MEADOWOOD SUBDIVISION — PHASE ONE

lying in the SW1/4 of Section 22, T28S, R6W, W.M.,
a portion of Lots 9 and 10, "Roseburg Home Orchard Tracts, Plat F"

Subdivider: James L. Richey
Surveyor: BHW Engineering & Surveying, Inc.
1205 S.E. Court — Roseburg, Ore.

Zoned: R-M

Scale: 1" = 100'
January 1981

REGISTERED PROFESSIONAL LAND SURVEYOR
OREGON JULY 12, 1968 DONALD A. BENTZ 839

DONALD A. BENTZ
REGISTERED LAND SURVEYOR
832

SUBSCRIBED AND SWORN TO BEFORE ME THIS 10th DAY OF MARCH, 1981.
MY COMMISSION EXPIRES: 7-12-81
Virginia A. Rougeu
NOTARY PUBLIC, STATE OF OREGON

Legend:

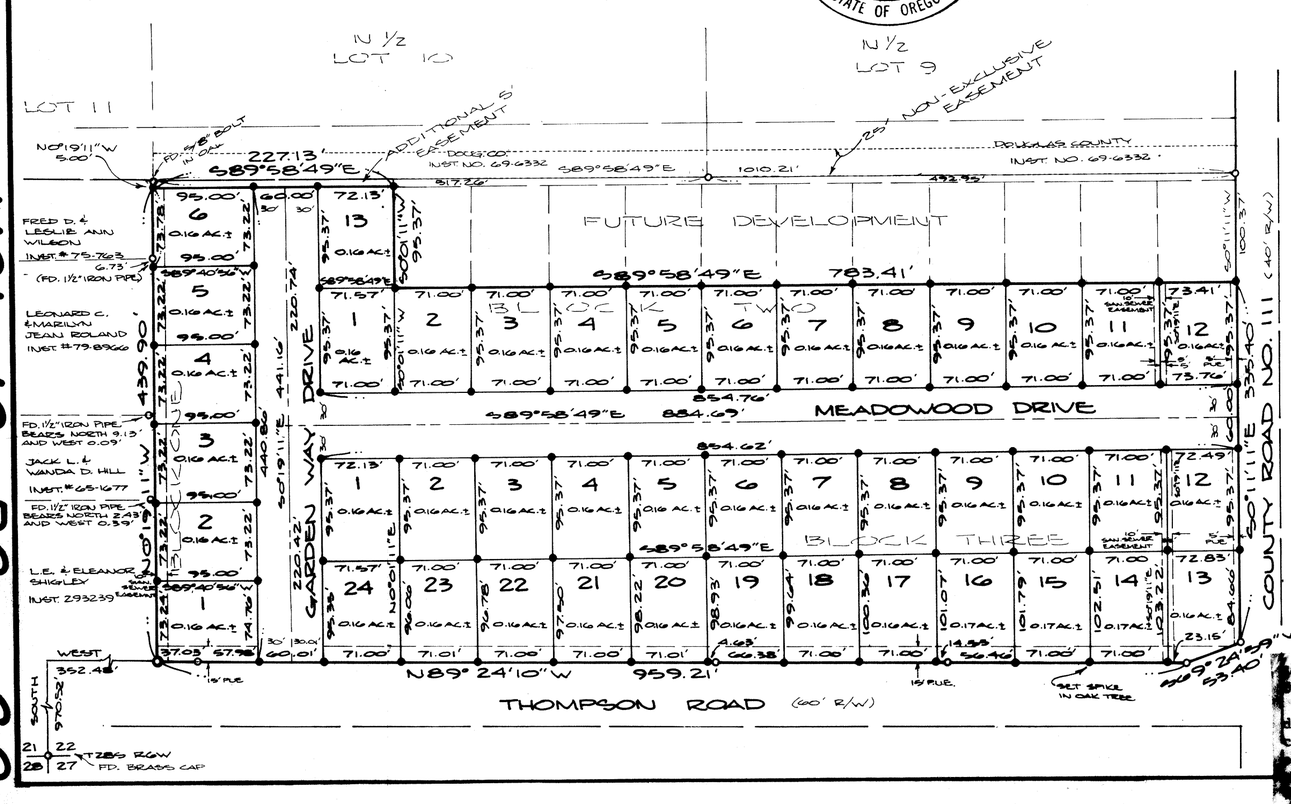
- o — SET 2" x 36" GALVANIZED IRON PIPE - INITIAL POINT OF SUBDIVISION
- • — SET 5/8" x 30" IRON ROD UNLESS NOTED OTHERWISE
- o — FOUND 5/8" IRON ROD UNLESS NOTED OTHERWISE

