

FOUR SEASONS SUBDIVISION

Sec. 14, T. 27 S., R. 6 W., W. M.

Certificate of Surveyor

State of Oregon)
County of Douglas) ss

I, Romasco E. Ware, being first duly sworn, depose and say that I have correctly surveyed and marked with proper monuments the lands shown on the annexed plat of which the following is a true and correct description:

Beginning at the Initial Point, a 2"x36" galvanized iron pipe set 6" below the surface of the ground and on the westerly line of that property described in Volume 180 Page 132 of Douglas County Deed Records and from which point the the northwesterly corner of Donation Land Claim Number 65 in Section 11, Township 27 South, Range 6 West, Willamette Meridian bears North 3520.91 feet and East 1283.76 feet; thence running S 02°21'00"E 97.64 feet to a 3/4" iron pipe at the southwesterly corner of the property described in said instrument Volume 180 Page 132, thence along the westerly line of these properties described in instrument number 75-15287, Volume 211 Page 553 and Volume 175 Page 428 of Douglas County Deed Records S 02°27'30"E 393.53 feet to a 1" iron pipe; thence S 02°27'30"E 4.03 feet to a 5/8" iron rod on the northerly right-of-way line of Riverview Drive; thence following the northerly line of Riverview Drive S 88°17'30"W 116.73 feet to a point; thence along the arc of an 875.00 foot radius curve to the right (the long chord of which bears N 78°30'30"W 369.91 feet) 372.72 feet to a 5/8" iron rod; thence leaving said northerly line N 0°24'30"E 104.09 feet to a 5/8" iron rod; thence N 89°25'30"W 15.00 feet to a 1" iron pipe at the southeasterly corner of lot 13 Block 6 of the Garden Homes Subdivision recorded in Volume 6 Page 13 of Douglas County Plat Records; thence along the easterly line of said Block 6 N 0°24'30"E 333.36 feet to a 5/8" iron rod; thence leaving said easterly line S 89°25'30"E 469.62 feet to the point of beginning and containing 5.34 acres of land more or less.

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Romasco E. Ware

OREGON
NOV. 18, 1978
ROMASCO E. WARE
1005

Romasco E. Ware
Romasco E. Ware
Registered Oregon Land Surveyor
1005

subscribed and sworn before me this 21st day of Aug, 1978

Doris L. Wadsworth
Doris L. Wadsworth
County Clerk

filed Sept 26 1978

Doris L. Wadsworth
County Clerk

State of Oregon)
County of Douglas) ss

I, Romasco E. Ware, being first duly sworn, depose and say that I am the surveyor who made the survey and prepared the final plat of "FOUR SEASONS SUBDIVISION", and that the foregoing tracing is an exact copy of the plat of said "FOUR SEASONS SUBDIVISION".

Romasco E. Ware
Romasco E. Ware

Registered Oregon Land Surveyor

subscribed and sworn before me this 21st day of Sept, 1978

my commission expires on the 27 day of June, 1982.

Marianne L. Hilbert
Marianne L. Hilbert
Notary Public, State of Oregon

State of Oregon)
County of Douglas) ss

I, Doris L. Wadsworth, 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 26th day of Sept, 1978

Doris L. Wadsworth
Doris L. Wadsworth
County Clerk

Dedication

Know all men by these presents: that R.H.R. JOINT VENTURE, of which James L. Richey Jr. and Patricia M. Richey, husband and wife, Erik Hansen and Inge Hansen, husband and wife and Jones & Anderson, Inc. (Lester B. Jones, President) are a part, are the owners of the lands represented and described on the annexed plat; that they have caused the same to be surveyed and platted by the name of "FOUR SEASONS SUBDIVISION" and do hereby dedicate to the use of the public forever the streets shown thereon.

In testimony whereof, the said James L. Richey Jr., Patricia M. Richey, Erik Hansen, Inge Hansen and Lester B. Jones have hereunto set their hands this 30 day of August, 1978

James L. Richey Jr.
James L. Richey Jr.

