

STATE OF OREGON ) ss  
 COUNTY OF DOUGLAS )

I, Mark Heimburger, being duly sworn depose and say that I am the surveyor who surveyed the plat of "LOMA VISTA SUBDIVISION PHASE II" and that the annexed tracing is an exact copy of the final plat thereof.

Mark A. Heimburger  
 Mark Heimburger  
 AA Surveying Service, Inc.  
 PO BOX 130  
 Roseburg, OR 97470

# LOMA VISTA SUBDIVISION PHASE II

IN THE N.E. 1/4, SECTION 15, T27S, R6W, W.M.

AUGUST, 1989

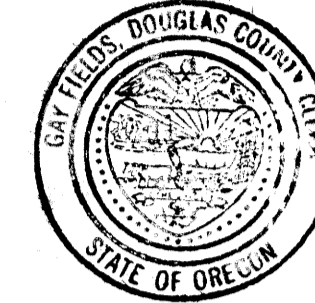
SCALE: 1" = 50'

STATE OF OREGON ) ss  
 DOUGLAS COUNTY )

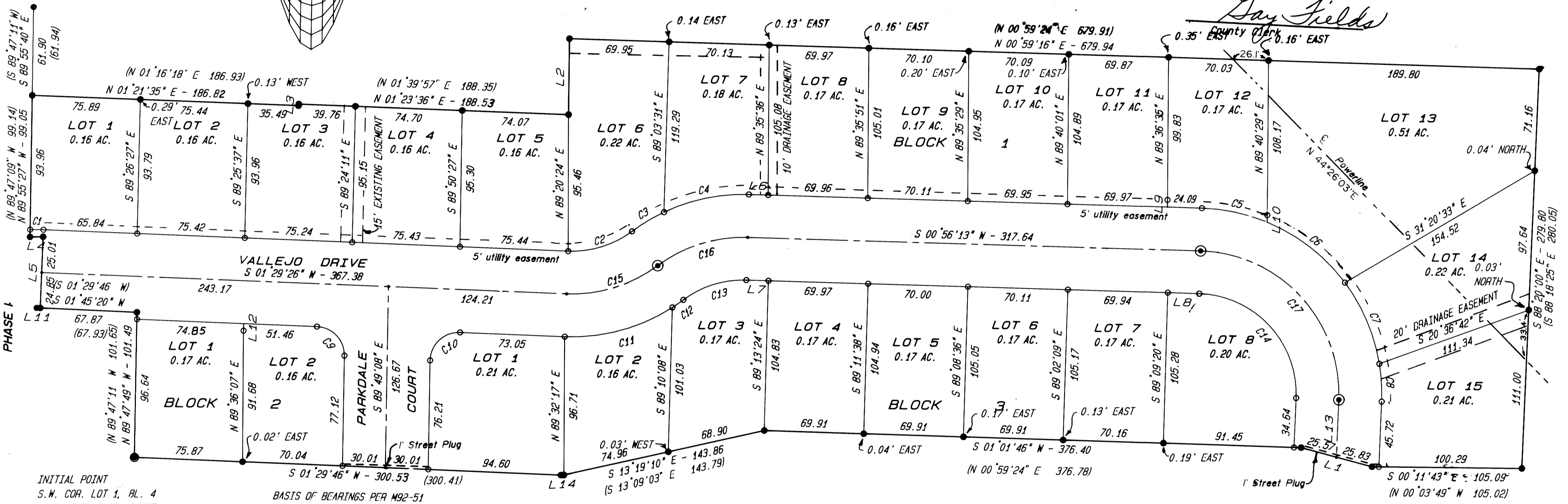
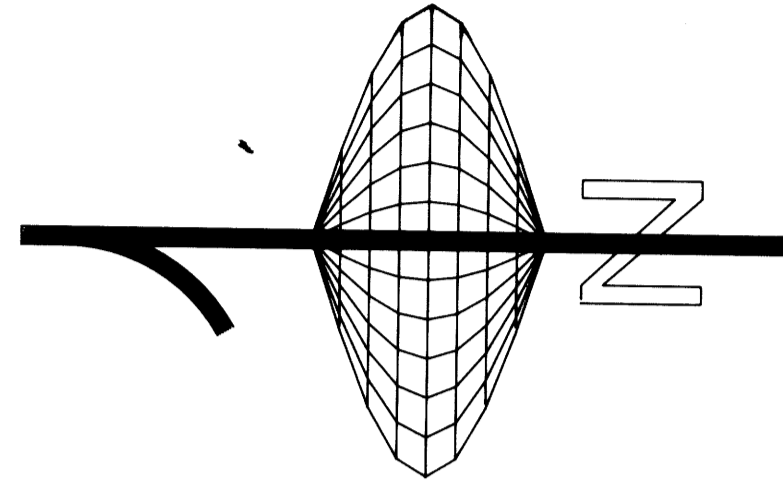
Subscribed and sworn before me this 24 day of November, 1989.

