX LIENS
Informational Report of Ownership and Monetary and Non-Monetary Encumbrances

To ("Customer"): Property Line Surveying LLC
3460 Doerner Cutoff Road
Roseburg, OR 97471

Customer Ref.: 2023034 / 2023036
Order No.: 360623042835
Effective Date: July 20, 2023 at 05:00 PM
Charge: \$1,200.00

The information contained in this report is furnished by Ticor Title Company of Oregon (the "Company") as a real property information service based on the records and indices maintained by the Company for the county identified below. THIS IS NOT TITLE INSURANCE OR A PRELIMINARY TITLE REPORT FOR, OR COMMITMENT FOR, TITLE INSURANCE. No examination has been made of the title to the herein described property, other than as specifically set forth herein. Liability for any loss arising from errors and/or omissions is limited to the lesser of the charge or the actual loss, and the Company will have no greater liability by reason of this report. THIS REPORT IS SUBJECT TO THE LIMITATIONS OF LIABILITY STATED BELOW, WHICH LIMITATIONS OF LIABILITY ARE A PART OF THIS REPORT.

THIS REPORT INCLUDES MONETARY AND NON-MONETARY ENCUMBRANCES.

Part One - Ownership and Property Description

Owner. The apparent vested owner of property ("the Property") as of the Effective Date is:

Denton V. Watson, as to Parcel I
Ismael Nunez, as to Parcel II

Premises. The Property is:

(a) Street Address:

62304 Daniel's Creek Road, Coos Bay, OR 97420
No Address, Coos Bay, OR 97420

(b) Legal Description:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

Part Two - Encumbrances

Encumbrances. As of the Effective Date, the Property appears subject to the following monetary and non-monetary encumbrances of record, not necessarily listed in order of priority, including liens specific to the subject property and general index liens (liens that are not property specific but affect any real property of the named person in the same county):

EXCEPTIONS

EXCEPTIONS AS TO PARCEL I:

1. Property taxes in an undetermined amount, which are a lien but not yet payable, including any assessments collected with taxes to be levied for the fiscal year 2023-2024.
2. The Land has been classified as Farm/Forest, as disclosed by the tax roll. If the Land becomes disqualified, said Land may be subject to additional taxes and/or penalties.

Account No.: 470601

3. Rights of the public to any portion of the Land lying within the area commonly known as roads and highways.
4. Any adverse claim based on the assertion that any portion of the subject land has been removed from or brought within the subject land's boundaries by the process of accretion or reliction or any change in the location of Daniels Creek.

Any adverse claim based on the assertion that any portion of the subject land has been created by artificial means or has accreted to such portions so created, or based on the provisions of ORS 274.905 through 274.940.

Rights of the public, riparian owners and governmental bodies as to the use of the waters of Daniels Creek and the natural flow thereof on and across that portion of the subject land lying below the high water line of said waterway.

5. Terms, provisions and conditions, including, but not limited to, maintenance provisions, and a covenant to share the costs of maintenance, contained in instrument,

Recording Date: September 10, 1900
Recording No.: Book 33, Page 477

6. Easement(s) and rights incidental thereto, as granted in a document:

Granted to: Coos-Curry Electric Cooperative Inc.
Recording Date: August 6, 1991
Recording No: 91-08-0184

NOTE: We find a transfer on death deed, as permitted and limited by Oregon law:

Transferor: Denton V. Watson
Beneficiary: Shane Robert Watson
Recorded: March 11, 2019
Recording No.: 2019-01956, Coos County Records

ADDITIONAL NOTE: A transfer on death (TOD) deed is subject to the Uniform Real Property Transfer on Death Act, codified in Oregon as ORS 93.948 to 93.979. A TOD deed has no effect on title during the

life of the transferor. A TOD deed may be revoked by a revocation document or by an inconsistent document such as a subsequent TOD deed for a different beneficiary or an inter vivos deed that transfers the interest identified in the TOD deed to a different person.

Note: Property taxes for the fiscal year shown below are paid in full.

Fiscal Year: 2022-2023
Amount: \$1,343.13
Levy Code: 901
Account No.: 470601
Map No.: 26-12-10-00-00900

Please contact the Tax Collector's Office to confirm all amounts owing, including current fiscal year taxes, supplemental taxes, escaped assessments and any delinquencies.

EXCEPTIONS AS TO PARCEL II:

7. Property taxes in an undetermined amount, which are a lien but not yet payable, including any assessments collected with taxes to be levied for the fiscal year 2023-2024.
8. The Land has been classified as Farm/Forest, as disclosed by the tax roll. If the Land becomes disqualified, said Land may be subject to additional taxes and/or penalties.
Account No.: 470511
9. Rights of the public to any portion of the Land lying within the area commonly known as roads and highways.
10. Any adverse claim based on the assertion that any portion of the subject land has been removed from or brought within the subject land's boundaries by the process of accretion or reliction or any change in the location of Daniels Creek.

Any adverse claim based on the assertion that any portion of the subject land has been created by artificial means or has accreted to such portions so created, or based on the provisions of ORS 274.905 through 274.940.

Rights of the public, riparian owners and governmental bodies as to the use of the waters of Daniels Creek and the natural flow thereof on and across that portion of the subject land lying below the high water line of said waterway.

11. Terms, provisions and conditions, including, but not limited to, maintenance provisions, and a covenant to share the costs of maintenance, contained in instrument,

Recording Date: September 10, 1900
Recording No.: Book 33, Page 477

12. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:

Granted to: Buehner Lumber Company
Purpose:
Recording Date: April 15, 1916
Recording No: Book 73 Page 207
Said interest was conveyed to:
To: McStout Lumber Company of Oregon

Recording Date: March 30, 1923
Recording No: Book 89 Page 238

13. Terms, provisions and conditions, including, but not limited to, maintenance provisions, and a covenant to share the costs of maintenance, contained in Access Easement & Maintenance Agreement

Recording Date: February 1, 2019
Recording No.: 2019-00884

Note: Property taxes for the fiscal year shown below are paid in full.

