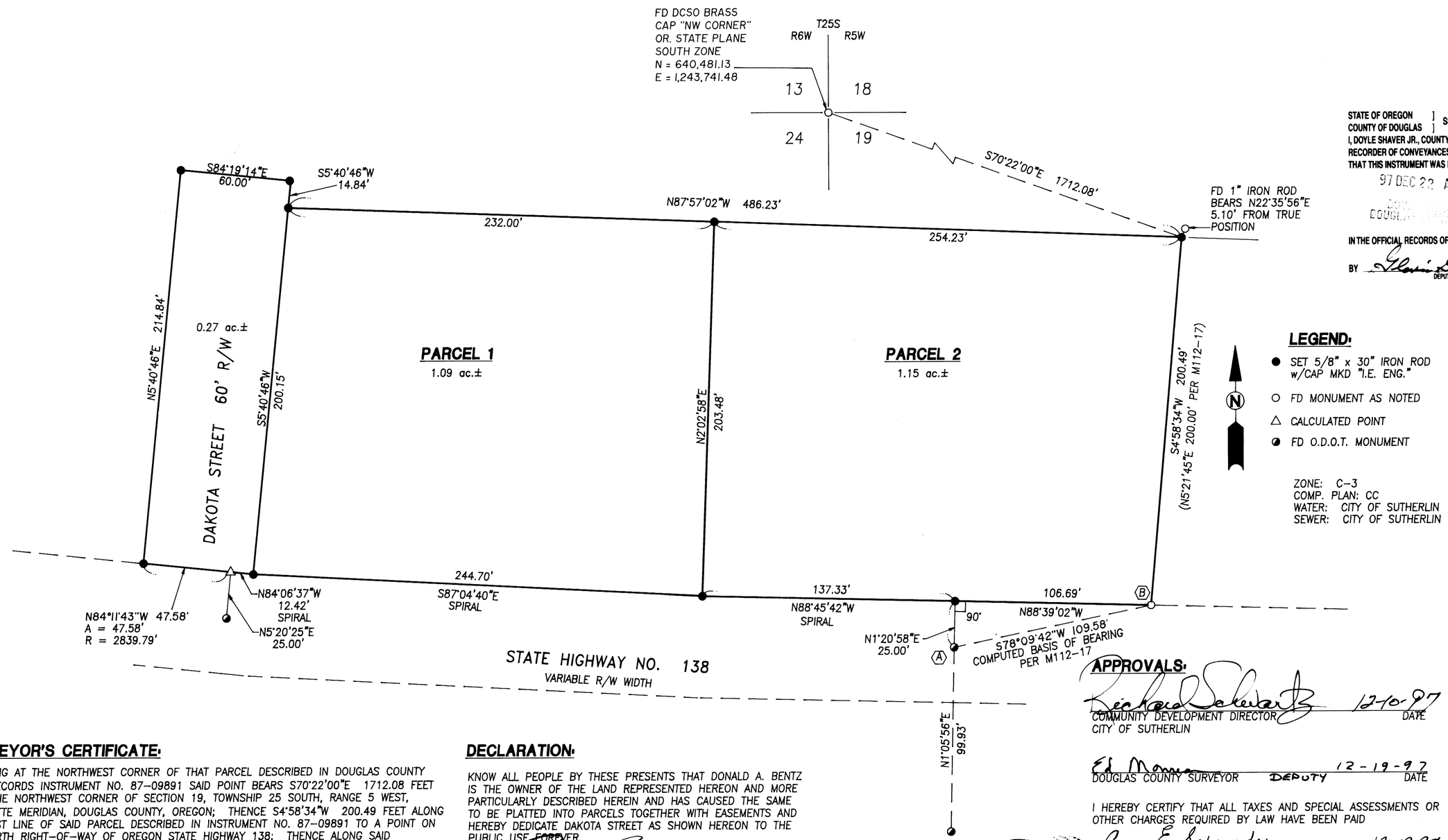
1997-0133



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 DEC 22 AM 10:20

DOYLE SHAVER JR.
DOUGLAS COUNTY CLERK

IN THE OFFICIAL RECORDS OF DOUGLAS COUNTY

BY Gloria G. Barnett DEPUTY

FEE PP

LEGEND:

- ● SET 5/8" x 30" IRON ROD w/CAP MKD "I.E. ENG."
- ○ FD MONUMENT AS NOTED
- △ CALCULATED POINT
- ◐ FD O.D.O.T. MONUMENT

ZONE: C-3
COMP. PLAN: CC
WATER: CITY OF SUTHERLIN
SEWER: CITY OF SUTHERLIN

APPROVALS:

Richard Sakevar 12-10-97
COMMUNITY DEVELOPMENT DIRECTOR DATE
CITY OF SUTHERLIN

Ed Monroe 12-19-97
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 97-25456 12-19-97
DOUGLAS COUNTY TAX COLLECTOR DATE

FILED THE 22nd DAY OF DECEMBER, 1997, 10:20 O'CLOCK A.M.

