



**PLAT OF  
NEBO-VISTA HOMES**  
 LOCATED IN N.E. 1/4 SEC. 23  
 T27S., R6W., W.M.  
 DOUGLAS COUNTY, OREGON.  
 SCALE 1"=100' SEPT. 1945.  
 BY FRANK D. TALBOT, CIVIL ENGR.

STATE OF OREGON } ss. DEDICATION  
 COUNTY OF MULTNOMAH  
 WE, ROBERT COATES AND AME SITTS COATES HAVE AND DO PLAT AND ESTABLISH THE LANDS REPRESENTED AND DESCRIBED IN THE ANNEXED PLAT AS, AND BY THE NAME OF NEBO-VISTA HOMES, AND WE HAVE AND HEREBY DO DEDICATE TO THE USE OF THE PUBLIC FOREVER THE STREETS AND RIGHTS OF WAY AS SHOWN ON SAID PLAT.  
 IN TESTIMONY WHEREOF THE SAID ROBERT COATES AND AME SITTS COATES HAVE HEREUNTO SET THEIR HAND AND SEAL THIS 17<sup>TH</sup> DAY OF OCTOBER, 1945.

WITNESSES  
*Kenneth C. Green*  
*Robert Coates* (SEAL)  
*Ame Sitts Coates* (SEAL)

STATE OF OREGON } ss. ACKNOWLEDGEMENT  
 COUNTY OF MULTNOMAH  
 ON THE 17<sup>TH</sup> DAY OF OCTOBER, 1945, BEFORE ME APPEARED ROBERT COATES AND AME SITTS COATES, TO ME PERSONALLY KNOWN, WHO BEING DULY SWORN, DID SAY THAT THEY ARE THE LAWFUL OWNERS OF THE TRACT OF LAND DELINEATED ON THE ANNEXED PLAT AND THAT THEY DO HEREBY ACKNOWLEDGE THAT THEY SIGNED THE ABOVE DEDICATION AS THEIR FREE AND VOLUNTARY ACT AND DEED.  
 IN TESTIMONY WHEREOF I HAVE HEREUNTO SET MY HAND AND SEAL THIS DAY AND YEAR ABOVE MENTIONED.

*Harold C. Holmes*  
 NOTARY PUBLIC.

APPROVED Oct. 19, 1945. *Wm. Bussanbark* COUNTY JUDGE.  
 APPROVED Oct. 18, 1945. *Ned. Dison* COUNTY ASSESSOR.  
 APPROVED OCTOBER 18, 1945. *Frank D. Talbot* COUNTY SURVEYOR.  
 APPROVED Oct 20, 1945. *Arthur Meyer* CITY ENGINEER, ROSEBURG.

STATE OF OREGON } ss. CERTIFICATE OF SURVEYOR.  
 COUNTY OF MULTNOMAH  
 I, FRANK D. TALBOT, DO HEREBY CERTIFY, DEPOSE AND SAY THAT I HAVE SURVEYED AND MARKED WITH PROPER MONUMENTS THE LAND ON THE ANNEXED PLAT OF WHICH THE FOLLOWING IS A TRUE AND CORRECT DESCRIPTION TO WIT:  
 BEGINNING AT THE INITIAL POINT WHICH IS A 2<sup>ND</sup> I.P. LOCATED IN THE SOUTH BOUNDARY LINE OF THE JOHN LEISER D.L.C. NO. 53 IN SEC. 24, T27S., R6W., W.M. AND 869.2 FT. WEST OF THE S.E. COR. OF SAID D.L.C. NO. 53; FROM SAID POINT OF BEGINNING RUNNING THENCE WEST 560.2 FT. ALONG THE SOUTH BOUNDARY OF SAID D.L.C. NO. 53; THENCE N. 0° 52' E. 1254.2 FT.; THENCE EAST 100.0 FT.; THENCE N. 0° 52' E. 287.3 FT. TO THE N.E. COR. OF THE CARTER TRACT ON THE SOUTH RIGHT OF WAY LINE OF THE ROSEBURG-MELROSE COUNTY HIGHWAY; THENCE ALONG SAID RIGHT OF WAY LINE S. 82° 46' E. 334.0 FT. AND N. 69° 20' E. 112.66 FT. TO THE N.W. COR. OF PINKERTON'S HOMESITES, FILED FOR RECORD IN THE OFFICE OF THE COUNTY CLERK OF DOUGLAS CO., OREGON; THENCE ALONG THE WESTERLY BOUNDARY LINE OF SAID PINKERTON'S HOMESITES AS FOLLOWS, S. 0° 13' W. 1006.9 FT., N. 63° 20' E. 4.5 FT., AND SOUTH 534.16 FT. TO THE PLACE OF BEGINNING AND LYING WHOLLY WITHIN THE N.E. 1/4 OF SEC. 23, T27S., R6W., W.M., DOUGLAS CO., OREGON.

*Frank D. Talbot*  
 FRANK D. TALBOT  
 REGISTERED PROFESSIONAL ENGINEER NO. 2190.  
 PORTLAND, OREGON.

STATE OF OREGON } ss.  
 COUNTY OF DOUGLAS }  
 I, *Roy Aque* County Clerk for Nebo-Vista Homes has been compared by me with the original thereof, and that it is a correct copy thereof, and of the whole of such original, as the same appeared on file in my office and custody.  
 IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my official seal this 20<sup>th</sup> day of October, 1945.  
 Filed October 20, 1945. *Roy Aque* County Clerk