Fiscal Year: 2022-2023
Amount: \$433.43
Levy Code: 901
Account No.: 470511
Map No.: 26-12-10-00-01800

Please contact the Tax Collector's Office to confirm all amounts owing, including current fiscal year taxes, supplemental taxes, escaped assessments and any delinquencies.

End of Reported Information

There will be additional charges for additional information or copies. For questions or additional requests, contact:

Coos Bay Title

coosbaytitle@ticortitle.com

Ticor Title Company of Oregon
201 Central Avenue
Coos Bay, OR 97420

EXHIBIT "A"
Legal Description

PARCEL I:

All that portion of the following described property lying and being Westerly of the center line of Daniels Creek; The South half of the Northeast quarter of the Northeast quarter, and the South half of the Northwest quarter of the Northeast quarter of the Northwest quarter of Section 10, Township 26 South, Range 12 West of the Willamette Meridian, Coos County, Oregon.

PARCEL II:

ONLY THAT PORTION OF THE FOLLOWING DESCRIBED PROPERTY LYING WEST OF DANIELS CREEK ROAD, Coos County, Oregon:

A parcel of land located in the SW 1/4 of the NE 1/4 and the SE 1/4 of the NW 1/4 of Section 10, Township 26 South, Range 12 West of the Willamette Meridian, Coos County, Oregon, more particularly described as follows: Beginning at a point on the West boundary of the SE 1/4 of the NW 1/4 of said Section 10, said point of beginning also being North 0° 53' East 955.49 feet from the Southwest corner of said SE 1/4 of the NW 1/4; thence North 0° 53' East along said West boundary 352.67 feet to the Northwest corner of said SE 1/4 of the NW 1/4; thence North 88° 27' East along the North boundary of said SE 1/4 of the NW 1/4, 1358.84 feet to an iron rod pipe at the Northeast corner of said SE 1/4 of the NW 1/4; thence North 88° 04' East along the North boundary of the SW 1/4 of the NE 1/4 of said Section 10, 1344.79 feet to the Northeast corner of said SW 1/4 of the NE 1/4; thence South 1° 59' West along the East boundary of the SW 1/4 of the NE 1/4, 320.89 feet, more or less, to the North boundary of the property of Jack V. Kauffman and Jean Kauffman in deed recorded November 9, 1964, in Book 313, Page 447 Deed Records of Coos County, Oregon; thence following along the North boundary of Kauffman property South 87° 34' West 1010.25 feet, to an iron pipe on the Westerly boundary of the Daniels Creek County Road; thence continuing for an additional distance of 433.61 feet to an iron pipe on the West edge of the Daniels Creek bottom land; thence continuing for an additional distance of 1255.25 feet to the point of beginning.

Excepting any portion within the County Road.

LIMITATIONS OF LIABILITY

"CUSTOMER" REFERS TO THE RECIPIENT OF THIS REPORT.

CUSTOMER EXPRESSLY AGREES AND ACKNOWLEDGES THAT IT IS EXTREMELY DIFFICULT, IF NOT IMPOSSIBLE, TO DETERMINE THE EXTENT OF LOSS WHICH COULD ARISE FROM ERRORS OR OMISSIONS IN, OR THE COMPANY'S NEGLIGENCE IN PRODUCING, THE REQUESTED REPORT, HEREIN "THE REPORT." CUSTOMER RECOGNIZES THAT THE FEE CHARGED IS NOMINAL IN RELATION TO THE POTENTIAL LIABILITY WHICH COULD ARISE FROM SUCH ERRORS OR OMISSIONS OR NEGLIGENCE. THEREFORE, CUSTOMER UNDERSTANDS THAT THE COMPANY IS NOT WILLING TO PROCEED IN THE PREPARATION AND ISSUANCE OF THE REPORT UNLESS THE COMPANY'S LIABILITY IS STRICTLY LIMITED. CUSTOMER AGREES WITH THE PROPRIETY OF SUCH LIMITATION AND AGREES TO BE BOUND BY ITS TERMS

THE LIMITATIONS ARE AS FOLLOWS AND THE LIMITATIONS WILL SURVIVE THE CONTRACT:

ONLY MATTERS IDENTIFIED IN THIS REPORT AS THE SUBJECT OF THE REPORT ARE WITHIN ITS SCOPE. ALL OTHER MATTERS ARE OUTSIDE THE SCOPE OF THE REPORT.

CUSTOMER AGREES, AS PART OF THE CONSIDERATION FOR THE ISSUANCE OF THE REPORT AND TO THE FULLEST EXTENT PERMITTED BY LAW, TO LIMIT THE LIABILITY OF THE COMPANY, ITS LICENSORS, AGENTS, SUPPLIERS, RESELLERS, SERVICE PROVIDERS, CONTENT PROVIDERS AND ALL OTHER SUBSCRIBERS OR SUPPLIERS, SUBSIDIARIES, AFFILIATES, EMPLOYEES, AND SUBCONTRACTORS FOR ANY AND ALL CLAIMS, LIABILITIES, CAUSES OF ACTION, LOSSES, COSTS, DAMAGES AND EXPENSES OF ANY NATURE WHATSOEVER, INCLUDING ATTORNEY'S FEES, HOWEVER ALLEGED OR ARISING, INCLUDING BUT NOT LIMITED TO THOSE ARISING FROM BREACH OF CONTRACT, NEGLIGENCE, THE COMPANY'S OWN FAULT AND/OR NEGLIGENCE, ERRORS, OMISSIONS, STRICT LIABILITY, BREACH OF WARRANTY, EQUITY, THE COMMON LAW, STATUTE OR ANY OTHER THEORY OF RECOVERY, OR FROM ANY PERSON'S USE, MISUSE, OR INABILITY TO USE THE REPORT OR ANY OF THE MATERIALS CONTAINED THEREIN OR PRODUCED, **SO THAT THE TOTAL AGGREGATE LIABILITY OF THE COMPANY AND ITS AGENTS, SUBSIDIARIES, AFFILIATES, EMPLOYEES, AND SUBCONTRACTORS SHALL NOT IN ANY EVENT EXCEED THE COMPANY'S TOTAL FEE FOR THE REPORT.**

CUSTOMER AGREES THAT THE FOREGOING LIMITATION ON LIABILITY IS A TERM MATERIAL TO THE PRICE THE CUSTOMER IS PAYING, WHICH PRICE IS LOWER THAN WOULD OTHERWISE BE OFFERED TO THE CUSTOMER WITHOUT SAID TERM. CUSTOMER RECOGNIZES THAT THE COMPANY WOULD NOT ISSUE THE REPORT BUT FOR THIS CUSTOMER AGREEMENT, AS PART OF THE CONSIDERATION GIVEN FOR THE REPORT, TO THE FOREGOING LIMITATION OF LIABILITY AND THAT ANY SUCH LIABILITY IS CONDITIONED AND PREDICATED UPON THE FULL AND TIMELY PAYMENT OF THE COMPANY'S INVOICE FOR THE REPORT.

