

2016-0003

APPROVALS:

Brinkon 2/29/2016
COMMUNITY DEVELOPMENT DIRECTOR DATE
Lynch 2/29/2016
PUBLIC WORKS DIRECTOR DATE
Kistner & Deebert 3/1/2016
DOUGLAS COUNTY SURVEYOR DATE

ZONE: M2 (MEDIUM INDUSTRIAL)
COMP. PLAN: IND (INDUSTRIAL)
WATER: CITY OF ROSEBURG
SEWER: RUSA

Douglas County Official Records 2016-004190
Patricia K. Hitt, County Clerk
NO FEE
00411437201600041900010019
03/02/2016 02:08:13 PM
This is a no fee document

COMMUNITY DEVELOPMENT DEPARTMENT FILE NO. P-15-6

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

Stouffer 3/2/2016
DOUGLAS COUNTY TAX COLLECTOR DATE
FILED THIS 2nd DAY OF MARCH, 2016, 2:08 O'CLOCK AM/PM
Patricia K. Hitt 3/2/16
DOUGLAS COUNTY CLERK DATE

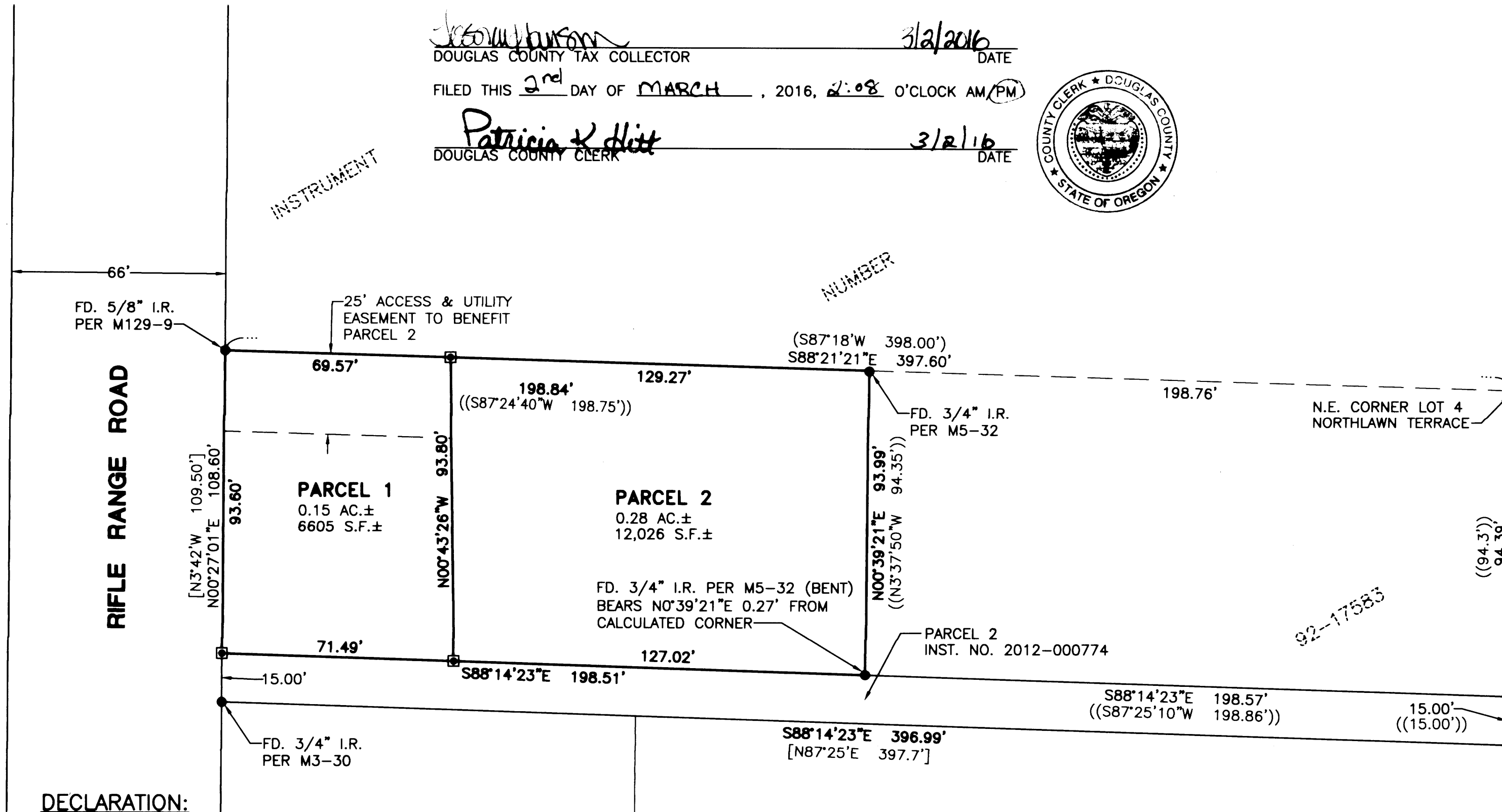


LEGEND

- FOUND IRON ROD AS NOTED
FOUND 3/4" IRON PIPE PER NORTHLAWN TERRACE
SET 5/8"x30" IRON ROD w/YELLOW PLASTIC CAP STAMPED "IE ENGINEERING"
RECORD INFORMATION PER NORTHLAWN TERRACE (VOL. 4, PG. 12)
RECORD INFORMATION PER C.S. 47/186
RECORD INFORMATION PER M3-30

