

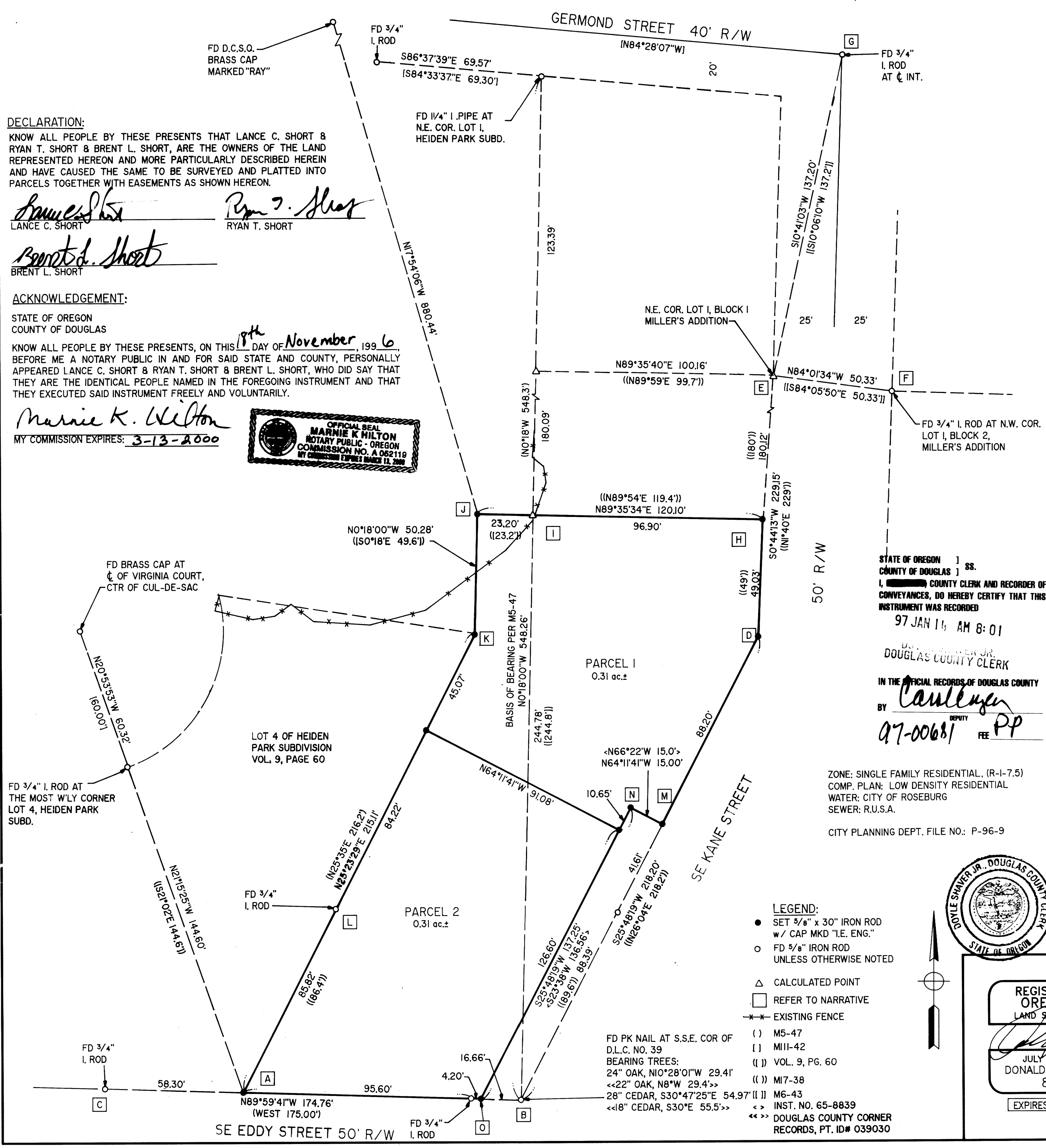
6000 - 2661

DECLARATION:
KNOW ALL PEOPLE BY THESE PRESENTS THAT LANCE C. SHORT & RYAN T. SHORT & BRENT L. SHORT, ARE THE OWNERS OF THE LAND REPRESENTED HEREON AND MORE PARTICULARLY DESCRIBED HEREIN AND HAVE CAUSED THE SAME TO BE SURVEYED AND PLATTED INTO PARCELS TOGETHER WITH EASEMENTS AS SHOWN HEREON.

Lance C. Short
LANCE C. SHORT
Brent L. Short
BRENT L. SHORT
Ryan T. Short
RYAN T. SHORT

ACKNOWLEDGEMENT:
STATE OF OREGON
COUNTY OF DOUGLAS
KNOW ALL PEOPLE BY THESE PRESENTS, ON THIS 17th DAY OF November, 1996 BEFORE ME A NOTARY PUBLIC IN AND FOR SAID STATE AND COUNTY, PERSONALLY APPEARED LANCE C. SHORT & RYAN T. SHORT & BRENT L. SHORT, WHO DID SAY THAT THEY ARE THE IDENTICAL PEOPLE NAMED IN THE FOREGOING INSTRUMENT AND THAT THEY EXECUTED SAID INSTRUMENT FREELY AND VOLUNTARILY.

