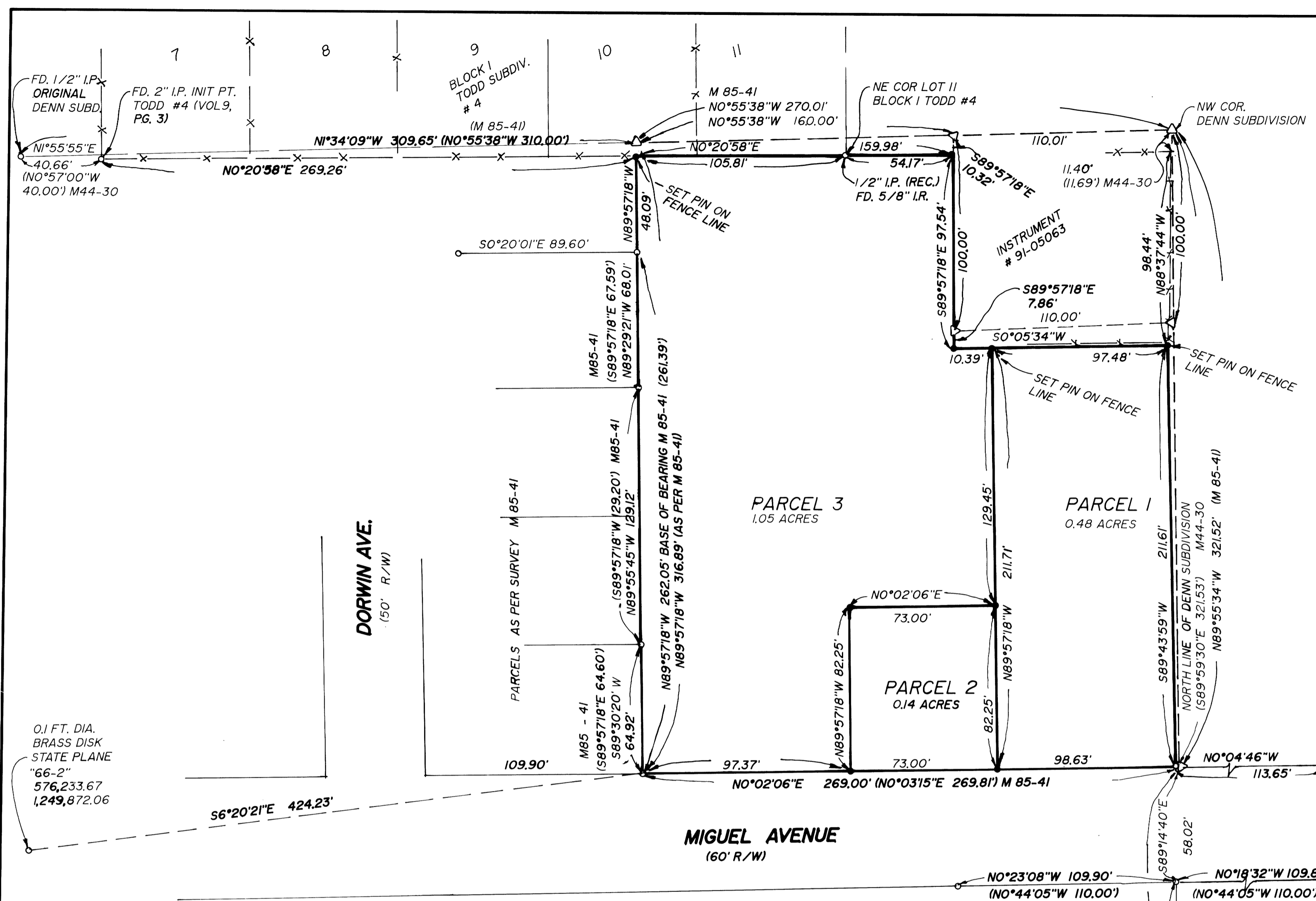


1992 - 0080



DEDICATION:
 KNOW ALL PEOPLE BY THESE PRESENTS THAT NORWEST DEVELOPMENT CO. IS THE OWNER OF THE LAND REPRESENTED HEREON, AND MORE PARTICULARLY DESCRIBED HEREIN AND HAS CAUSED THE SAME TO BE SURVEYED INTO PARCELS AS SHOWN ON THIS MAP.

