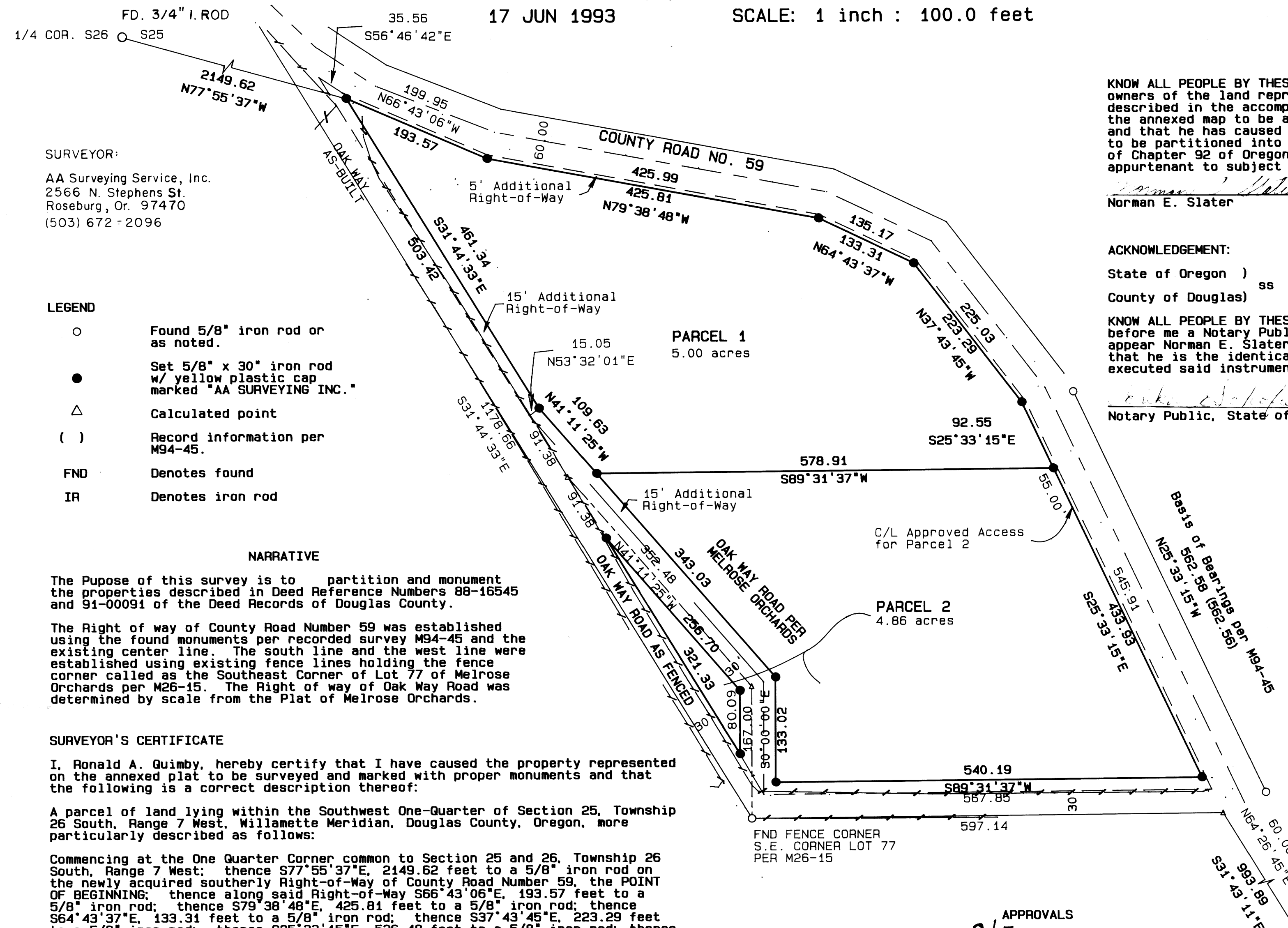


COUNTY SURVEYORS FILE DATA
DO NOT REMOVE FROM OFFICE

AUG 18 1993
COUNTY SURVEYOR
DOUGLAS COUNTY

MINOR LAND PARTITION
IN LOT 77 & 78, MELROSE ORCHARD TRACTS
IN THE SW 1/4, SECTION 25, T26S, R7W, W.M.
17 JUN 1993 SCALE: 1 inch : 100.0 feet



SURVEYOR:
AA Surveying Service, Inc.
2566 N. Stephens St.
Roseburg, Or. 97470
(503) 672-2096

- LEGEND
- Found 5/8" iron rod or as noted.
 - Set 5/8" x 30" iron rod w/ yellow plastic cap marked "AA SURVEYING INC."
 - △ Calculated point
 - () Record information per M94-45.
 - FND Denotes found
 - IR Denotes iron rod

NARRATIVE

The Purpose of this survey is to partition and monument the properties described in Deed Reference Numbers 88-16545 and 91-00091 of the Deed Records of Douglas County.

The Right of way of County Road Number 59 was established using the found monuments per recorded survey M94-45 and the existing center line. The south line and the west line were established using existing fence lines holding the fence corner called as the Southeast Corner of Lot 77 of Melrose Orchards per M26-15. The Right of way of Oak Way Road was determined by scale from the Plat of Melrose Orchards.

