

DECLARATION:

KNOW ALL PEOPLE BY THESE PRESENTS, that LaVerne Bailey, the owner of the land represented on the annexed map and more particularly described in the accompanying Surveyor's Certificate, do es hereby declare the annexed map to be a correct map of the Partition Plat as shown, of said property. She has caused this partition plat to be prepared and the property to be partitioned into parcels

Refer to Affidavit of Consent, Instrument Number 2012-006607 Date 4-18-12

SURVEYOR'S CERTIFICATE

I, Mark A. Heimburger do hereby certify that I have correctly surveyed and monumented with proper monuments, the lands so indicated on the annexed plat and that the boundaries are properly described as follows:

Beginning at a bent 1" iron pipe at the Southwest corner of Lot 7, Block 5, Garden Homes as recorded in Volume 6, Page 13, official Subdivision Plat Records of Douglas County, Oregon; thence along the South Line of Lots 7 and 9, said Block 5, North 89°35'01" East 324.75 feet to a 1 inch iron pipe at the Northwest corner of Lot 10, Block 5; thence along the West boundary of Lots 10, 11, 12 and 13, Block 5 South 00°04'00" West 542.13 feet to a 5/8 inch iron rod at the Southwest corner of said Lot 13; thence along the South boundary of Lot 14, Block 5 North 88°59'53" East 233.27 feet to the centerline of Newton Creek; thence downstream along the centerline of Newton Creek the following courses:

South 61°50'37" West 35.05 feet, South 41°08'45" West 95.23 feet, South 71°35'52" West 62.62 feet, South 9°12'16" West 160.71 feet, South 11°52'44" West 234.92 feet.

Thence downstream along the low bank of the South Umpqua River as described in Deed Reference Number 1997-13464 North 66°53'18" West 106.08 feet and South 64°22'42" West 555.55 feet.

Thence leaving said low bank North 00°01'31" West 353.62 feet to a 1" iron pipe on the Southerly Right of Way line of Calkins Road; thence North 26°32'33" East 191.46 feet to a 5/8 inch iron rod with a plastic cap marked "LAND MARK 2287" on the Easterly Right of Way of Troost Street; thence along said Right of Way North 18°34'32" East 390.00 feet to a 5/8 inch iron rod with a plastic cap marked "LAND MARK 2287"; thence North 23°37'45" East 51.56 feet to a 5/8 inch iron rod with a plastic cap marked "LAND MARK 2287"; thence North 16°33'55" East 105.04 feet to a 5/8 inch iron rod with a plastic cap marked "LAND MARK 2287"; thence 52.62 feet along the arc of a 1004.93 foot radius curve to the left, the chord of which bears North 9°20'27" East 52.61 feet to a 5/8 inch iron rod with a plastic cap marked "LAND MARK 2287"; thence North 00°15'13" West 136.42 feet to the Point of Beginning, containing 12.33 acres more or less.

NARRATIVE:

The purpose of the survey is to establish the boundary of the property as described Deed Reference Number 1997-13464 of the official deed records of Douglas County, Oregon.

The Southeast corner of Lots 7, Block 5, the Northeast Corner of Lot 10, Block 5 and the Iron Pipe on the East boundary of Lot 1, Block 9, "Garden Homes" were held to control the North and West Boundaries of the subject property.

The North line of the property lying West of Newton Creek and within Lot 34, Block 5 & Lot 1, Block 9 of Garden Homes was calculated using record ties per M31-73 and M113-56 to calculate the missing Northwest corner of Lot 34.

The West line of the property common with the Right of Way of Troost Street was calculated holding the found Right of Way monument at Engineers Station 17+60, 45' left and record ties per Verncrest, First Addition. Found corners along the West boundary South of Calkins Road (Troost St.) were found and held.

APPROVALS:

Keith L. Cubic 4/18/12
 Douglas County Planning Director Date
Randy H. Smith 4-18-12
 Douglas County Surveyor Date

