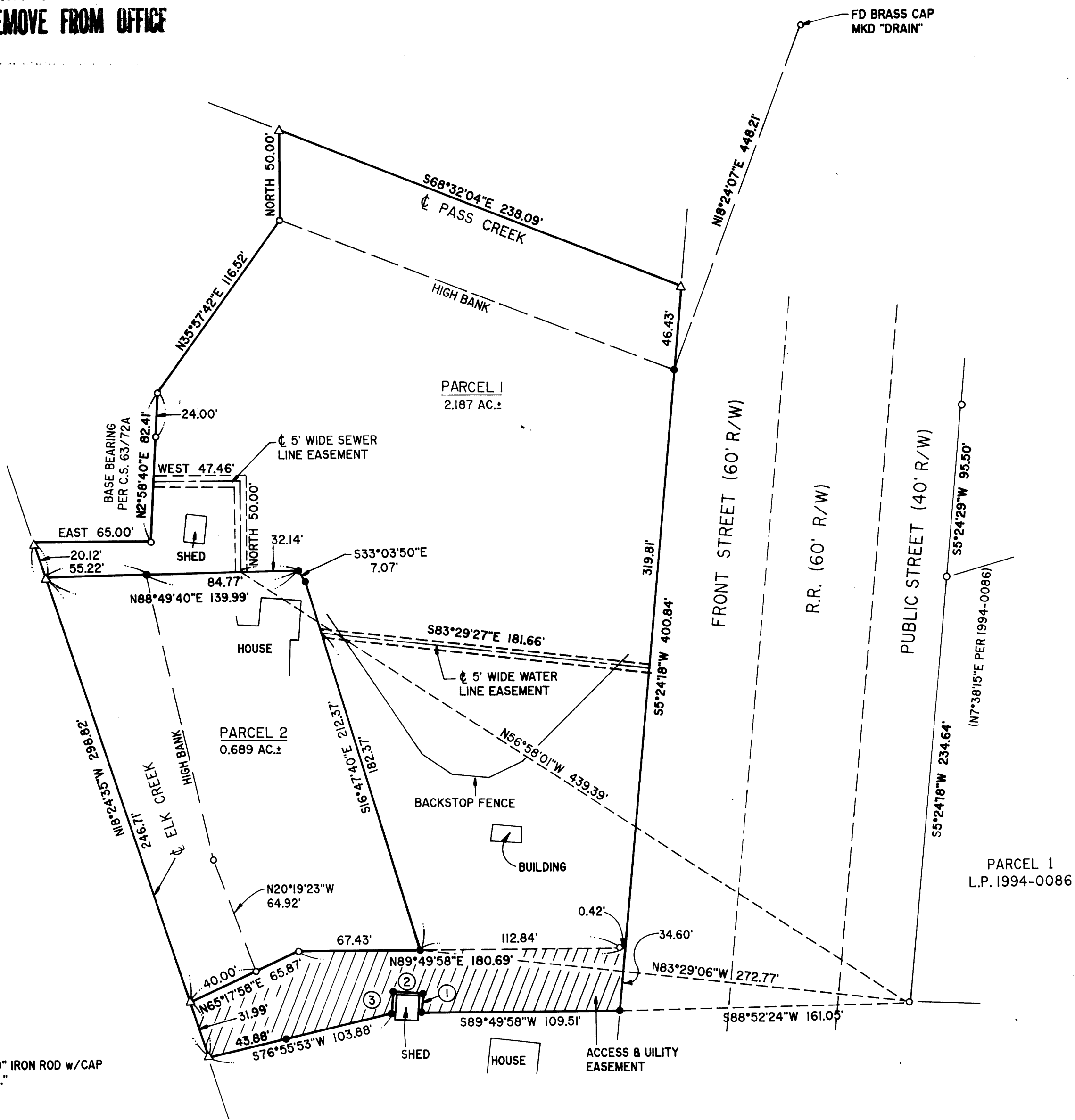


1900 - 9661

COUNTY SURVEYORS FILE DATA  
DO NOT REMOVE FROM OFFICE



**SURVEYOR'S 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 ANNEXED PLAT OF WHICH THE FOLLOWING IS A TRUE AND CORRECT DESCRIPTION:  
 BEGINNING AT A POINT ON THE WEST RIGHT-OF-WAY OF FRONT STREET, WHICH BEARS S88°52'24"W 161.05 FEET FROM THE SOUTHWEST CORNER OF PARCEL I, LAND PARTITION 1994-0086 IN SECTION 17, TOWNSHIP 22 SOUTH, RANGE 5 WEST, WILLAMETTE MERIDIAN, DOUGLAS COUNTY, OREGON; THENCE S89°49'58"W 109.51 FEET; THENCE N3°57'40"E 10.48 FEET; THENCE N86°02'20"W 16.41 FEET; THENCE S3°57'40"W 11.76 FEET; THENCE S76°55'53"W 103.88 FEET TO THE CENTER OF ELK CREEK; THENCE ALONG THE CENTER OF ELK CREEK N18°24'35"W 298.82 FEET; THENCE LEAVING THE CENTER OF ELK CREEK EAST 65.00 FEET TO A 5/8" IRON ROD; THENCE N2°58'40"E 82.41 FEET TO A 5/8" IRON ROD; THENCE N35°57'42"E 116.52 FEET TO A 5/8" IRON ROD; THENCE NORTH 50.00 FEET TO THE CENTER OF PASS CREEK; THENCE ALONG THE CENTER OF PASS CREEK S68°32'04"E 238.09 FEET; THENCE LEAVING THE CENTER OF PASS CREEK S5°24'18"W 400.84 FEET ALONG THE WEST RIGHT-OF-WAY OF FRONT STREET TO THE POINT OF BEGINNING AND CONTAINING 2.87 ACRES MORE OR LESS.