THE REPORT IS LIMITED IN SCOPE AND IS NOT AN ABSTRACT OF TITLE, TITLE OPINION, PRELIMINARY TITLE REPORT, TITLE REPORT, COMMITMENT TO ISSUE TITLE INSURANCE, OR A TITLE POLICY, AND SHOULD NOT BE RELIED UPON AS SUCH. THE REPORT DOES NOT PROVIDE OR OFFER ANY TITLE INSURANCE, LIABILITY COVERAGE OR ERRORS AND OMISSIONS COVERAGE. THE REPORT IS NOT TO BE RELIED UPON AS A REPRESENTATION OF THE STATUS OF TITLE TO THE PROPERTY. THE COMPANY MAKES NO REPRESENTATIONS AS TO THE REPORT'S ACCURACY, DISCLAIMS ANY WARRANTY AS TO THE REPORT, ASSUMES NO DUTIES TO CUSTOMER, DOES NOT INTEND FOR CUSTOMER TO RELY ON THE REPORT, AND ASSUMES NO LIABILITY FOR ANY LOSS OCCURRING BY REASON OF RELIANCE ON THE REPORT OR OTHERWISE.

IF CUSTOMER (A) HAS OR WILL HAVE AN INSURABLE INTEREST IN THE SUBJECT REAL PROPERTY, (B) DOES NOT WISH TO LIMIT LIABILITY AS STATED HEREIN AND (C) DESIRES THAT ADDITIONAL LIABILITY BE ASSUMED BY THE COMPANY, THEN CUSTOMER MAY REQUEST AND PURCHASE A POLICY OF TITLE INSURANCE, A BINDER, OR A COMMITMENT TO ISSUE A POLICY OF TITLE INSURANCE. NO ASSURANCE IS GIVEN AS TO THE INSURABILITY OF THE TITLE OR STATUS OF TITLE. CUSTOMER EXPRESSLY AGREES AND ACKNOWLEDGES IT HAS AN INDEPENDENT DUTY TO ENSURE AND/OR RESEARCH THE ACCURACY OF ANY INFORMATION OBTAINED FROM THE COMPANY OR ANY PRODUCT OR SERVICE PURCHASED.

NO THIRD PARTY IS PERMITTED TO USE OR RELY UPON THE INFORMATION SET FORTH IN THE REPORT, AND NO LIABILITY TO ANY THIRD PARTY IS UNDERTAKEN BY THE COMPANY.

CUSTOMER AGREES THAT, TO THE FULLEST EXTENT PERMITTED BY LAW, IN NO EVENT WILL THE COMPANY, ITS LICENSORS, AGENTS, SUPPLIERS, RESELLERS, SERVICE PROVIDERS, CONTENT PROVIDERS, AND ALL OTHER SUBSCRIBERS OR SUPPLIERS, SUBSIDIARIES, AFFILIATES, EMPLOYEES AND SUBCONTRACTORS BE LIABLE FOR CONSEQUENTIAL, INCIDENTAL, INDIRECT, PUNITIVE, EXEMPLARY, OR SPECIAL DAMAGES, OR LOSS OF PROFITS, REVENUE, INCOME, SAVINGS, DATA, BUSINESS, OPPORTUNITY, OR GOODWILL, PAIN AND SUFFERING, EMOTIONAL DISTRESS, NON-OPERATION OR INCREASED EXPENSE OF OPERATION, BUSINESS INTERRUPTION OR DELAY, COST OF CAPITAL, OR COST OF REPLACEMENT PRODUCTS OR SERVICES, REGARDLESS OF WHETHER SUCH LIABILITY IS BASED ON BREACH OF CONTRACT, TORT, NEGLIGENCE, THE COMPANY'S OWN FAULT AND/OR NEGLIGENCE, STRICT LIABILITY, BREACH OF WARRANTIES, FAILURE OF ESSENTIAL PURPOSE, OR OTHERWISE AND WHETHER CAUSED BY NEGLIGENCE, ERRORS, OMISSIONS, STRICT LIABILITY, BREACH OF CONTRACT, BREACH OF WARRANTY, THE COMPANY'S OWN FAULT AND/OR NEGLIGENCE OR ANY OTHER CAUSE WHATSOEVER, AND EVEN IF THE COMPANY HAS BEEN ADVISED OF THE LIKELIHOOD OF SUCH DAMAGES OR KNEW OR SHOULD HAVE KNOWN OF THE POSSIBILITY FOR SUCH DAMAGES.

END OF THE LIMITATIONS OF LIABILITY

72-10-78158
WARRANTY DEED

MARVIN A. LAWRENCE and RUBY M. LAWRENCE, his wife,

, hereinafter

called the grantors, convey unto DENTON V. WATSON and JEAN WATSON

, husband and wife,

hereinafter called the grantees, as tenants by the entirety, the heirs of the survivor and their assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or appertaining, situated in the County of Coos, State of Oregon, described as follows:

A tract of land consisting of approximately twenty (20) acres, more or less, and being that portion, lying and being Westerly of the center line of Daniels Creek, of the following described tract of land; and subject to all easements and rights-of-way now of record in the office of the County Clerk of Coos County, Oregon:

The South half of the Northeast quarter of the Northeast quarter (S1/2 NE1/4 NE1/4), the South half of the Northeast quarter of the Northwest quarter (S1/2 NE1/4 NW1/4), the South half of the Northwest quarter of the Northeast quarter (S1/2 NW1/4 NE1/4) of Section Ten (10), Township Twenty-six (26) South, Range Twelve (12) West of Willamette Meridian, Coos County, Oregon.