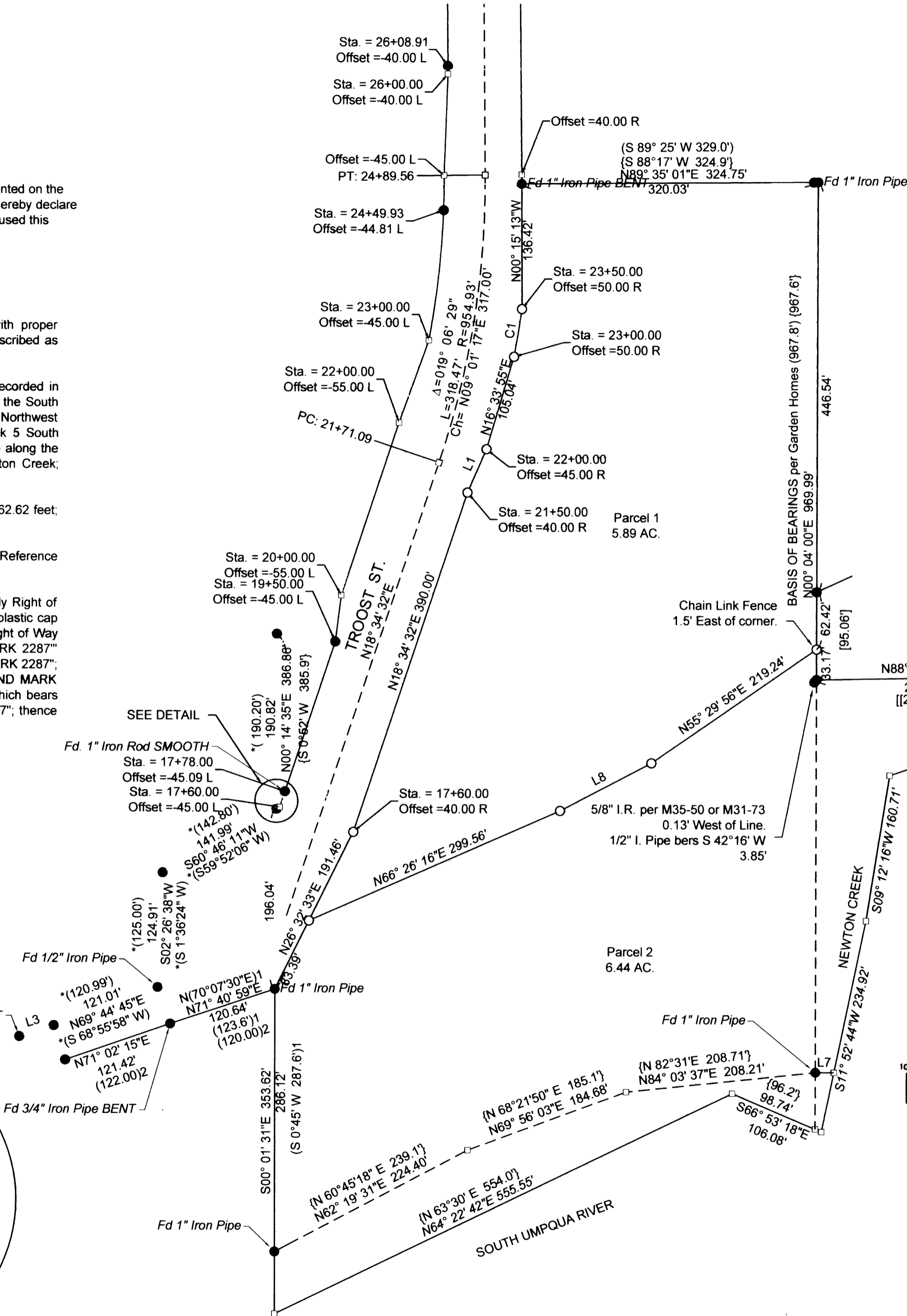
I hereby certify that all taxes and special assessments or other charges required by law have been paid.
[Signature] 4/18/12
 Douglas County Tax Collector Date

Filed this 18th day of April 2012
[Signature]
 Douglas County Clerk



DETAIL
 (SCALE: 1"=10')

Curve #	Length	Radius	Chord Direction	Chord Length
C1	52.62	1004.93	N9° 20' 27"E	52.61



