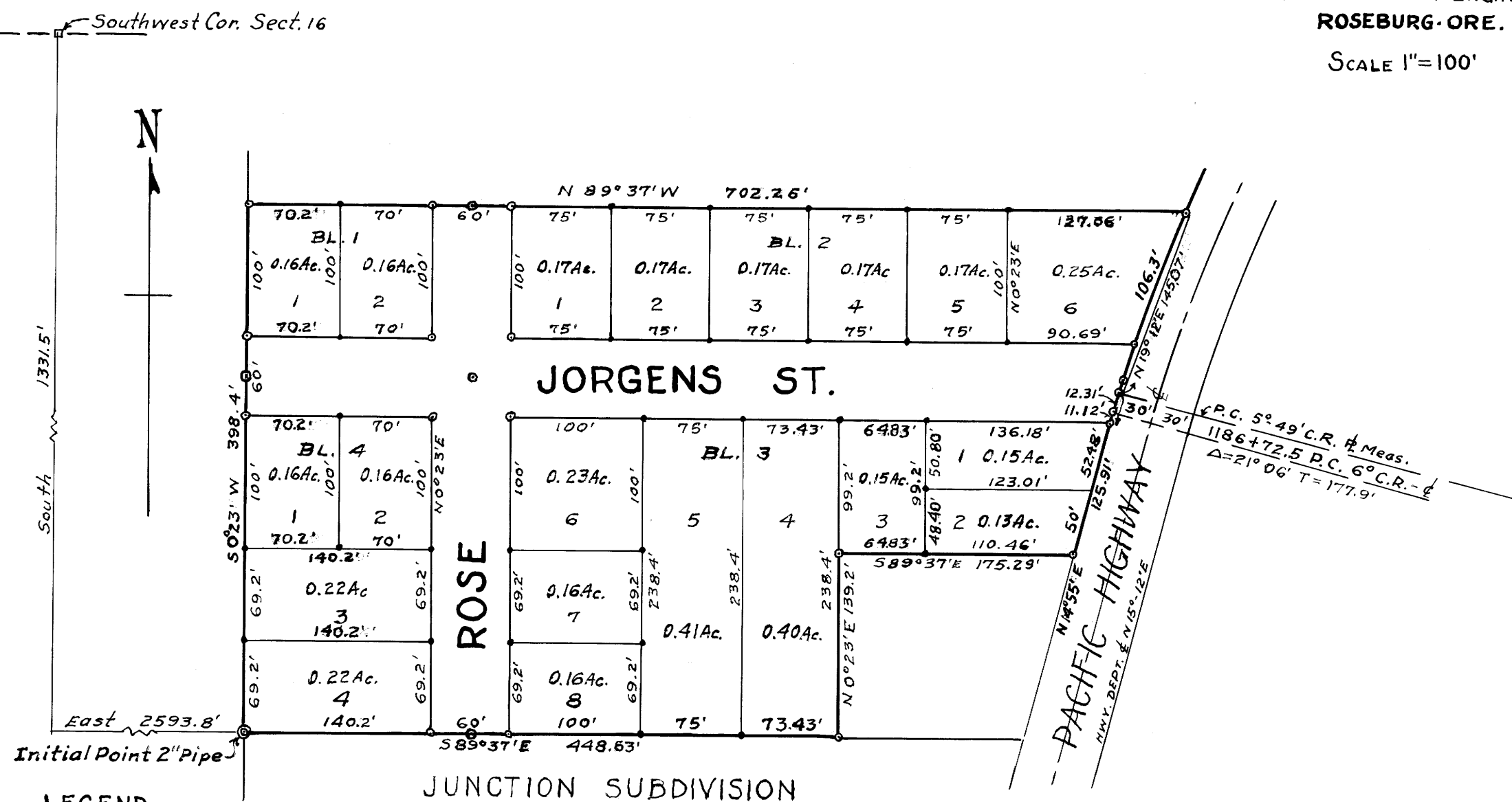


# WINSTON ACRES

SECT. 21 - TWP 28S - R6W W.M. - DOUGLAS COUNTY - ORE.