Marnie K. Wilton
MY COMMISSION EXPIRES: 3-13-2000



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:

A PARCEL OF LAND LYING IN SECTION 30, TOWNSHIP 27 SOUTH, RANGE 5 WEST, WILLAMETTE MERIDIAN, DOUGLAS COUNTY, OREGON, BEING A PORTION OF THAT PROPERTY DESCRIBED IN INSTRUMENT NO. 94-23474 AS RECORDED IN THE DEED RECORDS OF DOUGLAS COUNTY, SAID PARCEL BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT A 3/8" IRON ROD AT THE MOST SOUTHERLY CORNER OF LOT 4, HEIDEN PARK SUBDIVISION, VOLUME 9, PAGE 60 AS RECORDED IN THE PLAT RECORDS OF DOUGLAS COUNTY; THENCE ALONG THE SOUTHEASTERLY LINE OF SAID LOT 4 N25°23'29"E 215.11 FEET TO A 5/8" IRON ROD AT THE NORTHEAST CORNER THEREOF; THENCE PARALLEL TO THE EAST LINE OF DONATION LAND CLAIM NO. 39 N0°18'00"W 50.28 FEET TO A 5/8" IRON ROD; THENCE N89°35'34"E 23.20 FEET TO A POINT FROM WHICH A 1/4" IRON ROD AT THE NORTHEAST CORNER OF LOT 1 OF THE ABOVE SAID HEIDEN PARK SUBDIVISION BEARS N0°18'00"W 303.48 FEET; THENCE ALONG THE NORTH LINE OF LOT 5, MILLER'S ADDITION N89°35'34"E 96.90 FEET TO A 5/8" IRON ROD AT THE WEST RIGHT-OF-WAY LINE OF SOUTH KANE STREET; THENCE ALONG SAID WEST RIGHT-OF-WAY LINE S0°44'13"W 49.03 FEET TO A 3/8" IRON ROD AT THE SOUTHEAST CORNER OF THE ABOVE SAID LOT 5; THENCE ALONG SAID WEST RIGHT-OF-WAY LINE S25°48'19"W 88.20 FEET TO A 5/8" IRON ROD AT THE MOST EASTERLY CORNER OF INSTRUMENT NO. 65-8839 THENCE ALONG THE NORTHEASTERLY LINE OF SAID INSTRUMENT NO. 65-8839 N64°11'41"W 15.00 FEET TO A 5/8" IRON ROD AT THE MOST NORTHERLY CORNER THEREOF; THENCE ALONG THE NORTHWESTERLY LINE OF SAID INSTRUMENT NO. 65-8839 S25°48'19"W 137.25 FEET TO A 5/8" IRON ROD AT THE NORTH RIGHT-OF-WAY LINE OF EDDY STREET, FROM WHICH THE SOUTH-SOUTHEAST CORNER OF THE ABOVE SAID DONATION LAND CLAIM NO. 39 BEARS S89°59'41"E 16.66 FEET; THENCE ALSO ALONG SAID NORTH RIGHT-OF-WAY LINE N89°59'41"W 99.80 FEET TO THE POINT OF BEGINNING AND CONTAINING 0.62 ACRES, MORE OR LESS.

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

NARRATIVE:
THE PURPOSE OF THIS SURVEY IS TO PARTITION A PORTION OF INSTRUMENT NO. 94-23474 INTO TWO PARCELS OF EQUAL SIZE AS SHOWN HEREON. THE FOUND PK NAIL AT THE S.S.E. CORNER OF D.L.C. 39 (POINT [B]) AND THE 1/4" IRON PIPE AT THE NORTHEAST CORNER OF LOT 1, HEIDEN PARK WERE USED AS THE BASIS OF BEARING PER M5-47. THE PK NAIL WAS HELD BASED ON DOUGLAS COUNTY CORNER RECORDS FOR POINT IDENTIFIER NO. 039030. ALL EXISTING MONUMENTS WERE USED AS THEY WERE FOUND AND THE FOLLOWING POINTS WERE CALCULATED AS DESCRIBED BELOW (REFER TO MAP FOR POINT IDENTIFICATION):

