

LEGEND AND NOTES:

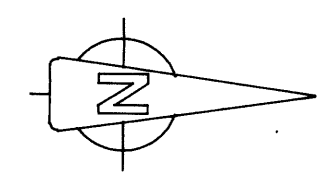
- SET 5/8" x 30" IRON ROD WITH YELLOW CAP MARKED LS 682
 - ⊙ SET 5/8" x 30" IRON ROD WITH 1-1/2" ALUMINUM CAP MARKED LS 682
 - FOUND MONUMENT AS NOTED
 - ⊠ FOUND 5/8" IRON ROD W/YELLOW CAP LS 682 SET B. O. T. P. VOL. 18, PG. 28
 - ▲ FOUND 5/8" IRON ROD W/YELLOW CAP SET SURVEY M-120-71
 - ⊙ FOUND BRASS DISK, BENCH MARK ELEV. 481.213' SET B. O. T. P. VOL. 18, PG. 28
- BENCH MARK, FOUND PK NAIL SET IN SOUTHWEST CORNER OF HEADWALL OF BOX CULVERT, COUNTY NOTES "LV 1, ELEV. 477.363' "
- BASIS OF BEARINGS IS THE WEST RIGHT OF WAY LINE OF LITTLE VALLEY ROAD AS ESTABLISHED BY SURVEY M-120-71 AND SURVEY ROSEWOOD ESTATES PHASE 1, NO. 95-00403
- () DENOTES RECORD DATA
- B. O. T. P. DENOTES BOOK OF TOWN PLATS

ROSEWOOD ESTATES PHASE II

IN S.E. 1/4 SEC. 3, T 28 S., R. 6 W., W.M.
PART OF LOTS 46 AND 51,
ROSEBURG HOME ORCHARD TRACTS PLAT H
DOUGLAS COUNTY, OREGON

