



Oregon Water Resources Department  
 725 Summer Street NE, Suite A  
 Salem Oregon 97301-1266  
 (503) 986-0900  
 www.wrd.state.or.us

# Certificate of Water Right Ownership Update

## NOTICE TO SELLERS & BUYERS:

By law, all water belongs to the public (ORS 537.110). In almost every instance, a permit or water right certificate from the Water Resources Department is needed before using, diverting or storing water (ORS 537.130). However, most domestic wells do not require water rights. A certificate of water right stays with the land. In order to keep track of water right ownership, the Department requests that this form be submitted to the Department. ***If for multiple rights, a separate form for each right will be required.***

Water that has been used for a long time in one place or that involves a water structure (like a dam) that already exists is no guarantee that there is a water right which would allow the water use to continue.

If you have any questions about this form or water right requirements, please contact your local watermaster or call the Water Resources Department at 503-986-0900.

Note: Please type or print legibly when filling in the following information. Use additional paper if necessary.

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### PROPERTY SELLER INFORMATION

Applicant(s): RONARD + MARY LOVERN JUN 20 2014  
First Last  
 Mailing Address: 345 SELMAR CT. SALEM, OR  
ROSEBURG OR 97471  
City State Zip  
 Phone: UNKNOWN \_\_\_\_\_  
Home Work Other

### PROPERTY BUYER INFORMATION

Applicant(s): JODEE JACKSON  
First Last  
 Mailing Address: 2132 W. FOOTHILL DRIVE  
ROSEBURG OR 97471  
City State Zip  
 Phone: 971 221 7015 541 440 4377 \_\_\_\_\_  
Home Work Other

### PROPERTY DESCRIPTION (attach additional pages if necessary):

County: DOUGLAS Township: 27 SOUTH Range: 6 WEST Section: 14  
 Tax Lot Number(s): UNKNOWN @ THIS TIME  
 Street address of water right property: 2132 W. FOOTHILL DRIVE, ROSEBURG OR 97471  
 Water Right Information (attach copy of water right permit or certificate & final proof map):  
 Application #: 27240 Permit #: 21433 Certificate or Page #: 22062  
 Will all the lands associated with this water right be owned by the buyer?  Yes  No  
 Name of individual completing this form: Jodee Jackson Phone: 971 221 7015  
 Signature: \_\_\_\_\_ Date: 6-16-14

Please be sure to attach a copy of your property deed or legal description of the property.

Douglas County Official Records  
Patricia K. Hitt, County Clerk

2014-003326

02/26/2014 02:19:00 PM

DEED-WD Cnt=1 Stn=3 HEDI  
\$10.00 \$11.00 \$10.00 \$20.00

\$51.00



After recording return to:  
Jodee Jackson  
2132 W Foothill Drive  
Roseburg, OR 97471

Until a change is requested all tax  
statements shall be sent to the  
following address:  
Jodee Jackson  
2132 W Foothill Drive  
Roseburg, OR 97471

File No.: 7391-2195989 (jt)  
Date: February 03, 2014

### STATUTORY WARRANTY DEED

**Ronald B. Lovern and Mary A. Lovern, as tenants by the entirety**, Grantor, conveys and warrants to **Jodee Jackson**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

**LEGAL DESCRIPTION:** Real property in the County of Douglas, State of Oregon, described as follows:

**Lot 4, Block 2, STEWART MEADOWS, Douglas County, Oregon.**

**Subject to:**

1. Covenants, conditions, restrictions and/or easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey.

The true consideration for this conveyance is **\$175,000.00**. (Here comply with requirements of ORS 93.030)

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JUN 29 2014

SALEM, OR

JUN 20 2014

APN: R33245

Statutory Warranty Deed  
- continued

File No.: 7391-~~BA5989 (jt)~~  
BAILEM, OR

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.

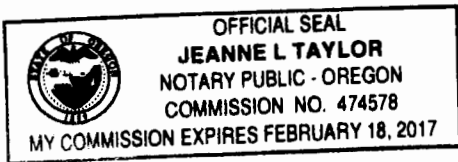
Dated this 25 day of Feb, 20 14.