Patricia M. Richey
Patricia M. Richey

Erik Hansen
Erik Hansen

Inge Hansen
Inge Hansen

Lester B. Jones
Lester B. Jones
President

Acknowledgement

State of Oregon)
County of Douglas) ss

On the 30 day of AUGUST, 1978, before me appeared James L. Richey Jr., Patricia M. Richey, Erik Hansen, Inge Hansen and Lester B. Jones, to me personally known, and being duly sworn, did say that they are the lawful owners of the tract of land shown on the annexed plat and 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.

subscribed and sworn before me this 30 day of August, 1978
my commission expires on the 19 day of May, 1984

Dorinda E. Condo
Dorinda E. Condo
Notary Public, State of Oregon

Approvals

By order of the Planning Commission of the City of Roseburg this 7th day of Sept, 1978

Lou L. Allen
Lou L. Allen
President

Pete Donahue
Pete Donahue
Secretary

John E. Bowler
John E. Bowler
City Engineer

By order of the Douglas County Board of Commissioners this _____ day of _____, 1978

John Mahinson
John Mahinson
Chairman

Bill Vian
Bill Vian
Commissioner

John Pruitt
John Pruitt
Commissioner

Approved Sept 21, 1978

Approved SEPT. 15, 1978

Al Brown
Al Brown
County Assessor

James P. Gray
James P. Gray
County Surveyor

Approved _____, 1978

County Health Officer

BH&W ENGINEERING & SURVEYING INC.

1205 S.E. Court Roseburg, Oregon.

673-0165

May 1978

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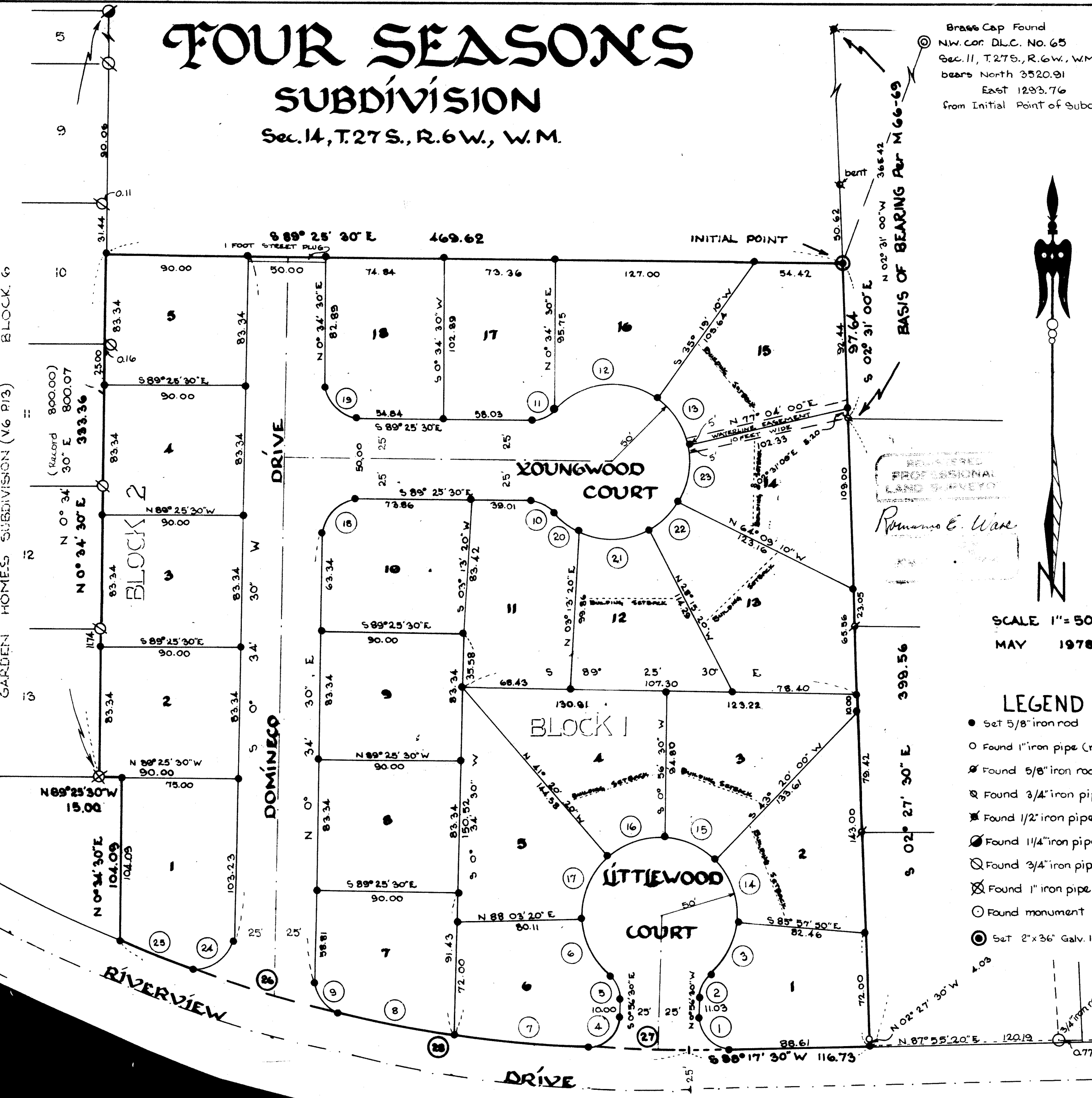
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FOUR SEASONS SUBDIVISION

Sec. 14, T. 27 S., R. 6 W., W. M.