DOYLE SHAVER JR., County Clerk Gloria G. Barnett
DOUGLAS COUNTY CLERK BY: DEPUTY DATE 12-22-97

97-25456

SURVEYOR'S CERTIFICATE:

BEGINNING AT THE NORTHWEST CORNER OF THAT PARCEL DESCRIBED IN DOUGLAS COUNTY DEED RECORDS INSTRUMENT NO. 87-09891 SAID POINT BEARS S70°22'00"E 1712.08 FEET FROM THE NORTHWEST CORNER OF SECTION 19, TOWNSHIP 25 SOUTH, RANGE 5 WEST, WILLAMETTE MERIDIAN, DOUGLAS COUNTY, OREGON; THENCE S4°58'34"W 200.49 FEET ALONG THE WEST LINE OF SAID PARCEL DESCRIBED IN INSTRUMENT NO. 87-09891 TO A POINT ON THE NORTH RIGHT-OF-WAY OF OREGON STATE HIGHWAY 138; THENCE ALONG SAID RIGHT-OF-WAY THE FOLLOWING; N88°39'02"W 106.69 FEET, ALONG THE ARC OF A SPIRALED CURVE TO THE RIGHT (THE LONG CHORD OF WHICH BEARS N87°34'15"W 394.38 FEET) 394.48 FEET AND ALONG THE ARC OF A 2839.79 FOOT RADIUS CURVE TO THE RIGHT (THE LONG CHORD OF WHICH BEARS N84°11'43"W 47.58 FEET) 47.58 FEET; THENCE LEAVING SAID RIGHT-OF-WAY N5°40'46"E 214.84 FEET; THENCE S84°19'14"E 60.00 FEET; THENCE S5°40'46"W 14.84 FEET; THENCE S87°57'02"E 486.22 FEET TO THE POINT OF BEGINNING AND CONTAINING 2.51 ACRES, MORE OR LESS.

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

NARRATIVE:

SURVEY TO PARTITION A PARCEL AND DEDICATE A NEW STREET AS SHOWN HEREON. THE SOUTH LINE OF THE PARCEL WAS CONTROLLED BY FOUND O.D.O.T. MONUMENTS. THE EAST LINE WAS ESTABLISHED USING OUR CONTROL IN THE AREA AND LEGAL DESCRIPTIONS. WEST AND NORTH LINES ARE RANDOM. THE FOUND MONUMENT AT POINT (A) AND (B) WERE USED AS THE BASIS OF BEARING, COMPUTED PER M112-71.

FILED CREW: NEIL HIBBS & ROD McALLISTER
EQUIPMENT: NIKON TOP GUN TOTAL STATION
OFFICE: WENDELL T. HARNESS
DRAFTING: TIM ADAMS

97-25456

COUNTY SURVEYORS FILE DATA
DO NOT REMOVE FROM OFFICE

DECLARATION:

KNOW ALL PEOPLE BY THESE PRESENTS THAT DONALD A. BENTZ IS THE OWNER OF THE LAND REPRESENTED HEREON AND MORE PARTICULARLY DESCRIBED HEREIN AND HAS CAUSED THE SAME TO BE PLATTED INTO PARCELS TOGETHER WITH EASEMENTS AND HEREBY DEDICATE DAKOTA STREET AS SHOWN HEREON TO THE PUBLIC USE FOREVER.

DONALD A. BENTZ

ACKNOWLEDGMENT:

STATE OF OREGON
COUNTY OF DOUGLAS

KNOW ALL PEOPLE BY THESE PRESENTS, ON THIS 18th DAY OF DEC., 1997, BEFORE ME A NOTARY PUBLIC IN AND FOR SAID STATE AND COUNTY PERSONALLY APPEARED DONALD A. BENTZ, WHO DID SAY THAT HE IS THE IDENTICAL PERSON NAMED IN THE FOREGOING INSTRUMENT AND THAT HE EXECUTED SAID INSTRUMENT FREELY AND VOLUNTARILY.

Wendell T Harness

MY COMMISSION EXPIRES: 1-18-99

OFFICIAL SEAL
WENDELL T HARNESS
NOTARY PUBLIC - OREGON
COMMISSION NO. 040819
MY COMMISSION EXPIRES JAN. 18, 1999

97-25456

REGISTERED PROFESSIONAL LAND SURVEYOR
OREGON JULY 12, 1988
DONALD A. BENTZ 839
EXPIRES: 12/31/97

LAND PARTITION

IN THE NW1/4 OF SEC. 19, T25S, R5W, W.M., DOUGLAS COUNTY, OREGON

SURVEYED FOR:
DONALD A. BENTZ
741 S.E. JACKSON ST.
ROSEBURG, OREGON 97470
(541) 673-0166

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

SCALE: 1" = 40' | DATE: OCT. 1997 | JOB NO. 181-17 | PAGE: 1 OF 1

1997-0133