Narrative:

BEARINGS BASED ON NORTH RIGHT-OF-WAY LINE OF THOMPSON ROAD (COUNTY ROAD NO. 226) PER M84-47. EXTERIOR OF SUBDIVISION CONFORMS TO THAT ESTABLISHED PER M84-47. FIVE FEET ADDITIONAL RIGHT-OF-WAY IS DEDICATED ALONG THE NORTH BOUNDARY OF SUBDIVISION. FIELD CREW CONSISTED OF D. BENTZ AND D. DELATTE. EQUIPMENT USED: LEITZ THEODOLITE AND RED-1 E.D.M. OFFICE COMPUTATIONS BY D. BENTZ. DRAFTING BY P. HOPKINS.

FILED April 22, 1981
Doris L. Wadsworth by Mary L. Beal, Deputy
COUNTY CLERK

DORIS L. WADSWORTH, DOUGLAS COUNTY CLERK — STATE OF OREGON



Certificate of Surveyor

I, DONALD A. BENTZ, BEING FIRST DULY SWORN, DEPOSE AND SAY THAT I HAVE CORRECTLY SURVEYED AND MARKED WITH PROPER MONUMENTS THE LAND SHOWN ON THE ANNEXED PLAT OF WHICH THE FOLLOWING IS A TRUE AND CORRECT DESCRIPTION:

A PARCEL OF LAND LYING IN SECTION 22, TOWNSHIP 28 SOUTH, RANGE 6 WEST, WILLAMETTE MERIDIAN AND BEING A PORTION OF LOTS 9 AND 10, "ROSEBURG HOME ORCHARD TRACTS, PLAT F" AS RECORDED IN VOLUME 3, PAGE 4 IN THE PLAT RECORDS OF DOUGLAS COUNTY, OREGON, SAID PARCEL BEING A PORTION OF THAT PROPERTY DESCRIBED IN INSTRUMENT NO. AS RECORDED IN THE DEED RECORDS OF DOUGLAS COUNTY, OREGON AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A 2" x 36" GALVANIZED IRON PIPE IN THE NORTHERLY RIGHT-OF-WAY LINE OF THOMPSON ROAD FROM WHICH POINT THE SECTION CORNER COMMON TO SECTIONS 21, 22, 27 AND 28, TOWNSHIP 28 SOUTH, RANGE 6 WEST, WILLAMETTE MERIDIAN BEARS WEST 352.48 FEET AND SOUTH 970.52 FEET; THENCE LEAVING SAID NORTHERLY RIGHT-OF-WAY LINE N0°19'11" W 439.90 FEET ALONG THE EASTERLY LINES OF THOSE PROPERTIES DESCRIBED IN INSTRUMENT NOS. 293239, 65-1677, 79-8966 AND 75-763 AS RECORDED IN THE DEED RECORDS OF DOUGLAS COUNTY, OREGON, RESPECTIVELY, TO A 5/8" IRON ROD, SAID POINT BEING S0°19'11" E 5.00 FEET FROM THE SOUTHERLY LINE OF THAT PROPERTY DESCRIBED IN INSTRUMENT NO. 69-6332 AS RECORDED IN THE DEED RECORDS OF DOUGLAS COUNTY, OREGON; THENCE S89°58'49" E 227.13 FEET 5.00 FEET SOUTH OF AND PARALLEL TO SAID SOUTHERLY LINE TO A 5/8" IRON ROD; THENCE S0°01'11" W 95.37 FEET TO A 5/8" IRON ROD; THENCE S89°58'49" E 783.41 FEET TO A 5/8" IRON ROD IN THE WESTERLY RIGHT-OF-WAY LINE OF COUNTY ROAD NO 111; THENCE ALONG SAID WESTERLY RIGHT-OF-WAY LINE S0°11'11" E 335.40 FEET TO A 5/8" IRON ROD; THENCE LEAVING SAID WESTERLY RIGHT-OF-WAY LINE S69°24'59" W 53.40 FEET TO A 5/8" IRON ROD IN THE NORTHERLY RIGHT-OF-WAY LINE OF THOMPSON ROAD; THENCE N89°24'10" W 959.21 FEET ALONG SAID NORTHERLY RIGHT-OF-WAY LINE TO THE POINT OF BEGINNING AND CONTAINING 8.59 ACRES OF LAND, MORE LESS.

