



# PARTITION AND REPLAT OF

PORTION OF LOTS 19 & 20, AND LOTS 21 & 22 GREEN ACRES SUBDIVISION  
 PORTION OF LOTS 5, 6 & 7, AND LOTS 8-13, BLOCK 2, BROADMOOR SUBDIVISION  
 PORTION OF LOTS 7 & 15, AND LOTS 8-14, BLOCK 3, BROADMOOR SUBDIVISION  
 PORTION OF LOT 25 EDENBOWER ORCHARD TRACTS  
 PARCEL 1, PARTITION PLAT NO 1996-0060A

IN THE S.W. 1/4 SECTION 1, T.27S., R.6W., W.M., CITY OF  
 ROSEBURG, DOUGLAS COUNTY, OREGON.  
 PLANNING DEPARTMENT FILE NUMBER P-06-02



### APPROVALS

*Frederick H. Alley* 6/14/06  
 COMMUNITY DEVELOPMENT DIRECTOR DATE  
*James* 6/14/06  
 PUBLIC WORKS DIRECTOR DATE  
*Randy Wren* 6-22-06  
 DOUGLAS COUNTY SURVEYOR DATE  
 I HEREBY CERTIFY THAT ALL TAXES AND SPECIAL ASSESSMENTS OR  
 OTHER CHARGES REQUIRED BY LAW HAVE BEEN PAID.  
*Sandra K. Conroy* 6/22/06  
 DOUGLAS COUNTY TAX COLLECTOR DATE  
 FILED THIS 22<sup>nd</sup> DAY OF JUNE 2006,  
 3:38 O'CLOCK *AM*/PM 2006-015704  
*Barbara E. Nielsen* 6-22-06  
 DOUGLAS COUNTY CLERK *By: Deputy* DATE

### DECLARATION

KNOW ALL PEOPLE BY THESE PRESENTS THAT HOME DEPOT U.S.A., INC. 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.

*Eric A. Starn*  
 HOME DEPOT U.S.A., INC.  
 Eric A. Starn  
 ACKNOWLEDGMENT

STATE OF CALIFORNIA  
 COUNTY OF ORANGE

ON June 7, 2006, BEFORE ME, *Lisa M. Smith*, A NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY APPEARED *Eric A. Starn* PERSONALLY KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE WITHIN INSTRUMENT, AND ACKNOWLEDGED TO ME THAT SHE EXECUTED THE SAME IN HER AUTHORIZED CAPACITY, AND THAT BY HER SIGNATURE ON THE INSTRUMENT THE PERSON, OR THE ENTITY UPON BEHALF OF WHICH THE PERSON ACTED, EXECUTED THE INSTRUMENT.

WITNESS MY HAND AND OFFICIAL SEAL.

*Lisa M. Smith*  
 SIGNATURE OF NOTARY PUBLIC

### DECLARATION

KNOW ALL PEOPLE BY THESE PRESENTS THAT INVESTORS X, 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.

