

LAND PARTITION PLAT
BEING A REPLAT OF PARCEL 1, LAND PARTITION PLAT NUMBER 2004-0012
FOR
SERENITY LANE

NW1/4 SEC.11, T.27S. R.6W. W.M.
 ROSEBURG, DOUGLAS COUNTY, OREGON
 SURVEYED: APRIL 30, 2009

NOTES & RESTRICTIONS

1. GRANT OF RIGHT OF WAY, TO THE CALIFORNIA OREGON POWER COMPANY, A CALIFORNIA CORPORATION, FOR POLE OR TOWER AND WIRE LINES, RECORDED APRIL 18, 1955, BOOK 243 PAGE 319, RECEPTION NO. 196538 DOUGLAS COUNTY DEED RECORDS. (EXACT LOCATION UNDETERMINED)
2. RIGHT-OF-WAY EASEMENT, TO PACIFIC POWER & LIGHT COMPANY, A CORPORATION, FOR AN ELECTRIC TRANSMISSION AND DISTRIBUTION LINE, RECORDED FEBRUARY 13, 1981, BOOK 780, PAGE 567, RECEPTION NO. 81-01851 DOUGLAS COUNTY OFFICIAL RECORDS.
3. RIGHT OF WAY EASEMENT, TO PACIFICORP, AN OREGON CORPORATION, FOR ELECTRIC POWER TRANSMISSION, DISTRIBUTION AND COMMUNICATION LINES, RECORDED DECEMBER 7, 2006, RECEPTION NO. 2006-028977 DOUGLAS COUNTY OFFICIAL RECORDS. (EXACT LOCATION UNDETERMINED)
4. IMPROVEMENT AGREEMENT WITH THE CITY OF ROSEBURG, FOR DRAINAGE IMPROVEMENTS, RECORDED JANUARY 3, 2008, RECEPTION NO. 2008-000123 DOUGLAS COUNTY OFFICIAL RECORDS.

DECLARATION

KNOW ALL MEN BY THESE PRESENTS THAT SERENITY LANE HEALTH SERVICES, AN OREGON NON-PROFIT CORPORATION, IS THE OWNER IN FEE SIMPLE OF LAND DESCRIBED HEREON, AND HAS CAUSED THIS PARTITION TO BE PREPARED IN ACCORDANCE WITH THE OREGON REVISED STATUTES, CHAPTER 92, AND DOES HEREBY PARTITION AND PLAT THE SAME.

OWNER HEREBY ACKNOWLEDGES ALL EXISTING EASEMENTS AS SHOWN HEREON. OWNER ALSO HEREBY ACKNOWLEDGES THE VARIABLE WIDTH PRIVATE ACCESS & UTILITY EASEMENT ACROSS A PORTION OF PARCELS 1 AND 2 FOR THE BENEFIT OF SAID PARCELS 1 AND 2, CREATED BY SEPARATE DOCUMENT AND REFERENCED HEREON.

SERENITY LANE HEALTH SERVICES,
 AN OREGON NON-PROFIT CORPORATION

Peter J. Asmuth
 PETER J. ASMUTH, CEO

ACKNOWLEDGEMENT

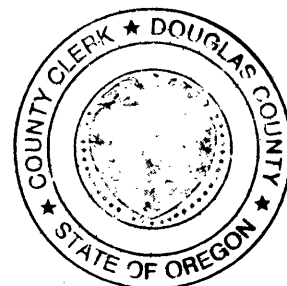
STATE OF OREGON)ss
 COUNTY OF LANE)

APPEARED PERSONALLY BEFORE ME, PETER J. ASMUTH, AS CEO OF SERENITY LANE HEALTH SERVICES, AN OREGON NON-PROFIT CORPORATION, KNOWN TO ME TO BE THE IDENTICAL PERSON WHO EXECUTED THE ABOVE DESCRIBED INSTRUMENT, AND DOES HEREBY ACKNOWLEDGE THE SAME TO BE HIS FREE ACT AND DEED ON BEHALF OF THE CORPORATION. IN WITNESS WHEREOF, I HAVE HEREUNTO SET MY HAND AND AFFIXED MY SEAL.

SUBSCRIBED TO BEFORE ME THIS 30th DAY OF April, 2009.



