

SURVEYORS CERTIFICATE:

I DONALD A. BENTZ, BEING DULY SWORN, DEPOSE AND SAY THAT I HAVE CORRECTLY SURVEYED AND MARKED WITH PROPER MONUMENTS THE LAND SHOWN ON THE ANNEXEL PLAT OF WHICH THE FOLLOWING IS A TRUE AND CORRECT DESCRIPTION:
BEGINNING AT A 3/8" IRON ROD IN THE WEST RIGHT-OF-WAY LINE OF STEWART PARKWAY COUNTY ROAD NO. 308, SAID POINT BEING THE NORTHEAST CORNER OF PARCEL 2 OF THAT LAND PARTITION RECORDED AS LP 1990-0023 IN THE LAND PARTITION RECORDS OF DOUGLAS COUNTY, OREGON, FROM WHICH POINT THE SOUTHWEST CORNER OF ELENBOWER ORCHARL TRACTS BEARS 552°24'48"W 3514.65 FEET; THENCE ALONG THE NORTH LINE OF SAID PARCEL 2 AS FOLLOWS:
S72°24'18"W 79.05 FEET, S49°18'13"W 41.90 FEET, S73°32'04"W 198.45 FEET, S75°51'38"W 168.47 FEET, S98°06'33"W 126.50 FEET, N84°57'00"W 174.50 FEET, AND N75°02'57"W 64.83 FEET; THENCE LEAVING SAID NORTH LINE N0°34'54"E 596.97 FEET TO THE SOUTHERLY RIGHT-OF-WAY LINE OF THE ABOVE SAID STEWART PARKWAY COUNTY ROAD NO. 308; THENCE ALONG THE SOUTHERLY AND WESTERLY RIGHT-OF-WAY, RESPECTIVELY, OF SAID STEWART PARKWAY COUNTY ROAD NO. 308 AS FOLLOWS:
N82°08'E 526.35 FEET, ALONG THE ARC OF A 261.56 FOOT RADIUS CURVE TO THE RIGHT (THE LONG CHORD OF WHICH BEARS S78°55'41"E 169.79 FEET) 172.92 FEET, S9°29'13"E 30.31 FEET, S49°08'49"E 60.00 FEET, S86°48'24"E 30.31 FEET, ALONG THE ARC OF A 261.56 FOOT RADIUS CURVE TO THE RIGHT (THE LONG CHORD OF WHICH BEARS S17°10'27"E 171.45 FEET) 174.69 FEET, S1°20'02"E 174.14 FEET, AND S2°42'58"W 106.27 FEET TO THE POINT OF BEGINNING AND CONTAINING 11.62 ACRES OF LAND, MORE OR LESS.

DONALD A. BENTZ P.L.S.#839

DECLARATION

KNOW ALL PEOPLE BY THESE PRESENTS THAT HENRY L. ALLMAND, PRESIDENT AND BRUCE STEINER, SECRETARY OF THE 1st CHURCH OF THE NAZARENE, ARE THE OWNERS OF THE LAND REPRESENTED HEREON AND MORE PARTICULARLY DESCRIBED HEREIN AND HAVE ADDED THE NAME AND THE PUBIC EASEMENTS SHOWN HEREON, TO BE SURVEYED AND PLATTED INTO PARCELS AS SHOWN ON THIS MAP.

Henry L. Allmand
HENRY L. ALLMAND, PRESIDENT

Bruce Steiner
BRUCE STEINER, SECRETARY OF CHURCH BOARD
1st CHURCH OF NAZARENE

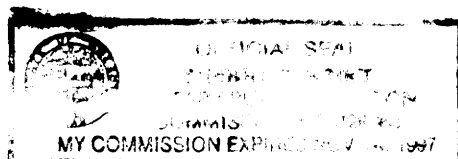
ACKNOWLEDGEMENT:

STATE OF OREGON
COUNTY OF DOUGLAS

KNOW ALL PEOPLE BY THESE PRESENT ON THIS 4th DAY OF May 1995, BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID STATE AND COUNTY, PERSONALLY APPEARED HENRY L. ALLMAND, PRESIDENT AND BRUCE STEINER, SECRETARY OF THE 1st CHURCH OF THE NAZARENE, WHO DID SAY THAT THEY ARE THE IDENTICAL PEOPLE NAMED IN THE FOREGOING INSTRUMENT AND THAT THEY DID EXECUTE SAID INSTRUMENT FREELY AND VOLUNTARILY.

