

# SUNRISE VALLEY ESTATES

ADDITION TO THE CITY OF ROSEBURG, OREGON

SITUATED IN SEC. 19 T.27S.R.5W.W.M.

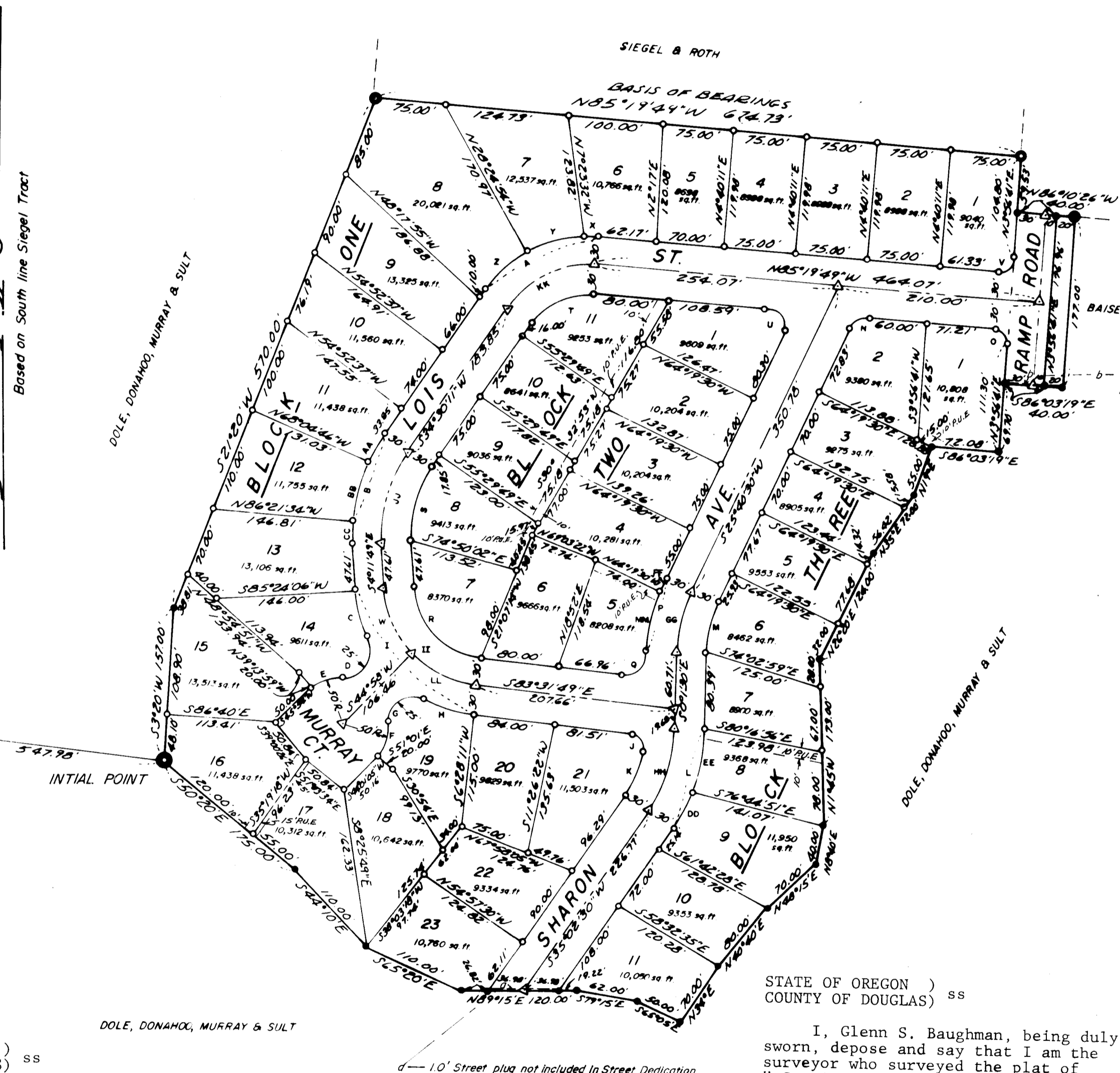
SCALE: 1" = 100'

SEPTEMBER 1978

FILED

Nov 9th 1978

*Doris L. Wadsworth*  
County Clerk



SW cor. D.C. No. 40  
T.27S.R.5W.W.M.

