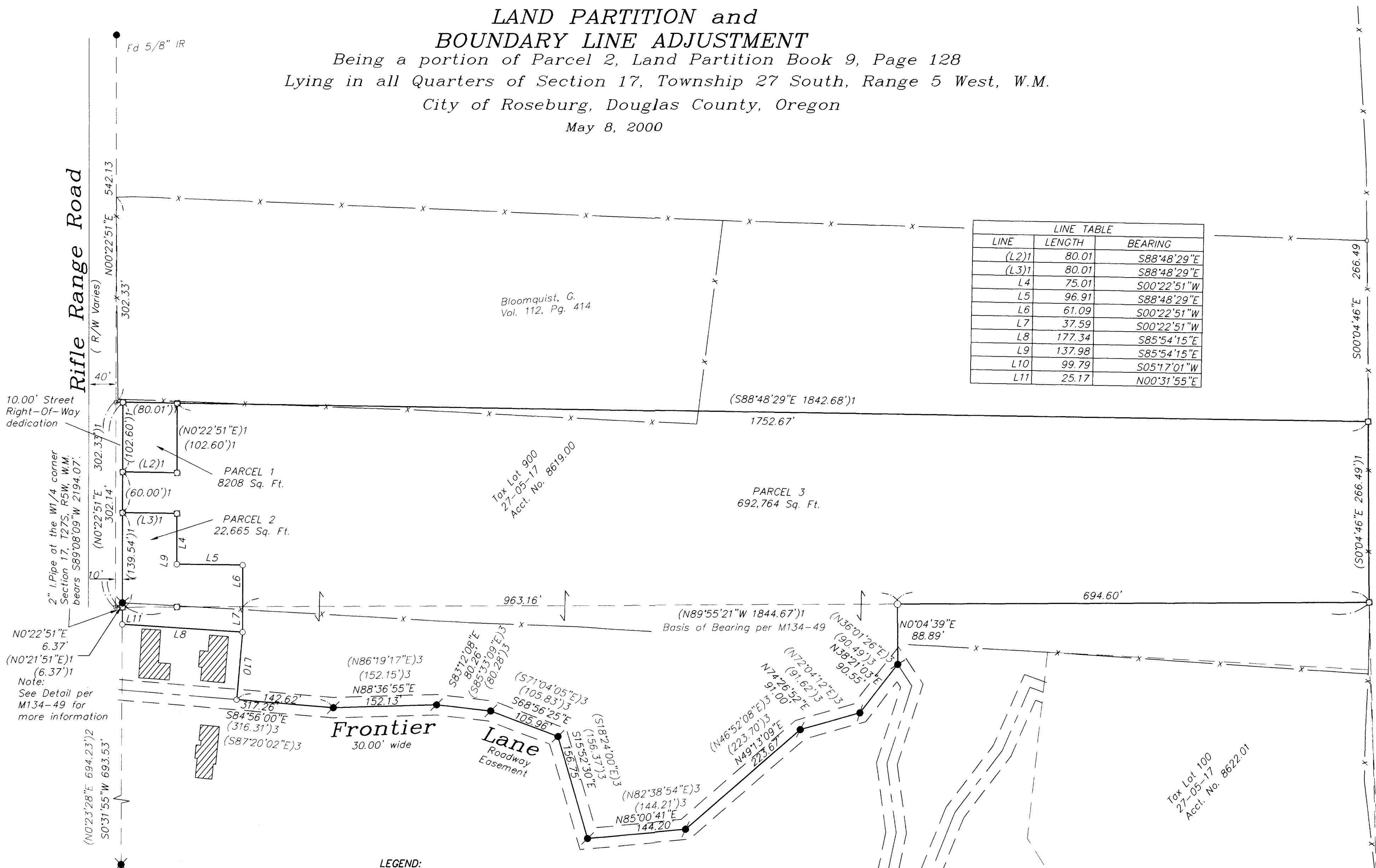


**LAND PARTITION and  
BOUNDARY LINE ADJUSTMENT**  
 Being a portion of Parcel 2, Land Partition Book 9, Page 128  
 Lying in all Quarters of Section 17, Township 27 South, Range 5 West, W.M.  
 City of Roseburg, Douglas County, Oregon  
 May 8, 2000



LINE TABLE		
LINE	LENGTH	BEARING
(L2)1	80.01	S88°48'29\"E
(L3)1	80.01	S88°48'29\"E
L4	75.01	S00°22'51\"W
L5	96.91	S88°48'29\"E
L6	61.09	S00°22'51\"W
L7	37.59	S00°22'51\"W
L8	177.34	S85°54'15\"E
L9	137.98	S85°54'15\"E
L10	99.79	S05°17'01\"W
L11	25.17	N00°31'55\"E