**JAMES R. DAUGHERTY**  
CIVIL-SANITARY ENGINEER  
ROSEBURG - ORE.

SCALE 1"=100'



**LEGEND**  
 1/2" I. Pin -  
 5/8" I. Pin -

### RESTRICTIONS

No single family dwelling to be less than 750 Sq. Ft. in area.  
 Buildings to be set back 20 Ft. from front lot line and 6 Ft. from side lot lines.  
 All buildings to be completed as to external appearance within nine months after start of construction and before being occupied.  
 No structures or equipment to be used for temporary residence.  
 No livestock permitted except household pets.  
 Sewage disposal shall be constructed in accordance with State Board of Health requirements.

### APPROVALS

APPROVED September 21 1951  
*Carl Hill*  
 County Judge

APPROVED September 20 1951  
*Ned Dixon*  
 County Assessor

APPROVED September 19 1951  
*Dennis Irving*  
 County Surveyor

APPROVED August 27 1951  
 Roseburg Planning Comm.  
*Carl Haupt*  
 President  
*H. A. Siderkrin*  
 Secretary

FILED September 22nd 1951  
*Roy Agee*  
 County Clerk

### DEDICATION

Know all men by these presents that we, Otto N. Jones and Treva G. Jones, husband and wife, as owners of the lands shown on the annexed plat, have caused the same to be surveyed and platted as and by the name of "WINSTON ACRES" and we hereby dedicate to the public use forever the streets shown thereon. In testimony thereof, the said Otto N. Jones and Treva G. Jones have hereunto set their hands this 25<sup>th</sup> day of August 1951.

*Otto N. Jones*  
 Otto N. Jones

*Treva G. Jones*  
 Treva G. Jones

### ACKNOWLEDGMENT

STATE OF OREGON }  
 COUNTY OF DOUGLAS } 55 On the 25<sup>th</sup> day of August 1951, before me appeared Otto N. Jones and Treva G. Jones both to me personally known, who being duly sworn did say that they are the lawful owners owners of the lands shown on the annexed Plat and acknowledged that the foregoing instrument was their free act and deed.  
 In testimony whereof I have hereunto set my hand and seal this 25<sup>th</sup> day of August 1951.

*Frieda B. Daugherty*  
 Notary Public  
 My Commission Expires July 9 - 1954

### ENGINEER'S CERTIFICATE

I, James R. Daugherty, being duly sworn, do hereby certify that I have correctly surveyed and marked with proper monuments the lands shown on the annexed Plat of which the following is a true description :- Beginning at the Initial Point a 2"x36" galvanized iron pipe set 6" below the surface of the ground at the NW Corner of JUNCTION SUBDIVISION which bears 2593.8' East and 1331.5' South of the S.W. Corner of Section 16, T28S, R6W, W.M.; thence S89°37'E 448.63' to a 5/8" Iron Pin; thence N0°23'E 139.2' to a 5/8" Iron Pin; thence S89°37'E 175.29' to a 5/8" Iron Pin on the West R/W Line of the Pacific Hwy; thence along the West R/W Line of the Pacific Hwy N14°55' E 125.91' to a 5/8" Iron Pin at the P.C. of a 5°49' R/W Curve Right; thence along said R/W Curve 145.07' to a 5/8" Iron Pin; thence N89°37' W 702.26' to a 5/8" Iron Pin; thence S0°31' W 398.4' to the point of beginning, containing within said boundaries an area of 5.75 Acres.

*James R. Daugherty*  
 James R. Daugherty Reg. Prof. Eng.

I, James R. Daugherty, do hereby certify that the foregoing copy of the Plat of "WINSTON ACRES" has been compared by me with the original thereof and that it is a correct transcript therefrom and of the whole of such original.

*James R. Daugherty*  
 James R. Daugherty Reg. Prof. Eng.

In testimony of the signature of James R. Daugherty above, I have hereunto set my hand and seal this 27<sup>th</sup> day of August 1951.

*Frieda B. Daugherty*  
 Notary Public  
 My Commission Expires July 9 - 1954



STATE OF OREGON }  
 COUNTY OF DOUGLAS } 55 I, Roy Agee, County Clerk of Douglas County, Oregon, do hereby certify that the foregoing copy of the Plat of "WINSTON ACRES" has been compared by me with the original thereof and that it is a correct of the whole thereof as the same appears on the file in my office and custody.  
 Witness my hand and seal this 22<sup>nd</sup> day of Sept 1951  
*Roy Agee*  
 County Clerk