

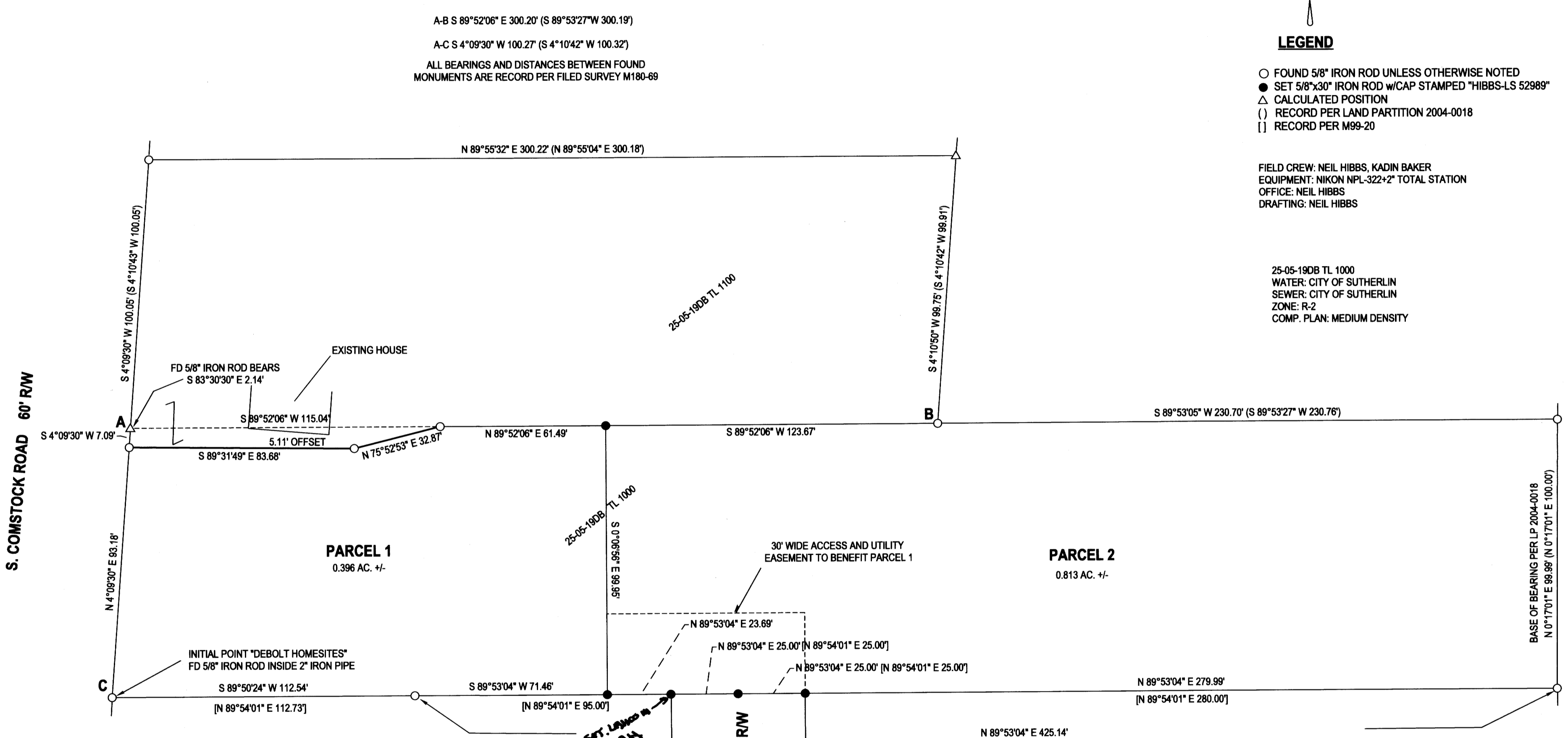


LEGEND

- FOUND 5/8" IRON ROD UNLESS OTHERWISE NOTED
- SET 5/8"x30" IRON ROD w/CAP STAMPED "HIBBS-LS 52989"
- △ CALCULATED POSITION
- () RECORD PER LAND PARTITION 2004-0018
- [] RECORD PER M99-20

FIELD CREW: NEIL HIBBS, KADIN BAKER
EQUIPMENT: NIKON NPL-322+2" TOTAL STATION
OFFICE: NEIL HIBBS
DRAFTING: NEIL HIBBS

25-05-19DB TL 1000
WATER: CITY OF SUTHERLIN
SEWER: CITY OF SUTHERLIN
ZONE: R-2
COMP. PLAN: MEDIUM DENSITY



NARRATIVE:

THE PURPOSE OF THIS SURVEY WAS TO PARTITION THE SUBJECT PROPERTY INTO TWO PARCELS AS SHOWN AND TO CREATE AN ACCESS AND UTILITY EASEMENT ACROSS PARCEL 2 FOR THE BENEFIT OF PARCEL 1.

