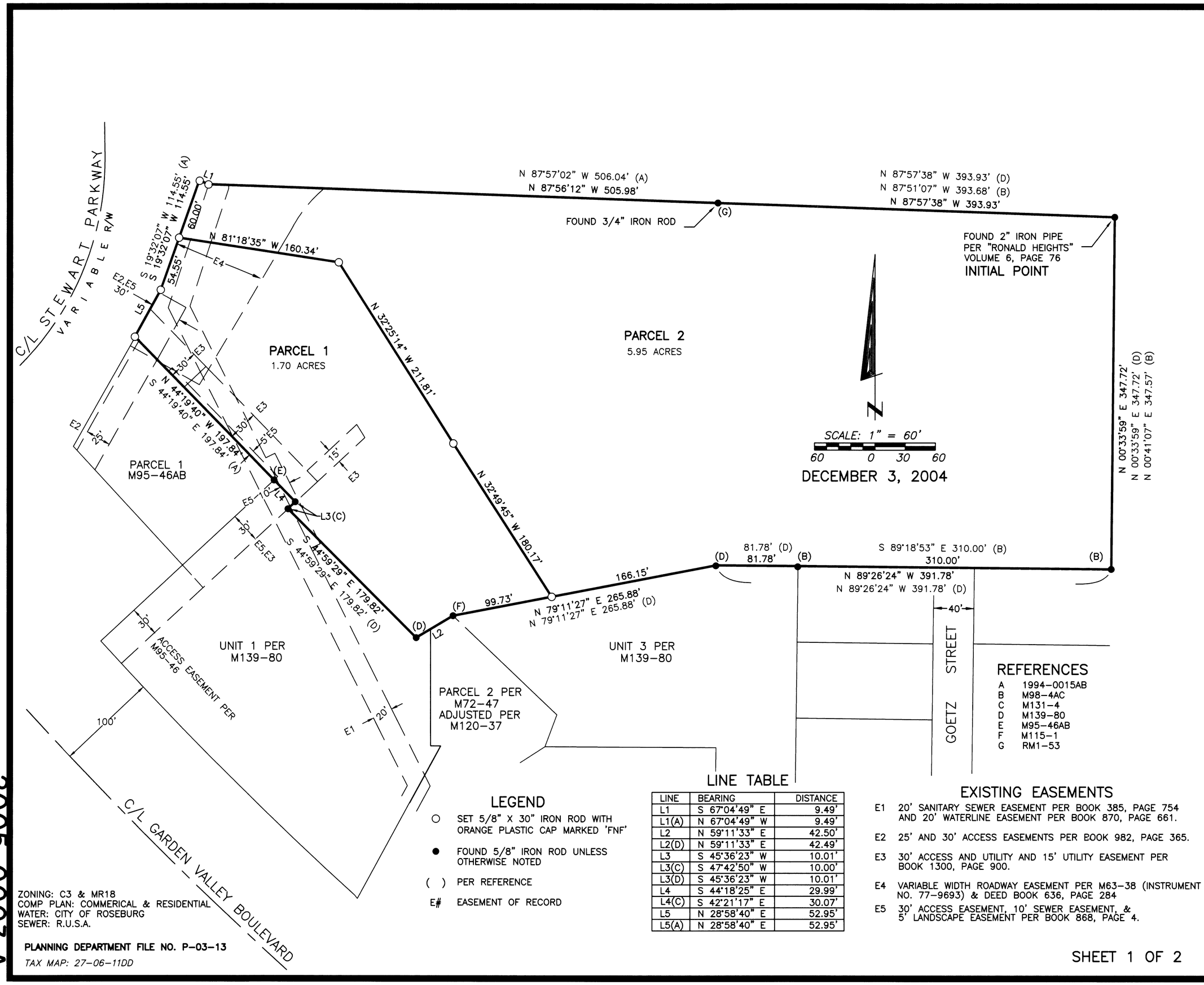
2005-0003 A



REFERENCES

A	1994-0015AB
B	M98-4AC
C	M131-4
D	M139-80
E	M95-46AB
F	M115-1
G	RM1-53

LEGEND

- ○ SET 5/8" X 30" IRON ROD WITH ORANGE PLASTIC CAP MARKED 'FNF'
- ● FOUND 5/8" IRON ROD UNLESS OTHERWISE NOTED
- ( ) PER REFERENCE
- E# EASEMENT OF RECORD

LINE TABLE

LINE	BEARING	DISTANCE
L1	S 67°04'49" E	9.49'
L1(A)	N 67°04'49" W	9.49'
L2	N 59°11'33" E	42.50'
L2(D)	N 59°11'33" E	42.49'
L3	S 45°36'23" W	10.01'
L3(C)	S 47°42'50" W	10.00'
L3(D)	S 45°36'23" W	10.01'
L4	S 44°18'25" E	29.99'
L4(C)	S 42°21'17" E	30.07'
L5	N 28°58'40" E	52.95'
L5(A)	N 28°58'40" E	52.95'

EXISTING EASEMENTS

E1 20' SANITARY SEWER EASEMENT PER BOOK 385, PAGE 754 AND 20' WATERLINE EASEMENT PER BOOK 870, PAGE 661.

E2 25' AND 30' ACCESS EASEMENTS PER BOOK 982, PAGE 365.

E3 30' ACCESS AND UTILITY AND 15' UTILITY EASEMENT PER BOOK 1300, PAGE 900.

E4 VARIABLE WIDTH ROADWAY EASEMENT PER M63-38 (INSTRUMENT NO. 77-9693) & DEED BOOK 636, PAGE 284

E5 30' ACCESS EASEMENT, 10' SEWER EASEMENT, & 5' LANDSCAPE EASEMENT PER BOOK 868, PAGE 4.

ZONING: C3 & MR18
COMP PLAN: COMMERICAL & RESIDENTIAL
WATER: CITY OF ROSEBURG
SEWER: R.U.S.A.

PLANNING DEPARTMENT FILE NO. P-03-13

TAX MAP: 27-06-11DD

SHEET 1 OF 2

REGISTERED PROFESSIONAL LAND SURVEYOR

OREGON JUNE 26, 1986 STEVEN E. WOODS 2365

RENEWAL DATE: 6/30/06

LAND PARTITION
FOR
ARLIE & COMPANY

SOUTHEAST 1/4 SECTION 11
TOWNSHIP 27 SOUTH, RANGE 6 WEST
WILLAMETTE MERIDIAN
DOUGLAS COUNTY
ROSEBURG *OREGON*

FORD & ASSOCIATES
LAND SURVEYING * ENGINEERING
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JOB NO. 4011
DWG.NO. 4011Final.dwg
BY: SEW/tdm
DATE: 12/03/04

2005-0003 A

HP DESIGN JET 330 PLOTTER, HP #51640A PIGMENT BASED INK ON CONTINENTAL #JPC-4M2 POLYESTER FILM