

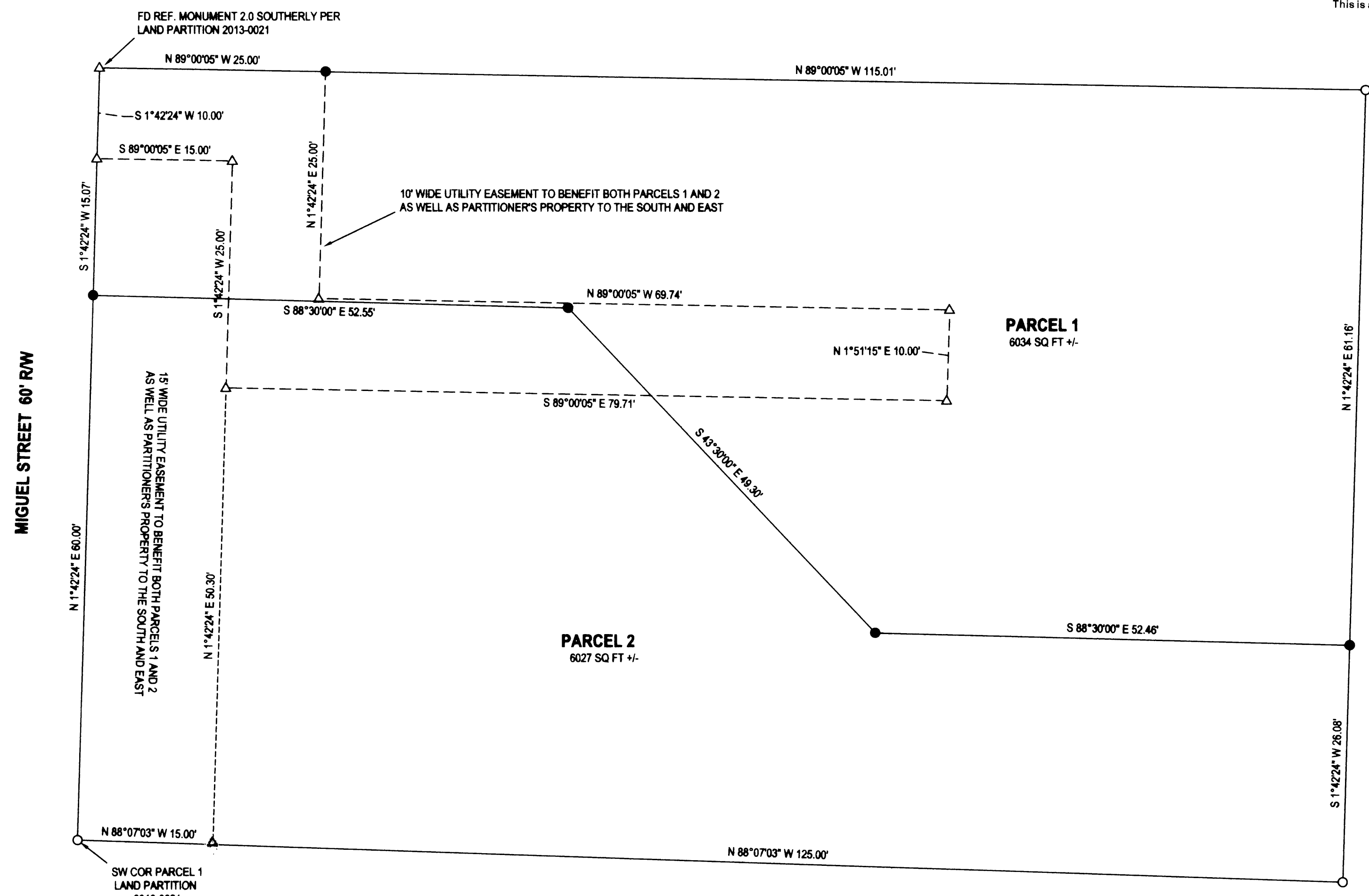
2014-0002 A

Douglas County Official Records
Patricia K. Hitt, County Clerk 2014-004715



NO FEE

PLAT-PAR Cnt=1 Stn=17 ROBIN
This is a no fee document 03/28/2014 08:28:24 AM



LEGEND

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

BEARING AND DISTANCES BETWEEN FOUND MONUMENTS RECORD PER LAND PARTITION 2013-0021

FIELD CREW: NEIL HIBBS, SCOTT THOMPSON
EQUIPMENT: NIKON DTM-522 TOTAL STATION
OFFICE: NEIL HIBBS
DRAFTING: NEIL HIBBS

27-05-17DC TL 1401

ZONE: MR18
COMP. PLAN: MEDIUM DENSITY RESIDENTIAL
WATER: CITY OF ROSEBURG
SEWER: RUSA

NOTE: ACCESS TO BOTH PARCELS IS ON PARCEL 1. PARKING FOR EACH PARCEL IS LIMITED TO THAT PARCEL BUT ACCESS FOR INGRESS AND EGRESS WILL BE RECIPROCAL.