SUBJECT TO:

- (1) That portion of said premises embraced in the County Road.
- (2) A 40 foot right of way conveyed to Blue Ridge Railway and Navigation Co. in Book 33, Page 477, Deed Records of Coos County, Oregon, if such right of way has not previously expired or terminated.

TO HAVE AND TO HOLD the above premises unto said grantees, as tenants by the entirety, their heirs and assigns forever.

And grantors hereby covenant to and with grantees and the heirs of the survivor and their assigns, that grantors are lawfully seized in fee simple of the above granted premises, and that grantors will warrant and forever defend the same against the lawful claims and demands of all persons whomsoever, except as above stated.

The true and actual consideration for this transfer is \$ 6,500.00.

Marvin A. Lawrence
Ruby M. Lawrence

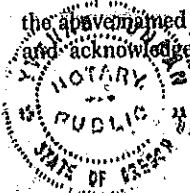
STATE OF OREGON

County of Coos

88

Before me this 20th day of December, 19 71, personally appeared

the abovesigned Marvin A. Lawrence and Ruby M. Lawrence and acknowledged the foregoing instrument to be their voluntary act and deed.



RECORDED OCT 27 1972 AT Coos Bay Notary Public for Oregon
BY F. CRABTREE COUNTY CLERK Commission Expires: 11-4-73

McINTURFF, THOM, COLLVER & ROSSI, Box 748, Coos Bay, Oregon 97420

RECORDING REQUESTED BY:



201 Central Avenue
Coos Bay, OR 97420

GRANTOR'S NAME:
Karen MacLean Garrison

GRANTEE'S NAME:
Ismael Nunez

AFTER RECORDING RETURN TO:
Order No.: 360621037902-LS
Ismael Nunez
PO Box 1558
La Pine, OR 97739

SEND TAX STATEMENTS TO:
Ismael Nunez
PO Box 1558
La Pine, OR 97739

APN: 470511
Map: 26S-12W-10 TL 1800
Vacant Land, Coos Bay, OR 97420

Coos County, Oregon **2021-12513**
\$96.00 Pgs=3 11/05/2021 02:56 PM
eRecorded by: TICOR TITLE COOS BAY
Debbie Heller, CCC, Coos County Clerk

SPACE ABOVE THIS LINE FOR RECORDER'S USE

STATUTORY WARRANTY DEED

Karen MacLean Garrison, Grantor, conveys and warrants to Ismael Nunez, Grantee, the following described real property, free and clear of encumbrances except as specifically set forth below, situated in the County of Coos, State of Oregon:

ONLY THAT PORTION OF THE FOLLOWING DESCRIBED PROPERTY LYING WEST OF DANIELS CREEK ROAD, Coos County, Oregon:

A parcel of land located in the SW 1/4 of the NE 1/4 and the SE 1/4 of the NW 1/4 of Section 10, Township 26 South, Range 12 West of the Willamette Meridian, Coos County, Oregon, more particularly described as follows: Beginning at a point on the West boundary of the SE 1/4 of the NW 1/4 of said Section 10, said point of beginning also being North 0° 53' East 955.49 feet from the Southwest corner of said SE 1/4 of the NW 1/4; thence North 0° 53' East along said West boundary 352.67 feet to the Northwest corner of said SE 1/4 of the NW 1/4; thence North 88° 27' East along the North boundary of said SE 1/4 of the NW 1/4, 1358.84 feet to an iron rod pipe at the Northeast corner of said SE 1/4 of the NW 1/4; thence North 88° 04' East along the North boundary of the SW 1/4 of the NE 1/4 of said Section 10, 1344.79 feet to the Northeast corner of said SW 1/4 of the NE 1/4; thence South 1° 59' West along the East boundary of the SW 1/4 of the NE 1/4, 320.89 feet, more or less, to the North boundary of the property of Jack V. Kauffman and Jean Kauffman in deed recorded November 9, 1964, in Book 313, Page 447 Deed Records of Coos County, Oregon; thence following along the North boundary of Kauffman property South 87° 34' West 1010.25 feet, to an iron pipe on the Westerly boundary of the Daniels Creek County Road; thence continuing for an additional distance of 433.61 feet to an iron pipe on the West edge of the Daniels Creek bottom land; thence continuing for an additional distance of 1255.25 feet to the point of beginning.

Excepting any portion within the County Road.

THE TRUE AND ACTUAL CONSIDERATION FOR THIS CONVEYANCE IS FORTY-FIVE THOUSAND AND NO/100 DOLLARS (\$45,000.00). (See ORS 93.030).

Subject to:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010. THIS INSTRUMENT DOES NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY THAT THE UNIT OF LAND BEING TRANSFERRED IS A LAWFULLY ESTABLISHED LOT OR PARCEL, AS DEFINED IN ORS 92.010 OR 215.010, TO VERIFY THE APPROVED USES OF THE LOT OR PARCEL, TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES, AS DEFINED IN ORS 30.930, AND TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010.

EXHIBIT "A"
Exceptions

Subject to:

Rights of the public to any portion of the Land lying within the area commonly known as public streets, roads, alleys, highways.

Any adverse claim based on the assertion that any portion of the subject land has been removed from or brought within the subject land's boundaries by the process of accretion or reliction or any change in the location of Daniels Creek.

Any adverse claim based on the assertion that any portion of the subject land has been created by artificial means or has accreted to such portions so created, or based on the provisions of ORS 274.905 through 274.940.

Any adverse claim based on the assertion that any portion of the subject land is now or at any time has been below the ordinary high water line of Daniels Creek.

Rights of fishing, navigation, commerce, flood control, propagation of anadromous fish, and recreation, and other rights of the public, Indian tribes or governmental bodies in and to the waters of Daniels Creek.

Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:

Granted to: Blue Ridge Railway and Navigation Company
Recording Date: May 5, 1900
Recording No: Book 33 Page 181 Deed Records

Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:

Granted to: Buehner Lumber Company
Purpose:
Recording Date: April 15, 1916
Recording No: Book 73 Page 207
Said interest was conveyed to:
To: McStout Lumber Company of Oregon
Recording Date: March 30, 1923
Recording No: Book 89 Page 238

Terms, provisions and conditions, including, but not limited to, maintenance provisions, and a covenant to share the costs of maintenance, contained in Access Easement & Maintenance Agreement

Recording Date: February 1, 2019
Recording No.: 2019-00864

STATUTORY WARRANTY DEED

(continued)

IN WITNESS WHEREOF, the undersigned have executed this document on the date(s) set forth below.

Dated: 10/26/2021

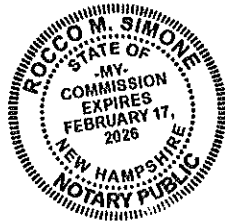
Karen MacLean Garrison
Karen MacLean Garrison

State of New Hampshire
County of Stratham

This instrument was acknowledged before me on 10-26-2021 by Karen MacLean Garrison.

Rocco M. Simone
Notary Public - State of ~~Oregon~~ NH

My Commission Expires: 2-17-2026



Coos County
2023 Real Property Assessment Report
 Account 470601
 NOT OFFICIAL VALUE

Map 26S1210-00-00900
 Code - Tax ID 0901 - 470601

Tax Status Assessable
 Account Status Active
 Subtype NORMAL

Legal Descr See Record

Mailing WATSON, DENTON V
 62304 DANIEL'S CREEK RD
 COOS BAY OR 97420-9567

Deed Reference # See Record
 Sales Date/Price See Record
 Appraiser

Property Class 562 MA SA NH
 RMV Class 500 04 17 RRL

Site	Situs Address	City
	62304 DANIEL'S CRK RD	COOS BAY

Value Summary							
Code Area		RMV	MAV	AV	SAV	MSAV	RMV Exception CPR%
0901	Land	18,483				Land	0
	Impr	155,640				Impr	0
Code Area Total		174,123	109,160	124,583	18,483	15,423	0
Grand Total		174,123	109,160	124,583	18,483	15,423	0

Land Breakdown										
Code Area	ID #	RFPD	Ex	Plan Zone	Value Source	Trend %	Size	Land Class	LUC	Trended RMV
0901	60	<input checked="" type="checkbox"/>		F, EFU	Farm Use Zoned	100	3.90 AC	K4	006*	2,839
	20	<input checked="" type="checkbox"/>		F, EFU	Forest Site	100	1.00 AC	AVF	006*	7,690
					SITE AMENTIES	100				4,000
	30	<input checked="" type="checkbox"/>		F, EFU	Small Tract Forest land	100	17.03 AC	STF-B	006*	3,954
Code Area Total							21.93			18,483

Improvement Breakdown									
Code Area	Year Built	Stat Class	Description	Trend %	Total Sqft	Ex%	MS Acct	Trended RMV	
0901	1	1966	132	One story with basement-Class 3	100	1,786		155,640	
Code Area Total						1,786		155,640	

Exemptions / Special Assessments / Notations				
Notations				
<ul style="list-style-type: none"> ■ FARM/FOREST POT'L ADD'L TAX LIABILITY FARM/FORST ■ FOREST HOMESITE 				
Code Area 0901				
Fire Patrol				
■	FIRE PATROL SRCHG			47.50 2023
■	FIRE PATROL TIMBER			40.66 21.93 2023

STATEMENT OF TAX ACCOUNT
COOS COUNTY TAX COLLECTOR
COOS COUNTY COURTHOUSE
COQUILLE, OREGON 97423
(541) 396-7725

21-Jul-2023

WATSON, DENTON V
62304 DANIEL'S CREEK RD
COOS BAY OR 97420-9567

Tax Account #	470601	Lender Name	
Account Status	A	Loan Number	
Roll Type	Real	Property ID	0901
Situs Address	62304 DANIEL'S CRK RD COOS BAY OR 97420	Interest To	Jul 21, 2023

Tax Summary

Tax Year	Tax Type	Total Due	Current Due	Interest Due	Discount Available	Original Due	Due Date
2022	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$1,343.13	Nov 15, 2022
2021	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$1,311.58	Nov 15, 2021
2020	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$1,277.63	Nov 15, 2020
2019	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$1,220.92	Nov 15, 2019
2018	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$1,184.80	Nov 15, 2018
2017	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$988.33	Nov 15, 2017
2016	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$958.92	Nov 15, 2016
2015	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$933.38	Nov 15, 2015
2014	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$925.81	Nov 15, 2014
2013	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$903.60	Nov 15, 2013
2012	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$878.37	Nov 15, 2012
2011	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$852.63	Nov 15, 2011
2010	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$827.20	Nov 15, 2010
2009	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$807.25	Nov 15, 2009
2008	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$828.47	Nov 15, 2008
2007	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$765.99	Nov 15, 2007
2006	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$818.24	Nov 15, 2006
2005	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$835.98	Nov 15, 2005
2004	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$793.33	Nov 15, 2004
2003	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$783.34	Nov 15, 2003
Total		\$0.00	\$0.00	\$0.00	\$0.00	\$19,238.90	

**COOS COUNTY ASSESSOR
REAL PROPERTY ACCOUNT NAMES**

Account # 470601
Map 26S121000 00900
Owner WATSON, DENTON V
 62304 DANIEL'S CREEK RD
 COOS BAY OR 97420-9567

Name Type	Name	Ownership Type	Own Pct
OWNER	WATSON, DENTON V	OWNER	
OWNER	WATSON, DENTON V		

**COOS COUNTY ASSESSOR'S
NAME LEDGER**

Account ID 470601 Township 26S Range 12 Section 10 1/4 1/16 Taxlot 0 Special Interest 00900

Effective Date 13-Sep-2010 12:00 AM Transaction ID -40844 Entry Date 13-Sep-2010 Recorded Date 13-Sep-2010 Sale Date 13-Sep-2010