VOL. 16 PAGE 20 A

STATE OF OREGON )  
COUNTY OF DOUGLAS ) ss

I, Doris Wadsworth, County Clerk of Douglas County, Oregon, do hereby certify that the within copy of the 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 9th day of Nov. 1978.

STATE OF OREGON )  
COUNTY OF DOUGLAS ) ss

I, Glenn S. Baughman, being duly sworn, depose and say that I am the surveyor who surveyed the plat of "Sunrise Valley Estates" and that the annexed tracing is an exact copy thereof.

*Glenn S. Baughman*  
Glenn S. Baughman

Subscribed and sworn before me this 9th day of Nov 1978.

*Doris L. Wadsworth*  
Doris L. Wadsworth, County Clerk

# SUNRISE VALLEY ESTATES

ADDITION TO THE CITY OF ROSEBURG, OREGON  
SITUATED IN SEC. 19 T.27S.R.5W.W.M.

SEPTEMBER 1978

FILED

Nov. 9, 1978

*Doris L. Wadsworth*  
County Clerk

## SURVEYOR'S CERTIFICATE

I, GLENN S. BAUGHMAN, being first duly sworn, depose and say that I have correctly surveyed and marked with proper monuments that land shown on the annexed plat of which the following is a true and correct description: Beginning at the INITIAL POINT, being a 2" X 42" galvanized iron pipe, buried 6" below the ground, from which the Southwest corner of the Stevens D. L. C. No. 40, Township 27 South, Range 5 West W.M. bears N 83°15'44" W 547.98 feet; thence S 50°20' E 175.00 feet to a 5/8" iron rod; thence S 44°10' E 110.00 feet to a 5/8" iron rod; thence S 65°20' E 110.00 feet to a 5/8" iron rod; thence N 89°15' E 120.00 feet to a 5/8" iron rod; thence S 79°15' E 62.00 feet to a 5/8" iron rod; thence S 65°05' E 50.00 feet to a 5/8" iron rod; thence N 34°00' E 70.00 feet to a 5/8" iron rod; thence N 40°40' E 80.00 feet to a 5/8" iron rod; thence N 48°15' E 70.00 feet to a 5/8" iron rod; thence N 8°40' E 40.00 feet to a 5/8" iron rod; thence N 1°45' W 173.00 feet to a 5/8" iron rod; thence N 26°20' E 124.00 feet to a 5/8" iron rod; thence N 35°00' E 72.00 feet to a 5/8" iron rod; thence N 19°00' E 55.00 feet to a 5/8" iron rod; thence S 86°03'19" E 72.08 feet to a 5/8" iron rod; thence N 3°56'41" E 69.70 feet to a 5/8" iron rod; thence S 86°03'19" E 40.00 feet to a 5/8" iron rod; thence N 3°56'41" E 176.96 feet to a 5/8" iron rod; thence N 86°10'26" W 40.00 feet to a 5/8" iron rod; thence N 3°56'41" E 59.53 feet to a 1" iron pipe being the Southeast corner of that certain tract of land described in Recorder's No. 76-16440, Deed Records of Douglas County, Oregon; thence N 85°19'49" W along the South line of said tract of land described in Recorder's No. 76-16440 674.73 feet to a 1" iron bed post; thence leaving said South line S 21°20' W 570.00 feet to a 5/8" iron rod; thence S 3°20' W 157.00 feet to the POINT OF BEGINNING, situated in Section 19, Township 27 South, Range 5 West W.M., containing 13.81 acres, more or less.

