

PRIMROSE PARK

A SUBDIVISION IN THE CITY OF ROSEBURG
SECTION 14, T.27S., R.6W. W.M.

JULY 1978 SCALE 1" = 50'

OWNER: MILTON E. CALDWELL

DEDICATION

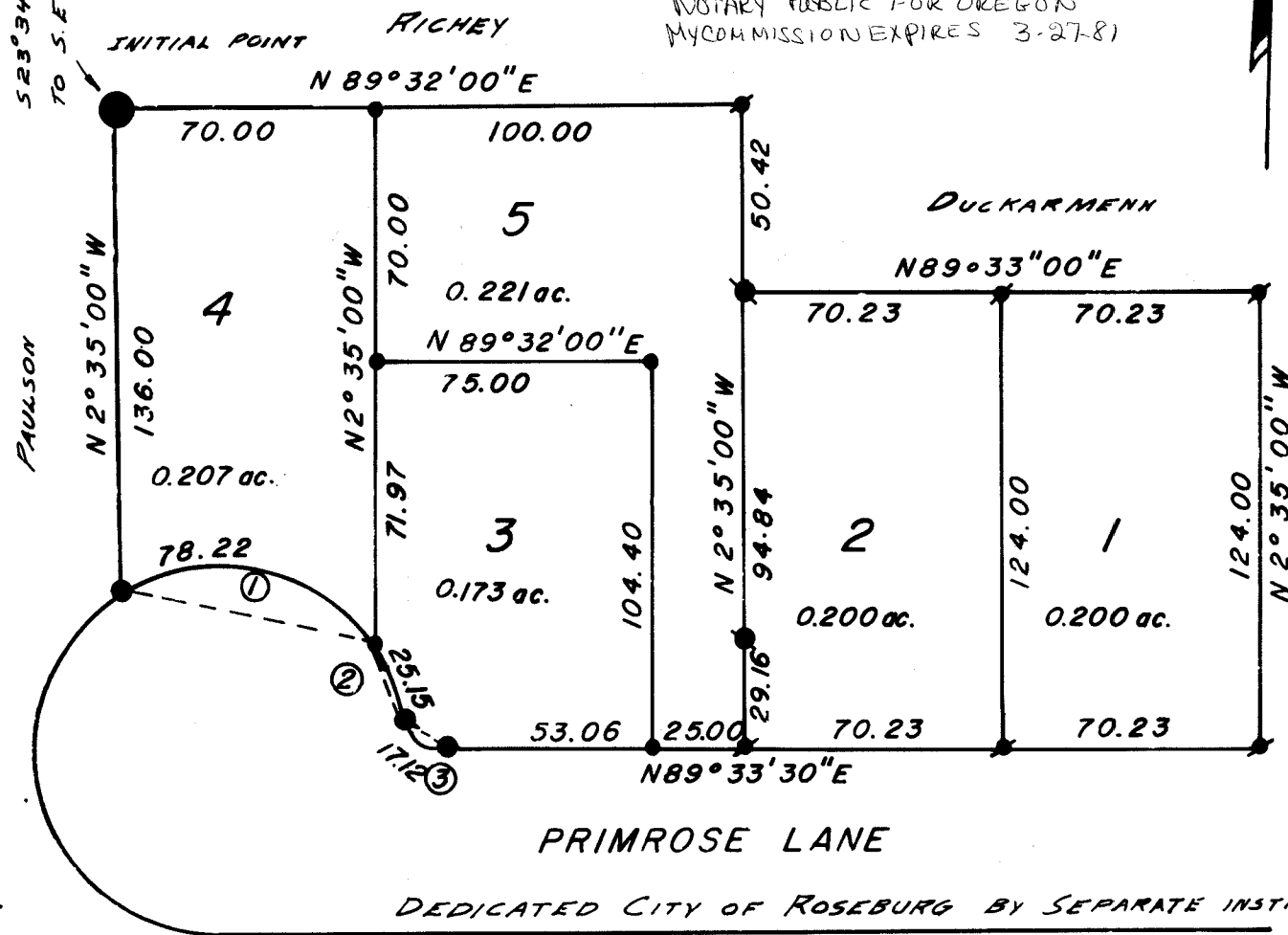
HAS CAUSED THE LAND DESCRIBED ON THE PLAT TO BE SURVEYED AND PLATED BY THE NAME "PRIMROSE PARK"

Milton E. Caldwell

SUBSCRIBED AND SWORN TO BEFORE ME THIS 20TH DAY OF JULY, 1978

Sally Pakulak
NOTARY PUBLIC FOR OREGON
MY COMMISSION EXPIRES 3-27-81

RECORD T.F.
52°34'14"E 2986.28
TO S.E. CORNER D.L.C. 52



DEDICATED CITY OF ROSEBURG BY SEPARATE INSTRUMENTS

LEGEND

- FOUND 3/4" IRON ROD, SET 2" IRON PIPE
- SET 1/2" IRON ROD
- ✱ FOUND 5/8" IRON ROD
- FOUND 3/4" IRON ROD
- FOUND 3/4" IRON PIPE

CURVE	CHORD	RADIUS	DELTA
①	N85°36'50"W 70.48	50.00	89°37'54"
②	N26°23'15"W 24.89	50.00	28°49'21"
③	N51°12'40"W 15.81	12.50	78°27'17"

STATE OF OREGON)
COUNTY OF DOUGLAS)
I, WILLIAM J. RUPPERT, BEING DULY SWORN DEPOSE AND SAY THAT I AM THE SURVEYOR WHO SURVEYED THE PLAT OF "PRIMROSE PARK" AND THAT THE ANNEXED TRACING IS AN EXACT COPY OF THE FINAL PLAT THEREOF.