Seq Voucher ID	Tax Year	Document Source	Type	ID #1	ID #2	PID	Source ID	PT	Operation	To/From Map
1 -40844	2010	ASSESSOR'S FILE		2010	-470601	1	CONVERSION		CONVERSION	

Size Changes Code 0901 +/- Size 21.93 Acres Alternate Size 21.93 Code Area Deleted Move to Acct Move to Code

Size Totals	Code 0901	Acres 21.93	Sqft	Alternate Size 21.93
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Effective Date 12-Apr-2011 04:32 PM Transaction ID 52831 Entry Date 12-Apr-2011 Recorded Date 12-Apr-2011 Sale Date

DELETING OLD SITUS OF 346 DANIELS CREEK RD

Seq Voucher ID	Tax Year	Document Source	Type	ID #1	ID #2	PID	Source ID	PT	Operation	To/From Map
1 69400	2011	ASSESSOR	CORR	2011	2793	1			SITUS CHANGE	

Size Totals Code 0901 Acres 21.93 Sqft Alternate Size

Effective Date 22-Mar-2019 03:42 PM Transaction ID 2784324 Entry Date 18-Mar-2019 Recorded Date 11-Mar-2019 Sale Date

DEATH CERTIFICATE FOR ARDELLA JEAN WATSON, AFFIDAVIT ATTACHED THAT ARDELLA JEAN WATSON AND JEAN WATSON ARE THE SAME PERSON

Seq Voucher ID	Tax Year	Document Source	Type	ID #1	ID #2	PID	Source ID	PT	Operation	To/From Map
1 3073773	2019	CLERK	DC	2019	1959	1			NAME CHANGE	

Name Changes Status Name Name Type Ownership Type Ownership %

D	WATSON, DENTON V. & JEAN	OWNER	OWNER	100
A	WATSON, DENTON V	OWNER	OWNER	
	OWNER			
	WATSON, DENTON V			

Size Totals Code 0901 Acres 21.93 Sqft Alternate Size

**COOS COUNTY ASSESSOR'S
NAME LEDGER**

Account ID 470601 Township 26S Range 12 Section 10 1/4 1/16 Taxlot 00900 Special Interest

Effective Date 27-Mar-2019 10:20 AM Transaction ID 2784322 Entry Date 18-Mar-2019 Recorded Date 11-Mar-2019 Sale Date

REF ONLY: TRANSFER ON DEATH DEED, BENEFICIARY-WATSON, SHANE ROBERT

Seq	Voucher ID	Tax Year	Document Source	Type	ID #1	ID #2	PID	Source ID	PT	Operation	To/From Map
1	3073893	2019	CLERK	TOD	2019	1956	1			NOTATION	

Size Totals	Code	Acres	Sqft	Alternate Size
	0901	21.93		

Effective Date 20-Apr-2020 02:28 PM Transaction ID 2853081 Entry Date 20-Apr-2020 Recorded Date 20-Apr-2020 Sale Date

Seq	Voucher ID	Tax Year	Document Source	Type	ID #1	ID #2	PID	Source ID	PT	Operation	To/From Map
1	3166375	2020	ASSESSOR'S FILE	CORR	2020	1205	1			SITUS CHANGE	

Size Totals	Code	Acres	Sqft	Alternate Size
	0901	21.93		

Coos County
2023 Real Property Assessment Report
 Account 470511
 NOT OFFICIAL VALUE

Map 26S1210-00-01800
 Code - Tax ID 0901 - 470511

Tax Status Assessable
 Account Status Active
 Subtype NORMAL

Legal Descr See Record

Mailing NUNEZ, ISMAEL
 PO BOX 1558
 LA PINE OR 97739-1558

Deed Reference # 2021-12513
 Sales Date/Price 10-26-2021 / \$45,000
 Appraiser

Property Class 543 MA SA NH
 RMV Class 500 04 17 RRL

Site	Situs Address	City
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Value Summary								
Code Area		RMV	MAV	AV	SAV	MSAV	RMV Exception	CPR%
0901	Land	13,378					Land	0
	Impr	0					Impr	0
Code Area Total		13,378	0	8,014	13,378	8,014		0
Grand Total		13,378	0	8,014	13,378	8,014		0

Land Breakdown										
Code Area	ID #	RFPD	Ex	Plan Zone	Value Source	Trend %	Size	Land Class	LUC	Trended RMV
0901	10	<input checked="" type="checkbox"/>		F	Designated Forest Land	100	10.22 AC	B	006*	11,864
	11	<input checked="" type="checkbox"/>		F	Farm Use Unzoned	100	2.08 AC	K4	006*	1,514
Code Area Total							12.30			13,378

Improvement Breakdown									
Code Area	Year Built	Stat Class	Description	Trend %	Total Sqft	Ex% MS Acct	Trended RMV		

Exemptions / Special Assessments / Notations									
Notations									
<ul style="list-style-type: none"> ■ FARM/FOREST POT'L ADD'L TAX LIABILITY ADDED 2023 ■ SA BY APPLICATION ADDED 2023 5/15/23 DFL & NEFU by Application. Property class to 543. MJS 									
Fire Patrol						Amount	Acres	Year	
<ul style="list-style-type: none"> ■ FIRE PATROL SRCHG 						0.00		2023	
Code Area 0901						Amount	Acres	Year	
<ul style="list-style-type: none"> ■ FIRE PATROL TIMBER 						18.95	10.22	2023	

STATEMENT OF TAX ACCOUNT
 COOS COUNTY TAX COLLECTOR
 COOS COUNTY COURTHOUSE
 COQUILLE, OREGON 97423
 (541) 396-7725

27-Jul-2023

Tax Account #	470511	Lender Name	
Account Status	A	Loan Number	
Roll Type	Real	Property ID	0901
Situs Address		Interest To	Jul 27, 2023

