

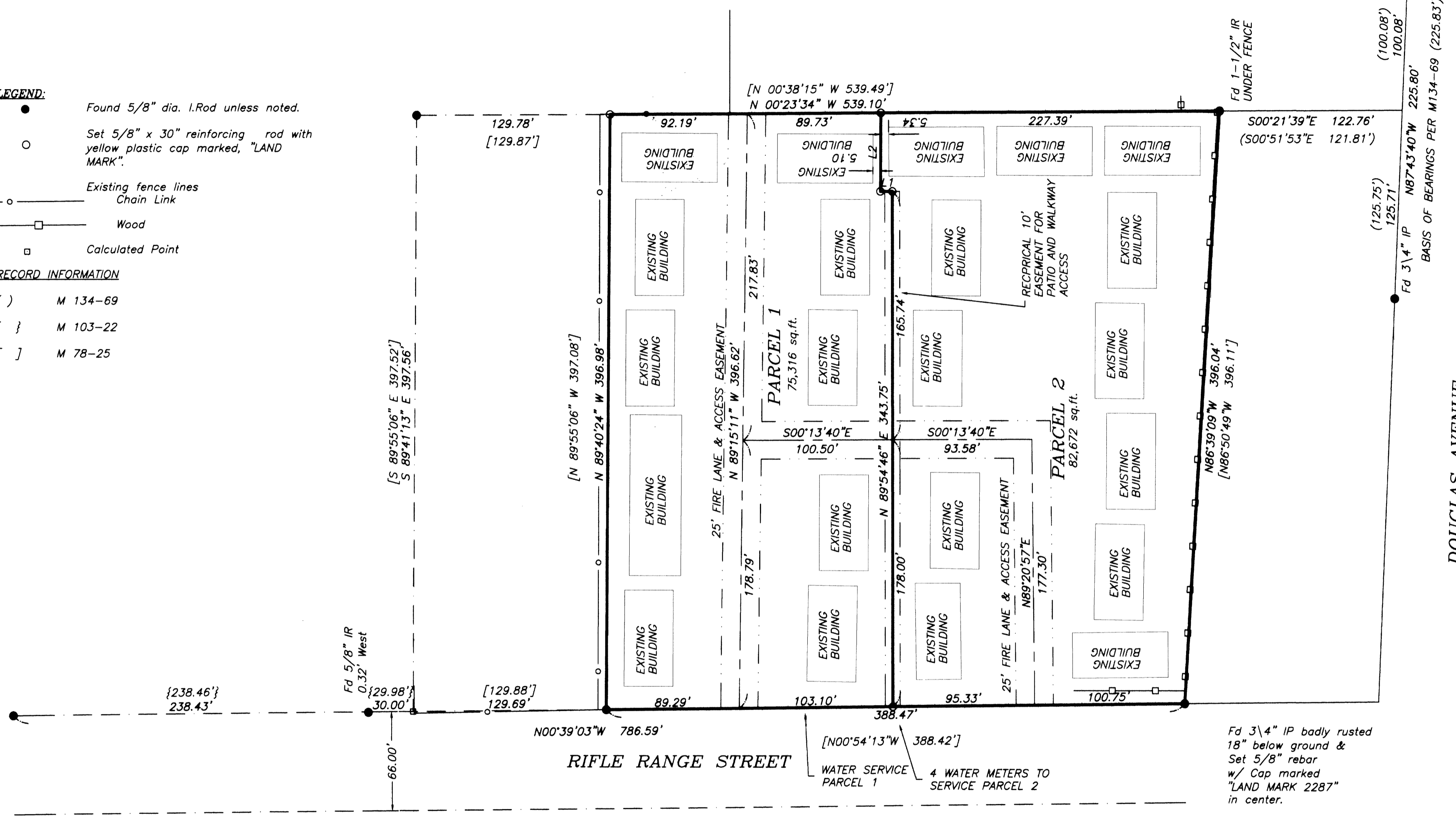
LEGEND:

- Found 5/8" dia. I.Rod unless noted.
- Set 5/8" x 30" reinforcing rod with yellow plastic cap marked, "LAND MARK".
- Existing fence lines
- Chain Link
- Wood
- Calculated Point