Nancy K. Pieske  
 Notary Public

Nancy K. Pieske  
 NANCY K. PIESKE  
 NOTARY PUBLIC - OREGON  
 My Commission Expires 7-14-90



I, Gay Fields, 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 2 day of Jan, 1990.



INITIAL POINT  
 S.W. COR. LOT 1, BL. 4  
 LOMA VISTA SUBD. PHASE 1

BASIS OF BEARINGS PER M92-51

CURVE	RADIUS	DELTA	LENGTH	TANGENT	CHORD	CHORD/BKG
C1	130.00	04°04'55"	9.26	4.63	9.26	S 00°33'02" E
C2	70.00	39°06'00"	47.77	24.86	46.85	S 18°03'34" E
C3	130.00	11°32'09"	26.17	13.13	26.13	S 31°50'30" E
C4	130.00	27°00'38"	61.29	31.22	60.72	S 12°34'06" E
C5	130.00	20°43'18"	47.02	23.77	46.76	S 11°17'52" N
C6	130.00	30°47'45"	69.87	35.80	69.04	S 37°03'23" N
C7	130.00	27°26'40"	62.27	31.74	61.68	S 66°10'36" W
C8	130.00	11°41'11"	26.52	13.30	26.47	S 85°44'31" N
C9	20.00	88°41'27"	30.96	19.55	27.96	S 45°50'09" N
C10	20.00	91°18'33"	31.87	20.46	28.61	S 44°09'51" E
C11	130.00	35°01'05"	79.45	41.01	78.22	S 16°01'07" E
C12	130.00	04°04'55"	9.26	4.63	9.26	S 35°34'07" E
C13	70.00	38°32'47"	47.09	24.48	46.21	S 18°20'11" E
C14	70.00	90°38'54"	110.75	70.80	99.55	S 46°15'40" W
C15	100.00	39°06'00"	68.24	35.51	66.93	S 18°03'34" E
C16	100.00	38°32'47"	67.28	34.97	66.01	S 18°20'11" E
C17	100.00	90°38'54"	158.21	101.14	142.22	S 46°15'40" W

LEGEND

- Found 5/8" iron rod
- Found 5/8" iron rod and set 2" x 36" iron pipe with brass cap marked "AA SURVEYING INC."
- Set 5/8" x 30" iron rod w/ plastic cap marked "AA SURVEYING INC."
- Set 2" x 36" iron pipe with brass cap marked "AA SURVEYING INC." in Standard Street monument box.
- ( ) Record information per M92-51
- Calculated Point

LINE	BEARING	DISTANCE	
L1	S 14°15'57" W	51.40	(S 14°29'44" E 51.27)
L2	N 89°50'37" E	53.33	(N 89°58'22" E 53.48)
L3	N 88°04'38" N	1.04	(N 88°34'23" W 1.00)
L4	S 01°10'21" E	9.14	(S 00°35'22" E 9.10)
L5	N 88°30'34" N	49.86	
L6	S 00°56'13" N	13.56	
L7	S 00°56'13" N	15.61	
L8	S 00°56'13" N	22.01	
L9	N 89°36'35" E	5.00	
L10	N 89°40'29" E	5.00	(S 0°29'29" W 2.63)
L11	N 00°03'10" W	2.63	
L12	N 89°36'07" E	5.00	
L13	N 88°24'53" N	40.20	
L14	S 03°47'28" E	2.06	

REGISTERED  
 PROFESSIONAL  
 LAND SURVEYOR

Mark A. Heimburger  
 OREGON  
 JULY 9 1987  
 MARK A. HEIMBURGER  
 2787

COUNTY SUPERVISORS FILE DATA  
 DO NOT REMOVE FROM OFFICE

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LOMA VISTA SUBDIVISION, PHASE II  
 IN THE N.E. 1/4, SECTION 15, T27S, R6W, W.M.  
 AUGUST, 1989

CERTIFICATE OF SURVEYOR

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

Beginning at the INITIAL POINT, a 2" x 36" iron pipe at the Southwest corner of Lot 1, Block 4, Loma Vista Subdivision, Phase 1 as Recorded in Volume 17, Page 4A and 4B, Douglas County Records; thence S1'29'46"W 300.52 feet to a 5/8" iron rod; thence S13'19'10"E 143.86 feet to a 5/8" iron rod; thence S1'01'46"W 376.40 feet to a 5/8" iron rod; thence S14'15'57"W 51.40 feet to a 5/8" iron rod; thence S0'11'43"E 105.09 feet to a 5/8" iron rod; thence S88'20'00"E 279.80 feet to a 5/8" iron rod; thence N0'59'16"E 679.94 feet to a 5/8" iron rod; thence S89'50'37"W 53.33 feet to a 5/8" iron rod; thence N1'23'36"E 188.54 feet to a 5/8" iron rod; thence S88'04'38"W 1.04 feet to a 5/8" iron rod; thence N1'21'35"E 186.83 feet to a 5/8" iron rod; thence N89'55'27"W 99.05 feet to a 5/8" iron rod; thence S1'10'21"E 9.14 feet to a 5/8" iron rod; thence N88'30'34"W 49.86 feet to a 5/8" iron rod; thence S1'45'20"W 67.87 feet to a 5/8" iron rod; thence N89'47'49"W 101.49 feet to the point of beginning, all situated in Section 15, T.27 S., R.6 W., W. M. Douglas County, Oregon, containing 6.26 acres more or less.