Ronald B. Lovern  
Ronald B. Lovern

Mary A. Lovern  
Mary A. Lovern

STATE OF Oregon )  
)ss.  
County of Douglas )

This instrument was acknowledged before me on this 25 day of Feb, 20 14  
by **Ronald B. Lovern and Mary A. Lovern.**



Jeanne Taylor  
Notary Public for Oregon  
My commission expires: 2-18-17

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JUN 20 2014

SALEM OR

STATE OF OREGON  
COUNTY OF DOUGLAS

CERTIFICATE OF WATER RIGHT

This Is to Certify, That V. W. HOSFORD

of 2132 W. Foothill Drive, Roseburg, State of Oregon, has made proof to the satisfaction of the STATE ENGINEER of Oregon, of a right to the use of the waters of South Umpqua River a tributary of \_\_\_\_\_ for the purpose of irrigation under Permit No. 21433 of the State Engineer, and that said right to the use of said waters has been perfected in accordance with the laws of Oregon; that the priority of the right hereby confirmed dates from May 26, 1952

that the amount of water to which such right is entitled and hereby confirmed, for the purposes aforesaid, is limited to an amount actually beneficially used for said purposes, and shall not exceed 0.003 cubic foot per second

or its equivalent in case of rotation, measured at the point of diversion from the stream. The point of diversion is located in the Lot 8 (SW $\frac{1}{4}$ SE $\frac{1}{4}$ ), Section 14, Township 27 South, Range 6 West, W. M.

The amount of water used for irrigation, together with the amount secured under any other right existing for the same lands, shall be limited to one-eightieth of one cubic foot per second per acre, or its equivalent for each acre irrigated and shall be further limited to a diversion of not to exceed 2 $\frac{1}{2}$  acre feet per acre for each acre irrigated during the irrigation season of each year,

and shall conform to such reasonable rotation system as may be ordered by the proper state officer.

A description of the place of use under the right hereby confirmed, and to which such right is appurtenant, is as follows:

.25 acre in Lot 8 (SW $\frac{1}{4}$ SE $\frac{1}{4}$ )  
Section 14  
Township 27 South, Range 6 West, W. M.

Land on which water is to be used is part of that described as follows:

The land to be irrigated is more explicitly described by the applicant as Lot 4 Block 2 of Stewart Meadows.

The right to the use of the water for the purposes aforesaid is restricted to the lands or place of use herein described.

WITNESS the signature of the State Engineer, affixed this 7th day of February, 19 57.

LEWIS A. STANLEY  
State Engineer

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JUN 20 2014

SALEM, OR

**STEWART MEADOWS**  
 SECTION 14, T27S., R6W., W.M.  
 DOUGLAS COUNTY, OREGON.  
 BEN. B. IRVING REG. CIVIL ENGINEER.  
 ROSEBURG, OREGON.

CERTIFICATE OF SURVEYOR.

STATE OF OREGON }  
COUNTY OF DOUGLAS }

I, BEN. B. IRVING, BEING FIRST DULY SWORN, DEPOSE AND SAY THAT I HAVE CORRECTLY SURVEYED AND MARKED WITH PROPER MONUMENTS THE LANDS DELINEATED ON THE ANNEXED PLAT, OF WHICH THE FOLLOWING IS A TRUE AND CORRECT DESCRIPTION - BEGINNING AT A 2" x 36" GALV. IRON PIPE, DRIVEN 6" UNDERGROUND, IN THE NORTH RIGHT OF WAY LINE OF MELROSE ROAD, FROM WHICH PIPE THE NORTHWEST CORNER OF THE JOHN LEISER D.L.C. 53, 1235, R6W., W.M. BEARS N 55° 48' W, 1337.4 FT. - THENCE N 0° 10' W 738.8 TO A 2" I.P.; THENCE S 88° 30' E 218.4 FT. TO A 2" I.P.; THENCE ALONG THE SOUTH BANK OF THE SOUTH UMPQUA RIVER S 48° 47' 30" E 181.5 FT. TO A 1 1/4" I.P. S 68° 23' 30" E 86 FT. TO A 1 1/4" I.P. S 81° 22' 30" E 83.7 FT. TO A 1 1/4" I.P. S 70° 36' 30" E 83.7 FT. TO A 3/4" I.P. S 78° 05' E 81.0 FT. TO A 3/4" I.P. N 85° 39' 30" E 81.0 FT. TO A 1 1/4" I.P. S 07° 08' 30" E 143.7 FT. TO A 1" I.P. AND N 89° 52' E 112.7 FT. TO A 2" I.P.; THENCE S 65° 47' E 118.0 FT. TO A 2" I.P.; THENCE S 2° 20' W 22.4 FT. TO A 2" I.P.; THENCE S 83° 58' W 303.1 FT. TO A 2" I.P. THENCE S 1° 53' 30" W 4.4 FT. TO A 2" I.P. IN THE NORTH RIGHT OF WAY LINE OF MELROSE ROAD; THENCE ALONG SAID RIGHT OF WAY LINE S 80° 24' W, 288.4 FT. TO A 2" I.P. S 78° 32' W, 183.8 FT. TO A 2" I.P. AND S 77° 51' W 281.2 FT. TO THE POINT OF BEGINNING, CONTAINING 1120 ACRES, MORE OR LESS, IN SECTION 14, T. 27 S., R. 6 W., W.M. AND IN DOUGLAS COUNTY, OREGON.