10.00' Street Right-Of-Way dedication  
 2" I.Pipe at the W1/4 corner Section 17, T27S, R5W, W.M. bears S89°08'09\"W 2194.07'.  
 Note: See Detail per M134-49 for more information

- LEGEND:**
- Found monument as noted.
  - Found 1/2" I.Rod.
  - ⊗ Found 5/8" I.Rod with yellow plastic cap marked "AA SURVEYING".
  - Found 5/8" I.Rod with yellow plastic cap marked "LAND MARK PLS 2287".
  - Calculated Point, No Monumentation.
  - Set 5/8" x 30" Reinforcing Rod with yellow plastic cap marked "LAND MARK PLS 2287".

**RECORD INFORMATION:**

( ) 1 M 134-49  
 ( ) 2 M 103-10  
 ( ) 3 M 53-47

Record equals measured unless otherwise noted.

**OWNER/PARTITIONER:** George & Rhonda Gibby  
 670 Frontier Lane  
 Roseburg, Oregon 97470

**NO. OF PARCELS:** 3

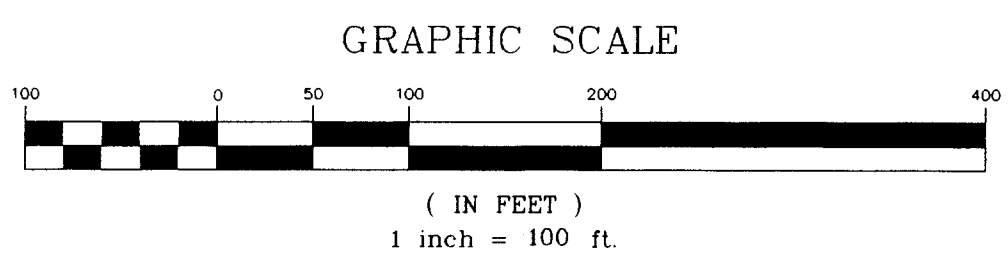
**WATER:** City of Roseburg

**SEWER:** R.U.S.A.

**ZONING:** R 1-6 with Geo-hazard Overlay

**COMP. PLAN:** Low Density Residential

**PLANNING FILE NO.:** P-00-05, BLA-00-09



**SHEET 1 OF 2 2000-15655**

REGISTERED PROFESSIONAL LAND SURVEYOR <i>Mark A. Heimbürger</i> OREGON JULY 16, 1987 MARK A. HEIMBURGER 2287 EXPIRES JUNE 30, 2001	<b>Land Mark</b> SURVEYING & DEVELOPMENT 3329 N.E. Stephens Street Roseburg, Oregon 97470 Tel (541) 677-9400 Fax (541) 677-9401
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# LAND PARTITION and BOUNDARY LINE ADJUSTMENT

Being a portion of Parcel 2, Land Partition Book 9, Page 128  
Lying in all Quarters of Section 17, Township 27 South, Range 5 West, W.M.  
City of Roseburg, Douglas County, Oregon  
May 8, 2000

**DECLARATION:**

KNOW ALL PEOPLE BY THESE PRESENTS that George W. and Rhonda G. Gibby, owners of the land represented on the annexed map, and more particularly described in the accompanying Surveyors Certificate, do hereby declare the annexed map to be a correct map of the Partition Plat. Said owners also dedicate to the public the free use forever of a 10.00 foot strip of land for the purpose of street Right-Of-Way for Rifle Range Road as shown hereon.

George W. Gibby  
George W. Gibby  
Rhonda G. Gibby  
Rhonda G. Gibby

**ACKNOWLEDGEMENT:**

State of Oregon)  
Douglas County)

KNOW ALL PEOPLE BY THESE PRESENTS that on this 18<sup>th</sup> day of JULY, 2000, before me, a Notary Public of and for said State and County, did personally appear George W. Gibby and Rhonda G. Gibby, who being duly sworn, did say that they are the identical persons named in the foregoing instrument and that they executed said instrument freely and voluntarily.