Tax Summary

Tax Year	Tax Type	Total Due	Current Due	Interest Due	Discount Available	Original Due	Due Date
2022	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$433.43	Nov 15, 2022
2021	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$422.71	Nov 15, 2021
2020	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$411.12	Nov 15, 2020
2019	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$392.23	Nov 15, 2019
2018	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$379.99	Nov 15, 2018
2017	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$316.02	Nov 15, 2017
2016	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$306.94	Nov 15, 2016
2015	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$299.48	Nov 15, 2015
2014	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$297.79	Nov 15, 2014
2013	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$290.54	Nov 15, 2013
2012	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$282.54	Nov 15, 2012
2011	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$274.18	Nov 15, 2011
2010	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$266.49	Nov 15, 2010
2009	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$260.33	Nov 15, 2009
2008	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$261.06	Nov 15, 2008
2007	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$250.28	Nov 15, 2007
2006	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$267.47	Nov 15, 2006
2005	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$271.67	Nov 15, 2005
2004	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$258.53	Nov 15, 2004
2003	ADVALOREM	\$0.00	\$0.00	\$0.00	\$0.00	\$253.02	Nov 15, 2003
Total		\$0.00	\$0.00	\$0.00	\$0.00	\$6,195.82	

**COOS COUNTY ASSESSOR
REAL PROPERTY ACCOUNT NAMES**

Account # 470511
Map 26S121000 01800
Owner NUNEZ, ISMAEL
PO BOX 1558
LA PINE OR 97739-1558

Name Type	Name	Ownership Type	Own Pct
OWNER	NUNEZ, ISMAEL	OWNER	
OWNER	NUNEZ, ISMAEL		

**COOS COUNTY ASSESSOR'S
NAME LEDGER**

Account ID 470511 Township 26S Range 12 Section 10 1/4 Taxlot 0 Special Interest 01800

Effective Date 01-Feb-1985 12:00 AM Transaction ID -174501 Entry Date 01-Feb-1985 Recorded Date 01-Feb-1985 Sale Date 01-Feb-1985

Seq Voucher ID 1 -185618 Tax Year 1991 Document Source HISTORICAL - BOR Type U ID #1 1991 ID #2 133947 PID 1 Source ID 850207695

PT Operation NAME CHANGE To/From Map

Name Changes Status Name A LOE, WILLIAM W. & Name Type OWNER Ownership Type Ownership %

Size Totals Code Acres Sqft Alternate Size

Effective Date 01-Mar-1985 12:00 AM Transaction ID -175040 Entry Date 01-Mar-1985 Recorded Date 01-Mar-1985 Sale Date 01-Mar-1985

Seq Voucher ID 1 -185619 Tax Year 1991 Document Source HISTORICAL - BOR Type U ID #1 1991 ID #2 133413 PID 1 Source ID 850303868

PT Operation NAME CHANGE To/From Map

Name Changes Status Name A LEE, ROBERT J. & Name Type OWNER Ownership Type Ownership %

Size Totals Code Acres Sqft Alternate Size

Effective Date 28-Oct-1992 12:00 AM Transaction ID -154229 Entry Date 28-Oct-1992 Recorded Date 28-Oct-1992 Sale Price \$10,000 Sale Date 28-Oct-1992

Seq Voucher ID 1 -154229 Tax Year 1993 Document Source HISTORICAL - BOR Type WD ID #1 1993 ID #2 105061 PID 1 Source ID 93-02-0420

PT Operation NAME CHANGE To/From Map

Name Changes Status Name A NYKEL, EUGENE Name Type OWNER Ownership Type Ownership %

Size Totals Code Acres Sqft Alternate Size

**COOS COUNTY ASSESSOR'S
NAME LEDGER**

Account ID 470511 Township 26S Range 12 Section 10 1/4 0 1/16 0 Taxlot 01800 Special Interest

Effective Date 28-Feb-1993 12:00 AM Transaction ID -154228 Entry Date 28-Feb-1993 Recorded Date 28-Feb-1993 Sale Price \$10,000
 Sale Date 28-Feb-1993

Seq Voucher ID 1 Tax Year 1993 Document Source HISTORICAL - BOR Type WD ID #1 1993 ID #2 105060 PID 1 Source ID 93-02-0644 PT NAME CHANGE To/From Map
 CORRECTION DEED

Name Changes	Status	Name	Name Type	Ownership Type	Ownership %
D		NYKEL, EUGENE	OWNER		
A		NYKEL, EUGENE	OWNER		
D		NYKEL, EUGENE	OWNER		

Size Totals Code Acres Sqft Alternate Size

Effective Date 13-Sep-2010 12:00 AM Transaction ID -40852 Entry Date 13-Sep-2010 Recorded Date 13-Sep-2010 Sale Date 13-Sep-2010

Seq Voucher ID 1 Tax Year 2010 Document Source ASSESSOR'S FILE Type ID #1 2010 ID #2 -470511 PID 1 Source ID CONVERSION PT CONVERSION To/From Map

Size Changes Code +/- Size Alternate Size Code Area Deleted Move to Acct Move to Code

0901		12.30 Acres				
0901		12.3				

Effective Date 14-Apr-2017 08:13 AM Transaction ID 993655 Entry Date 06-Apr-2017 Recorded Date 31-Mar-2017 Sale Price \$50,000
 Sale Date 29-Mar-2017

Seq Voucher ID Tax Year Document Source Type ID #1 ID #2 PID Source ID PT Operation To/From Map

**COOS COUNTY ASSESSOR'S
NAME LEDGER**

Account ID 470511 Township 26S Range 12 Section 10 1/4 0 1/16 0 Taxlot 01800 Special Interest

1 1235817 2017 CLERK WD 2017 2844 1 NAME CHANGE

Name Changes Status Name	Name Type	Ownership Type	Ownership %
D NYKEL, EUGENE	OWNER	OWNER	100
A GARRISON, ANNA	OWNER	OWNER	
OWNER GARRISON, ANNA			

Size Totals Code 0901 Acres 12.3 Sqft Alternate Size

Effective Date 20-Apr-2018 02:49 PM Transaction ID 2718243 Entry Date 20-Apr-2018 Recorded Date 20-Apr-2018 Sale Date

Seq Voucher ID 1 Tax Year 2018 Document Source TAX OFFICE Type TAX ID #1 2018 ID #2 1518 Source ID 1 To/From Map MAILING NAME

Name Changes Status Name	Name Type	Ownership Type	Ownership %
A GARRISON, ANNA	AMON		
D GARRISON, ANNA	AMON		