No.	CHORD		ARC	RAD.	DELTA
	Bearing	Dist			
1	N 46° 18' 30" W	28.47	31.68	20.00	90° 46' 06"
2	N 24° 03' 20" E	16.90	17.45	20.00	49° 59' 42"
3	N 26° 32' 40" E	38.28	39.29	50.00	45° 01' 10"
4	S 45° 45' 00" W	29.10	32.59	20.00	93° 22' 31"
5	S 25° 56' 30" E	16.90	17.45	20.00	49° 59' 52"
6	S 26° 26' 20" E	41.46	42.75	50.00	48° 59' 18"
7	N 84° 44' 00" W	86.32	86.36	875.00	05° 39' 16"
8	N 79° 26' 00" W	75.46	75.48	875.00	04° 56' 35"
9	N 38° 11' 40" W	25.05	27.07	20.00	77° 32' 13"
10	S 64° 25' 40" E	16.90	17.45	20.00	49° 59' 42"
11	S 65° 34' 40" W	16.90	17.45	20.00	49° 59' 42"
12	S 82° 57' 00" W	67.39	73.95	50.00	84° 44' 15"
13	N 33° 48' 20" W	38.63	36.43	50.00	41° 44' 47"

No.	CHORD		ARC	RAD.	DELTA
	Bearing	Dist			
14	N 21° 18' 00" W	42.81	44.24	50.00	50° 41' 57"
15	N 67° 51' 40" W	36.16	37.00	50.00	42° 23' 30"
16	S 69° 48' 00" W	36.07	36.89	50.00	42° 16' 53"
17	S 23° 21' 30" W	42.74	44.16	50.00	50° 36' 15"
18	N 45° 34' 30" E	28.28	31.42	20.00	90° 00' 00"
19	N 44° 25' 30" W	28.28	31.42	20.00	90° 00' 00"
20	S 50° 25' 50" E	19.11	19.23	50.00	22° 02' 10"
21	S 89° 52' 20" E	47.58	49.58	50.00	56° 49' 08"
22	N 46° 44' 30" E	25.88	26.18	50.00	30° 00' 09"
23	N 09° 24' 10" E	38.00	38.98	50.00	44° 40' 25"
24	S 54° 56' 20" W	32.51	37.95	20.00	108° 43' 16"
25	N 69° 00' 10" W	51.84	51.85	875.00	03° 23' 42"
26	N 73° 49' 50" W	95.62	95.67	875.00	06° 15' 52"
27	N 89° 38' 10" W	63.35	63.36	875.00	04° 08' 57"
28	N 79° 30' 30" W	369.91	372.72	875.00	24° 24' 23"



Brass Cap Found
NW. cor. D.L.C. No. 65
Sec. 11, T. 27 S., R. 6 W., W.M.
bears North 3520.91
East 1293.76
From Initial Point of Subdivision

REGISTERED
PROFESSIONAL
LAND SURVEYOR
Romano E. Wark

SCALE 1" = 50'
MAY 1978

LEGEND

- Set 5/8" iron rod
- Found 1" iron pipe (record 1/2" iron pipe per CS 41/205)
- ⊗ Found 5/8" iron rod per CS. 41/205
- ⊕ Found 3/4" iron pipe per dead Vol. 180 P.132, Douglas County Dead Records
- ⊗ Found 1/2" iron pipe (record 3/4" iron pipe per M 57-19)
- ⊙ Found 1 1/4" iron pipe NE. cor. Lot 5 Block 6
- ⊕ Found 3/4" iron pipe
- ⊗ Found 1" iron pipe S.E. cor Lot 13 Block 6
- Found monument per Spray Subdivision Vol. 12 P.47 (Doug. Co. Plat Records)
- ⊙ Set 2"x36" Galv. Iron Pipe 6" below surface of ground