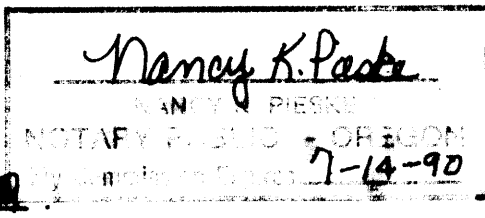
STATE OF OREGON ) ss  
 COUNTY OF DOUGLAS )

I, Mark Heimburger, being duly sworn depose and say that I am the surveyor who surveyed the plat of "LOMA VISTA SUBDIVISION PHASE II" and that the annexed tracing is an exact copy of the final plat thereof.

Mark A. Heimburger  
 Mark Heimburger  
 AA Surveying Service, Inc.  
 PO BOX 130  
 Roseburg, OR 97470

Subscribed and sworn before me this 24 day of November 1989.

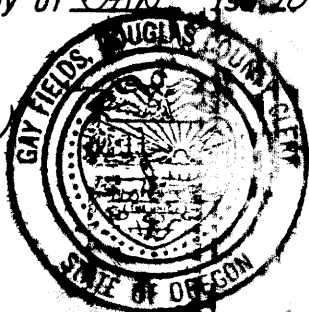
Nancy K. Pieske  
 Notary Public  
 My Commission Expires 7-14-90 1990



STATE OF OREGON ) ss  
 DOUGLAS COUNTY )

I, Gay Fields, 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 8 day of April 1990

Gay Fields  
 County Clerk



APPROVALS

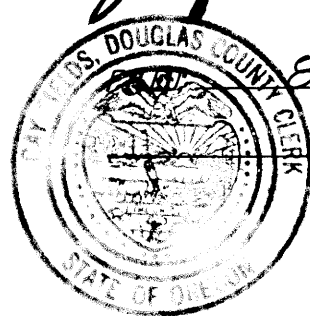
CITY OF ROSEBURG

Approved December 20, 1989  
M. P. [Signature]  
 Chairman, Planning Commission  
 Approved December 15 1989  
John F. [Signature]  
 Community Development Director  
 Approved December 16 1989  
Chm [Signature]  
 Public Works Director

APPROVALS

BY ORDER OF COUNTY BOARD OF COMMISSIONERS

Approved Jorge Morgan 1989  
1-8-90  
 Chairman  
 Approved 1-8 1989  
Doug Robertson  
 Commissioner  
 Approved JANUARY 8, 1990  
Doris L. Wadsworth  
 Commissioner  
 Approved 1-5 1990  
Marie J. Reddekopp  
 County Assessor  
 Approved JANUARY 1, 1990  
Jerry E. [Signature] DEPUTY  
 County Surveyor  
JANUARY 8 1990  
Gay Fields  
 County Clerk



DEDICATION

KNOW ALL MEN BY THESE PRESENTS that Alex J. Austin, owner of the land shown and described on the annexed plat and that he has caused the same to be surveyed and to be platted by the name of "LOMA VISTA SUBDIVISION PHASE II" and that he hereby dedicates to the use of the public forever the streets and easements shown hereon.

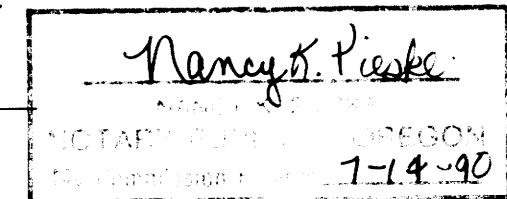
Alex J. Austin  
 ALEX J. AUSTIN

ACKNOWLEDGEMENT

STATE OF OREGON )  
 ) ss  
 COUNTY OF DOUGLAS )

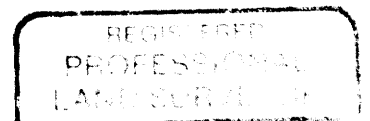
On the 13 day of September 1989, before me appeared Alex J. Austin, being duly sworn, to me known to be the person described in and who executed the foregoing dedication, who being duly sworn, did say that they executed the same for the purpose set forth therein.

Nancy K. Pieske  
 Notary Public, State of Oregon  
 My Commission Expires 7-14 1990



Deed Requirement: Each potential or any subsequent lot owner is required to install sidewalks to City Standards within 2 years of the final plat being filed. If the requirement is not met at the time of development of each lot, the City will exercise the authority to withhold an occupancy permit.

COUNTY SURVEYORS FILE DATA  
 DO NOT REMOVE FROM OFFICE



Mark A. Heimburger



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