

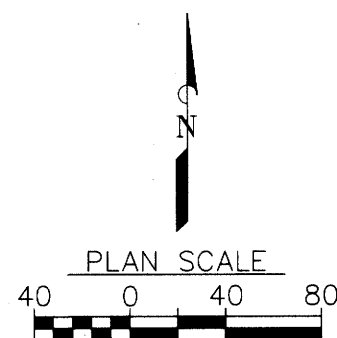
2022-0008B

LINE TABLE

L1	S02°25'09"E	26.58'
L2	N23°26'58"E	11.92'
L3	S66°33'02"E	20.00'
L4	S23°26'58"W	11.92'
L5	S66°33'02"E	30.16'
L6	S10°47'42"E	30.82'
L7	N75°42'14"E	7.39'
	(N78°07'23"E	7.39') R1
L8	S87°34'51"W	36.29'
L9	S13°43'43"E	50.99'
L10	N87°34'51"E	25.57'

CURVE TABLE

CURVE	LENGTH	RADIUS	DELTA	CHORD BEARING
C1	82.54'	73.74'	64°07'50"	S34°29'04"E 78.30'
C2	43.98'	28.00'	90°00'00"	N68°17'53"E 39.60'
C3	43.98'	28.00'	90°00'00"	S21°42'07"E 39.60'
C4	29.61'	103.74'	16°21'12"	S58°21'11"E 29.58'
	(29.61'	103.74'	16°21'12"	S55°57'16"E 29.51') R1
C5	54.22'	103.74'	29°56'37"	S35°13'29"E 53.60'
	(54.22'	103.74'	29°56'37"	S32°48'20"E 53.60') R1
C6	32.29'	103.74'	17°50'00"	S11°20'09"E 32.16'
	(32.29'	103.74'	17°50'00"	S08°55'00"E 32.16') R1



ROSEBURG RESOURCES CO.
PORTION OF PARCEL 1
PARTITION PLAT 2002-16

1/16 CORNER

FND 2" IRON PIPE
M103-21

TAX LOT #402

PORTION OF
PARCEL 2
PARTITION
PLAT
2002-16

DOUGLAS COUNTY

TAX LOT #1400

FND 2" IRON PIPE
M103-21
INITIAL POINT

N89°49'46"W 1359.82'
(N87°25'20"W 1360.09') M103-21
(N89°57'06"W 1359.93') M104-36

PARCEL 1
1.00 ACRE

PUBLIC RIGHT-OF-WAY
TO BE DEDICATED
0.75 ACRES

PARCEL 2
1.01 ACRES

PARCEL 3 - FOR FUTURE DEVELOPMENT
15.04 ACRES

CALC. S89°55'02"E 482.26'
(S87°29'53"E 482.26') R1

TAX LOT #200

REEDSPORT ASSEMBLY GOD
INSTR. #347949

TAX LOT #400

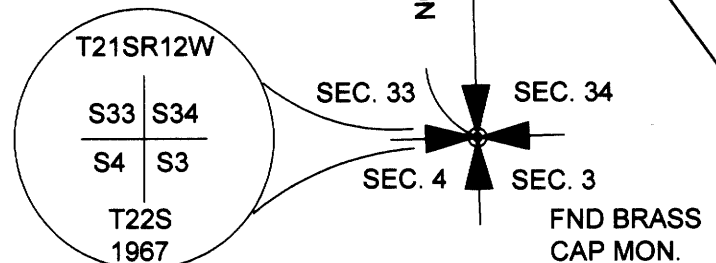
KIMBERLY KING
INSTR. #1997-14256

LEGEND

- ⊕ FOUND SECTION CORNER AS NOTED.
- ⊙ FOUND 5/8" REBAR WITH PLASTIC CAP "HGE INC." PER MASTER HEIGHTS SUBDIVISION VOL. 23 PG. 12 A-C, UNLESS NOTED OTHERWISE.
- SET 5/8" REBAR W/PLASTIC CAP "DYER PARTNER LS 2340"
- CALCULATED POSITION - NO MONUMENT SET.
- () R1 RECORD PER MASTER HEIGHTS SUBDIVISION VOL. 23 PG. 12 A-C
- R&M RECORD AND MEASURED

PLOT DATE: January 5, 2022
1/4/2022 4:59:01 PM
Master Heights Reservoir Site Location/Partition Plat Dwg/Final Partition 11-2021.dwg
12719 Master Heights Reservoir Site Location/Partition Plat Dwg/Final Partition 11-2021.dwg

2022-0008B



D THE DYER PARTNERSHIP ENGINEERS & PLANNERS, INC.
1330 TEAKWOOD AVE.
COOS BAY, OREGON 97420
TELEPHONE: (541) 269-0732

REGISTERED PROFESSIONAL LAND SURVEYOR
Michael W. Erickson
OREGON
JULY 26, 1988
MICHAEL W. ERICKSON
2340
EXPIRES: 12-31-23

FINAL PARTITION PLAT - MASTER HEIGHTS RESERVOIR
OWNER: REEDSPORT PROPERTIES LIMITED
LOCATED IN: SE1/4 SE1/4 SECTION 33 AND SW1/4 SW1/4 SECTION 34, T.21S., R.12W., W.M.,
REEDSPORT, DOUGLAS COUNTY, OREGON

PROJECT NO. 127.19	DRAWING NO. P2
DATE NOVEMBER, 2021	SHEET NO. 2 OF 2

LINE IS 2 INCHES AT FULL SCALE
IF NOT 2" - SCALE ACCORDINGLY