

TM 27-6-13AC
0.45 AC±

LEGEND

- SET 5/8" x 30" IR w/CAP MARKED "I.E. ENGINEERING" UNLESS OTHERWISE NOTED
- FOUND 5/8" IRON ROD UNLESS OTHERWISE NOTED
- △ CALCULATED POSITION
- () RECORD AS PER M116-78

ZONE: MU
COMP. PLAN: MIXED USE
WATER: CITY OF ROSEBURG
SEWER: R.U.S.A.

FIELD CREW: RYAN PALMER AND JIM FERRIS

EQUIPMENT: NIKON TOTAL STATION AND SDR 33 DATA COLLECTOR

OFFICE: JERRY ESTABROOK

DRAFTING: MICHAEL JONES

PLANNING DEPARTMENT FILE NO. PARTITION-02-2

SURVEYOR'S CERTIFICATE

I, JERRY LEE ESTABROOK, 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.

THAT PROPERTY DESCRIBED IN DOUGLAS COUNTY DEED RECORDS INSTRUMENT #1998-2648 AND SHOWN IN DOUGLAS COUNTY SURVEY RECORDS MAP M116-78. LOCATED IN THE NORTHEAST 1/4 OF SECTION 13, TOWNSHIP 27 SOUTH, RANGE 6 WEST, WILLAMETTE MERIDIAN, DOUGLAS COUNTY, OREGON, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A 5/8" IRON ROD, SAID 5/8" IRON ROD BEING SOUTH 00°33'18" WEST 72.00 FEET FROM THE NORTHWEST CORNER OF TRACT 3 RESUBDIVISION OF GADDIS PLAT "A" VOLUME 6, PAGE 39; THENCE SOUTH 87°45'41" EAST 139.33 FEET TO A 5/8" IRON ROD; THENCE SOUTH 01°00'40" WEST 141.69 FEET TO A 5/8" IRON ROD; THENCE NORTH 87°52'48" WEST 138.20 FEET TO A POINT ON THE EAST RIGHT-OF-WAY BOUNDARY OF HIGHLAND STREET; THENCE ALONG SAID BOUNDARY OF HIGHLAND STREET; THENCE ALONG SAID RIGHT-OF-WAY BOUNDARY NORTH 00°33'18" EAST 142.01 FEET TO THE POINT OF BEGINNING.

NARRATIVE

THE PURPOSE OF THIS SURVEY IS TO PARTITION THE ABOVE DESCRIBED PARENT PARCEL INTO TWO PARCELS AS SHOWN. THE PROCEDURE WAS TO LOCATE AND TIE, BY INSTRUMENT, THE EXISTING MONUMENTS OF RECORD PER DOUGLAS COUNTY SURVEY RECORDS M116-78. WE THEN PARTITIONED THE PARENT PARCEL AS SHOWN HERON.



APPROVALS:

[Signature] 4-14-03
COMMUNITY DEVELOPMENT DIRECTOR DATE
[Signature] 4/14/03
PUBLIC WORKS DIRECTOR DATE
[Signature] 4-14-03
DOUGLAS COUNTY SURVEYOR DATE
I HEREBY CERTIFY THAT ALL TAXES AND SPECIAL ASSESSMENTS OR OTHER CHARGES REQUIRED BY LAW HAVE BEEN PAID.
[Signature] 4/18/03
DOUGLAS COUNTY TAX COLLECTOR DATE
FILED THIS 18TH DAY OF APRIL, 2003, 1:10 O'CLOCK PM
BARBARA E. NIELSEN *[Signature]* 4-18-03
DOUGLAS COUNTY CLERK BY: DEPUTY DATE

DECLARATION

KNOW ALL PEOPLE BY THESE PRESENTS THAT RANDY & DANNETTE WALKER AND ALEXANDER & PAMELA ATCHISON, ARE THE OWNERS OF THE LAND REPRESENTED HEREON AND MORE PARTICULARLY DESCRIBED HEREIN AND HAVE CAUSED THE SAME TO BE PLATTED INTO PARCELS TOGETHER WITH EASEMENTS AS SHOWN.

[Signature] 4-10-03
RANDY WALKER DATE
[Signature] 4/10/03
DANNETTE WALKER DATE
[Signature] 4-10-03
ALEXANDER ATCHISON DATE
[Signature] 4-10-03
PAMELA ATCHISON DATE

ACKNOWLEDGMENT

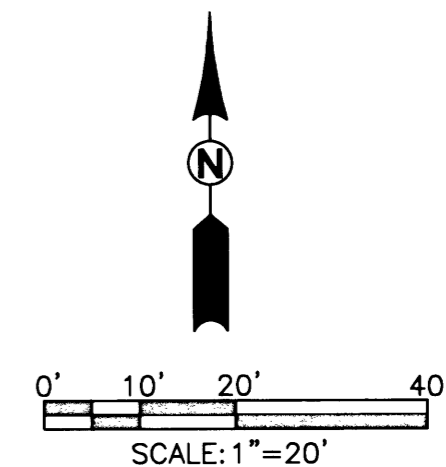
STATE OF OREGON
COUNTY OF DOUGLAS

KNOW ALL PEOPLE BY THESE PRESENTS, ON THIS 10TH DAY OF April, 2003, BEFORE ME A NOTARY PUBLIC IN AND FOR SAID STATE AND COUNTY, PERSONALLY APPEARED RANDY & DANNETTE WALKER AND ALEXANDER & PAMELA ATCHISON, WHO DID SAY THAT HE IS THE IDENTICAL PERSON NAMED IN THE FOREGOING INSTRUMENT AND THAT HE EXECUTED SAID INSTRUMENT FREELY AND VOLUNTARILY.

[Signature]
NOTARY SIGNATURE

[Signature]
NOTARY NAME

NOTARY PUBLIC - OREGON
COMMISSION NO.: 3165977
MY COMMISSION EXPIRES: April 5, 2007



<p>REGISTERED PROFESSIONAL LAND SURVEYOR</p> <p><i>[Signature]</i></p> <p>OREGON JUNE 30, 1995 JERRY LEE ESTABROOK 2703</p> <p>EXPIRES: 12/31/2003</p>	<p>LAND PARTITION</p> <p>LYING IN THE NE 1/4 OF SEC. 13, TOWNSHIP 27 SOUTH, RANGE 6 WEST, WILLAMETTE MERIDIAN, DOUGLAS COUNTY, OREGON</p>	
	<p>SURVEYED FOR:</p> <p>RANDY WALKER 2026 ELGAROSE ROSEBURG, OR 97470</p>	<p>SURVEYED BY:</p> <p><i>[Signature]</i> 741 SE Jackson Street Roseburg, Oregon 97470 PHONE (541) 673-0166 FAX (541) 440-9392 email@ieengineering.com</p>
<p>SCALE: AS SHOWN</p>	<p>DATE: MARCH, 2003</p>	<p>JOB NO: 1298-02</p>