

CERTIFICATE OF SURVEYOR

I, GREGORY D. LANG, HAVE SURVEYED & MARKED WITH PROPER MONUMENTS A SUBDIVISION BY THE NAME OF GARDEN ACRES.

DESCRIPTION:

BEGINNING AT AN IRON ROD ON THE WESTERLY LINE OF A MAJOR LAND PARTITION WHICH IS FILED AS M 80-51...

Gregory D. Lang
CERTIFICATE OF SURVEYOR
EXPIRES 12-31-94

DECLARATION & DEDICATION

BE IT HEREBY KNOWN TO ALL CONCERNED, THAT WE ROBERT G. & KRISTIN M. CARRICO ARE THE OWNERS OF THE PROPERTY DIVIDED HEREON & THAT WE HAVE CAUSED THE SAME TO BE SURVEYED AND PLATED INTO PARCELS AS SHOWN ON THIS MAP...

ACKNOWLEDGEMENT

THIS DECLARATION IS ACKNOWLEDGED BEFORE ME ON 2-24 1994
Kristine J. Krueger

COVENANTS:

SEE VOL. 1298, PG. 257.
RECORDED VOL. 1298, PG. 830.
FD. B. CAP STATE PLANE MONUMENT
"NO. C 253"
Y = 576,060.85
X = 1,254,762.53

APPROVALS:

CHAIRPERSON: Doug Roberts 4-25-94
COMMISSIONER: Gary L. Wadsworth 4/25/94
PLANNING DIRECTOR: Keith L. Cubic 2/24/94
COUNTY SURVEYOR: Greg Lang 4-6-94
COUNTY ASSESSOR: Alan J. Reddick 4-25-94

I HEREBY CERTIFY THAT ALL TAXES AND SPECIAL ASSESSMENTS OR OTHER CHARGES REQUIRED BY LAW HAVE BEEN PAID.

Anne E. Schroeder 4-25-94
DOUGLAS COUNTY TAX COLLECTOR

STATE OF OREGON
COUNTY OF DOUGLAS
I, GAY FIELDS, COUNTY CLERK AND RECORDER OF CONVEYANCES, DO HEREBY CERTIFY THAT THIS INSTRUMENT WAS RECORDED

94 MAY 19 PM 3:36
DOUGLAS COUNTY CLERK
IN THE OFFICIAL RECORDS OF DOUGLAS COUNTY

BY: Gay Fields
Vol 18 Pg 16

94-11778

GARDEN ACRES SUBDIVISION

LOCATED IN THE SE 1/4 & SW 1/4 OF SECTION 16, AND THE NW 1/4 & NE 1/4 OF SECTION 21, T27S, R5W, W.M., DOUGLAS COUNTY, OREGON, ALSO LOCATED IN S. HARKNESS DLC #41

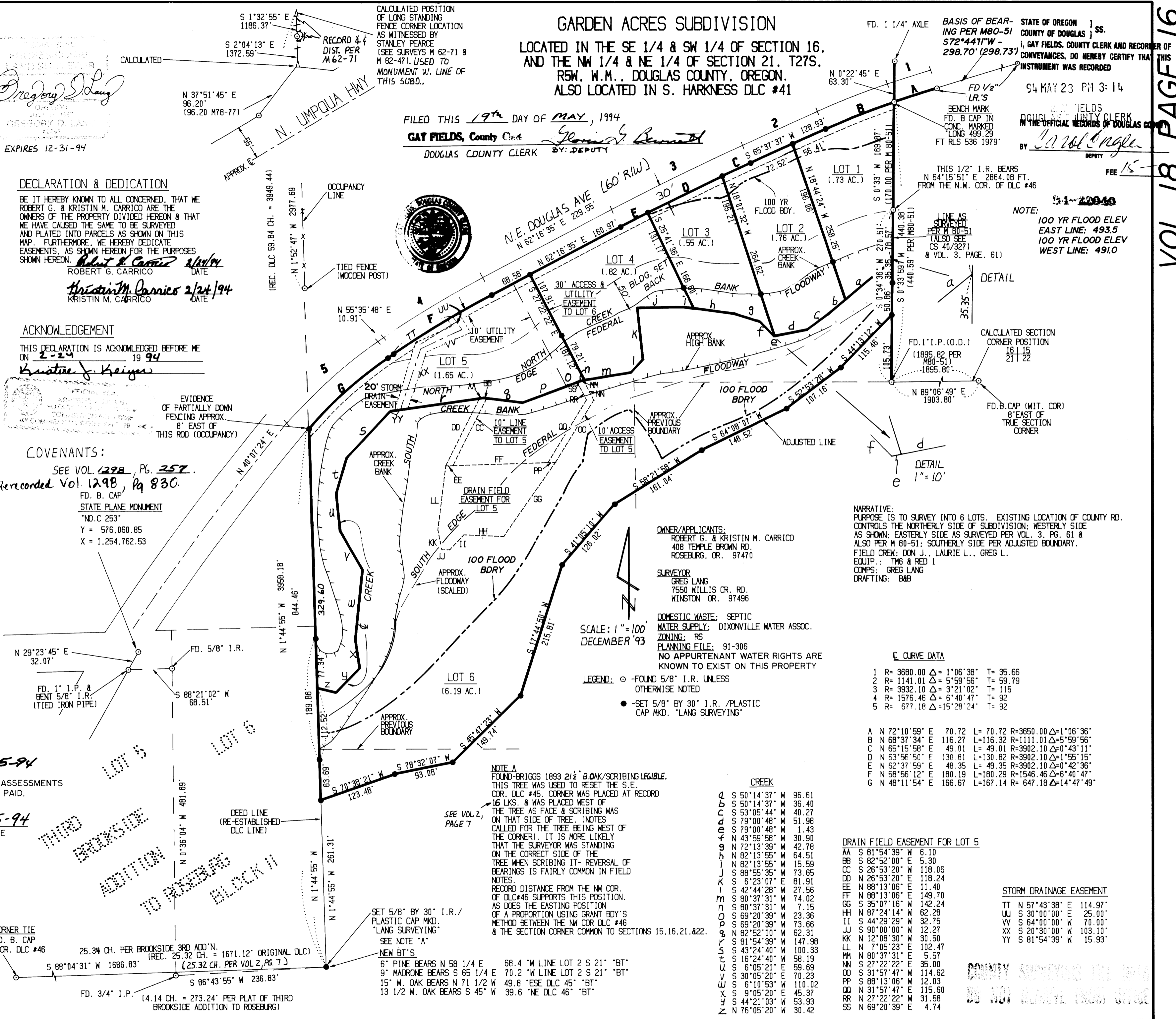
FILED THIS 19th DAY OF MAY, 1994
GAY FIELDS, County Clerk
DOUGLAS COUNTY CLERK

