

2020-0002 A

LAND PARTITION

LOCATED in the NW 1/4 of Sec. 23 and in the East 1/2 of Sec. 22, T. 27 S, R 4 W., W.M.
in Douglas County, Oregon.

December, 2019

Douglas County Official Records 2020-000026
Daniel J. Loomis, County Clerk
NO FEE
00503124202000000260020022 01/02/2020 02:03:30 PM
PLAT-PAR Cnt=1 Str=33 HAJOHNST
This is a no fee document

SURVEYOR'S CERTIFICATE

I, DAVID A. EDWARDS, HEREBY CERTIFY THAT I HAVE CORRECTLY SURVEYED AND MARKED WITH PROPER MONUMENTS ONLY THE NEW BOUNDARY BETWEEN PARCEL 1 AND PARCEL 2 AS SHOWN ON SHEET TWO AND THAT THE REMAINDER OF THE PARCELS ARE UNSURVEYED AND THAT THE FOLLOWING IS AN ACCURATE DESCRIPTION OF THE ENTIRE PARENT TRACT:

THOSE TRACTS OF LAND DESCRIBED IN DOCUMENTS NUMBERED 2001-5177 AND 1995-0344, OFFICIAL RECORDS FOR DOUGLAS COUNTY, OREGON.

David A. Edwards
DAVID A. EDWARDS, P.L.S. 2339

DECLARATION

KNOW ALL PERSONS BY THESE PRESENTS THAT JUDY L. JOHNSON IS THE OWNER OF THE LANDS REPRESENTED HEREON ON SHEET TWO AND HAS CAUSED THE SAME TO BE PARTITIONED INTO PARCELS AND EASEMENTS AS SHOWN ON SAID SHEET TWO.

Judy L. Johnson
JUDY L. JOHNSON

ACKNOWLEDGEMENT

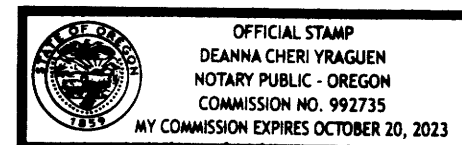
STATE OF OREGON)

SS

COUNTY OF DOUGLAS)

PERSONALLY APPEARED BEFORE ME THIS 17th DAY OF DECEMBER, 2019, THE ABOVE NAMED JUDY L. JOHNSON, WHO DID ACKNOWLEDGE THE FOREGOING INSTRUMENT TO BE HER VOLUNTARY ACT AND DEED.

Deanna Cheri Yraguen
NOTARY PUBLIC FOR OREGON



NARRATIVE

THE PURPOSE OF THIS SURVEY IS TO LOCATE AND MONUMENT THE NEW BOUNDARY BETWEEN PARCEL 1 AND PARCEL 2 AND TO PREPARE AND RECORD THIS PLAT IN ORDER TO CREATE SAID PARCELS, AS WELL AS THE ACCESS AND UTILITY EASEMENT AND THE WATERLINE EASEMENT SERVING PARCEL 2 AS SHOWN ON SHEET TWO. FOUND MONUMENTS PER PARTITION PLAT 2000-0007, THE 1970 COUNTY ROAD PLANS AND M 119-44 WERE HELD FOR CONTROL AS SHOWN. RECORD DATA PER PARTITION PLAT 2000-0007 AND M 119-44 WAS THEN USED TO PLAT THE REMAINDER OF THE EXTERIOR BOUNDARY. BOTH PARCELS ARE THEREFORE CONSIDERED UNSURVEYED.

FIELD CREW: BRANT MILLER AND ERIC SPRINKLE.

EQUIPMENT: NIKON TOTAL STATION.

COMPUTATIONS AND DRAFTING: DAVID EDWARDS.

SURVEYED FOR: BRAD HELLENTHAL
P.O. BOX 184
ROSEBURG, OREGON 97470

SURVEYED BY: DAVID EDWARDS LAND SURVEYING
P.O. BOX 361
OAKLAND, OREGON 97462
PHONE: (541) 459-0512



APPROVALS

[Signature] 1/2/2020
DOUGLAS COUNTY PLANNING DIRECTOR DATE

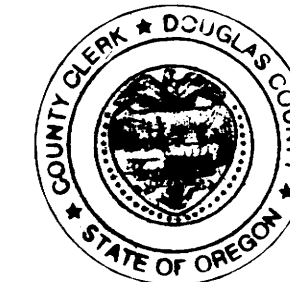
[Signature] 1/2/2020
DOUGLAS COUNTY SURVEYOR DATE

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

Michelle Wilson, Chief Deputy 1/2/20
DOUGLAS COUNTY TAX COLLECTOR DATE

FILED THIS 2nd DAY OF January, 2020 2:03 PM

By Heidi Johnston, Deputy
DOUGLAS COUNTY CLERK



WATER: PARCEL 1: CITY OF ROSEBURG PARCEL 2: SPRING AND WATERLINE EASEMENT.

SEWER: SUB-SURFACE

COMP. PLAN: AG AND FFT.

ZONING: FG.

PLANNING DEPT. FILE: 19-006

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