



TWIN OAKS
"TRACT A"
A SUBDIVISION LOCATED IN SEC. 24, T30S, R6W, WM.
DOUGLAS COUNTY, OREGON
GRANT AND EVANS, ENGINEERS, ROSEBURG, OREGON
SCALE 1"=100'

CERTIFICATE OF ENGINEER

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

I, ARTHUR R. EVANS, BEING FIRST DULY SWORN, DEPOSE AND SAY THAT I HAVE CORRECTLY SURVEYED AND MARKED WITH PROPER MONUMENTS THE LAND 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, SAID PIPE BEING THE INITIAL POINT OF "SUNNER HILL" SUBDIVISION, AS PLATTED AND FILED IN THE OFFICE OF THE COUNTY CLERK OF DOUGLAS CO. ORE. AND FROM WHICH THE N.E. COR. OF THE J.O.C. VANDEN BOSCH D.L.C. NO. 67, SEC. 13, T30S, R6W, WM. BEARS N 1° 00' 30" W, 1079.75 FT. THENCE N 0° 01' W, 33.78 FT. TO A 3/4" IRON ROD IN THE SOUTH LINE OF THAT CERTAIN PARCEL OF LAND DESCRIBED IN VOL. 106, PAGE 353, DEED RECORDS OF DOUGLAS CO. ORE. THENCE N 89° 38' E, 352.16 FT. ALONG SAID SOUTH LINE TO A 3/4" IRON ROD. THENCE S 0° 22' E, 123.56 FT. TO A 3/4" IRON ROD, S 89° 38' W, 22.82 FT. TO A 3/4" IRON ROD, S 0° 01' E, 87.88 FT. TO A 3/4" IRON ROD, S 89° 53' W, 400 FT. TO A 3/4" IRON ROD, S 0° 01' E, 601.72 FT. TO A 3/4" IRON ROD, S 31° 36' 30" E, 119.52 FT. TO A 3/4" IRON ROD, S 44° 54' W, 152.38 FT. TO A 3/4" IRON ROD, A POINT ON CURVE ON THE WESTERLY R/W LINE OF OAK ST. (COLOCATED HEREIN), CENTRAL ANGLE, 62° 26' 20", CENTER-LINE RADIUS, 356.0 FT. THENCE ALONG THE ARC OF SAID WESTERLY R/W LINE, A CHORD DISTANCE OF N 41° 47' W, 49.13 FT. TO A 3/4" IRON ROD. THENCE N 58° 36' 20" W, 123.81 FT. TO A 3/4" IRON ROD IN THE EAST LINE OF THAT CERTAIN PARCEL OF LAND DESCRIBED IN VOL. 132, PAGE 214, AND VOL. 143, PAGE 126, DEED RECORDS OF DOUGLAS CO. ORE. THENCE N 0° 10' W, 1030.0 FT. ALONG SAID EAST LINE TO THE PLACE OF BEGINNING, CONTAINING 7.64 AC., MORE OR LESS, IN SEC. 24, T30S, R6W, WM. AND DOUGLAS CO. ORE.

OREGON No. 2741
Nov. 7, 1947

Arthur R. Evans
ARTHUR R. EVANS
REG. PROF. ENGINEER

SUBSCRIBED AND SWORN TO BEFORE ME THIS 18th DAY OF FEBRUARY 1954.

Echel M. Collinson
NOTARY PUBLIC FOR OREGON
MY COMMISSION EXPIRES June 25, 1956

DEDICATION

KNOW ALL MEN BY THESE PRESENTS, THAT I, VIOLET ASANOVICH, A SINGLE WOMAN, OWNER OF THE LANDS, REPRESENTED AND DESCRIBED ON THE ANNEXED PLAT, HAVE CAUSED THE SAME TO BE SURVEYED AND PLATTED BY THE NAME OF "TWIN OAKS, TRACT A," AND I HEREBY DEDICATE TO THE USE OF THE PUBLIC FOREVER, THE STREETS SHOWN THEREON IN TESTIMONY WHEREOF, I HAVE HERETO UNTO SET MY HAND THIS 23 DAY OF Feb 1954.

Violet Asanovich
VIOLET ASANOVICH.

ACKNOWLEDGEMENT

STATE OF OREGON)
COUNTY OF) S.S.

ON THE 25th DAY OF February 1954, BEFORE ME APPEARED VIOLET ASANOVICH, TO ME PERSONALLY KNOWN, WHO BEING DULY SWORN, DID SAY THAT SHE IS THE LAWFUL OWNER OF THE TRACT OF LAND DELINEATED ON THE ANNEXED PLAT, AND THAT SHE DOES HEREBY BY ACKNOWLEDGE THAT SHE SIGNED THE ACCOMPANYING DEDICATION AS HER FREE AND VOLUNTARY ACT AND DEED. IN TESTIMONY WHEREOF, I HAVE HERETO UNTO SET MY HAND AND AFFIXED MY OFFICIAL SEAL THIS DAY AND YEAR ABOVEWRITTEN.

Ernest M. Jachette
NOTARY PUBLIC FOR OREGON
MY COMMISSION EXPIRES July 14, 1957

APPROVALS

BY ORDER OF THE COMMON COUNCIL, TOWN OF RIDDLE

Approved March 17, 1954
B. H. Mann
CITY RECORDER, RIDDLE, ORE - MAYOR, TOWN OF RIDDLE, ORE.

BY ORDER OF COUNTY COURT

APPROVED April 2, 1954

Chas. Doerner
COUNTY JUDGE
D. V. Beckley
COMMISSIONER

APPROVED April 2, 1954

Paul L. Loring
COUNTY SURVEYOR

APPROVED April 2, 1954

Ned D. Dyer
COUNTY ASSESSOR

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

I, CHARLES DOERNER, 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 2nd DAY OF April 1954

Chas. Doerner
CHAS. DOERNER
COUNTY CLERK

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

I, A. R. EVANS, BEING DULY SWORN, DEPOSE AND SAY UPON OATH: THAT I AM THE ENGINEER WHO MADE THE SURVEY AND PREPARED THE FINAL MAP OF "TWIN OAKS, TRACT A," AND THAT THE FOREGOING TRACING IS AN EXACT COPY OF THE MAP OF SAID "TWIN OAKS, TRACT A."

Arthur R. Evans
REG. PROF. ENGINEER

SUBSCRIBED AND SWORN TO BEFORE ME THIS 18 DAY OF Feb 1954

Echel M. Collinson
NOTARY PUBLIC FOR OREGON
MY COMMISSION EXPIRES June 25, 1956

FILED April 2, 1954
Chas. Doerner
COUNTY CLERK