*Eric A. Starn*  
 INVESTORS X, LLC

### ACKNOWLEDGMENT

STATE OF Oregon  
 COUNTY OF Jackson

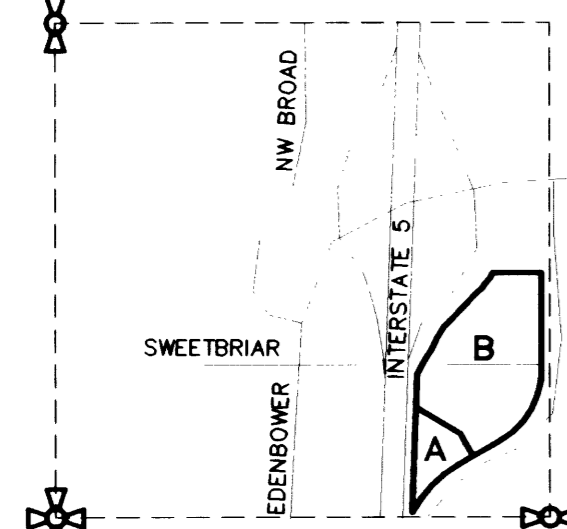
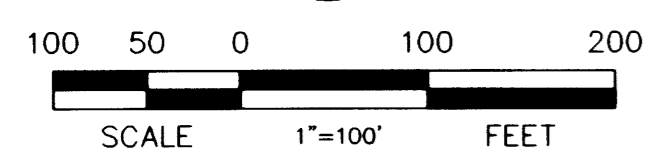
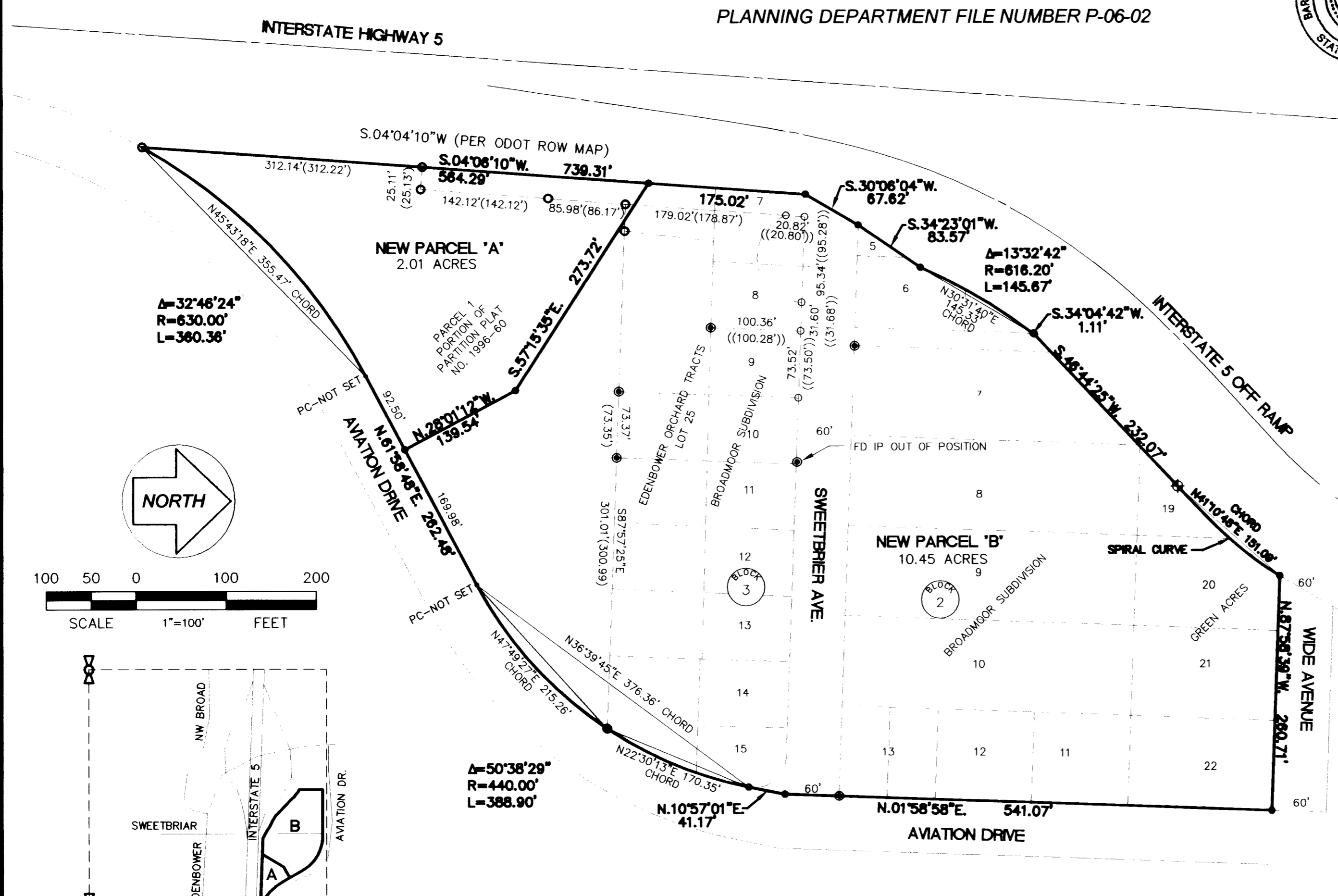
KNOW ALL PEOPLE BY THESE PRESENTS, ON THIS 9<sup>th</sup> DAY OF June 2006, BEFORE ME A NOTARY PUBLIC IN AND FOR SAID STATE AND COUNTY, PERSONALLY APPEARED Eric A. Starn, WHO DID SAY THAT HE/SHE THE IDENTICAL PERSON(S) NAMED IN THE FOREGOING INSTRUMENT AND THAT THEY EXECUTED SAID INSTRUMENT FREELY AND VOLUNTARILY.

*Eric A. Starn*  
 MY COMMISSION EXPIRES: Oct. 14, 2006

### DECLARATION

KNOW ALL PEOPLE BY THESE PRESENTS THAT C.A. GALPIN, 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.