Harry Champlain
 NORWEST DEVELOPMENT CO.
 PRESIDENT

STATE OF OREGON
 COUNTY OF DOUGLAS

KNOW ALL THESE PEOPLE BY THESE PRESENTS, ON THIS 30th DAY OF Oct., 1992, BEFORE ME A NOTARY PUBLIC IN AND FOR SAID STATE AND COUNTY, PERSONALLY APPEARED THE PRESIDENT OF NORWEST DEVELOPMENT CO BEING DULY SWORN DID SAY THAT HE IS THE IDENTICAL PERSON NAMED IN THE FOREGOING INSTRUMENT AND THAT HE EXECUTED SAID INSTRUMENT FREELY AND VOLUNTARILY.

Conya Starr

SURVEYOR'S CERTIFICATE:
 I, DONALD A BENTZ, BEING FIRST DULY SWORN, DEPOSE AND SAY THAT I HAVE CORRECTLY SURVEYED AND MARKED WITH PROPER MONUMENTS THE LAND SHOWN ON THIS PLAT OF WHICH THE FOLLOWING IS A TRUE AND CORRECT DESCRIPTION:

BEGINNING AT A 5/8" IRON ROD ON THE EAST LINE OF LOT 10, BLOCK 1, TODD BUILDING CO. SUBDIVISION # 4, AS RECORDED IN VOLUME 9, PAGE 3, BOOK OF PLATS, DOUGLAS COUNTY CLERKS OFFICE, ROSEBURG, OREGON, SAID POINT BEARS N0°20'58"E 269.26 FEET FROM THE INITIAL POINT OF SAID SUBDIVISION; THENCE N0°20'58"E 159.98 FEET ALONG SAID EAST LINE TO A 5/8" IRON ROD WITH CAP; THENCE LEAVING SAID EAST LINE S89°57'18"E 97.54 FEET TO A 5/8" IRON ROD W/CAP; THENCE N0°05'34"E 107.87 FEET TO A 5/8" IRON ROD WITH CAP; THENCE N89°43'59"E 211.61 FEET TO A 5/8" IRON ROD ON THE WEST RIGHT-OF-WAY LINE OF MIGUEL AVENUE; THENCE ALONG SAID WEST LINE S0°02'06"W 269.00 FEET TO A 5/8" IRON ROD; THENCE LEAVING SAID LINE S89°30'20"W 64.92 FEET TO A 5/8" IRON ROD; THENCE N89°55'45"W 129.12 FEET TO A 5/8" IRON ROD; THENCE N89°29'21"W 68.01 FEET TO A 5/8" IRON ROD; THENCE N89°57'18"W 48.09 FEET TO THE POINT OF BEGINNING AND CONTAINING 1.66 ACRES. ALL LYING IN THE SOUTHWEST 1/4 OF SECTION 17, TOWNSHIP 27 SOUTH, RANGE 5 WEST, WILLAMETTE MERIDIAN, DOUGLAS-COUNTY, OREGON.