OREGON No 240  
NOV. 8, 1919.

B. B. Irving  
 BEN. B. IRVING  
 REG. PROFESSIONAL ENGINEER.

SUBSCRIBED AND SWORN TO BEFORE ME THIS 24<sup>th</sup> DAY OF July, 1948.

Ray Rice  
 COUNTY CLERK

DEDICATION.

KNOW ALL MEN BY THESE PRESENTS - THAT WE, E. B. STEWART AND PEARL E. STEWART, HUSBAND AND WIFE, OWNERS OF THE LANDS REPRESENTED AND DESCRIBED ON THE ANNEXED PLAT, HAVE CAUSED THE SAME TO BE SURVEYED AND PLATTED BY THE NAME OF "STEWART MEADOWS", AND WE HEREBY DEDICATE TO THE USE OF PUBLIC FOREVER, THE STREETS SHOWN THEREON. THIS DEDICATION IS SUBJECT TO THE FOLLOWING RESTRICTION TO WIT: CONSTRUCTION LIMITED TO ONE SINGLE-FAMILY RESIDENCE PER LOT, EXCEPT FOR LOT 3, BLOCK 1, WHICH IS LIMITED TO ONE MULTIPLE-FAMILY UNIT. IN TESTIMONY WHEREOF, THE SAID E. B. STEWART AND PEARL E. STEWART HAVE HERUNTO SET THEIR HANDS THIS 26<sup>th</sup> DAY OF July, 1948.

