

DOUGLAS COUNTY OFFICIAL RECORDS  
 BARBARA E. NIELSEN, COUNTY CLERK 2006-002917  
 NO FEE  
 00138162200600029170060063  
 02/06/2006 11:45:53 AM  
 PLAT-PAR Cnt=1 Stn=1 RECEIPTCOUNTER  
 This is a no fee document

LAND PARTITION  
 Located in  
 N.W. 1/4, SECTION 3  
 TOWNSHIP 22 SOUTH, RANGE 12 WEST  
 WILLAMETTE MERIDIAN, DOUGLAS COUNTY, OREGON  
 CITY OF REEDSPORT

SURVEY DATE: JANUARY 2006

APPROVALS:

Carie L. Morak 2-3-06  
 CITY OF REEDSPORT CITY RECORDER DATE  
Janelle Evans 2-3-06  
 CITY OF REEDSPORT PLANNING DEPT. DATE

Randy Smith 1-26-06  
 DOUGLAS COUNTY SURVEYOR DEPUTY DATE

BARBARA E. NIELSEN 11:45AM 2-6-06  
 DOUGLAS COUNTY CLERK DATE

Garin G. Burnett 2006-002917  
 By: DEPUTY

CERTIFICATION OF TAX PREPAYMENT

I HEREBY CERTIFY THAT ALL TAXES AND SPECIAL ASSESSMENTS OR OTHER CHARGES HAVE BEEN PAID

Sandra K. Creece 2/6/06  
 DOUGLAS COUNTY TAX COLLECTOR DATE



LEGAL OWNERS OF RECORD AND PARTITIONERS

Schofield Development LLC  
 1144 Big Bend Road  
 Roseburg, Oregon, 97470

Corey Cross- Member  
 Kim Cross- Member  
 James T. Gray- Member

TOTAL NUMBER OF PARCELS: 3, (THREE)  
 WATER SUPPLY: CITY OF REEDSPORT  
 SEWER SUPPLY: CITY OF REEDSPORT  
 COMPREHENSIVE PLAN DESIGNATION: Single Family Residential (R2)

PREPARED BY:

DONALD G. PORIOR, P.L.S. # 1619LS  
 69262 WILDWOOD ROAD  
 NORTH BEND, OREGON  
 PH: 541-756-6747

SURVEYORS CERTIFICATE

I, Donald G. Porior, hereby certify that I am a professional Land Surveyor, and that I have correctly surveyed and marked with the proper monuments only parcels 2 and 3 shown hereon and that the following is an accurate description of the lands being partitioned:

That tract of land described in document number: 2002-032198, deed records, Douglas County, Oregon.

Donald G. Porior Jan 26, 2006  
 Donald G. Porior Date

NARRATIVE:

The purpose of the survey was to partition the parcels as shown creating three new parcels with road and utility easements.

The partition was approved by the City of Reedsport with the following plat conditions  
 1. The water line Easement will be indicated on the plat  
 2. The plat needs to indicate that Lot 2 will require the installation of a private pump station.

The exterior boundaries of the tract of land was described in the deed but not surveyed. Monuments were found as shown on the plat map of adjacent parcels.

The basis of bearings was monuments found per C.S. 58/170-1.  
 Bearing Between found monuments per C.S. 58/170 was South 17°14'00" East, which was the same as the deed bearing for same line.