STATE OF OREGON
COUNTY OF DOUGLAS
I, GAY FIELDS, COUNTY CLERK AND RECORDER OF CONVEYANCES, DO HEREBY CERTIFY THAT THIS INSTRUMENT WAS RECORDED

94 MAY 23 PM 3:14
DOUGLAS COUNTY CLERK
IN THE OFFICIAL RECORDS OF DOUGLAS COUNTY

BY: Gay Fields
DEPUTY
FEE 15

NOTE:
100 YR FLOOD ELEV EAST LINE: 493.5
100 YR FLOOD ELEV WEST LINE: 491.0



NARRATIVE: PURPOSE IS TO SURVEY INTO 6 LOTS. EXISTING LOCATION OF COUNTY RD. CONTROLS THE NORTHERLY SIDE OF SUBDIVISION; WESTERLY SIDE AS SHOWN; EASTERLY SIDE AS SURVEYED PER VOL. 3, PG. 61 & ALSO PER M 80-51; SOUTHERLY SIDE PER ADJUSTED BOUNDARY.

Table with 5 columns: Curve ID, Radius (R), Delta (Δ), Tangent (T), and other curve data.

Table with 2 columns: Point (A-G) and coordinates (N, E, W, S).

Table with 2 columns: Point (Q-Z) and coordinates (S, W, N, E).

DRAIN FIELD EASEMENT FOR LOT 5

Table with 2 columns: Point (AA-YY) and coordinates (S, W, N, E).

STORM DRAINAGE EASEMENT

Table with 2 columns: Point (TT-YY) and coordinates (N, E, S, W).

NOTE A: FOUND-BRIGGS 1893 2 1/2" B.OAK/SCRIBING LEGIBLE. THIS TREE WAS USED TO RESET THE S.E. COR. DLC #45. CORNER WAS PLACED AT RECORD 16 LKS. & WAS PLACED WEST OF THE TREE AS FACE & SCRIBING WAS ON THAT SIDE OF TREE.

SCALE: 1" = 100'
DECEMBER '93

LEGEND:
- FOUND 5/8" I.R. UNLESS OTHERWISE NOTED
- SET 5/8" BY 30" I.R. PLASTIC CAP MKD. LANG SURVEYING

OWNER/APPLICANTS:
ROBERT G. & KRISTIN M. CARRICO
408 TEMPLE BROWN RD.
ROSEBURG, OR. 97470

SURVEYOR:
GREG LANG
7550 KILLIS CR. RD.
WINSTON OR. 97496

DOMESTIC WASTE: SEPTIC
WATER SUPPLY: DIXONVILLE WATER ASSOC.
ZONING: RS
PLANNING FILE: 91-306
NO APPURTENANT WATER RIGHTS ARE KNOWN TO EXIST ON THIS PROPERTY

