

BOUNDARY LINE ADJUSTMENT

UNIT 1

The Southerly portion of Parcel 2, Partition Number 1999-0047 Records of Douglas County, Oregon, being more particularly described as follows:

Beginning at a 5/8 inch iron rod on the Northeasterly boundary of said Parcel 2 from which the Northeast corner bears North 46°35'52" West 368.64 feet; thence South 32° 42' 05" West 284.65 feet to a 5/8 inch iron rod; thence South 86° 42' 40" West 93.56 feet to a 5/8 inch iron rod; thence North 87° 43' 13" West 71.17 feet to a 5/8 inch iron rod; thence North 73° 30' 09" West 256.54 feet to a 5/8 inch iron rod; thence South 48° 51' 44" West 184.78 feet to a point; thence South 47°33'20" East 70.12 feet to a 1/2 inch iron rod; thence South 86° 34' 18" West 8.38 feet to a point; thence South 20° 05' 52" East 58.27 feet to a point; thence South 75° 05' 52" East 20.00 feet to a point; thence South 20° 05' 52" East 150.00 feet to a point; thence North 75° 05' 52" West 20.00 feet to a point; thence South 20° 05' 52" East 223.99 feet to a point; thence South 88° 25' 28" West 356.73 feet to a point; thence South 01° 38' 50" East 30.00 feet to a point; thence North 88° 23' 59" East 359.07 feet to a point; thence North 88°30'34" East 104.11 feet to a 1/2 inch iron bolt; thence South 20°01'17" East 322.13 feet to a 1/2 inch iron bolt; thence North 42°38'42" East 303.57 feet to a 5/8 inch iron rod; thence South 50°02'46" East 431.23 feet to a calculated point on the right bank of the North Umpqua River as depicted on said Partition Plat Number 1999-0047; thence along said bank of the North Umpqua River upstream North 23°33'24" East 694.23 feet to a point; thence leaving said bank North 46°35'47" West 715.32 feet to the Point of Beginning, containing 17.63 acres more or less, all situated in the Southwest Quarter of Section 27, Township 26 South, Range 6 West, Willamette Meridian, Douglas County, Oregon..

UNIT 2

Parcel 1 and the Northerly portion of Parcel 2 as described in Deed Reference Number 2002-30482 of Partition Number 1999-0047 Records of Douglas County, Oregon, being more particularly described as follows:

Beginning at a 5/8 inch iron rod on the Northeasterly boundary of said Parcel 2 from which the Northeast corner bears North 46°35'52" West 368.64 feet; thence North 46°35'52" West 368.64 feet to a 5/8 inch iron rod; thence South 83°42'37" West 692.39 feet to a 3/4 inch iron pipe; thence South 00°01'30" East 158.59 feet to a 5/8 inch iron rod; thence South 00°52'56" West 31.41 feet to a 5/8 inch iron rod; thence South 43°42'26" East 321.29 feet to a point; thence South 48°53'09" West 13.23 feet to a 5/8 inch iron rod; thence South 47°43'04" East 55.39 feet to a 5/8 inch iron rod; thence North 48°51'44" East 184.78 feet to a 5/8 inch iron rod; thence South 73° 30' 09" East 256.54 feet to a 5/8 inch iron rod; thence South 87° 43' 13" East 71.17 feet to a 5/8 inch iron rod; thence North 86° 42' 40" East 93.56 feet to a 5/8 inch iron rod; thence North 32°42'05" East 284.65 feet to the Point of Beginning, containing 8.27 acres more or less, all situated in the Southwest Quarter of Section 27, Township 26 South, Range 6 West, Willamette Meridian, Douglas County, Oregon.

SURVEYORS CERTIFICATE:

I, Mark A. Heimbürger, do hereby certify that I have correctly surveyed and monumented with proper monuments, the lands so indicated on the annexed plat and that the boundaries are properly described more particularly as

Parcel 1 and the Northerly portion of Parcel 2 as described in Deed Reference Number 2002-30482 of Partition Number 1999-0047 Records of Douglas County, Oregon, being more particularly described as follows:

Beginning at a 5/8 inch iron rod on the Northeasterly boundary of said Parcel 2 from which the Northeast corner bears North 46°35'52" West 368.64 feet; thence North 46°35'52" West 368.64 feet to a 5/8 inch iron rod; thence South 83°42'37" West 692.39 feet to a 3/4 inch iron pipe; thence South 00°01'30" East 158.59 feet to a 5/8 inch iron rod; thence South 00°52'56" West 31.41 feet to a 5/8 inch iron rod; thence South 43°42'26" East 321.29 feet to a point; thence South 48°53'09" West 13.23 feet to a 5/8 inch iron rod; thence South 47°43'04" East 55.39 feet to a 5/8 inch iron rod; thence North 48°51'44" East 184.78 feet to a 5/8 inch iron rod; thence South 73° 30' 09" East 256.54 feet to a 5/8 inch iron rod; thence South 87° 43' 13" East 71.17 feet to a 5/8 inch iron rod; thence North 86° 42' 40" East 93.56 feet to a 5/8 inch iron rod; thence North 32°42'05" East 284.65 feet to the Point of Beginning, containing 8.27 acres more or less, all situated in the Southwest Quarter of Section 27, Township 26 South, Range 6 West, Willamette Meridian, Douglas County, Oregon.

APPROVALS:

Keith L. Cubie
Douglas County Planning Director
Randy Wan
Douglas County Surveyor

4/8/05
Date
4/11/05
Date

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

Sandra K. Lorese
Douglas County Tax Collector
2005-009117
Date

Filed this 13th day of APRIL, 2005, 12:27 P.M.

BARBARA E. NIELSEN
Douglas County Clerk
By: DEPUTY

DECLARATION:

KNOW ALL PEOPLE BY THESE PRESENTS, that Jon Gambill is the owner of the land represented on the annexed map as Unit 2, and more particularly described in the accompanying Surveyor's Certificate, do hereby declare the annexed map to be a correct map of the Partition Plat as shown, of said property. He has caused this partition plat to be prepared and the property to be partitioned into parcels as shown, AND DO HEREBY create the access and utility easements shown thereon.

Jon Gambill
Jon Gambill

ACKNOWLEDGEMENT:

State of Oregon) ss
Douglas County)

On the MAR 23 day of MARCH, 2005 before me appeared Jon Gambill, being duly sworn, acknowledged to me that he is the owner of said property, and that he executed the foregoing Declaration freely and voluntarily.

In witness whereof I have hereunto set my hand and affixed my seal this 23 day of MARCH, 2005.

Danette Villaseñor
Notary Public for Oregon (Printed Name)

Danette Villaseñor
Signature

My Commission Number: 389410

My commission expires: 2/7/2009

NARRATIVE

The purpose of the survey was first to monument the boundary as set for by the 2002 Circuit Court Case between Don Gambill and Jon Gambill and as recorded in Instrument Numbers 2002-30482 and 2002-30483 of the Deed Records of Douglas County. Secondly, the survey was to create two parcels from the property as described in Instrument Number 2002-30482 as shown on the Tentative Plat per Douglas County Planning Department File Number 04-187.

The exterior boundary of the property was determined holding found monuments and record information per Partition Plat 99-0047. Where record information conflicted with found monuments or record calls, distance were held where practical. Monuments were set at record calls per Instrument Number 2002-30482 and the last call was forced to match the call from the Northeast Corner of Parcel 2, Partition Plat 99-0047. The property was then partitioned as shown.

OWNER UNIT 1: Jon Gambill
369 Osage Ct.
Roseburg, OR 97470

OWNER UNIT 1: Don Gambill
777 Cherokee Ave.
Roseburg, OR 97470

PARTITIONER: Jon Gambill
369 Osage Ct.
Roseburg, OR 97470

NO. OF PARCELS: 2

WATER: Umpqua Basin Water
SEWER: Septic
ZONING: RR 2
COMP. PLAN: Committed-2 Acre (RC2)
PLANNING FILE NO.: 04-187

Sheet 2 of 2
Partition & Boundary Adjustment
in the SW 1/4, Section 27
Township 26 South, Range 06 West, W.M.
Douglas County, Oregon
FEBRUARY 18, 2005

REGISTERED
PROFESSIONAL
LAND SURVEYOR
Mark A. Heimbürger
OREGON
JULY 18, 1987
MARK A. HEIMBURGER
2287

FOR: Jon Gambill
369 Osage Drive
Roseburg, OR

LM LAND MARK
SURVEYING, INC.

3329 N.E. STEPHENS ST.
ROSEBURG, OREGON 97470
TEL: (541) 677-9400
FAX (541) 677-9401

RENEWS 06/30/2005

LM Proj. No. 2004-0071