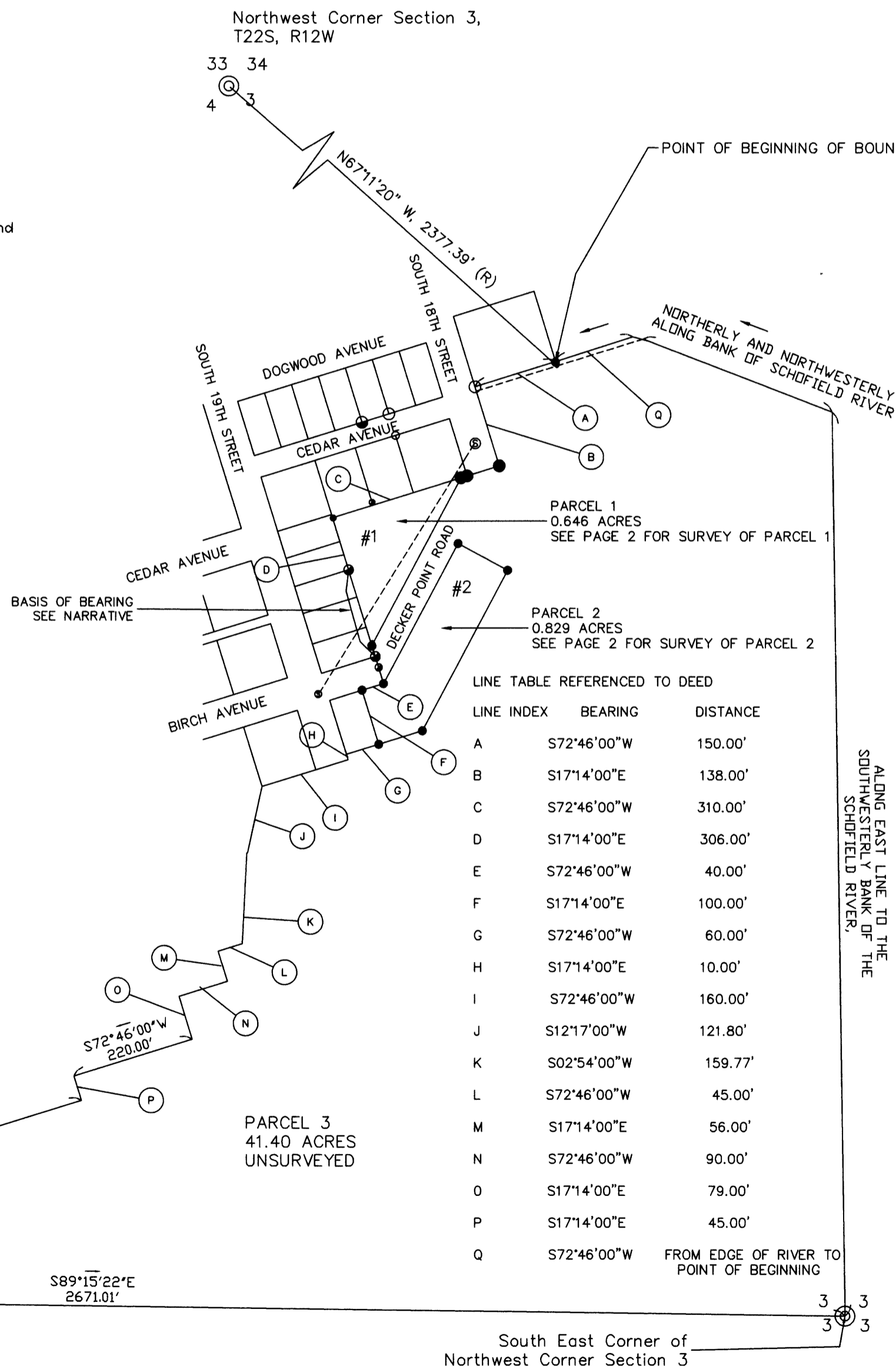
A document search of adjacent surveys and documents was made with appropriate found documents included in the References.  
 The following documents were referenced in this survey.

1. Deed of Property - document number 2002-032198
2. Assessor Maps: 22-12-3, 22-12 3BA, 22-12 -3 BD, 22-12-3 CB,
3. Douglas County Survey; M-17 M-17
4. Douglas County Survey; C.S. 58/170-1
5. Douglas County Survey; M-26-19
6. Douglas County Survey; C.S. 51/243-11
7. Douglas County Survey; C.S. 58/43-3
8. Douglas County Survey; C.S. 58/89-2
9. Douglas County Survey; M-91-18

Decker Point Road shown on the plat, is not a city street or platted public road. It is an easement across the property. The road is privately maintained. The 50 foot strip between parcels 1 and 2 was established for a future street extension.

The sewermain easement was described from surveyed location of existing Manholes in South 18th and South 19th Street.

The lot line location along the South Side of Block 32 was described in the deed as following the centerline of vacated Cedar Avenue. The corners for that line were staked per the deed description.



DECLARATION

WE, COREY CROSS, KIM CROSS, AND JAMES T. GRAY, BEING FIRST DULY SWORN, DECLARE THAT WE ARE THE OWNERS OF THE LANDS DESCRIBED HEREON AND DO HEREBY CAUSE THE SAME TO BE PARTITIONED AND THE EASEMENTS AS SHOWN HEREON TO BE CREATED AS SET FORTH OF OUR OWN FREE WILL.

Corey Cross 1-27-06  
 COREY CROSS DATE  
Kim Cross 1-27-06  
 KIM CROSS DATE  
James T. Gray 1-27-06  
 JAMES T. GRAY DATE

ACKNOWLEDGEMENT

PERSONALLY APPEARED BEFORE ME THIS 27th DAY OF JANUARY, COREY CROSS, KIM CROSS AND JAMES T. GRAY, AND ACKNOWLEDGED THE FOREGOING DECLARATION TO BE A VOLUNTARY AND FREE ACT

Deanna L. Schaffer 1/27/06  
 NOTARY PUBLIC DATE

MY COMMISSION EXPIRES May 16, 2008



LEGEND

- SET 5/8" IRON ROD WITH YELLOW PLASTIC CAP STAMPED PORIOR 1619LS
- RECORD POSITION PER DEED UNLESS SHOWN OTHERWISE
- MONUMENT FOUND - AS NOTED
- ⊙ CALCULATED MONUMENT
- (R) RECORD PER DEED DESCRIPTION UNLESS SHOWN OTHERWISE
- (M) MEASURED DATA
- (C) CALCULATED DATA

GRAPHIC SCALE



( IN FEET )  
 1 inch = 200 ft.

REGISTERED  
 PROFESSIONAL  
 LAND SURVEYOR

Donald G. Porior

OREGON  
 JULY 14, 1978  
 DONALD G. PORIOR 619LS

EXP. 12/31/2007

Porior Engineering  
 69262 Wildwood Road  
 North Bend, Oregon, 97459  
 phone: 541-756-6747  
 Date of Survey: DECEMBER 2005

SHEET 1 OF 2

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