*Glenn S. Baughman*  
GLENN S. BAUGHMAN  
Registered Professional Land Surveyor

Subscribed and sworn to before me  
this 2nd day of October, 1978.

*Donald L. Louper*  
Notary Public for Oregon  
My commission expires  
January 15, 1981

STATE OF OREGON )  
COUNTY OF DOUGLAS) ss

I, Doris Wadsworth, County Clerk of Douglas County, Oregon, do hereby certify that the within copy of the 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 9th day of Nov. 1978.

*Doris L. Wadsworth*  
County Clerk

## APPROVALS

BY ORDER OF THE CITY PLANNING COMMISSION

Approved Oct. 26 1978

*Lois L. Allen*  
President

Approved October 26 1978

*Pete J. Hensler*  
Secretary

Approved October 26 1978

*Adney E. Bowler*  
City Engineer

BY ORDER OF COUNTY BOARD OF COMMISSIONERS

Approved \_\_\_\_\_ 197\_\_

\_\_\_\_\_  
Chairman

Approved \_\_\_\_\_ 197\_\_

*Bill Vian*  
Commissioner

Approved November 9, 1978

*John J. Fruth*  
Commissioner

Approved November 9 1978

*Al Brown*  
County Assessor

Approved Nov 8 1978

*James H. Gray*  
County Health Officer

Approved NOVEMBER 6, 1978

*Gary L. Langley*, DEPUTY  
County Surveyor

STATE OF OREGON )  
COUNTY OF DOUGLAS) ss

I, Glenn S. Baughman, being duly sworn, depose and say that I am the surveyor who surveyed the plat of "Sunrise Valley Estates" and that the annexed tracing is an exact copy thereof.

*Glenn S. Baughman*  
Glenn S. Baughman

Subscribed and sworn before me this  
9th day of Nov 1978.  
*Doris L. Wadsworth* County Clerk

## DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT RONALD E. MOSER AND DONNA L. MOSER AND C. P. WESTWOOD AND SHARON WESTWOOD are the owners of the land shown and described on the annexed plat and that they have caused the same to be surveyed and platted by the name of "SUNRISE VALLEY ESTATES" and that they hereby dedicate to the use of the public forever the streets and easements shown hereon.

*Ronald E. Moser*  
RONALD E. MOSER

*C. P. Westwood*  
C. P. WESTWOOD

*Donna L. Moser*  
DONNA L. MOSER

*Sharon Westwood*  
SHARON WESTWOOD

## ACKNOWLEDGMENT

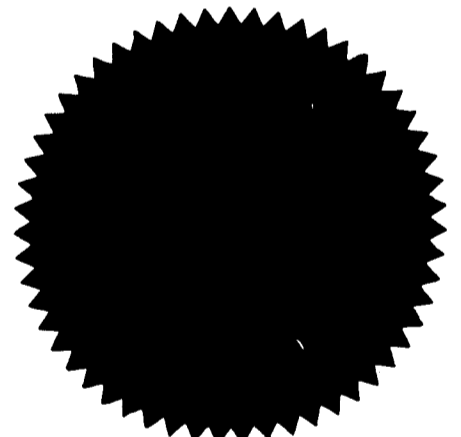
STATE OF OREGON ) ss  
COUNTY OF )

On the 25th day of Sept., 1978, before me appeared RONALD E. MOSER and DONNA L. MOSER and C. P. WESTWOOD and SHARON WESTWOOD, to me known to the persons described in and who executed the foregoing dedication, who being duly sworn, did say that they executed the same for the purposes set forth therein.

In testimony whereof, I have hereunto set my hand and affixed my official seal the day and year first above written.

*Peggy A. Koehn*  
Notary Public State of Oregon

My Commission Expires Nov. 16 1980.



VOL. 16 PAGE 20 B

VOL. 16 PAGE 20 B