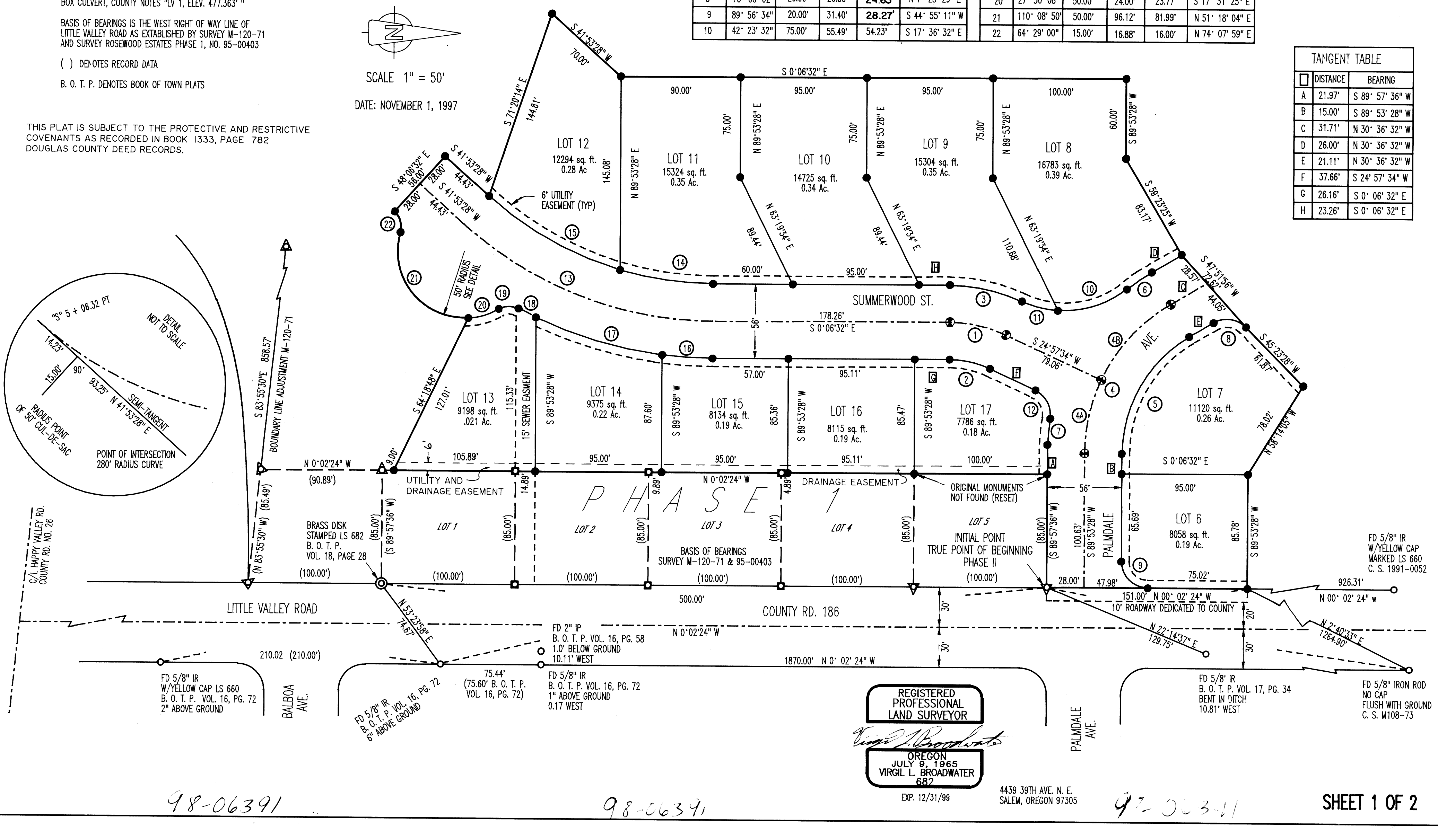
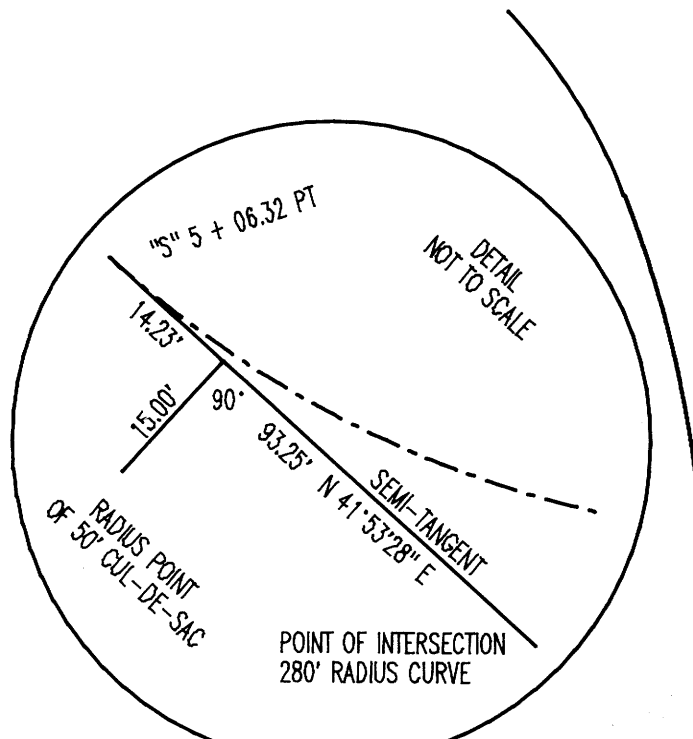
CURVE TABLE											
CURVE NO.	DELTA	RADIUS	MAIN CURVE	CHORD	CHORD BEARING	CURVE NO.	DELTA	RADIUS	MAIN CURVE	CHORD	CHORD BEARING
1	25° 04' 07"	100.00'	43.75'	43.40'	S 12° 25' 31" W	11	21° 23' 29"	75.00'	28.00'	27.84'	S 14° 16' 58" W
2	25° 04' 07"	72.00'	31.50'	31.25'	S 12° 25' 31" W	12	74° 21' 20"	20.00'	25.95'	24.17'	S 62° 08' 14" W
3	25° 05' 14"	128.00'	56.05'	55.60'	S 12° 26' 05" W	13	42° 00' 00"	280.00'	205.25'	200.69'	S 20° 53' 28" W
4	59° 30' 00"	130.00'	135.00'	129.02'	N 60° 21' 32" W	14	16° 07' 41"	252.00'	70.93'	70.70'	S 7° 57' 18" W
4A	25° 04' 07"	130.00'	56.88'	56.43'	N 77° 34' 29" W	15	25° 52' 19"	252.00'	113.79'	112.83'	S 28° 57' 18" W
4B	34° 25' 53"	130.00'	78.12'	76.95'	S 47° 49' 29" W	16	7° 05' 18"	308.00'	38.10'	38.08'	S 3° 26' 07" W
5	59° 30' 00"	102.00'	105.92'	101.23'	N 60° 21' 32" W	17	18° 29' 46"	308.00'	99.43'	99.00'	S 16° 13' 39" W
6	8° 11' 46"	158.00'	22.60'	22.58'	S 34° 42' 26" E	18	2° 43' 34"	308.00'	14.65'	14.65'	S 26° 50' 19" W
7	7° 06' 43"	158.00'	19.61'	19.60'	N 84° 14' 28" W	19	59° 28' 34"	15.00'	15.57'	14.88'	S 1° 32' 11" E
8	76° 00' 02"	20.00'	26.53'	24.63'	N 7° 23' 29" E	20	27° 30' 08"	50.00'	24.00'	23.77'	S 17° 31' 25" E
9	89° 56' 34"	20.00'	31.40'	28.27'	S 44° 55' 11" W	21	110° 08' 50"	50.00'	96.12'	81.99'	N 51° 18' 04" E
10	42° 23' 32"	75.00'	55.49'	54.23'	S 17° 36' 32" E	22	64° 29' 00"	15.00'	16.88'	16.00'	N 74° 07' 59" E

TANGENT TABLE		
	DISTANCE	BEARING
A	21.97'	S 89° 57' 36" W
B	15.00'	S 89° 53' 28" W
C	31.71'	N 30° 36' 32" W
D	26.00'	N 30° 36' 32" W
E	21.11'	N 30° 36' 32" W
F	37.66'	S 24° 57' 34" W
G	26.16'	S 0° 06' 32" E
H	23.26'	S 0° 06' 32" E



SCALE 1" = 50'
DATE: NOVEMBER 1, 1997

THIS PLAT IS SUBJECT TO THE PROTECTIVE AND RESTRICTIVE COVENANTS AS RECORDED IN BOOK 1333, PAGE 782 DOUGLAS COUNTY DEED RECORDS.



REGISTERED PROFESSIONAL LAND SURVEYOR
Virgil L. Broadwater
OREGON
JULY 9, 1965
VIRGIL L. BROADWATER
682
EXP. 12/31/99

4439 39TH AVE. N. E.
SALEM, OREGON 97305

98-06391

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97-003-11

SHEET 1 OF 2