E. B. Stewart  
 E. B. STEWART  
Pearl E. Stewart  
 PEARL E. STEWART

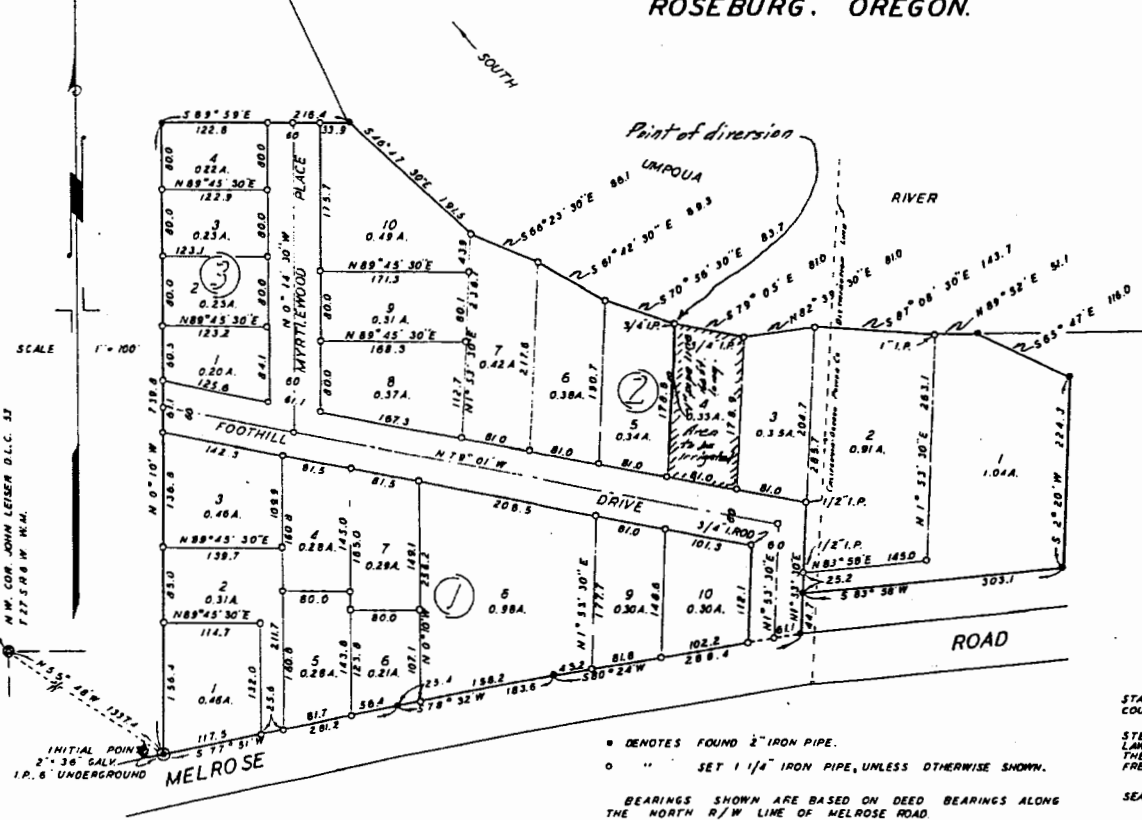
ACKNOWLEDGEMENT.

STATE OF OREGON }  
COUNTY OF DOUGLAS }

ON THE 26<sup>th</sup> DAY OF July, 1948, BEFORE ME APPEARED E. B. STEWART AND PEARL E. STEWART, TO BE PERSONALLY SEEN WHO BEING DULY SWORN, DID SAY THAT THEY ARE THE LAWFUL OWNERS OF THE TRACT OF LAND DELINEATED ON THE ANNEXED PLAT, AND THAT THEY DO HEREBY ACKNOWLEDGE THAT THEY SIGNED THE ACCOMPANYING DEDICATION AS THEIR FREE AND VOLUNTARY ACT AND DEED.

IN TESTIMONY WHEREOF, I HAVE HERUNTO SET MY HAND AND AFFIXED MY OFFICIAL SEAL THIS DAY AND YEAR ABOVE WRITTEN.

Ray Rice  
 COUNTY CLERK



STATE OF OREGON }  
COUNTY OF DOUGLAS }

I, BEN. B. IRVING, BEING DULY SWORN, DEPOSE AND SAY UPON OATH - THAT I AM THE SURVEYOR WHO MADE THE SURVEY AND PREPARED THE FINAL MAP OF "STEWART MEADOWS" AND THAT THE FOREGOING TRACING IS AN EXACT COPY OF THE MAP OF SAID "STEWART MEADOWS".

B. B. Irving  
 CIVIL ENGINEER

APPROVED August 4, 1948  
 BY ORDER OF THE COUNTY COURT

APPROVED August 2, 1948  
Edward J. Johnson  
 COUNTY SURVEYOR

CITY PLANNING COMMISSION  
 APPROVED August 2, 1948.  
Edward J. Johnson  
 PRESIDENT.

SUBSCRIBED AND SWORN TO BEFORE ME THIS 24<sup>th</sup> DAY OF July, 1948

So. 14 T 27 S., R 6 W., W.M.  
Ray Rice  
 COUNTY CLERK

W. B. Benson  
 COUNTY JUDGE  
L. V. Buckley  
 COMMISSIONER

APPROVED July 26, 1948.  
W. C. Brown  
 COUNTY ASSESSOR.

Narvel J. Anderson  
 SECRETARY.

FILED August 4<sup>th</sup> 1948

Ray Rice  
 COUNTY CLERK

Application No. 27240  
 Permit No. 21433

Do Not Send out of  
 the State Engr.'s Office