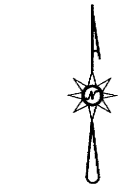
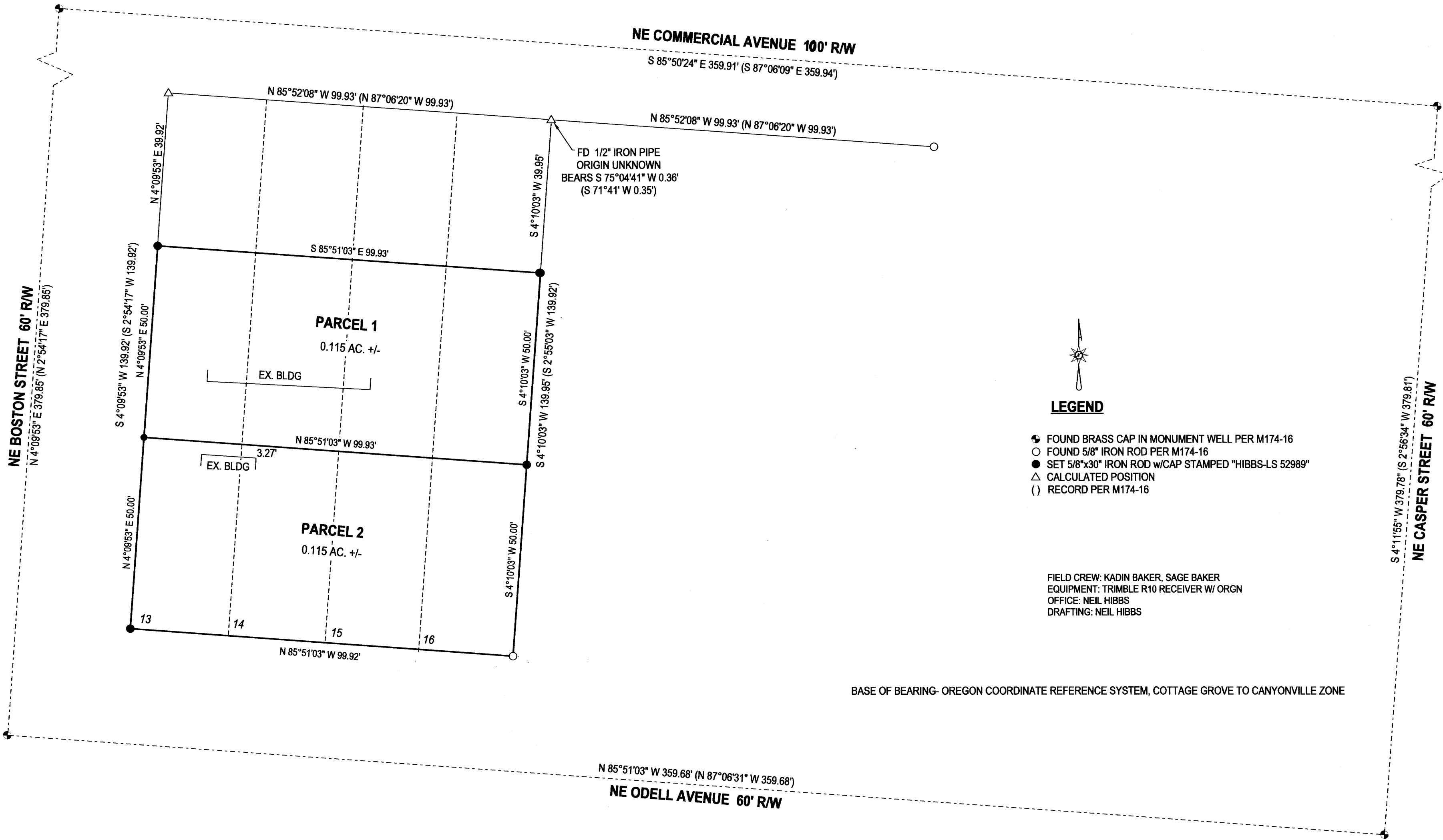




2025-0016 A



**LEGEND**

- FOUND BRASS CAP IN MONUMENT WELL PER M174-16
- FOUND 5/8" IRON ROD PER M174-16
- SET 5/8"x30" IRON ROD w/CAP STAMPED "HIBBS-LS 52989"
- △ CALCULATED POSITION
- ( ) RECORD PER M174-16

FIELD CREW: KADIN BAKER, SAGE BAKER  
 EQUIPMENT: TRIMBLE R10 RECEIVER W/ ORGN  
 OFFICE: NEIL HIBBS  
 DRAFTING: NEIL HIBBS

