FERGUSON TERRACES

A PART OF LOTS 1, 2, & 3, EDENBOWER ORCHARD TRACTS.

BEN. B. IRVING — REG. PROFESSIONAL ENGINEER.

ROSEBURG, OREGON

SCALE 1"=100'

Ben B. Irving

CERTIFICATE OF SURVEYOR.

STATE OF OREGON) S.S.
COUNTY OF DOUGLAS)

I, BEN. B. IRVING, BEING FIRST DULY SWORN, DEPOSE AND SAY THAT I HAVE CORRECTLY SURVEYED AND MARKED WITH PROPER MONUMENTS, THE LANDS DELINEATED ON THE ANNEXED PLAT, OF WHICH THE FOLLOWING IS A TRUE AND CORRECT DESCRIPTION :- BEGINNING AT THE INITIAL POINT, A 2"X36" GALV. IRON PIPE, 6" BELOW GROUND, IN THE WEST RIGHT-OF-WAY LINE OF HOOKER (COUNTY Nº. 171) ROAD, FROM WHICH THE S.W. CORNER OF THE W.J. MARTIN D.L.C. Nº. 62, T27S., R6W., W.M. BEARS S1°04'W 478.7' AND S88°43'E 30.0'; THENCE S1°04'W 10.0 FT. ALONG SAID ROAD RIGHT-OF-WAY LINE TO ITS INTERSECTION WITH THE NORTH LINE OF A 40.0 FT. DEDICATED ROAD; THENCE N88°51'W 347.25 FT., ALONG SAID NORTH LINE OF ROAD, TO A POINT; THENCE N1°04'E 10.0 FT., TO A 3/4" I. ROD, AND CONTINUING N1°04'E 1113.05 FT., TO A 3/4" I. ROD IN THE LINE BETWEEN EDENBOWER ORCHARD TRACTS AND THE PROPERTY CONVEYED TO WALTER E. & JACOMINA MASK, DESCRIBED IN VOLUME 120, PAGE 444 OF DEED RECORDS OF DOUGLAS COUNTY, OREGON; THENCE S88°51'E 347.25 FT., ALONG LAST SAID LINE TO A 3/4" I.P. IN THE WEST RIGHT-OF-WAY LINE OF SAID COUNTY ROAD; THENCE S1°04'W 1113.05 FT., ALONG LAST SAID LINE TO THE POINT OF BEGINNING, CONTAINING 8.95 ACRES, MORE OR LESS, IN SECTION 1, T27S., R6W., W.M., DOUGLAS COUNTY, OREGON.

Ben B. Irving
BEN. B. IRVING
REG. PROFESSIONAL ENG'N'R.

OREGON No. 240
Nov. 8, 1919.

SUBSCRIBED AND SWORN TO BEFORE ME THIS 20th DAY OF April 1952.

Roy Agee
COUNTY CLERK

DEDICATION

KNOW ALL MEN BY THESE PRESENTS: THAT WE, JOHN M. FERGUSON AND HAZEL I. FERGUSON, HUSBAND AND WIFE, OWNERS OF THE LANDS REPRESENTED AND DESCRIBED ON THE ANNEXED PLAT, HAVE CAUSED THE SAME TO BE SURVEYED AND PLATTED BY THE NAME OF "FERGUSON TERRACES", AND WE HEREBY DEDICATE TO THE USE OF THE PUBLIC FOREVER, THE STREETS SHOWN THEREON.

IN TESTIMONY WHEREOF, THE SAID JOHN M. FERGUSON AND HAZEL I. FERGUSON HAVE HEREUNTO SET THEIR HANDS THIS 25th DAY OF April, 1952.

John M. Ferguson
JOHN M. FERGUSON

Hazel I. Ferguson
HAZEL I. FERGUSON

ACKNOWLEDGEMENT.

STATE OF OREGON) S.S.
COUNTY OF DOUGLAS)

ON THE 25th DAY OF April, 1952, BEFORE ME APPEARED JOHN M. FERGUSON AND HAZEL I. FERGUSON, 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 ACCOMPANYING DEDICATION AS THEIR FREE AND VOLUNTARY ACT AND DEED.

IN TESTIMONY WHEREOF, I HAVE HEREUNTO SET MY HAND AND AFFIXED MY OFFICIAL SEAL THIS DAY AND YEAR ABOVE WRITTEN.

Roy Agee
COUNTY CLERK.

APPROVALS

BY ORDER OF THE CITY PLANNING COMMISSION

APPROVED April 28, 1952

Earl Sargent
PRESIDENT.

Jean Burnes
SECRETARY

BY ORDER OF THE COUNTY COURT

APPROVED May 24, 1952

C A Hill
COUNTY JUDGE.

