



FD. B.C.  
STAMPED  
"NU-8 1972"  
DCSO

NARRATIVE:

SURVEY TO PARTITION LOT 23, OAK KNOLLS ESTATES (VOL. 13, PG. 27) INTO TWO PARCELS AS SHOWN. THE SOUTHWEST CORNER OF LOT 23 WAS ESTABLISHED BY PROPORTIONATE DISTANCE BETWEEN THE P.C. MONUMENT ON THE SOUTH LINE OF LOT 23 AND THE NEXT MONUMENT FOUND TO THE WEST ON THE NORTH RIGHT-OF-WAY LINE OF NORTH RIVER DRIVE. THE NORTH LINE OF LOT 23 WAS ESTABLISHED BY EXTENDING RECORD BEARING & DISTANCE FROM THE FOUND NORTHEAST CORNER OF LOT 23. THE WEST LINE WAS ESTABLISHED BY EXTENDING THE BEARING FROM A FOUND MONUMENT TO THE NORTH, THRU THE ESTABLISHED NORTHEAST CORNER OF LOT 23, SOUTHERLY THE RECORD DISTANCE OF 45 FEET TO THE ANGLE POINT ON SAID WEST LINE; THENCE INVERISING TO THE SOUTHWEST CORNER OF SUBJECT LOT AND CHECKING WITH RECORD MEASUREMENTS GIVEN PER PLAT.

FIELD CREW: MARC HOLT AND DAVE WILLIAMS  
OFFICE: ROMEY WARE  
DRAFTING: DEREK FEIGEL

SURVEYOR'S CERTIFICATE:

I, DONALD A. BENTZ, BEING DULY SWORN HEREBY DEPOSE AND SAY THAT I HAVE CORRECTLY SURVEYED AND MARKED WITH PROPER MONUMENTS THE LAND SHOWN HEREON.  
LOT 23, OAK KNOLLS ESTATES AS RECORDED IN VOLUME 13, PAGE 27 IN THE PLAT RECORDS OF DOUGLAS COUNTY, OREGON.

*Donald A. Bentz*  
DONALD A. BENTZ LS 839

DECLARATION:

KNOW ALL PEOPLE BY THESE PRESENTS THAT JIM GOSLINE AND SYLVIA GOSLINE ARE THE OWNERS OF THE LAND REPRESENTED HEREON AND MORE PARTICULARLY DESCRIBED HEREIN AND HAVE CAUSED THE SAME TO BE SURVEYED INTO PARCELS AS SHOWN ON THIS MAP.

JIM GOSLINE SYLVIA GOSLINE

STATE OF OREGON  
COUNTY OF DOUGLAS

KNOW THESE PEOPLE BY THESE PRESENTS, ON THIS 14 DAY OF \_\_\_\_\_, 1994, BEFORE ME A NOTARY PUBLIC IN AND FOR SAID STATE AND COUNTY, PERSONALLY APPEARED JIM GOSLINE AND SYLVIA GOSLINE, BEING DULY SWORN DID SAY THAT THEY ARE THE IDENTICAL PEOPLE NAMED IN THE FOREGOING INSTRUMENT AND THAT THEY EXECUTED SAID INSTRUMENT FREELY AND VOLUNTARILY.

APPROVALS:  
*Keith L. Cubie* 6/17/94  
DOUGLAS COUNTY PLANNING DIRECTOR DATE

*Jerry E. McMan* 7-7-94  
DOUGLAS COUNTY SURVEYOR DEPUTY DATE

I HEREBY CERTIFY THAT ALL TAXES AND SPECIAL ASSESSMENTS OR OTHER CHARGES REQUIRED BY LAW HAVE BEEN PAID.

*Anne E. Schroeder* 8/18/94  
DOUGLAS COUNTY TAX COLLECTOR  
9:05 AM 94-18510

FILED THIS 9<sup>th</sup> DAY OF AUGUST, 1994  
GAY FIELDS, County Clerk  
*Debra G. Bennett* BY DEPUTY

STATE OF OREGON )  
COUNTY OF DOUGLAS ) SS.  
I, GAY FIELDS, COUNTY CLERK AND RECORDER OF CONVEYANCES, DO HEREBY CERTIFY THAT THIS INSTRUMENT WAS RECORDED  
AUG 19 1994 9:05  
IN THE OFFICIAL RECORDS OF DOUGLAS COUNTY  
BY *Debra G. Bennett* DEPUTY  
FEE PP

ZONING: R-1  
COMP. PLAN: LOW DENSITY RESIDENTIAL  
SEWER: ROSEBURG URBAN SANITARY AUTHORITY  
WATER: UMPQUA BASIN WATER ASSOCIATION

THERE ARE NO APPARENT WATER RIGHTS TO THIS PARCEL.  
( ) RECORD DATA PER OAK KNOLLS ESTATES  
( ) RECORD DATA PER OAK KNOLLS ESTATES 1st ADDITION

LEGEND

- FD. 5/8" I.R.
- SET 5/8" x 30" I.R. W/CAP STAMPED "i.e. ENGINEERING"
- x—x— FENCE

PD 93-036  
COUNTY SURVEYORS FILE DATA  
DO NOT REMOVE FROM OFFICE

<b>REGISTERED OREGON LAND SURVEYOR</b> <i>Donald A. Bentz</i> JULY 12, 1968 DONALD A. BENTZ 839 EXPIRES 12-31-95	<b>LAND PARTITION</b> IN: NW1/4, NE1/4 SEC 30 & OAK KNOLLS ESTATES, LOT 23, T26S, R5W, W.M., DOUGLAS COUNTY, OREGON	
	SURVEYED FOR: JIM & SYLVIA GOSLINE 148 N. RIVER DR. ROSEBURG, OR. 97470	SURVEYED BY: <b>i.e.</b> ENGINEERING 1205 S.E. Court Street Roseburg, Oregon 97470 PHONE (503) 673-0166 FAX (503) 440-9392
SCALE: 1" = 40'	DATE: MAY, 1994	94-18510 PAGE: 1 OF 1