Patricia D. Wodke
 NOTARY PUBLIC OF OREGON
 MY COMMISSION EXPIRES: 7/20/11



NARRATIVE

THIS SURVEY WAS PREPARED AT THE REQUEST OF THE OWNER TO FULFILL THE REQUIREMENTS OF CITY OF ROSEBURG PLANNING No. P-08-4 IN ACCORDANCE WITH ORS 209.

THE SOUTH LINE WAS ESTABLISHED BY HOLDING FOUND MONUMENTS AND RECORD BEARINGS PER LPPN 2004-0012 (R.1) AND BY HOLDING RECORD DISTANCE PER WAREWOOD PLAZA (R.2). THE WEST LINE WAS ESTABLISHED BY HOLDING FOUND MONUMENTS AT THE NW AND SW CORNERS OF PROPERTY AND HOLDING RECORD DISTANCES AND ARC RADIUS PER R.1 AND M103-51 (R.4). THE EAST LINE WAS ESTABLISHED BY OFFSETTING WEST LINE RECORD DISTANCE (ARC RADIUS) PER R.1. THE NORTH LINE WAS ESTABLISHED BY HOLDING FOUND MONUMENTS ALONG THE WEST LINE AND HOLDING RECORD ANGLE PER R.1.

SURVEYOR'S CERTIFICATE

I, LAWRENCE B. OLSON, A REGISTERED PROFESSIONAL LAND SURVEYOR, HAVE CORRECTLY SURVEYED AND MARKED WITH PROPER MONUMENTS IN ACCORDANCE WITH ORS CHAPTER 92, THE FOLLOWING DESCRIBED PARTITION:

PARCEL 1 OF LAND PARTITION NUMBER 2004-0012, AS RECORDED IN "RECORD OF PARTITION PLATS", RECORDS OF DOUGLAS COUNTY, OREGON.

TOGETHER WITH THAT ACCESS EASEMENT AS SET OUT ON LAND PARTITION NUMBER 2004-0012, AS RECORDED IN "RECORD OF PARTITION PLATS", RECORDER'S No. 2004-6238, RECORDS OF DOUGLAS COUNTY, OREGON.

SAID TRACT CONTAINS 72,981 SQUARE FEET, MORE OR LESS.

APPROVALS

Eric Olson 5/5/09
 CITY OF ROSEBURG PLANNING COMMISSION CHAIRMAN DIRECTOR DATE

Mike Messenger FOR MIKE MESSENGER 5/5/09
 CITY OF ROSEBURG PUBLIC WORKS DIRECTOR DATE

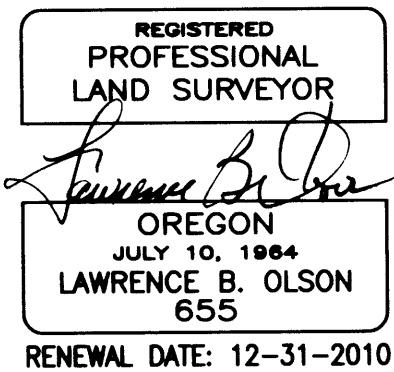
Randy Smith 5-13-09
 DOUGLAS COUNTY SURVEYOR DEPUTY DATE

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

Sandra K. Connee 5/22/09
 DOUGLAS COUNTY TAX COLLECTOR DATE

FILED THIS 22nd DAY OF MAY, 2009, AT 2:34
 AM/PM, RECEPTION No. _____

BARBARA E. NIELSEN, *By Susan Tagg* 5/22/09
 DOUGLAS COUNTY CLERK Deputy DATE



SHEET 2 OF 2

OLSON & MORRIS 380

2009-0022 B
 9 ST. SPRINGFIELD, OR 97477 (541) 302-9790

2009-0022 B
 Z:\archive 3500 - 3649\3569 SERENITY LANE ROSEBURG(Dwg)\3569 FINAL PARTITION(Dwg)\3569 Final Partition.dwg, C2 SIGNATURE, 4/30/2009 8:59:26 AM, Aaron Grimes, \\PAMC\HP Design\Jet 500 42+HPGL2 Card, Arch C (landscape), 1:1, Media: Milano JPC-4M2, Ink: hp c4844a