Therese A. Driest

MY COMMISSION EXPIRES: 11-4-97



ZONING: C-3
COMP. PLAN: COMMERCIAL
SEWER: R.U.S.A.
WATER: CITY OF ROSEBURG

NO APPURTENANT WATER RIGHTS ARE KNOWN TO EXIST ON THIS PROPERTY

PLANNING DEPT. FILE NO: P-95-7

NARRATIVE:

SURVEY FOR THE PURPOSE OF CREATING 3 PARCELS OF THE SUBJECT PROPERTY AS SHOWN HEREON. THE RIGHT-OF-WAY OF STEWART PARKWAY A ESTABLISHED BY LOCATING THE FOUND MONUMENTS AS SHOWN AND APPLYING THE NEW CURVE ALIGNMENT AT BROAD STREET INTERSECTION AS COMPUTED BY OREGON DEPT. OF TRANSPORTATION. THE NORTHWEST CORNER OF PARCEL 1 WAS ESTABLISHED BY PROJECTING THE RECORD DISTANCE ALONG STEWART PARKWAY PER SURVEY NO. M36-15. THE WEST LINE OF PARCEL 1 WAS ESTABLISHED BY INVERSING FROM THE COMPUTED NORTHWEST CORNER TO THE FOUND MOST WESTERLY MONUMENT AS SHOWN ON THE NORTH BANK OF NEWTON CREEK AND TURNING THE RECORD ANGLE PER M36-15, PROJECTING SOUTHERLY TO THE NORTHERLY LINE OF LAND PARTITION RECORDED AS 1990-0023.

FIELD CREW: DAVE WILLIAMS & ROD McCAULISTER
EQUIPMENT: LIETZ SET 4 TOTAL STATION
COMPUTATIONS: ROMEO WARE
DRAFTING: TIM ADAMS

APPROVALS:

[Signature] 4/19/95
COMMUNITY DEVELOPER DATE

[Signature] 4/19/95
PUBLIC WORKS DIRECTOR DATE

[Signature] 6/1/95
DOUGLAS COUNTY SURVEYOR DATE

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

Anne E. Schroeder 6/1/95
DOUGLAS COUNTY TAX COLLECTOR DATE

FILED THIS 2nd DAY OF JUNE 1995, 2:51 O'CLOCK PM

[Signature]
DOUGLAS COUNTY CLERK



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

JUN 02 PM 2:51

DOUGLAS COUNTY CLERK

IN THE OFFICIAL RECORDS OF DOUGLAS COUNTY

BY *[Signature]*
DEPUTY

JUN 02 1995 FEE 30.00

REGISTERED OREGON LAND SURVEYOR		LAND PARTITION IN THE NW 1/4 OF SEC. 12, T27S, R6W, W.M., DOUGLAS COUNTY, OREGON	
		SURVEYED FOR: CITY OF ROSEBURG CITY HALL 900 SE DOUGLAS AV. ROSEBURG, OREGON 97470 PH. (503) 672-7701	SURVEYED BY: i.e. ENGINEERING 548 S.E. Jackson Suite 3 Roseburg, Oregon 97470 PHONE (503) 673-0166 FAX (503) 440-9392
SCALE:	DATE: APRIL 1995	149-40	PAGE: 2 OF 2

COUNTY SURVEYORS FILE DATA
DO NOT REMOVE FROM OFFICE