RECORD INFORMATION

() M 134-69
 { } M 103-22
 [] M 78-25

DIAMOND LAKE BLVD.
R/W VARIES



DOUGLAS AVENUE

OWNER/ PARTITIONER: PACIFIC HOUSING MANAGEMENT LLC
 PO BOX 2107
 ROSEBURG, OR 97470

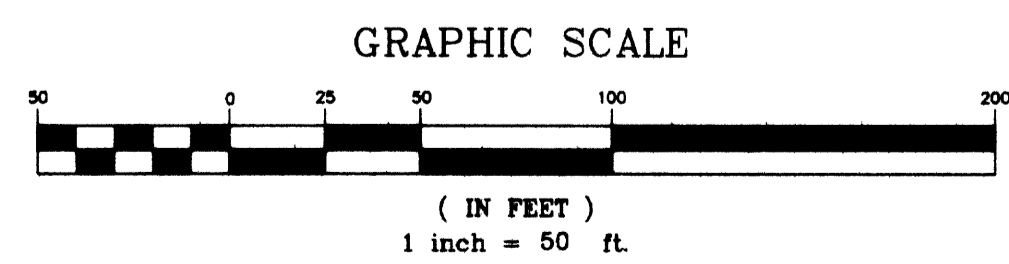
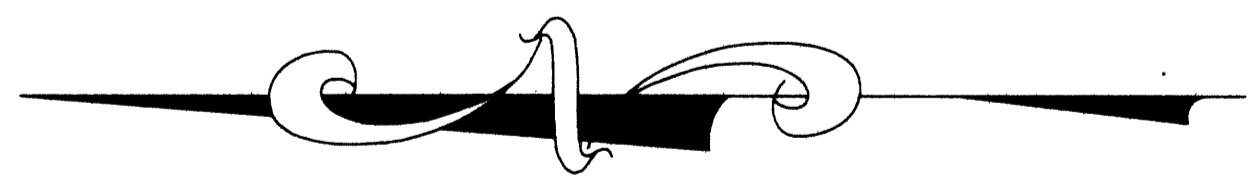
UTILITIES:
 SANITARY SEWER R.U.S.A.
 WATER CITY OF ROSEBURG
 STORM SEWER CITY OF ROSEBURG

PRESENT ZONING: MR29

PRESENT COMP. PLAN: HIGH DENSITY RESIDENTIAL

COMMUNITY DEVELOPMENT FILE NO. P-05-5

LINE TABLE		
LINE	LENGTH	BEARING
L1	8.03	S00°06'22"E
L2	52.31	N89°36'24"W



Sheet 1 of 1

PARTITION PLAT
 In the NW 1/4 NW 1/4, Section 20
 Township 27 South, Range 5 West, W.M.
 Douglas County, Oregon
 April 14, 2005

FOR: Pacific Housing Management
 PO BOX 2107
 Roseburg, Ore

REGISTERED PROFESSIONAL LAND SURVEYOR

Mark A. Heimbürger

OREGON
 JULY 16, 1987
 MARK A. HEIMBURGER
 2287

RENEWS JUNE 30, 2005

LM LAND MARK SURVEYING, INC.

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

LM Proj. No. 2005-0047



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 as Parcel 2 of Partition Plat recorded in Book 5, Page 93 of the Plat Records of Douglas County, Oregon and more particularly described as follows

Beginning at a 1-1/2 inch iron rod at the Southeast corner of Parcel 2 of said Partition; thence along the easterly boundary of said Parcel North 00' 23' 34" West 409.32 feet to 5/8 inch iron rod with a plastic cap marked "LANDMARK 2287"; thence along the north boundary of said Parcel North 89' 40' 24" West 396.98 feet to 5/8 inch iron rod on the easterly right of way line of Rifle Range Road (also know as Howe Street); thence along said right of way South 00' 39' 03" East 388.47 feet to a 3/4 inch iron pipe; thence South 86' 39' 09" East 396.04 feet to the POINT OF BEGINNING, containing 3.63 acres, more or less.

Mark A. Heimburger
Mark A. Heimburger

APPROVALS:

Jim Rowland Acting City Manager 06/03/05
City of Roseburg Community Development Director Date
M. Bumpas 6/3/05
City of Roseburg Public Works Director Date
Bandy Smith 6-3-05
Douglas County Surveyor DEPUTY Date

I hereby certify that all taxes and special assessments or other charges required by law have been paid.
Sandra K. Corree 6-3-05
Douglas County Tax Collector Date

Filed this 3rd day JUNE 2005-013741 of 2005.
3:11 P.M.
BARBARA E. NIELSEN *Louise J. Burnett*
Douglas County Clerk By: DEPUTY



DECLARATION:

KNOW ALL PEOPLE BY THESE PRESENTS that PACIFIC HOUSING MANAGEMENT, L.L.C., is the owner of the land represented on the Partition Plat, and more particularly described in the accompanying Surveyors Certificate, does hereby declare the said Plat to be a correct map of the Partition Plat.

Bill Woods
Bill Woods
PACIFIC HOUSING MANAGEMENT, L.L.C.,

ACKNOWLEDGEMENT:

State of Oregon) ss
Douglas County)

On the 3RD day of JUNE, 2005 before me appeared Bill Woods as an authorized signator of PACIFIC HOUSING MANAGEMENT, L.L.C., who being duly sworn, acknowledged to me that he is the officer of said corporation, 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 3RD day of JUNE, 2005.

Devin Lurier
Notary Public for Oregon (Print Name)

Devin Lurier
Notary Signature
364778
Commission Number

02/15/07
My commission expires:

NARRATIVE:

The purpose of this survey is to demarcate the parcel lines of that property described in Deed Reference Number 1997-5640, of the Deed Records of Douglas County, Oregon in compliance with a tentative approval granted by the City of Roseburg per Community Development Department File Number P-05-5. The boundary of the subject property was determined by holding the monumentation found as shown per the Minor Land Partion recorded in Book 5, Page 93 of the Plat Records of Douglas County. The Northeast corner of Parcel 1 of said plat was established at proportionate distance along the east line. The Parcel lines were at the discretion of the property owner.

COMMUNITY DEVELOPMENT FILE NO. P-05-5

Sheet 2 of 2

PARTITION PLAT
In the NW 1/4 NW 1/4, Section 20
Township 27 South, Range 5 West, W.M.
Douglas County, Oregon
April 14, 2005

FOR: Pacific Housing Management
PO BOX 2107
Roseburg, Ore

REGISTERED PROFESSIONAL LAND SURVEYOR
Mark A. Heimburger
OREGON
JULY 16, 1987
MARK A. HEIMBURGER
2287
RENEWS JUNE 30, 2005

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2005-0058 B

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