Donald A. Bentz
 DONALD A. BENTZ LS 839

NARRATIVE:
 PURPOSE: CREATE 3 PARCELS AS SHOWN.
 PROCEDURE: FOUND PINS ALONG THE EAST AND SOUTH LINE OF ORIGINAL PARCEL. COMPUTED ORIGINAL PARCEL AS SHOWN ON SURVEY M 85-41. I COMPARED ORIGINAL CORNERS TO EXISTING FENCE CORNERS TO VERIFY OVERLAP AS SHOWN IN M 85-41 & M 44-30. WITH OWNER'S CONSENT ALL PINS SET WERE ON EXISTING FENCE LINES.
 FIELD CREW: M. HOLT, N. HIBBS SOKKIA SET 4 TOTAL STATION
 COMPS: M. CHAMPLAIN
 DRAFTING: KEN VANGORDON

STATE OF OREGON)
 COUNTY OF DOUGLAS) SS.
 I, GAY FIELDS, COUNTY CLERK AND RECORDER OF CONVEYANCES, DO HEREBY CERTIFY THAT THIS INSTRUMENT WAS RECORDED
 1992 DEC -2 PM 2:34

GAY FIELDS
 DOUGLAS COUNTY CLERK
 IN THE OFFICIAL RECORDS OF DOUGLAS COUNTY
 BY *Gloria J. Bennett*
 DEPUTY

92-21386

APPROVALS:
John K. Stuli 11/12/92
 COMMUNITY DEVELOPMENT DIRECTOR DATE
 CITY OF ROSEBURG

Ann S. Bennett 11/6/92
 PUBLIC WORKS DIRECTOR DATE

Larry E. Moman DEPUTY 11/30/92
 DOUGLAS COUNTY SURVEYOR DATE

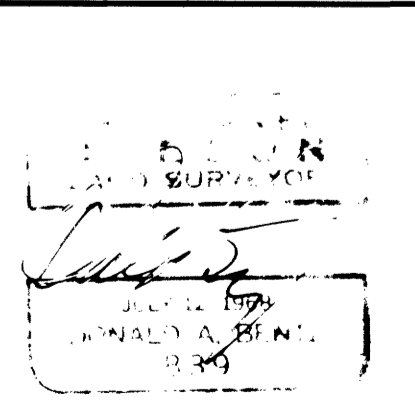
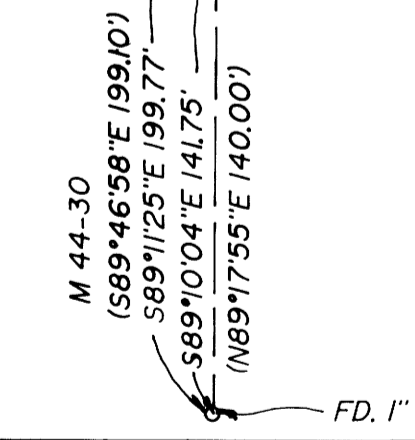
FILED THIS 2nd DAY OF DECEMBER 1992.

GAY FIELDS, County Clerk: *Gloria J. Bennett*
 COUNTY CLERK DEPUTY

- LEGEND:
- SET 5/8" X 30" I.R. W/ CAP MARKED "i.e. ENGINEERING"
 - FD. 5/8" I.R. UNLESS NOTED OTHERWISE
 - () RECORD PER MAP INDICATED
 - △ COMPUTED POINT

THERE ARE NO APPURTENANT WATER RIGHTS.

WATER: CITY OF ROSEBURG
 SEWER: R.U.S.A.
 ZONING: MR-18
 COMPREHENSIVE PLAN: MDR
 FILE # MLP 92-7 CITY OF ROSEBURG



LAND PARTITION			
IN THE SOUTHWEST 1/4, SECTION 17, TOWNSHIP 27 SOUTH, RANGE 5 WEST, WILLAMETTE MERIDIAN, DOUGLAS COUNTY, OREGON (ALSO IN PART OF LOT 5 2ND ADDITION OF BROOKSIDE)			
SURVEY FOR: NORWEST DEVELOPMENT CO. P.O. BOX 447 SUTHERLIN, OREGON 97479		SURVEY BY: i. e. ENGINEERING 1205 SE COURT ROSEBURG, OREGON 97470	
SCALE: 1"=40'	DATE: OCT 1992	350-01	PAGE 1 OF 1

COUNTY SURVEYORS FILE
 DO NOT REMOVE FROM OFFICE

1992 - 0080