E Rmetzger
COMMISSIONER

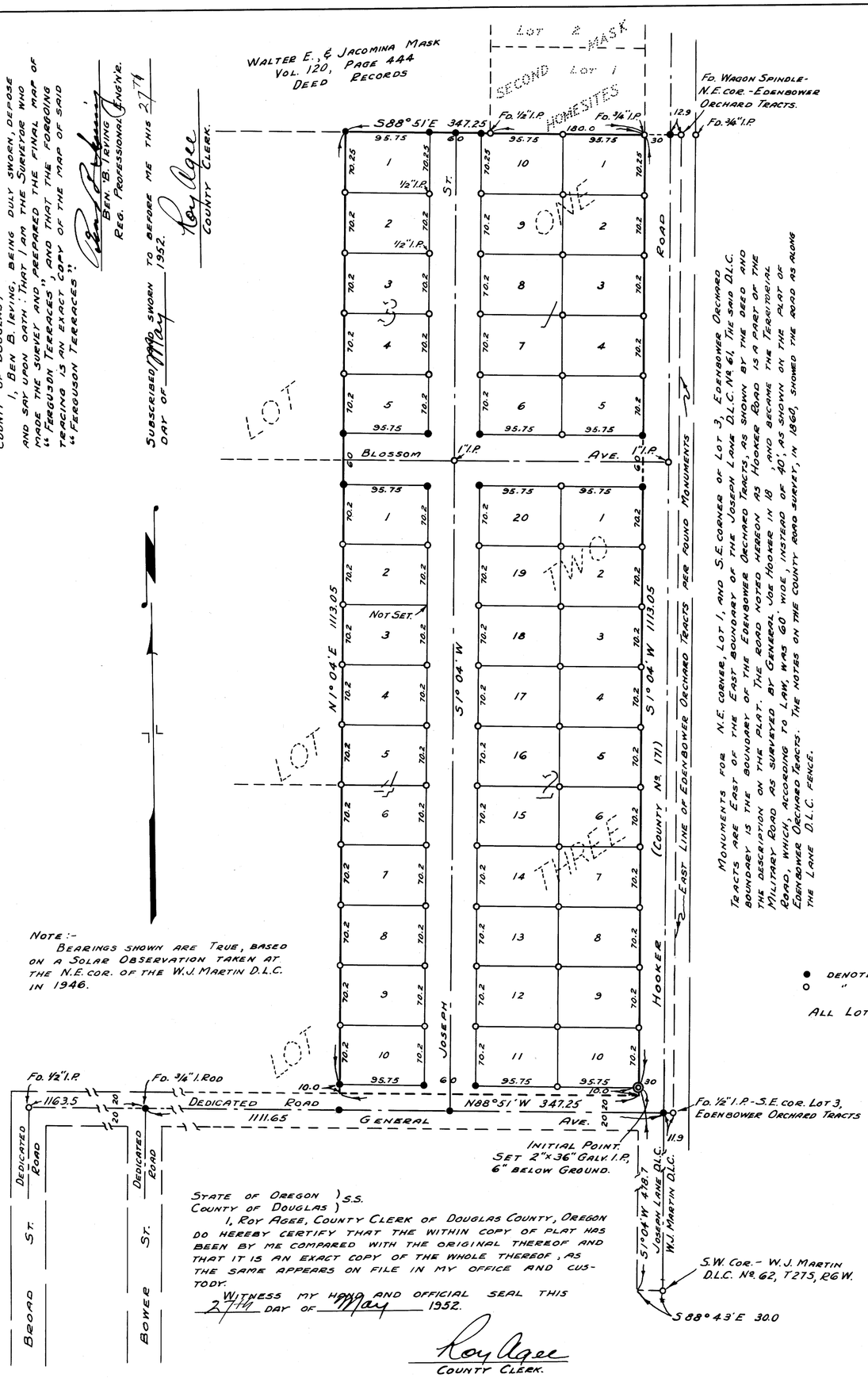
APPROVED May 20, 1952

Ben B. Irving
COUNTY SURVEYOR.

APPROVED May 23, 1952

Ned Dixon
COUNTY ASSESSOR

FILED May 27th 1952
Roy Agee
COUNTY CLERK.



STATE OF OREGON) S.S.
COUNTY OF DOUGLAS)

I, BEN B. IRVING, BEING DULY SWORN, DEPOSE AND SAY UPON OATH: THAT I AM THE SURVEYOR WHO MADE THE SURVEY AND PREPARED THE FINAL MAP OF "FERGUSON TERRACES", AND THAT THE FORGOING TERACING IS AN EXACT COPY OF THE MAP OF SAID "FERGUSON TERRACES".

Ben B. Irving
BEN. B. IRVING
REG. PROFESSIONAL ENG'N'R.

SUBSCRIBED AND SWORN TO BEFORE ME THIS 27th DAY OF May 1952.

Roy Agee
COUNTY CLERK.

STATE OF OREGON) S.S.
COUNTY OF DOUGLAS)

I, ROY AGEE, COUNTY CLERK OF DOUGLAS COUNTY, OREGON DO HEREBY CERTIFY THAT THE WITHIN COPY OF PLAT HAS BEEN BY ME COMPARED WITH THE ORIGINAL THEREOF AND THAT IT IS AN EXACT COPY OF THE WHOLE THEREOF, AS THE SAME APPEARS ON FILE IN MY OFFICE AND CUSTODY.

WITNESS MY HAND AND OFFICIAL SEAL THIS 27th DAY OF May 1952.

Roy Agee
COUNTY CLERK.