Karen M. Hightower 02/07/04  
Notary Public, State of Oregon Expiration Date



**SURVEYORS CERTIFICATE:**

I, Mark A. Heimburger, do hereby certify that I have correctly surveyed and monumented with proper monuments, the corners so indicated on the annexed plat and that the boundaries are properly described in instrument number 94-26870 of the Deed Records of Douglas County, Oregon, and more particularly described as follows:

Beginning at a 5/8 inch iron rod with a yellow plastic cap marked "LAND MARK PLS 2287" from which the West One-Quarter Corner of Section 17, Township 27 South, Range 5 West, Willamette Meridian bears South 89°08'09" West 2194.07 feet; thence North 0°22'51" East 302.14 feet to a 5/8 inch iron rod with a yellow plastic cap marked "LAND MARK PLS 2287"; thence South 88°48'29" East 1832.68 feet to a 5/8 inch iron rod with a yellow plastic cap marked "LAND MARK PLS 2287"; thence South 0°04'46" East 266.49 feet to a 5/8 inch iron rod with a yellow plastic cap marked "LAND MARK PLS 2287"; thence North 89°55'21" West 694.60 feet to a 5/8 inch iron rod with a yellow plastic cap marked "LAND MARK PLS 2287"; thence South 0°04'39" West 88.89 feet to a 1/2 inch iron rod on the centerline of Frontier Lane; thence along said centerline of Frontier Lane the following: South 38°21'03" West 90.55 feet to a 1/2 inch iron rod, South 74°26'52" West 91.00 feet to a 1/2 inch iron rod, South 49°13'09" West 223.67 feet to a 1/2 inch iron rod, South 85°00'41" West 144.20 feet to a 1/2 inch iron rod, North 15°52'30" West 156.75 feet to a 1/2 inch iron rod, North 68°56'25" West 105.96 feet to a 1/2 inch iron rod, North 83°12'08" West 80.26 feet to a 1/2 inch iron rod, South 88°36'55" West 152.13 feet to a 1/2 inch iron rod and North 84°56'00" West 142.62 feet to a 5/8 inch iron rod with a yellow plastic cap marked "LAND MARK PLS 2287"; thence leaving said centerline of Frontier Lane North 5°17'01" East 99.79 feet to a 5/8 inch iron rod with a yellow plastic cap marked "LAND MARK PLS 2287"; thence North 85°54'15" West 177.34 feet to a 5/8 inch iron rod with a yellow plastic cap marked "LAND MARK PLS 2287"; thence North 0°31'55" East 25.17 feet to the Point of Beginning and containing 16.61 acres more or less.

Mark A. Heimburger  
Mark A. Heimburger

**APPROVALS:**

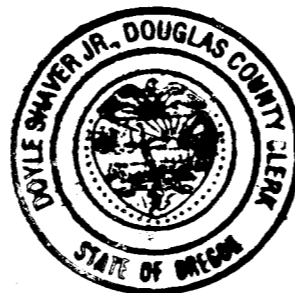
[Signature] 7-16-00  
City of Roseburg Community Development Director Date  
[Signature] 7/20/2000  
City of Roseburg Public Works Director Date  
Romy Ware 7-27-00  
Douglas County Surveyor Date

I hereby certify that all taxes and special assessments or other charges required by law have been paid.

James R. Ruelgel 7-28-00  
Douglas County Tax Collector Date 2000-15655

Filed this 31<sup>st</sup> day of JULY of 2000. 8:20 A.M.

Doyle Shaver Jr.  
Douglas County Clerk By: [Signature] DEPUTY



STATE OF OREGON 1 SS  
COUNTY OF DOUGLAS 1  
I, DOYLE SHAVER JR., COUNTY CLERK AND  
RECORDER OF CONVEYANCES, DO HEREBY CERTIFY  
THAT THIS INSTRUMENT WAS RECORDED

00 JUL 31 AM 8:20

DOYLE SHAVER JR.  
DOUGLAS COUNTY CLERK

IN THE OFFICIAL RECORDS OF DOUGLAS COUNTY

BY [Signature]  
DEPUTY

FEE PP

**NARRATIVE:**

The purpose of this survey is to demarcate the boundaries of that property described in instrument number 75-10309 and 79-06679 of the Deed Records of Douglas County, Oregon in compliance with Tentative Partition and Boundary Line Adjustment approval per the City of Roseburg Planning Dept. File Numbers P-00-05 and BLA-00-09.

The Boundary of the subject tracts were determined per survey M134-49 completed by this firm. The newly adjusted boundary line and the new parcel lines were at the discretion of the property owners. Monuments were set as shown.

Sheet 2 of 2

2000-15655

REGISTERED PROFESSIONAL LAND SURVEYOR  <u>Mark A. Heimburger</u> OREGON JULY 15, 1987 MARK A. HEIMBURGER 2287 EXPIRES JUNE 30, 2001	<b>Land Mark</b> SURVEYING & DEVELOPMENT 3329 N.E. Stephens Street Roseburg, Oregon 97470 Tel (541) 677-9400 Fax (541) 677-9401  <small>LMSJ Job No. 2000-0044 FINAL-0044.DWG</small>
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