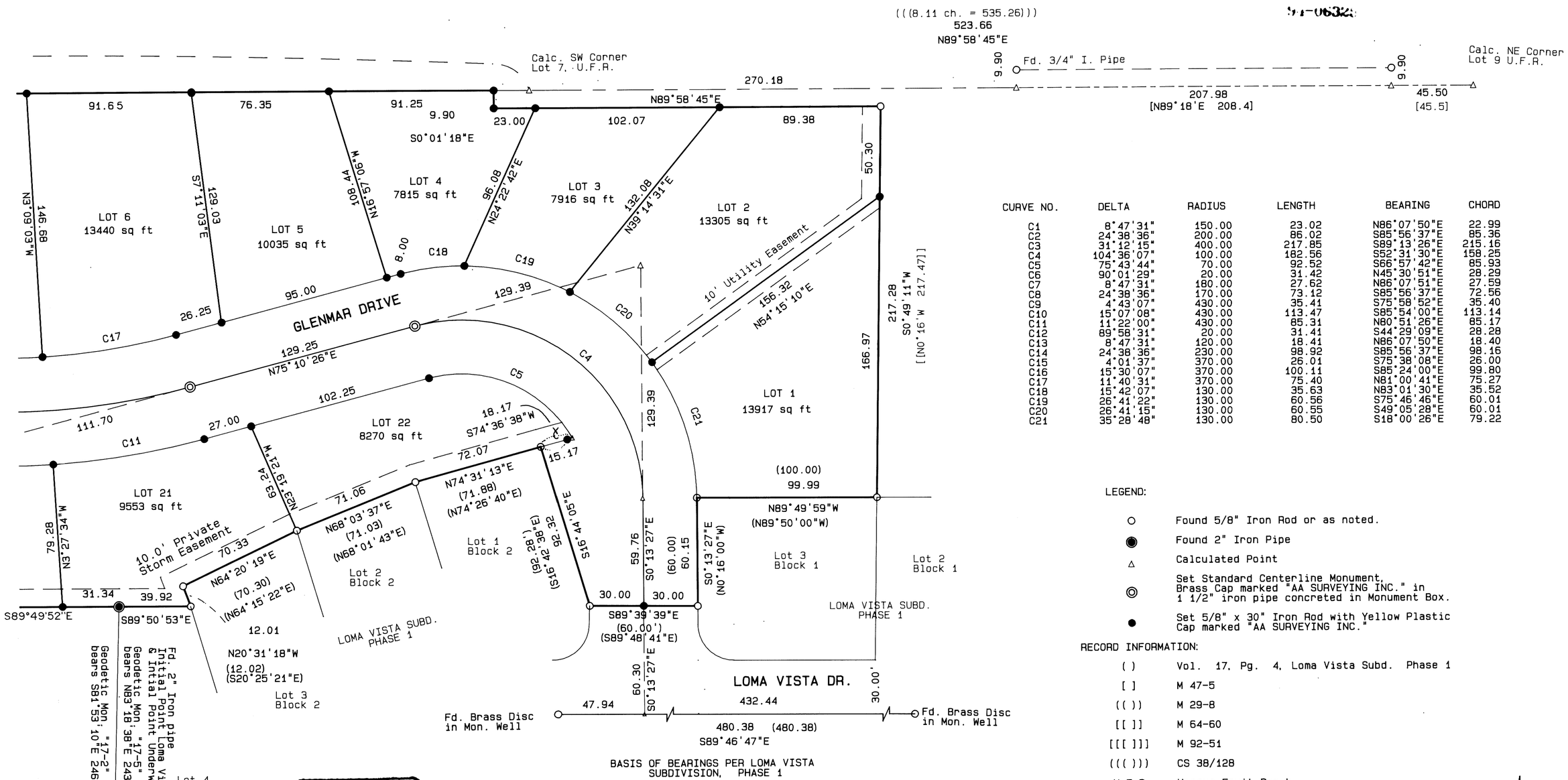
UNDERWOOD SUBDIVISION

AN ADDITION TO THE CITY OF ROSEBURG, OREGON
IN THE NE 1/4, SECTION 15, T27S, R6W, W.M.

4 MAR 1994 SCALE: 1 inch : 40 feet



BASIS OF BEARINGS PER LOMA VISTA SUBDIVISION, PHASE 1

CURVE NO.	DELTA	RADIUS	LENGTH	BEARING	CHORD
C1	8°47'31"	150.00	23.02	N86°07'50"E	22.99
C2	24°38'36"	200.00	86.02	S85°56'37"E	85.36
C3	31°12'15"	400.00	217.85	S89°13'26"E	215.16
C4	104°36'07"	100.00	182.56	S52°31'30"E	158.25
C5	75°43'44"	70.00	92.52	S66°57'42"E	85.93
C6	90°01'29"	20.00	31.42	N45°30'51"E	28.29
C7	8°47'31"	180.00	27.62	N86°07'51"E	27.59
C8	24°38'36"	170.00	73.12	S85°56'37"E	72.56
C9	4°43'07"	430.00	35.41	S75°58'52"E	35.40
C10	15°07'08"	430.00	113.47	S85°54'00"E	113.14
C11	11°22'00"	430.00	85.31	N80°51'26"E	85.17
C12	89°58'31"	20.00	31.41	S44°29'09"E	28.28
C13	8°47'31"	120.00	18.41	N86°07'50"E	18.40
C14	24°38'36"	230.00	98.92	S85°56'37"E	98.16
C15	4°01'37"	370.00	26.01	S75°38'08"E	26.00
C16	15°30'07"	370.00	100.11	S85°24'00"E	99.80
C17	11°40'31"	370.00	75.40	N81°00'41"E	75.27
C18	15°42'07"	130.00	35.63	N83°01'30"E	35.52
C19	26°41'22"	130.00	60.56	S75°46'46"E	60.01
C20	26°41'15"	130.00	60.55	S49°05'28"E	60.01
C21	35°28'48"	130.00	80.50	S18°00'26"E	79.22

LEGEND:

- ○ Found 5/8" Iron Rod or as noted.
- ◉ Found 2" Iron Pipe
- △ Calculated Point
- ◎ Set Standard Centerline Monument, Brass Cap marked "AA SURVEYING INC." in 1 1/2" iron pipe concreted in Monument Box.
- ● Set 5/8" x 30" Iron Rod with Yellow Plastic Cap marked "AA SURVEYING INC."

RECORD INFORMATION:

- ( ) Vol. 17, Pg. 4, Loma Vista Subd. Phase 1
- [ ] M 47-5
- (( )) M 29-8
- [[ ]] M 64-60
- [[[ ]]] M 92-51
- ((( ))) CS 38/128
- U.F.R. Umpqua Fruit Ranch

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Mark A. Heimburger

OREGON
JULY 16, 1987
MARK A. HEIMBURGER
2287

Exp 6.1.95

NOTES:

1) Roof and Storm drainage along the southerly boundary of Lot 15 through Lot 22 will be constructed prior to occupation at the builders expense and will be the responsability of the lot owner to maintain.

2) Sidewalks will be constructed at the time of house construction and at the builders expense. The City of Roseburg will require all sidewalks to be constructed on all lots no later than 2 years after the filing of this plat.

3) Restrictive Covenants for this subdivision are filed in Volume 1286 Page 168 of the Deed Records of Douglas County.

COUNTY SURVEYORS FILE DATA
DO NOT REMOVE FROM OFFICE

1148-93

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