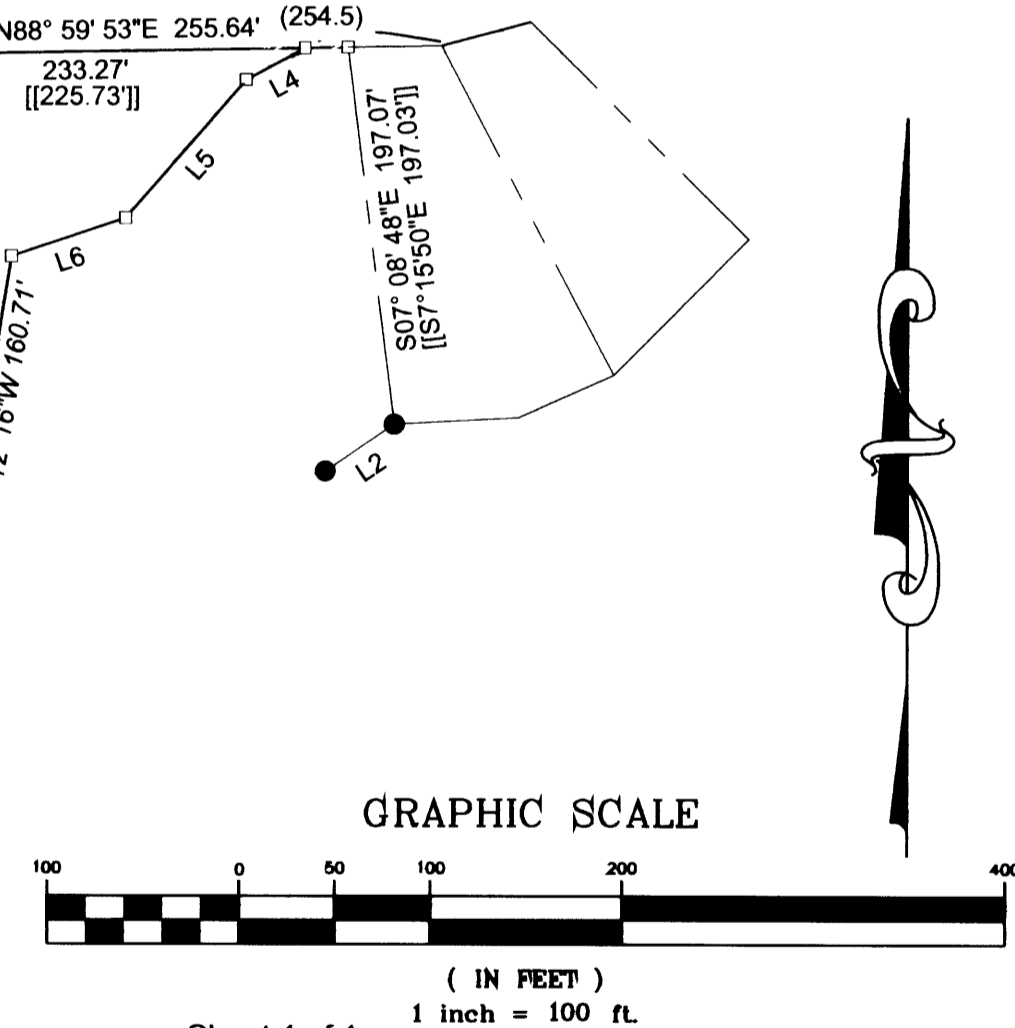
- LEGEND:**
- Found 5/8" Iron Rod unless noted
 - Set 5/8" x 30" Iron Rod w/ Yellow Plastic Cap marked "LANDMARK PLS 2287"
 - Calculated Point

RECORD INFORMATION:

()	GARDEN HOMES SUBDIVISION
[]	M35-50
(())	M113-56
[[]]	M31-73
{ }	M25-63
* ()	M150-24
() 1	CS39/105-2
() 2	M86-37

Parcel Line Table

Line #	Length	Direction	RECORD INFO
L1	51.56	N23° 37' 45"E	
L2	43.42	S55° 52' 41"W	((S 56°08'55" W 43.73'))
L3	39.56	N72° 13' 38"E	*(S 77°26'00" W 39.67')
L4	35.05	S61° 50' 37"W	
L5	95.23	S41° 08' 45"W	
L6	62.62	S71° 35' 52"W	
L7	20.25	S89° 40' 00"E	
L8	112.72	N62° 28' 51"E	



Sheet 1 of 1

PARTITION PLAT
 In the NW 1/4, Sec. 14 & NE 1/4, Sec. 15
 Township 27 South, Range 6 West, W.M.
 Douglas County, Oregon
 March 20, 2012

REGISTERED PROFESSIONAL LAND SURVEYOR
Mark A. Heimburger
 OREGON
 JULY 16, 1987
 MARK A. HEIMBURGER
 2287
 RENEWS JUNE 30, 2013

LaVerne Bailey
 1655 NW Jennifer Court
 Roseburg, Oregon 97471

Land Mark
 Surveying, Inc.
 •3317 N.E. Stephens St. •Roseburg, Oregon 97470
 •Office (541) 677-9400 •Fax (541) 677-9401

2012-0005

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