



STATE OF OREGON  
 COUNTY OF DOUGLAS } SS.  
 I, GAY FIELDS, COUNTY CLERK AND RECORDER OF CONVEYANCES, DO HEREBY CERTIFY THAT THIS INSTRUMENT WAS RECORDED  
 91 OCT 19 AM 8:17

TL 1601 ACCT. NO. 43912.02  
 TL 1500 ACCT. NO. 43909.01

ZONING: 5R  
 COMP. PLAN: RC5  
 WATER: UMPQUA BASIN WATER ASSOC.  
 SEWER: ON-SITE SEPTIC DRAINFIELD

NO APPURTENANT WATER RIGHTS ARE KNOWN TO EXIST ON THIS PROPERTY  
 PLANNING DEPT. FILE NO.: 94-119

IN THE OFFICIAL RECORDS OF DOUGLAS COUNTY  
 BY *Gloria Bennett*  
 DEPUTY  
 Vol. 18 Pg 25 FEE 15.00

**SURVEYORS CERTIFICATE:**  
 I, DONALD A. BENTZ, BEING 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 BEING A PORTION OF LOTS 9, 12 AND 13 OF 1st ADDITION TO EDEN ORCHARDS AS RECORDED IN VOL. 4, PG. 66 IN THE PLAT RECORDS OF DOUGLAS COUNTY, OREGON, LYING IN SECTION 2, TOWNSHIP 27 SOUTH, RANGE 7 WEST, WILLAMETTE MERIDIAN, SAID PARCEL BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:  
 BEGINNING AT A 3/4" IRON ROD AT THE INTERSECTION OF THE SOUTH RIGHT-OF-WAY LINE OF ORCHARD LANE AND THE WEST LINE OF THE ABOVE SAID LOT 9 FROM WHICH POINT THE SOUTHWEST CORNER OF DONATION LAND CLAIM NO. 44, TOWNSHIP 27 SOUTH, RANGE 7 WEST, WILLAMETTE MERIDIAN BEARS N0°30'02"W 30.00 FEET; THENCE ALONG SAID SOUTH RIGHT-OF-WAY LINE N89°37'30"E 1197.65 FEET TO THE WEST RIGHT-OF-WAY LINE OF ELGAROSE ROAD; THENCE ALONG SAID WEST RIGHT-OF-WAY LINE 50°16'50"E 516.75 FEET AND 50°08'35"E 766.46 FEET TO ITS INTERSECTION WITH THE NORTH RIGHT-OF-WAY LINE OF DOERNER ROAD; THENCE ALONG SAID NORTH RIGHT-OF-WAY LINE 589°11'21"W 411.07 FEET; THENCE LEAVING SAID NORTH RIGHT-OF-WAY LINE N0°48'48"W 485.00 FEET; THENCE 589°11'12"W 449.00 FEET; THENCE N0°48'48"W 175.00 FEET; THENCE 589°28'41"W 327.23 FEET TO THE WEST LINE OF THE ABOVE SAID LOT 12; THENCE ALONG SAID WEST LINE AND THE ABOVE SAID WEST LINE OF LOT 9, RESPECTIVELY, N0°30'02"W 630.63 FEET TO THE POINT OF BEGINNING AND CONTAINING 25.31 ACRES OF LAND, MORE OR LESS.

NOTE: SEE SEPARATE NARRATIVE FILED IN **BOOK 1322 PG 237 f.**  
 C.S. 63/146 DONALD A. BENTZ LS 839

LEGEND  
 ( ) REC PER 1994-0008  
 ● SET 3/8" x 30" I.R. w/ CAP MARKED "i.e. ENGINEERING" UNLESS NOTED OTHERWISE  
 ○ FD 3/8" I.R. UNLESS NOTED OTHERWISE

**APPROVALS:**  
*Keith L. Cubic* 9/26/94 DATE COUNTY SURVEYOR DEPUTY DATE  
*John E. Manner* 10-17-94 DATE COUNTY SURVEYOR DEPUTY DATE  
 I HEREBY CERTIFY THAT ALL TAXES AND SPECIAL ASSESSMENTS OR OTHER CHARGES REQUIRED BY LAW HAVE BEEN PAID.  
*Anne E. Schroeder* 10-17-94 DATE ASSESSOR  
*Marie J. Reddy* 10-17-94 DATE DOUGLAS COUNTY TAX COLLECTOR  
 FILED THIS 19th DAY OF OCTOBER 1994 AT 11:17 AM O'CLOCK AM  
*Gay Fields* COUNTY COMMISSIONER DATE  
 COUNTY CLERK BY *Gloria Bennett* DEPUTY 94-22333  
*Gay Fields* COUNTY COMMISSIONER DATE

**DECLARATION:**  
 KNOW ALL PEOPLE BY THESE PRESENTS THAT SPL ASSOCIATES, MARLIN L. & MARJORIE L.A. LARSEN ARE THE OWNERS OF THE LAND REPRESENTED HEREON AND MORE PARTICULARLY DESCRIBED HEREIN AND HAVE CAUSED THE SAME TO BE SURVEYED AND PLATTED INTO LOTS AS SHOWN ON THIS MAP.  
*SPL Associates by Marlin L. Larsen*  
 MARLIN L. LARSEN FOR SPL ASSOCIATES  
*Marlin L. Larsen*  
 MARLIN L. LARSEN  
*Marjorie L. A. Larsen*  
 MARJORIE L. A. LARSEN  
**ACKNOWLEDGEMENT:**  
 STATE OF OREGON  
 COUNTY OF DOUGLAS

KNOW ALL PEOPLE BY THESE PRESENTS ON THIS 4th DAY OF AUGUST, 1994, BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID STATE AND COUNTY, PERSONALLY APPEARED MARLIN L. LARSEN FOR SPL ASSOCIATES, MARLIN L. & MARJORIE L. A. LARSEN WHO DID SAY THAT THEY ARE THE IDENTICAL PEOPLE NAMED IN THE FOREGOING INSTRUMENT AND THAT THEY EXECUTED SAID INSTRUMENT FREELY AND VOLUNTARILY.  
 Vol 18 Pg 25 94-22333 *Michelle Johnson* 3-10-96

<b>REGISTERED OREGON LAND SURVEYOR</b> <i>Donald A. Bentz</i> JULY 12, 1968 DONALD A. BENTZ 839 EXPIRES 12-31-95	<b>SPL SUBDIVISION</b> A PORTION OF LOTS 9, 12, & 13, 1st ADDITION TO EDEN ORCHARDS IN: SE 1/4 SEC 2, T27S, R7W, W.M., DOUGLAS COUNTY, OREGON	
	SURVEYED FOR: MARLIN LARSEN SPL ASSOCIATES 1813 WEST HARVARD #431 ROSEBURG, OREGON 97470	SURVEYED BY: <b>i.e.</b> <b>ENGINEERING</b> 548 S.E. Jackson - Suite 3 Roseburg, Oregon 97470 PHONE (503) 673-0166 FAX (503) 440-9392
SCALE: 1" = 100'	DATE: JUNE 1994	PAGE: 1 OF 1

FIRST ADD TO EDEN ORCHARDS

FIRST ADD TO EDEN ORCHARDS

COUNTY SURVEYORS FILE DATA DO NOT REMOVE FROM OFFICE