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

**NARRATIVE:**

THIS SURVEY IS TO PARTITION THIS PARCEL AS SHOWN. THE PERIMETER WAS CONTROLLED BY CENTERLINE OF PASS CREEK ON THE NORTH, FOUND 5/8" IRON RODS, ALONG THE NORTHWEST BOUNDARY FROM C.S. FILE 63/72A, CENTERLINE OF ELK CREEK ON THE WEST, THE SOUTHERLY BOUNDARY CONTROLLED BY MUTUAL QUITCLAIM DEEDS FILED IN DOUGLAS COUNTY CLERKS OFFICE INSTRUMENT NO.'S 96-13400 AND 96-13401, AND THE WEST RIGHT-OF-WAY OF FRONT STREET CONTROLLED BY FOUND PINS FROM LAND PARTITION 1994-0086 CONTROLS THE EAST LINE. FOUND PINS FROM COUNTY SURVEYOR'S MAP M7-49 CONTROLS THE SOUTHERLY END OF PARCEL 2 AND THE NORTH SIDE OF THE ACCESS AND UTILITY EASEMENT.

FIELD CREW: NEIL HIBBS & ROD McALLISTER  
 EQUIPMENT: NIKON TOTAL STATION  
 OFFICE: TOM BIXBY  
 DRAFTING: TIM ADAMS

**DECLARATION:**

KNOW ALL PEOPLE BY THESE PRESENTS THAT NORTH DOUGLAS SCHOOL DISTRICT NO. 22, IS THE OWNER OF THE LAND REPRESENTED HEREON AND MORE PARTICULARLY DESCRIBED HEREIN AND HAS CAUSED THE SAME TO BE SURVEYED AND PLATTED INTO PARCELS TOGETHER WITH EASEMENTS AS SHOWN HEREON.

KYLE MORGAN,  
 BOARD CHAIRMAN NORTH DOUGLAS SCHOOL DISTRICT NO. 22

**ACKNOWLEDGEMENT:**

STATE OF OREGON  
 COUNTY OF DOUGLAS

KNOW ALL PEOPLE BY THESE PRESENTS, ON THIS 2nd DAY OF July, 1996, BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID STATE AND COUNTY, PERSONALLY APPEARED KYLE MORGAN, BOARD CHAIRMAN NORTH DOUGLAS SCHOOL DISTRICT NO. 22, WHO DID SAY THAT SHE IS THE IDENTICAL PERSON NAMED IN THE FOREGOING INSTRUMENT AND THAT SHE EXECUTED SAID INSTRUMENT FREELY AND VOLUNTARILY.

MY COMMISSION EXPIRES: 6/2/96

**APPROVALS:**

CAROL A. PATRONE 7-2-96  
 CITY ADMINISTRATOR  
 CITY OF DRAIN

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

JUN 17 PM 1:06

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

ANNE E. SCHROEDER 7/17/96  
 DOUGLAS COUNTY TAX COLLECTOR

DOUGLAS COUNTY CLERK

IN THE OFFICIAL RECORDS OF DOUGLAS COUNTY

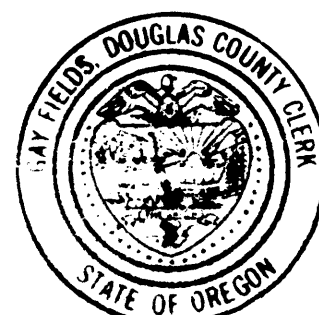
BY: GAY FIELDS DEPUTY

FEES PP 96-15118

DONALD A. BENTZ DEPUTY 7/11/96  
 DOUGLAS COUNTY SURVEYOR

- LEGEND:**
- SET 5/8" x 30" IRON ROD w/CAP MKD "I.E. ENG."
  - FD 5/8" I.R. UNLESS OTHERWISE NOTED
  - △ CALCULATED POINT

COMP. PLAN: PUBLIC  
 ZONE: RESIDENTIAL LOW DENSITY  
 WATER: CITY OF DRAIN  
 SEWER: CITY OF DRAIN



96-15118  
 FILED THIS 17 DAY OF JULY, 1996, 1:06 O'CLOCK PM

GAY FIELDS, County Clerk  
 DOUGLAS COUNTY CLERK

REGISTERED PROFESSIONAL LAND SURVEYOR

OREGON  
 JULY 12, 1988  
 DONALD A. BENTZ  
 839

EXPIRES 12-31-97

**LAND PARTITION**

IN THE NE 1/4 OF SEC. 17, T22S, R5W, W.M.,  
 DOUGLAS COUNTY, OREGON

SURVEYED FOR:  
 NORTH DOUGLAS SCHOOL DIST. #22  
 P.O. BOX 428  
 DRAIN, OREGON 97436

SURVEYED BY:  
 i.e. ENGINEERING  
 548 S.E. Jackson Suite 3  
 Roseburg, Oregon 97470  
 PHONE (541) 673-0166  
 FAX (541) 440-9392

SCALE: 1" = 50'

DATE: JUNE 26, 1996

1169-01

PAGE: 1 OF 1

1900 - 9661