*C.A. Galpin*  
 C.A. GALPIN



### SURVEYOR'S CERTIFICATE

I, FRANK E. CHILDS, JR., BEING DULY SWORN, DEPOSE AND SAY THAT I HAVE CORRECTLY SURVEYED AND MARKED WITH PROPER MONUMENTS THE LAND SHOWN ON THE PLAT AND REPLAT, OF WHICH THE FOLLOWING IS A TRUE AND CORRECT DESCRIPTION

PORTION OF LOTS 19 & 20, AND LOTS 21 & 22 GREEN ACRES SUBDIVISION  
 PORTION OF LOTS 5, 6 & 7, AND LOTS 8-13, BROADMOOR SUBDIVISION  
 PORTION OF LOTS 7 & 15, AND LOTS 8-14, BLOCK 3, BROADMOOR SUBDIVISION  
 PORTION OF LOT 25 EDENBOWER ORCHARD TRACTS  
 PARCEL 1, PARTITION PLAT NO 1996-0060A

### ACKNOWLEDGMENT

STATE OF Oregon  
 COUNTY OF Jackson

KNOW ALL PEOPLE BY THESE PRESENTS, ON THIS 9<sup>th</sup> DAY OF June 2006, BEFORE ME A NOTARY PUBLIC IN AND FOR SAID STATE AND COUNTY, PERSONALLY APPEARED C.A. GALPIN, WHO DID SAY THAT HE/SHE THE IDENTICAL PERSON NAMED IN THE FOREGOING INSTRUMENT AND THAT THEY EXECUTED SAID INSTRUMENT FREELY AND VOLUNTARILY.

*C.A. Galpin*  
 MY COMMISSION EXPIRES: Oct. 14, 2006

### LEGEND

- SET 5/8" REBAR W/ RED PLASTIC CAP P.L.S. #2171
- FOUND 5/8" REBAR LS 2137
- FOUND 5/8" REBAR LS 2287
- ◆ FOUND 1-1/2" ODOT ALUM CAP
- FOUND IRON PIPE
- ( ) RECORD PER M 135-68
- (( )) RECORD PER M 131-13

BASIS OF BEARING: GPS OBSERVATIONS

### REFERENCES

- MAP OF SWEETBRIER PROPERTIES 9/04 PLS 52989
- BROADMOOR SUBDIVISION 10/48
- EDENBOWER ORCHARD TRACTS 12/11
- SURVEY M 135-68 ROSEBURG BLA 00-19 PLS 2137
- SURVEY M 131-13 FOR CITY OF ROSEBURG PLS 2137
- PARTITION PLAT 1996-0060A 1/96 PLS 2287
- SURVEY M 59-17 MINOR PARTITION 1/76 PLS 1603
- SURVEY M 54-64 MINOR PARTITION 10/74 PLS 1603
- SURVEY M 52-64 1/73 PLS 839
- RE-SURVEY EDENBOWER 8/64

### NARRATIVE

THE PURPOSE OF THIS SURVEY IS TO CREATE TWO NEW PARCELS FROM THE EXISTING PROPERTY, WHICH CONSISTS OF LOTS IN THE BROADMOOR SUBDIVISION, EDENBOWER ORCHARD TRACTS, GREEN ACRES AND PARTITIONS THEREOF. THE BASIS OF BEARINGS WERE FROM GPS OBSERVATIONS. EQUIPMENT USED WERE A SOKKIA TOTAL STATION AND A LEICA GPS UNIT. SEVERAL MONUMENTS WERE FOUND FROM SURVEYS M 135-68, M 131-13, PARTITION PLAT 1996-0060A, ODOT MONUMENTS AND SOME PLAT CORNERS. THESE FOUND MONUMENTS WERE USED TO ESTABLISH THE BOUNDARY OF THIS SURVEY.

REGISTERED PROFESSIONAL LAND SURVEYOR  
*Frank E. Childs, Jr.*  
 OREGON  
 JULY 26, 1985  
 FRANK E. CHILDS, JR.  
 2171  
 EXPIRES 12/31/07  
 DATED: 6-02-06

DATE: 6-02-06
SCALE: 1"=100'
DRAWN BY: FEC
SURVEYED BY: FEC
CHECKED BY: SC
SHEET 1 OF 1
JOB NO. 05440DROS-R1

INDEX

SECTION 01  
 T.27S., R.06W.  
 DOUGLAS COUNTY, OREGON

SURVEY FOR  
**HOME DEPOT**  
 SEC. 01 T.27 S., R.06 W., W.M.,  
 DOUGLAS COUNTY, OREGON

**Taylor Engineering, Inc.**  
 Civil Design and Land Planning  
 W. 106 Mission Ave., Suite 206  
 Spokane, Washington, 99201  
 PHONE (509) 328-3371 FAX (509) 328-8224

2006-0057

2006-0057