BASE OF BEARING- OREGON COORDINATE REFERENCE SYSTEM, COTTAGE GROVE TO CANYONVILLE ZONE

2025-0016 A

COMMUNITY DEVELOPMENT DEPT. FILE NO. P-25-001

<b>LAND PARTITION</b> IN BLOCK 20, KINNEY'S IMPROVED PLAT LYING IN THE SW 1/4 OF SEC. 18, T27S, R5W WILLAMETTE MERIDIAN, DOUGLAS COUNTY, OREGON		REGISTERED PROFESSIONAL LAND SURVEYOR
CLIENT: R&L PROPERTIES, LLC 176 NE FLAGG ST. ROSEBURG, OR. 97470	<b>NEIL HIBBS</b> LAND SURVEYING, INC 4739 LOOKINGGLASS RD. ROSEBURG, OR. 97471 phone: 541-957-9303 neilhillslandsurv@gmail.com	 OREGON JANUARY 12, 1999 F. NEIL HIBBS 52989
DWG SCALE: 1"= 20'	JOB NO.: 3144-01	DATE: MAY 2025
		PAGE 1 OF 2

EXPIRATION DATE  
6/30/2025

**DECLARATION**

KNOW ALL PEOPLE BY THESE PRESENT THAT R&L 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.

Rusty Allen 5/8/2025  
RUSTY ALLEN, MEMBER DATE

**ACKNOWLEDGEMENT**

STATE OF OREGON  
COUNTY OF DOUGLAS

KNOW ALL PEOPLE BY THESE PRESENT, ON THIS 8th DAY OF May, 2025, BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID STATE AND COUNTY, PERSONALLY APPEARED RUSTY ALLEN AS A MEMBER OF R&L 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: Kayla Calvert

COMMISSION #: 1057066

MY COMMISSION EXPIRES ON: March 13, 2029

SIGNATURE: Kayla Calvert

**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 PER EXHIBIT "B" OF INSTRUMENT NO. 2022-012911 AS RECORDED IN THE DEED RECORDS OF DOUGLAS COUNTY, OREGON.

T27S R5W SEC. 18CD TL 3900

WATER: CITY OF ROSEBURG  
SEWER: R.U.S.A.  
ZONE: MU  
COMP. PLAN: IND

**NARRATIVE:**

THE PURPOSE OF THIS SURVEY WAS TO PARTITION THE SUBJECT PROPERTY INTO 2 PARCELS AS SHOWN. THE BLOCK WAS CREATED BASED ON THE CENTERLINE MONUMENTS FOUND PER M174-16. HELD THE OTHER MONUMENTS AS FOUND PER M174-16 AS WELL.

**APPROVALS:**

[Signature] 5/8/2025  
ROSEBURG COMMUNITY DEVELOPMENT DIRECTOR DATE

[Signature] 5/8/25  
CITY OF ROSEBURG PUBLIC WORKS DIRECTOR DATE

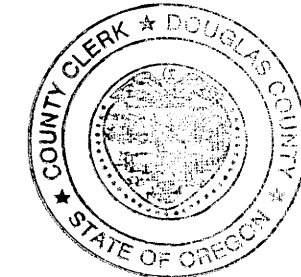
[Signature] 5-8-25  
DOUGLAS COUNTY SURVEYOR DATE

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

[Signature] 5-8-25  
DOUGLAS COUNTY TAX COLLECTOR DATE

FILED THIS 8 DAY OF May, 2025, 11:45 O'CLOCK (A)M/PM

[Signature] 5/8/25  
DOUGLAS COUNTY CLERK DATE



COMMUNITY DEVELOPMENT DEPT. FILE NO. P-25-001

<b>LAND PARTITION</b> IN BLOCK 20, KINNEY'S IMPROVED PLAT LYING IN THE SW 1/4 OF SEC. 18, T27S, R5W WILLAMETTE MERIDIAN, DOUGLAS COUNTY, OREGON		 <b>REGISTERED PROFESSIONAL LAND SURVEYOR</b>  <b>OREGON</b> JANUARY 12, 1999 <b>F. NEIL HIBBS</b> 52989 EXPIRATION DATE 6/30/2025	
CLIENT: R&L PROPERTIES, LLC 176 NE FLAGG ST. ROSEBURG, OR. 97470	<b>NEIL HIBBS</b> <b>LAND SURVEYING, INC</b> 4739 LOOKINGGLASS RD. ROSEBURG, OR. 97471 phone: 541-957-9303 neilhibbslandsurv@gmail.com		
DWG SCALE: 1"= 20'	JOB NO.: 3144-01	DATE: MAY 2025	PAGE 2 OF 2