Size Totals Code 0901 Acres 12.3 Sqft Alternate Size

Effective Date 23-Aug-2019 09:02 AM Transaction ID 2787367 Entry Date 21-Aug-2019 Recorded Date 15-Aug-2019 Sale Price \$100 Sale Date 05-Jul-2019

Seq Voucher ID Tax Year Document Source Type ID #1 ID #2 PID Source ID PT Operation To/From Map

**COOS COUNTY ASSESSOR'S
NAME LEDGER**

Account ID	Township	Range	Section	1/4	1/16	Taxlot	Special Interest
470511	26S	12	10	0	0	01800	

1 3091709 2019 CLERK WD 2019 7222 1 NAME CHANGE

Name Changes	Status	Name	Name Type	Ownership Type	Ownership %
D		GARRISON, ANNA	OWNER	OWNER	
A		GARRISON, KAREN MACLEAN	OWNER	OWNER	
		OWNER			
		GARRISON, KAREN MACLEAN			

Size Totals	Code	Acres	Sqft	Alternate Size
	0901	12.3		

Effective Date	15-Dec-2021 10:15 AM	Transaction ID	2986758	Entry Date	03-Dec-2021	Recorded Date	05-Nov-2021	Sale Price	\$45,000
Seq Voucher ID	3335067	Tax Year	2022	Document Source	CLERK	PT	Operation	Sale Date	26-Oct-2021

1	3335067	2022	CLERK	Type	WD	ID #1	2021	ID #2	12513	1	Source ID	
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Name Changes	Status	Name	Name Type	Ownership Type	Ownership %
D		GARRISON, KAREN MACLEAN	OWNER	OWNER	
A		NUNEZ, ISMAEL	OWNER	OWNER	
		OWNER			
		NUNEZ, ISMAEL			

Size Totals	Code	Acres	Sqft	Alternate Size
	0901	12.3		

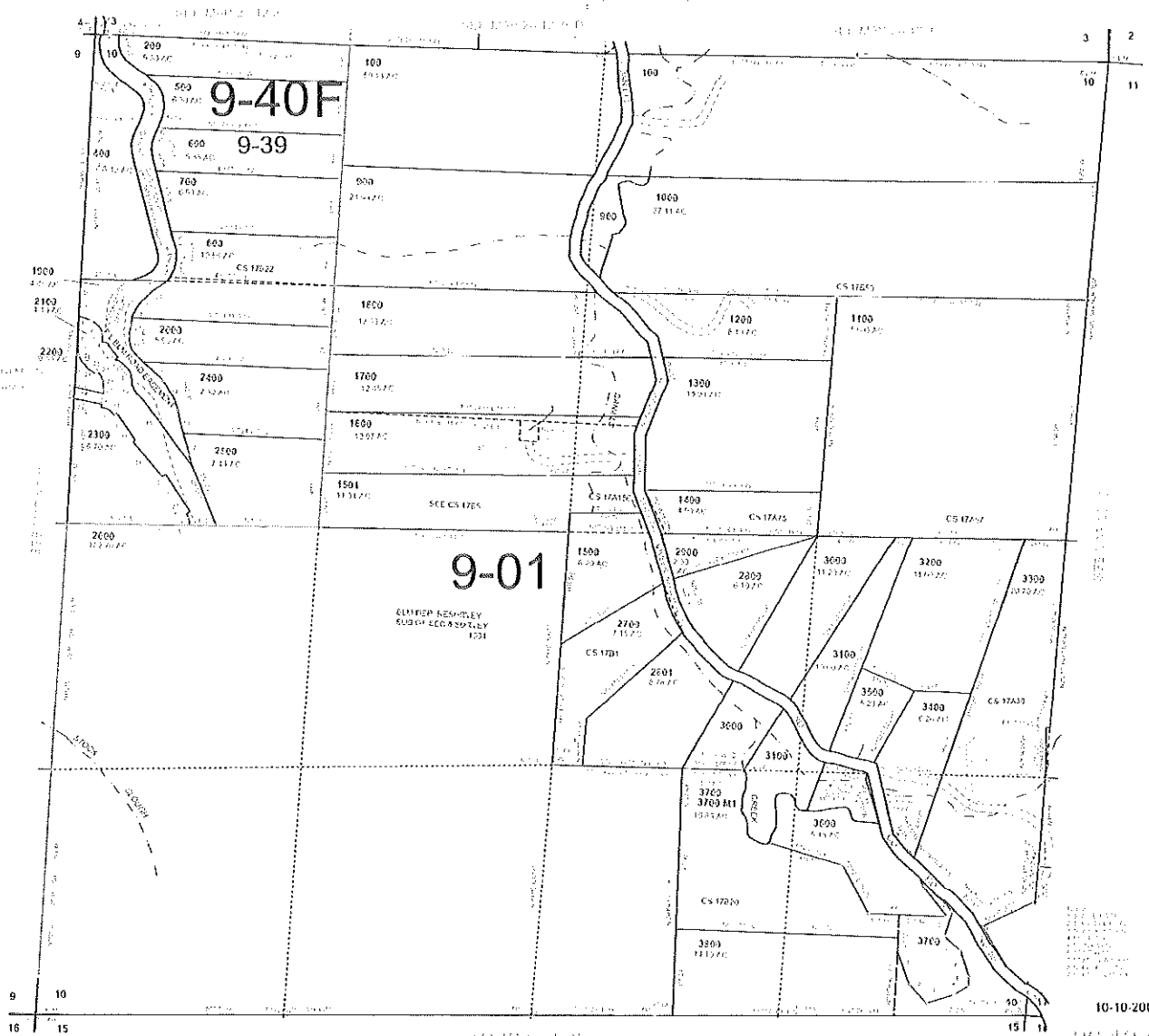
THIS MAP WAS PREPARED FOR ASSESSMENT PURPOSE ONLY

SECTION 10 T.26S. R.12W. W.M.
COOS COUNTY

26 12 10

CANCELLED

- 300
- 1600
- 1701
- 1702
- 1703



10-10-2005
26 12 10