William J. Ruppert
SUBSCRIBED AND SWORN BEFORE ME THIS _____ DAY OF _____ 1978.

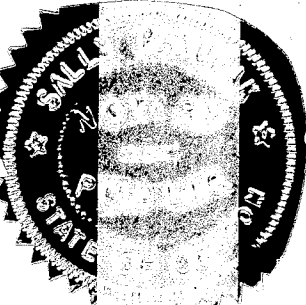
STATE OF OREGON)
COUNTY OF DOUGLAS)
I, DENIS MADAMORTH, COUNTY CLERK OF DOUGLAS COUNTY, OREGON, DO HEREBY CERTIFY THAT THE WITHIN COPY OF PLAT HAS BEEN COMPARED BY ME WITH THE ORIGINAL THEREOF AND THAT IT IS AN EXACT COPY OF THE WHOLE THEREOF AS THE SAME APPEARS ON FILE IN MY OFFICE AND CUSTODY.

WITNESS MY HAND AND OFFICIAL SEAL THIS 24th DAY OF July 1978.
Denis L. Madamorth
COUNTY CLERK

SURVEYOR'S CERTIFICATE

I, WILLIAM J. RUPPERT, 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, BEING MARKED BY 2" X 36" IRON PIPE, SAID INITIAL POINT IS NORTH 2375.2 FEET, WEST 707.6 FEET, SOUTH 89°36' WEST 595.5 FEET, NORTH 2°31'00" WEST 365.42 FEET, AND NORTH 89°32'00" EAST 124.99 FEET FROM THE SOUTH-EAST CORNER OF JOHN LEHNHERR DONATION LAND CLAIM NO. 52, TOWNSHIP 27 SOUTH, RANGE 6 WEST, WILLAMETTE MERIDIAN; THENCE NORTH 89°32'00" EAST 170.00 FEET TO A 5/8" IRON ROD; THENCE SOUTH 2°35'00" EAST 50.42 FEET TO A 3/4" IRON PIPE; THENCE NORTH 89°33'00" EAST 140.46 FEET TO A 5/8" IRON ROD; THENCE SOUTH 2°35'00" EAST 124.00 FEET TO A 5/8" IRON ROD ON THE NORTHERLY LINE OF PRIMROSE LANE; THENCE ALONG THE NORTHERLY LINE OF PRIMROSE LANE SOUTH 89°33'30" WEST 218.52 FEET TO A 3/4" IRON ROD, NORTH-WESTERLY 17.12 FEET ALONG THE ARC OF A 12.50 FOOT RADIUS CURVE RIGHT, HAVING A CHORD BEARING NORTH 51°12'40" WEST 15.81 FEET TO A 3/4" IRON ROD, AND 103.36 FEET ALONG THE ARC OF A 50.00 FOOT RADIUS CURVE LEFT HAVING A CHORD BEARING NORTH 71°12'10" WEST 85.92 FEET TO A 3/4" IRON ROD; THENCE LEAVING SAID NORTHERLY LINE NORTH 2°35'00" WEST 136.00 FEET TO THE POINT OF BEGINNING. THE ABOVE DESCRIBED LAND BEING PARCELS ONE AND TWO OF THE LANDS DESCRIBED IN BOOK 668 PAGE 411 OF DOUGLAS COUNTY DEED RECORDS, ALL SITUATED IN SECTION 14, TOWNSHIP 27 SOUTH, RANGE 6 WEST, WILLAMETTE MERIDIAN, DOUGLAS COUNTY OREGON.



William J. Ruppert

WILLIAM J. RUPPERT P.L.S.

SUBSCRIBED AND SWORN TO BEFORE ME July 6, 1978 DATE

Joyce O'Day
JOYCE O'DAY MY COMMISSION EXPIRES 4-2-79

APPROVALS

CITY OF ROSEBURG

Harold D. Blauer
PLANNING COMMISSION PRESIDENT
Peter J. Donohue
PLANNING COMMISSION SECRETARY
Alney Bowker
CITY ENGINEER

7-18-78
DATE

7-18-78
DATE

7-18-78
DATE

DOUGLAS COUNTY

CHAIRMAN BOARD OF COMMISSIONERS

Bill Vian
COMMISSIONER

DATE

7-24-78
DATE

John J. Smith
COMMISSIONER

7/24/78
DATE

Al Brown
COUNTY ASSESSOR

July 21, 1978
DATE

COUNTY HEALTH OFFICER

Francis L. Ingrow
COUNTY SURVEYOR

DATE

7-20-78
DATE

FILED 24th DAY OF July 1978

Denis L. Madamorth
COUNTY CLERK