- [A] INTERSECTION OF THE NORTH R/W LINE OF EDDY STREET BETWEEN FOUND POINTS [B] & [C] WITH RECORD DISTANCE FROM THE FOUND MONUMENTS AT THE MOST WESTERLY CORNER OF LOT 4, HEIDEN PARK PER VOLUME 9, PAGE 60.
- [D] TURNED RECORD ANGLE FROM POINT [B], BACKSIGHTING POINT [C] AND TRAVERSED RECORD DISTANCE PER M7-38.
- [E] DISTANCE - DISTANCE INTERSECTION FROM POINTS [F] AND [G] PER M6-43.
- [H] ON LINE [D] TO [E] PRORATED DISTANCE BETWEEN SAID POINTS PER M7-38.
- [I] ON LINE BETWEEN POINTS [B] & THE NORTHEAST CORNER OF LOT 1 HEIDEN PARK, PRORATED DISTANCE BETWEEN SAID POINTS PER VOLUME 9, PAGE 60.
- [J] EXTENSION OF LINE [H] TO [I] THE RECORD DISTANCE PER VOLUME 9, PAGE 60.
- [K] BEARING - BEARING INTERSECTION FROM POINT [J] (RECORD PARALLEL WITH BASIS OF BEARING LINE PER VOLUME 9, PAGE 60) AND POINT [A] (USING POINT [L] FOR LINE)
- [M] ON LINE BETWEEN POINTS [B] & [D] THE RECORD DISTANCE PER INSTRUMENT NO. 65-8839 (DEDICATION FOR SOUTH KANE STREET).
- [N] 15' AND PERPENDICULAR FROM POINT [M] PER INSTRUMENT NO. 65-8839.
- [O] INTERSECTION FROM POINT [N] PARALLEL WITH WESTERLY RIGHT-OF-WAY OF SOUTH KANE STREET PER INSTRUMENT NO. 65-8839 AND THE NORTH RIGHT-OF-WAY OF EDDY STREET AS PREVIOUSLY DETERMINED.

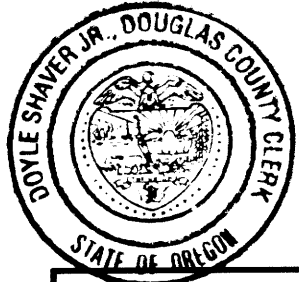
STATE OF OREGON) ss.
COUNTY OF DOUGLAS)
I, Doyle Shaver Jr. COUNTY CLERK AND RECORDER OF CONVEYANCES, DO HEREBY CERTIFY THAT THIS INSTRUMENT WAS RECORDED
97 JAN 14 AM 8:01
DOYLE SHAVER JR.
DOUGLAS COUNTY CLERK
IN THE OFFICIAL RECORDS OF DOUGLAS COUNTY
BY *Cauley*
07-00681 DEPUTY
PP

ZONE: SINGLE FAMILY RESIDENTIAL, (R-1-7.5)
COMP. PLAN: LOW DENSITY RESIDENTIAL
WATER: CITY OF ROSEBURG
SEWER: R.U.S.A.
CITY PLANNING DEPT. FILE NO.: P-96-9

SURVEY DATE: NOVEMBER 4, 1996; FIELD CREW: NEIL HIBBS & DAN SHEPHERD;
EQUIPMENT: NIKON TOTAL STATION; OFFICE: WENDELL T. HARNESS; DRAFTING: TIM ADAMS

APPROVALS:
Don R. ... 2-10-97
COMMUNITY DEVELOPMENT DIRECTOR DATE
Ch. ... 1-13-97
PUBLIC WORKS DIRECTOR DATE
Romy ... 1/13/97
DOUGLAS COUNTY SURVEYOR DATE
I HEREBY CERTIFY THAT ALL TAXES AND SPECIAL ASSESSMENTS OR OTHER CHARGES REQUIRED BY LAW HAVE BEEN PAID.
Vicky ... 1/13/97
DOUGLAS COUNTY TAX COLLECTOR DATE
FILED THIS 14th DAY OF January, 1997, 9:01 O'CLOCK AM
DOYLE SHAVER JR. County Clerk
DOUGLAS COUNTY CLERK

- LEGEND:**
- SET 5/8" x 30" IRON ROD w/ CAP MKD "L.E. ENG."
 - FD 5/8" IRON ROD UNLESS OTHERWISE NOTED
 - △ CALCULATED POINT
 - REFER TO NARRATIVE
 - EXISTING FENCE
 - () M5-47
 - (|) M11-42
 - (| |) VOL. 9, PG. 60
 - (| | |) M7-38
 - (| | | |) M6-43
 - <> INST. NO. 65-8839
 - <<>> DOUGLAS COUNTY CORNER RECORDS, PT. ID# 039030



REGISTERED OREGON LAND SURVEYOR
Donald A. Bentz
JULY 12, 1988
DONALD A. BENTZ
839
EXPIRES 12-31-97

LAND PARTITION
IN THE SW1/4 OF THE SW1/4 OF SEC. 19, AND THE NW1/4 OF THE NW1/4 OF SEC. 30, T27S, R5W, W.M., DOUGLAS COUNTY, OREGON

SURVEYED FOR: LANCE SHORT 1011 S. COMSTOCK SUTHERLIN, OREGON 97470	SURVEYED BY: i.e. ENGINEERING 548 S.E. Jackson Suite 3 Roseburg, Oregon 97470 PHONE (541) 873-0168 FAX (541) 440-9392		
SCALE: 1" = 30'	DATE: NOV. 1996	152-20	PAGE: 1 OF 1

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