



NO FEE

02/24/2006 09:56:09 AM

PLAT-PAR Cnt=1 Stn=1 RECEIPTCOUNTER

This is a no fee document

2006-0023

GARRECHT ST

DOUGLAS AVENUE 60' R/W

BASE OF BEARING-COMP LINE A-B PER LP2003-0011
 S89°33'00"E 512.73' (S89°33'00"E 512.73')



LEGEND

- FOUND BRASS CAP
- FOUND IRON PIPE
- FOUND 5/8" IRON ROD UNLESS OTHERWISE NOTED
- SET 5/8"x30" IRON ROD w/CAP STAMPED "HIBBS-LS 52989"
- △ CALCULATED POSITION

T27S R5W SEC. 20BD TL100 R68508/ R68515

FIELD CREW: WAYNE ROGERS, ERIC HIBBS & SCOTT THOMPSON
 EQUIPMENT: NIKON NPL-350 TOTAL STATION
 OFFICE: NEIL HIBBS

ZONE: MR18 w/FLOODPLAIN OVERLAY
 COMP PLAN: MR18
 SEWER: RUSA
 WATER: CITY OF ROSEBURG

NARRATIVE:
 THE PURPOSE OF THIS SURVEY WAS TO PARTITION THE SUBJECT PROPERTY INTO THREE PARCELS AS SHOWN.

SURVEYOR'S CERTIFICATE:
 I, F. NEIL HIBBS, 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.

PARCEL 1 OF LAND PARTITION 2003-0011 AS RECORDED IN THE SURVEY RECORDS OF DOUGLAS COUNTY, OREGON.

DECLARATION:
 KNOW ALL PEOPLE BY THESE PRESENTS THAT PAR-4 PROPERTIES, LLC IS THE OWNER OF THE LAND REPRESENTED HEREON AND MORE PARTICULARLY DESCRIBED HEREIN AND HAS CAUSED THE SAME TO BE PLATTED INTO PARCELS TOGETHER WITH EASEMENTS AS SHOWN.

SEE CONSENT AFFIDAVIT

 SETH WENIGER, MEMBER DATE

CONSENT AFFIDAVIT FILED AS INSTRUMENT NO. 2006-005261

APPROVALS:

 COMMUNITY DEVELOPMENT DIRECTOR 1/19/06 DATE

 PUBLIC WORKS DIRECTOR 2/1/06 DATE

 DOUGLAS COUNTY SURVEYOR 2/1/06 DATE

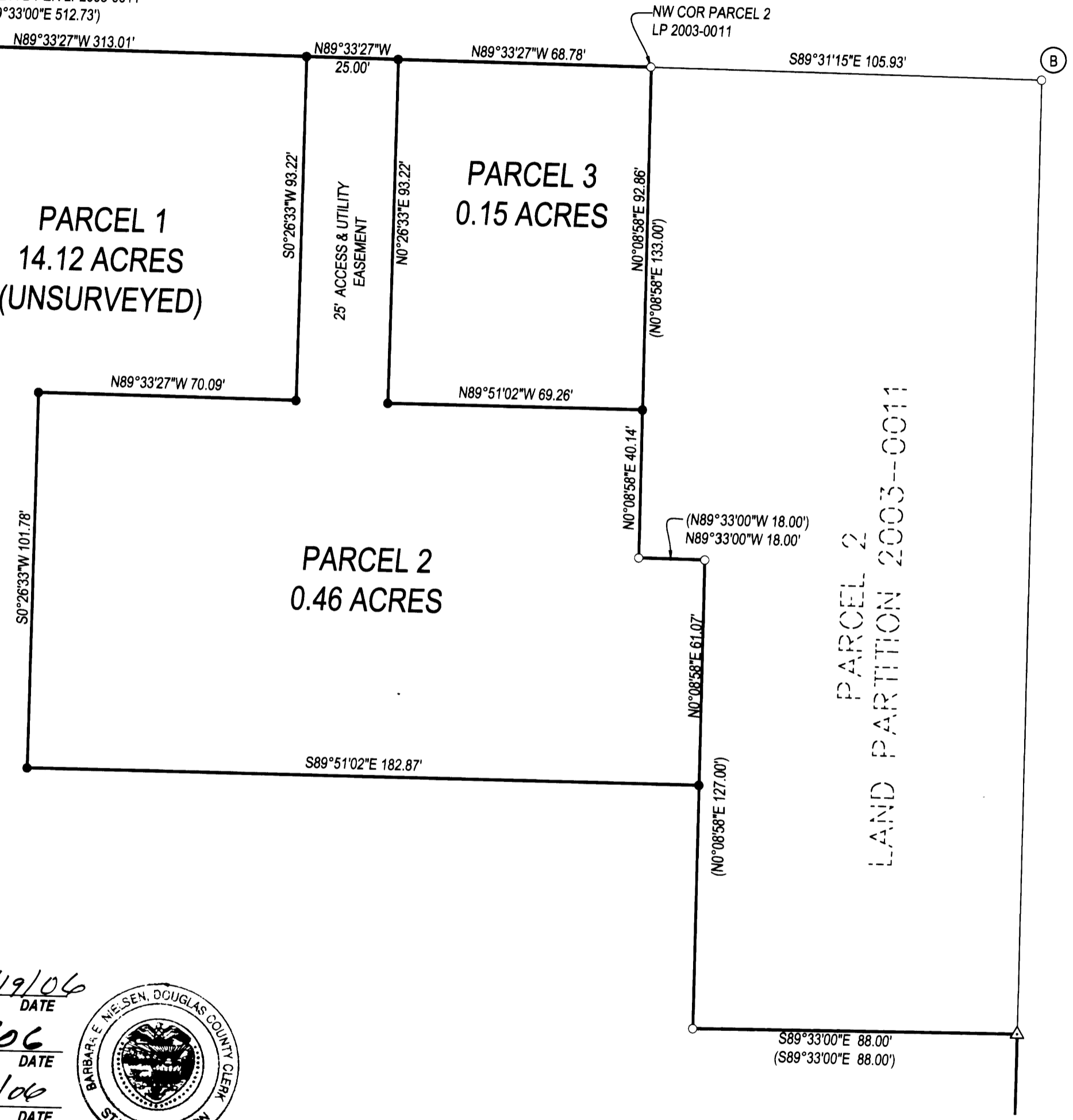


I HEREBY CERTIFY THAT ALL TAXES AND SPECIAL ASSESSMENTS OR OTHER CHARGES REQUIRED BY LAW HAVE BEEN PAID.

 DOUGLAS COUNTY TAX COLLECTOR 2/23/06 DATE

FILED THIS 24TH DAY OF FEBRUARY, 2006, 9:56 O'CLOCK AM/PM

 DOUGLAS COUNTY CLERK By: DEPUTY 2-24-06 DATE



LAND PARTITION		REGISTERED PROFESSIONAL LAND SURVEYOR
LYING IN THE NE 1/4 AND NW 1/4 SEC. 20, T27S, R5W, WILLAMETTE MERIDIAN, DOUGLAS COUNTY, OREGON		
CLIENT: PAR-4 PROPERTIES, LLC 41827 E. FLORIDA AVE HEMET, CALIFORNIA 92544 951-765-5599	SURVEYOR: NEIL HIBBS LAND SURVEYING, INC. 4739 LOOKINGGLASS ROAD ROSEBURG, OREGON 97470 PHONE (541) 957-9303 FAX (541) 957-9306 EMAIL: NeilHibbs@aol.com	 OREGON JANUARY 12, 1999 F. NEIL HIBBS 52989 EXPIRATION DATE 6/30/2007
DWG. SCALE: 1" = 30'	JOB #: 0177-45 DWG. BY: FLB PAGE: 1 OF 1 DATE: JANUARY 2006	

2006-0023