PLANNING DEPT. FILE NO. P-14-1

LAND PARTITION LYING IN THE SE 1/4 SEC. 17, T27S, R5W WILLAMETTE MERIDIAN, DOUGLAS COUNTY, OREGON		REGISTERED PROFESSIONAL LAND SURVEYOR
CLIENT: RICK POLAND P.O. BOX 161 ROSEBURG, OR. 97470	SURVEYOR: NEIL HIBBS LAND SURVEYING, INC 4738 LOCKWOOD LANE NW ROSEBURG, OR. 97471 PHONE: 503-687-6383 FAX: 503-687-6388 e-mail: neil@hibbsland.com	J. Neil Hibbs OREGON JANUARY 15, 1988 F. NEIL HIBBS 52989 EXPIRATION DATE 6/30/2015
DWG SCALE: 1"= 10'	JOB NO.: 0109-13	DATE: MARCH 2014
		PAGE 1 OF 2

2014-0002 A

2014-0002 B

DECLARATION:

KNOW ALL PEOPLE BY THESE PRESENTS THAT RICK A. POLAND IS THE OWNER OF THE LAND REPRESENTED HEREON AND MORE PARTICULARLY DESCRIBED HEREIN AND HAVE CAUSED THE SAME TO BE PLATTED INTO 2 PARCELS, TOGETHER WITH EASEMENTS, AS SHOWN.

Rick Poland 3/26/14
RICK A. POLAND DATE

APPROVALS:

Brida Shin 3/26/2014
COMMUNITY DEVELOPMENT DIRECTOR DATE

Missi Russey 3/27/2014
PUBLIC WORKS DIRECTOR DATE

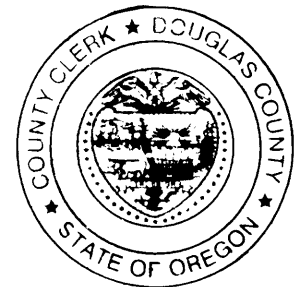
Randy Smith 3-26-14
DOUGLAS COUNTY SURVEYOR DATE

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

Jason Vance 3/27/2014
DOUGLAS COUNTY TAX COLLECTOR DATE

FILED THIS 28TH MARCH DAY OF 2014, 8:28:24 O'CLOCK (AM/PM)

Patricia K Hitt 3-28-14
DOUGLAS COUNTY CLERK DATE



ACKNOWLEDGEMENT:

STATE OF OREGON
COUNTY OF DOUGLAS

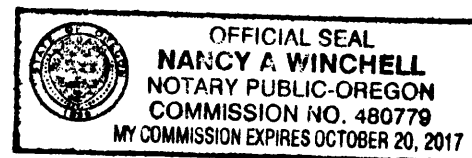
KNOW ALL PEOPLE BY THESE PRESENTS, ON THIS 26 DAY OF MARCH, 2014, BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID STATE AND COUNTY, PERSONALLY APPEARED RICK A. POLAND WHO DID SAY THAT HE IS THE IDENTICAL PERSON NAMED IN THE FOREGOING INSTRUMENT AND THAT HE EXECUTED SAID INSTRUMENT FREELY AND VOLUNTARILY.

PRINTED NAME: Nancy A. Winchell

COMMISSION #: 480779

MY COMMISSION EXPIRES ON: October 20, 2017

SIGNATURE: Nancy A. Winchell



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, LAND PARTITION 2013-0021 AS RECORDED IN THE SURVEY RECORDS OF DOUGLAS COUNTY, OREGON.

27 05 17DC TL 1401

ZONE: MR-18
COMP. PLAN: MEDIUM DENSITY RESIDENTIAL
WATER: CITY OF ROSEBURG
SEWER: RUSA

NARRATIVE:

THE PURPOSE OF THIS SURVEY WAS TO PARTITION THE SUBJECT PROPERTY INTO TWO PARCELS. PERIMETER MONUMENTS WERE FOUND PER LAND PARTITION 2013-0021.

PLANNING DEPT. FILE NO. P-14-1

LAND PARTITION AND SURVEY		REGISTERED PROFESSIONAL LAND SURVEYOR OREGON JANUARY 13, 1999 F. NEIL HIBBS 52989 EXPIRATION DATE 6/30/2015
LYING IN THE SE 1/4 SEC. 17 & NE 1/4 SEC. 20, T27S, R5W WILLAMETTE MERIDIAN, DOUGLAS COUNTY, OREGON		
CLIENT: RICK POLAND P.O. BOX 161. ROSEBURG, OR. 97470	SURVEYOR: NEIL LAND SURVEYING, INC HIBBS <small>4738 LOCKWOOD AVE. S.W. ROSEBURG, OR. 97471 PHONE: 541-987-8383 FAX: 541-987-8388 E-MAIL: neil@neilandsurveying.com</small>	
DWG SCALE: N/A	JOB NO.: 0109-13	DATE: MARCH 2014
		PAGE 2 OF 2

2014-0002 B