

2021-0022 B

DECLARATION:

KNOW ALL PEOPLE BY THESE PRESENTS THAT HAD PROPERTIES LLC IS THE OWNER OF THE LAND REPRESENTED HEREON AND MORE PARTICULARLY DESCRIBED HEREIN, HAVE CAUSED THE SAME TO BE SURVEYED AND PARTITIONED INTO TWO PARCELS IN ACCORDANCE WITH THE PROVISIONS OF CHAPTER 92, OREGON REVISED STATUTES. A 25 FOOT ACCESS AND UTILITY EASEMENT BEING CREATED ACROSS PARCEL 1 FOR THE BENEFIT OF PARCEL 2. A 15' WIDE POWER EASEMENT IS ALSO BEING CREATED ALONG THE WESTERN BOUNDARY OF PARCEL 1 FOR THE BENEFIT OF PARCEL 2

[Signature] member 6/2/21
DUSTIN JINKS, MEMBER DATE

ACKNOWLEDGEMENT

STATE OF OREGON
COUNTY OF DOUGLAS

KNOW ALL PEOPLE BY THESE PRESENTS, ON THIS 2nd DAY OF June, 2021, BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID STATE AND COUNTY, PERSONALLY APPEARED BEFORE ME DUSTIN JINKS, MEMBER, HAD PROPERTIES LLC, 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: Jana Sky

COMMISSION #: 985647

MY COMMISSION EXPIRES ON: April 8, 2023

SIGNATURE: [Signature]

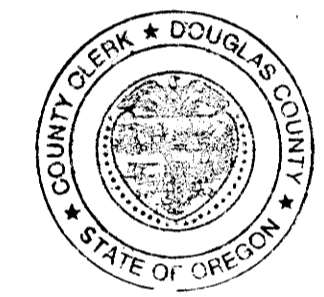
APPROVALS:

[Signature] 6/2/2021
DOUGLAS COUNTY PLANNING DIRECTOR DATE

[Signature] 6/2/2021
DOUGLAS COUNTY SURVEYOR DATE

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

[Signature] 6-2-21
DOUGLAS COUNTY TAX COLLECTOR DATE



FILED THIS 2nd DAY OF June, 2021, 2:27 O'CLOCK AMP

[Signature] 6/2/2021
DOUGLAS COUNTY CLERK DATE

SURVEYOR'S CERTIFICATE:

I, F. NEIL HIBBS, 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.

BEGINNING AT A 1" IRON PIPE AT THE SOUTHEAST CORNER OF PARCEL 1 OF THE LAND PARTITION FILED IN BOOK 10, PAGE 81 OF THE LAND PARTITION RECORDS OF DOUGLAS COUNTY, OREGON; THENCE S 0°50'29" E 342.48 FEET TO A 5/8" IRON ROD; THENCE S 0°50'29" E 116.40 FEET TO A 5/8" IRON ROD; THENCE S 47°08'08" E 95.39 FEET TO A 5/8" IRON ROD ON THE NORTHERN RIGHT-OF-WAY OF ROBERTS CREEK ROAD; THENCE S 56°33'07" W 82.16 FEET ALONG SAID NORTHERN RIGHT-OF-WAY TO A 5/8" IRON ROD; THENCE S 67°53'27" W 255.81 FEET ALONG SAID RIGHT-OF-WAY TO A 5/8" IRON ROD; THENCE N 87°14'51" W 94.90 FEET ALONG SAID RIGHT-OF-WAY TO A 5/8" IRON ROD; THENCE N 0°28'53" W 9.99 FEET TO A 5/8" IRON ROD; THENCE N 0°28'53" W 223.87 FEET TO A 5/8" IRON ROD; THENCE N 0°28'53" W 293.89 FEET TO A 5/8" IRON ROD; THENCE N 67°56'07" E 354.04 FEET TO A 1" IRON PIPE, THE POINT OF BEGINNING.

PLANNING DEPT. FILE NO. 20-071

LAND PARTITION		REGISTERED PROFESSIONAL LAND SURVEYOR
LYING IN THE SE 1/4 OF SEC. 13, T28S R6W WILLAMETTE MERIDIAN, DOUGLAS COUNTY, OREGON		
CLIENT: HAD PROPERTIES LLC P.O. BOX 1951 ROSEBURG, OR. 97470	SURVEYOR: NEIL HIBBS LAND SURVEYING, INC 479 LOOKINGGLASS RD. ROSEBURG, OR. 97471 phone: 541-957-5303 fax: 541-957-9306 e-mail: neilhibbs@willblive.net	OREGON JANUARY 12, 1989 F. NEIL HIBBS 52989 EXPIRATION DATE 6/30/2021
DWG SCALE: N/A	JOB NO.: 2120-03	
		DATE: MAY 2021
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