BASIS OF BEARING:

NAD 83
OREGON STATE PLANE SOUTH ZONE
(PER GPS OBSERVATION)



DECLARATION:

KNOW ALL PEOPLE BY THESE PRESENTS THAT THE MARLIN L. LARSEN 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 A 25' ACCESS AND UTILITY EASEMENT AS SHOWN.

Marlin Larsen 2/25/16
MARLIN L. LARSEN DATE

ACKNOWLEDGMENT:

STATE OF OREGON }
COUNTY OF DOUGLAS } ss.

KNOW ALL PEOPLE BY THESE PRESENTS, ON THIS 25th DAY OF February, 2016, BEFORE ME A NOTARY PUBLIC IN AND FOR SAID STATE AND COUNTY, PERSONALLY APPEARED MARLIN L. LARSEN, WHO DID SAY THAT HE IS THE IDENTICAL PERSON NAMED IN THE FOREGOING INSTRUMENT AND THAT HE EXECUTED SAID INSTRUMENT FREELY AND VOLUNTARILY.

Elaine Berg
NOTARY: ELAINE BERG
NOTARY PUBLIC - OREGON
COMMISSION NO.: 928277
MY COMMISSION EXPIRES: MAY 8, 2018

SURVEYOR'S CERTIFICATE:

I, RONALD A. QUIMBY, OREGON PROFESSIONAL LAND SURVEYOR NO. 1654, HEREBY CERTIFY THAT I HAVE CORRECTLY SURVEYED AND MARKED WITH PROPER MONUMENTS A PORTION OF THE LAND SHOWN ON THE ANNEXED PLAT, OF WHICH THE FOLLOWING IS A TRUE AND CORRECT DESCRIPTION:

ALL OF THAT TRACT DESCRIBED IN INSTRUMENT NUMBER 2014-013139, DEED RECORDS OF DOUGLAS COUNTY, OREGON.

NARRATIVE:

THE PURPOSE OF THIS PLAT IS TO PARTITION ABOVE-DESCRIBED TRACT INTO 2 PARCELS AS SHOWN.

THE PROCEDURE WAS AS FOLLOWS:

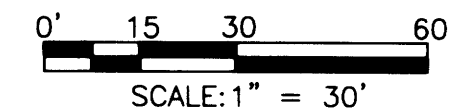
MONUMENTS OF RECORD WERE TIED AND HELD AS SHOWN. THE SOUTH BOUNDARY WAS CALCULATED BY HOLDING THE BEARING BETWEEN FOUND MONUMENTS AT THE SOUTHWEST & SOUTHEAST CORNERS OF PARCEL 2, INST. NO. 2012-000774, PROJECTING THIS FROM A FOUND MONUMENT AT THE NORTHEAST CORNER OF SAID PARCEL 2, INST. NO. 2012-000774 & INTERSECTING THE EASTERLY RIGHT-OF-WAY OF RIFLE RANGE RD. MONUMENTS WERE THEN SET TO DELINEATE THE NEW PARCELS AS SHOWN.

FIELD CREW: JEREMY LEONARD

EQUIPMENT: TOPCON TOTAL STATION AND TDS RANGER DATA COLLECTOR

OFFICE: DEREK FEIGEL

DRAFTING: DEREK FEIGEL



REGISTERED PROFESSIONAL LAND SURVEYOR

Ronald A. Quimby
OREGON
JULY 14, 1978
RONALD A. QUIMBY
1654

EXPIRES: 12/31/2016

LAND PARTITION

LYING IN THE S.W. 1/4 OF SECTION 17, T27S, R5W, WILLAMETTE MERIDIAN, CITY OF ROSEBURG, DOUGLAS COUNTY, OREGON

SURVEYED FOR: MARLIN LARSEN
1813 W. PARKWAY AVE. #431
ROSEBURG, OR 97471

SURVEYED BY: i.e. ENGINEERING
809 SE Pine Street
Roseburg, Oregon 97470
PHONE (541) 673-0166
FAX (541) 440-9392
email@ieengineering.com

SCALE: AS NOTED

JOB NO: 201-25
DATE: 2-24-16

DWG. BY: DAF
PM: DAF

PAGE: 1 OF 1

2016-0003