WAIVER OF REMONSTRANCE RECORDED PER INST. NO. 2022-3301

PLANNING DEPT. FILE NO. 21-S019

LAND PARTITION		REGISTERED PROFESSIONAL LAND SURVEYOR OREGON JANUARY 12, 1989 F. NEIL HIBBS 52989 EXPIRATION DATE 6/30/2023	
LYING IN THE SE 1/4 OF SEC. 19, T25S, R5W WILLAMETTE MERIDIAN, DOUGLAS COUNTY, OREGON			
CLIENT: BUD WASHBURN 1038 S. COMSTOCK RD. SUTHERLIN, OR. 97479	SURVEYOR: NEIL HIBBS LAND SURVEYING, INC 4728 LOCKMORGLASS RD. ROSEBURG, OR. 97471 phone: 541-857-8303 fax: 541-857-8308 e-mail: neil@neilhibbs.com		
DWG SCALE: 1"= 30'	JOB NO.: 0531-02	DATE: APRIL 2022	PAGE 1 OF 2

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2022-0021B

DECLARATION:

KNOW ALL PEOPLE BY THESE PRESENTS THAT BRIAN NORRIS WASHBURN IS THE OWNER OF THE LAND REPRESENTED HEREON AND MORE PARTICULARLY DESCRIBED HEREIN AND HAS CAUSED THE SAME TO BE SURVEYED AND PARTITIONED INTO TWO PARCELS IN ACCORDANCE WITH THE PROVISIONS OF CHAPTER 92, OREGON REVISED STATUTES. A 30 FOOT WIDE ACCESS AND UTILITY EASEMENT ACROSS PARCEL 2 FOR THE BENEFIT OF PARCEL 1 IS ALSO HEREBY CREATED.

Brian Norris Washburn 4/28/22
BRIAN NORRIS WASHBURN DATE

ACKNOWLEDGEMENT:

STATE OF OREGON
COUNTY OF DOUGLAS

KNOW ALL PEOPLE BY THESE PRESENTS, ON THIS 28 DAY OF APRIL, 2022, BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID STATE AND COUNTY, PERSONALLY APPEARED BRIAN NORRIS WASHBURN 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: Jennifer Alice Newbury

COMMISSION #: 1016470

MY COMMISSION EXPIRES ON: September 02, 2025

SIGNATURE: JANewbury

APPROVALS:

Brian Elliott 4-27-2022
SUTHERLIN COMMUNITY DEVELOPMENT DIRECTOR DATE
John [unclear] (deputy) 4/28/22
DOUGLAS COUNTY SURVEYOR DATE

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

J.P.E. [unclear] 4-28-22
DOUGLAS COUNTY TAX COLLECTOR DATE

FILED THIS 28th DAY OF April, 2022, 3:27 O'CLOCK AM/PM

Day Sooder Deputy 4/28/22
DOUGLAS COUNTY CLERK DATE



SURVEYOR'S CERTIFICATE:

I, F. NEIL HIBBS, HEREBY CERTIFY 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.

THAT LAND DESCRIBED IN INSTRUMENT NO. 2021-10587 OF THE DEED RECORDS OF DOUGLAS COUNTY OREGON.

LESS THAT PORTION THEREOF DESCRIBED IN INSTRUMENT NO. 2022-4137 OF THE DEED RECORDS OF DOUGLAS COUNTY, OREGON.

PLANNING DEPT. FILE NO. 21-S019

LAND PARTITION LYING IN THE SE 1/4 OF SEC. 19, T25S, R5W WILLAMETTE MERIDIAN, DOUGLAS COUNTY, OREGON		REGISTERED PROFESSIONAL LAND SURVEYOR
CLIENT: BUD WASHBURN 1038 S. COMSTOCK RD. SUTHERLIN, OR. 97479	SURVEYOR: NEIL HIBBS LAND SURVEYING, INC 478 LOCKWOOD AVE. S.W. ROSEBURG, OR. 97171 phone: 541-857-8303 fax: 541-857-8306 e-mail: neil@neilhibbs.com	 OREGON JANUARY 12, 1999 F. NEIL HIBBS 52889 EXPIRATION DATE 6/30/2023
DWG SCALE: N/A	JOB NO.: 0531-02	DATE: APRIL 2022
		PAGE 2 OF 2

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