Dedication

KNOW ALL MEN BY THESE PRESENT THAT WE, JAMES R. RICHEY, JR., PATRICIA M. RICHEY, ERIK HANSEN AND INGE HANSEN, THE OWNERS OF THE LANDS SHOWN ON THE ANNEXED PLAT HAVE CAUSED THE SAME TO BE SURVEYED AND PLATTED BY THE NAME OF "MEADOWOOD SUBDIVISION - PHASE I" AND DO HEREBY DEDICATE TO THE PUBLIC USE FOREVER THE STREETS SHOWN THEREON.

James L. Richey Jr.
JAMES R. RICHEY, JR.

Erik Hansen
ERIK HANSEN

Patricia M. Richey
PATRICIA M. RICHEY

Inge Hansen
INGE HANSEN

Acknowledgement

STATE OF OREGON
COUNTY OF DOUGLAS } S.S.

ON THIS 17 DAY OF March, 1981, BEFORE ME APPEARED JAMES L. RICHEY, JR., PATRICIA M. RICHEY, ERIK HANSEN AND INGE HANSEN, ALL TO ME PERSONALLY KNOWN, WHO BEING DULY SWORN, DID SAY THAT THEY ARE THE LAWFUL OWNERS OF THE TRACT OF LAND SHOWN 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.

Donna M. Means
NOTARY PUBLIC, STATE OF OREGON

MY COMMISSION EXPIRES ON THE 30 DAY OF Nov., 1981.

Approvals

BY ORDER OF DOUGLAS COUNTY COMMISSIONERS:

		DATE:
COUNTY COMMISSIONER		4/20/81
COUNTY COMMISSIONER	Doug Robertson	4-20-81
COUNTY SURVEYOR	Francis L. Ingram	4-20-81
COUNTY ASSESSOR	George Mack	4-20-81
COUNTY HEALTH OFFICER	Sharon A. Hall MD	4-20-81
CITY OF WINSTON	Donna M. Means - City Recorder	3-17-81
ENGINEER, CITY OF WINSTON	Mike A. Parker	3-17-81

STATE OF OREGON)
COUNTY OF DOUGLAS) ss

I, Donald A. Bentz, being duly sworn, depose and say that I am the surveyor who made the survey and prepared the final map of "MEADOWOOD SUBDIVISION - PHASE I" and that the foregoing tracing is an exact copy of the map thereof.

Donald A. Bentz, L.S. #839

Subscribed and sworn to before me this 21st day of April, 1981

Doris L. Wadsworth by Laurene Delatte
County Clerk

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 thereof as the same appears on file in my office.

Witness my hand and seal this 22nd day of April, 1981.

Doris L. Wadsworth by Mary L. Beal, Deputy
County Clerk.

DORIS L. WADSWORTH, DOUGLAS COUNTY CLERK — STATE OF OREGON

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