SURVEYOR'S CERTIFICATE

I, Ronald A. Guimby, hereby certify that I have caused the property represented on the annexed plat to be surveyed and marked with proper monuments and that the following is a correct description thereof:

A parcel of land lying within the Southwest One-Quarter of Section 25, Township 26 South, Range 7 West, Willamette Meridian, Douglas County, Oregon, more particularly described as follows:

Commencing at the One Quarter Corner common to Section 25 and 26, Township 26 South, Range 7 West; thence S77°55'37"E, 2149.62 feet to a 5/8" iron rod on the newly acquired southerly Right-of-Way of County Road Number 59, the POINT OF BEGINNING; thence along said Right-of-Way S66°43'06"E, 193.57 feet to a 5/8" iron rod; thence S79°38'48"E, 425.81 feet to a 5/8" iron rod; thence S64°43'37"E, 133.31 feet to a 5/8" iron rod; thence S37°43'45"E, 223.29 feet to a 5/8" iron rod; thence S25°33'15"E, 526.48 feet to a 5/8" iron rod; thence leaving said Right-of-Way along the northerly and westerly Right-of-Way line of platted Oak Way Road S89°31'37"W, 540.19 feet to a 5/8" iron rod; thence North, 133.02 feet to a 5/8" iron rod; thence N41°11'25"W, 452.66 feet to a 5/8" iron rod; thence N31°44'33"W, 461.34 feet to the POINT OF BEGINNING.

TOGETHER WITH a parcel of land more particularly described as follows:

Commencing at the One Quarter Corner common to Section 25 and 26, Township 26 South, Range 7 West; thence S77°55'37"E, 2149.62 feet thence S31°44'33"E, 461.34 feet thence S53°32'01"W, 15.05 feet thence S31°44'33"E, 182.76 feet to a 5/8" iron rod on the westerly Right-of-Way line of platted Oak Way Road, the POINT OF BEGINNING; thence along said Right-of-Way S31°44'33"E, 321.33 feet to a 5/8" iron rod; thence North, 80.09 feet to a 5/8" iron rod; thence N41°11'25"W, 256.70 feet to the POINT OF BEGINNING.

Ronald A. Guimby, P.L.S.

DECLARATION:

KNOW ALL PEOPLE BY THESE PRESENTS: that Norman E. Slater and Billie Ford, owners of the land represented on the annexed map, and more particularly described in the accompanying Surveyor's Certificate, does hereby declare the annexed map to be a correct map of the partition plat of said property and that he has caused this partition plat to be prepared and the property to be partitioned into parcels as shown in accordance with the provisions of Chapter 92 of Oregon Revised Statutes. There are no water rights appurtenant to subject property.

Norman E. Slater
Billie Ford

ACKNOWLEDGEMENT:

State of Oregon)
County of Douglas) ss

KNOW ALL PEOPLE BY THESE PRESENTS: that on this 28th day of June, 1993, before me a Notary Public in and for said State and County, did personally appear Norman E. Slater and Billie Ford, and who being duly sworn, did say that he is the identical person named in the foregoing instrument and he executed said instrument freely and voluntarily.

Notary Public, State of Oregon



PARTITIONER/OWNER: Norman E. Slater & Billie Ford
379 Oakway Road Roseburg, OR 97470

SEWER: Septic

WATER: Umpqua Basin Water

ZONING: R5

COMPREHENSIVE PLAN: RCL

PLANNING FILE NO. 92-340

NOTES:

There are no apparent water rights for subject property.

Primary access for Parcel 2 shall be from Cleveland Hill Road.

Additional Right-of-Way has been dedicated to Douglas County as follows:

5 feet on the south and west side of the existing Right-of-Way of Cleveland Hill Road Number 59.

15 feet on the north and east side of the existing Right-of-Way of Oak Way Road.

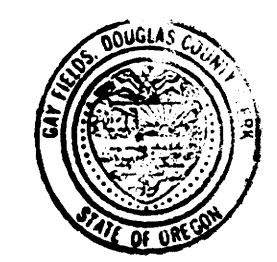
The documents transferring title of the property to Douglas County have been executed and delivered to the Planning Department, but have not been recorded to date.

APPROVALS

Approved: 8/5 1993
By Keith L. Cubic
Planning Commission

Approved: 8-18-1993
By Amy E. Monahan DEPUTY
Douglas County Surveyor

Filed this 18th day of AUGUST, 1993
By GAY FIELDS, County Clerk
Douglas County Clerk



FND DCSO BRASS CAP
"CLEVELAND 1976"
Northing 599859.62
Easting 1209085.04

REGISTERED PROFESSIONAL LAND SURVEYOR

EXP 12-31-94

STATE OF OREGON)
COUNTY OF DOUGLAS) ss
I, GAY FIELDS, COUNTY CLERK AND RECORDER OF CONVEYANCES, DO HEREBY CERTIFY THAT THIS INSTRUMENT WAS RECORDED

93 AUG 18 AM 11:38

GAY FIELDS
DOUGLAS COUNTY CLERK
IN THE OFFICIAL RECORDS OF DOUGLAS COUNTY

BY [Signature] DEPUTY