

- LEGEND**
- SET PK NAIL W/CAP LS660 IN AC DRIVEWAY
 - SET 5/8" I.R W/CAP LS660
 - FD 5/8" I.R W/CAP LS660
 - FD MON AS NOTED
 - COMPUTED POINT, NO MON. SET
 - () RECORD DATA PER LAND PARTITION 1996-101
 - [] RECORD DATA PER LAND PARTITION 1991-013
 - (()) RECORD DATA PER CREEK SIDE ESTATES SUBDIVISION
 - △ NOTHING FD OR SET

COMP PLAN - HIGH DENSITY RESIDENTIAL
 ZONING - R-1, C-2, & FG
 SANITARY - GREEN SANITARY DISTRICT
 WATER - ROBERTS CR. WATER DISTRICT
 PLANNING FILE NO. 97-021

OWNER
 JOHN R. KOOKEN
 REGINA L. KOOKEN
 PO BOX 682
 ROSEBURG, OR. 97470

SURVEYOR
 BRUCE R. ROGERS
 1727 SE MILL ST.
 ROSEBURG, OR.

KOOKEN ESTATES

A SUBDIVISION IN THE SW 1/4 OF SEC 2 T28S
 R6W WM DOUGLAS COUNTY, OREGON
 SCALE 1"=100' AUGUST 28, 1998

THE PROPERTY IS SUBJECT TO THE 100 YEAR
 FLOODPLAIN OVERLAY, THE RIPARIAN VEGETATION
 CORRIDOR OVERLAY AND THE RIGHT-OF-WAY OVERLAY

NOTE ALL LOTS CONTAINING LESS THAN 15000 SQ. FT. ARE
 FILLED AS REQUIRED, AND ARE ABOVE THE 100 YEAR
 FLOODPLAIN.

STATE OF OREGON
 COUNTY OF DOUGLAS } SS
 I, DOYLE SHAVER JR., COUNTY CLERK AND
 RECORDER OF CONVEYANCES, DO HEREBY CERTIFY
 THAT THIS INSTRUMENT WAS RECORDED

DOUGLAS COUNTY CLERK
 IN THE OFFICIAL RECORDS OF DOUGLAS COUNTY
 BY Carlene
 DEPUTY
 FEE PP

APPROVALS

Keith L. Cubic 12/11/98
 DOUGLAS CO. PLANNING DIRECTOR DATE

Ed Moman 12-14-98
 DOUGLAS CO. SURVEYOR DEPUTY DATE

Steve J. Kaddakopp 12-16-98
 DOUGLAS CO. ASSESSOR DATE

Michael D. Wilson 12-16-98
 DOUGLAS CO. COMMISSIONER DATE

Michael D. Wilson 12-16-98
 DOUGLAS CO. COMMISSIONER DATE

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

Steve J. Kaddakopp 12-16-98
 DOUGLAS CO. TAX COLLECTOR DATE

FILED THIS 16 DAY OF December 1998 AT 12:09pm

DOYLE SHAVER JR., County Clerk by Carlene, Deputy



DECLARATION

98-28465

KNOW ALL MEN BY THESE PRESENTS THAT WE JOHN R. KOOKEN
 AND REGINA L. KOOKEN, OWNERS OF THE LANDS REPRESENTED
 AND DESCRIBED ON THE ANNEXED PLAT, HAVE CAUSED THE SAME TO
 SURVEYED AND SUBDIVIDED AS INDICATED HEREON, AND HEREBY
 CREATE THE EASEMENTS SET FORTH HEREON AND WE HEREBY
 DEDICATE TO PUBLIC FOREVER, THE STREET SET FORTH ON THE
 ANNEXED PLAT.

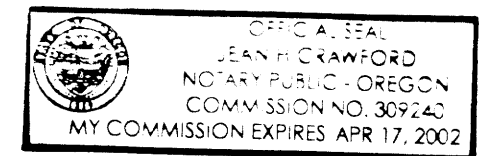
John R. Kooken Regina L. Kooken
 JOHN R. KOOKEN REGINA L. KOOKEN

STATE OF OREGON
 COUNTY OF DOUGLAS

KNOW ALL PEOPLE BY THESE PRESENTS, ON THIS 16 DAY OF
Sept, 1998, BEFORE ME APPEARED JOHN R.
 KOOKEN & REGINA L. KOOKEN, WHO DID SAY THAT THEY WERE
 THE IDENTICAL PERSONS NAMED IN THE FOREGOING DECLARATION
 AND THAT THEY EXECUTED SAID INSTRUMENT FREELY & VOLUNTAR-
 ILY.

IN TESTIMONY WHEREOF, I HAVE HEREUNTO SET MY HAND AND AFFIXED
 MY OFFICIAL SEAL THIS DAY AND YEAR FIRST ABOVE WRITTEN.

Jean H. Crawford
 NOTARY PUBLIC
 STATE OF OREGON



SURVEYORS CERTIFICATE

I, BRUCE R. ROGERS, DEPOSE & SAY, THAT I HAVE CORRECTLY SUR-
 VEYED AND MARKED WITH PROPER MONUMENTS THE LANDS SHOWN
 ON THE ANNEXED PLAT, OF WHICH THE FOLLOWING IS A TRUE AND
 CORRECT DESCRIPTION.

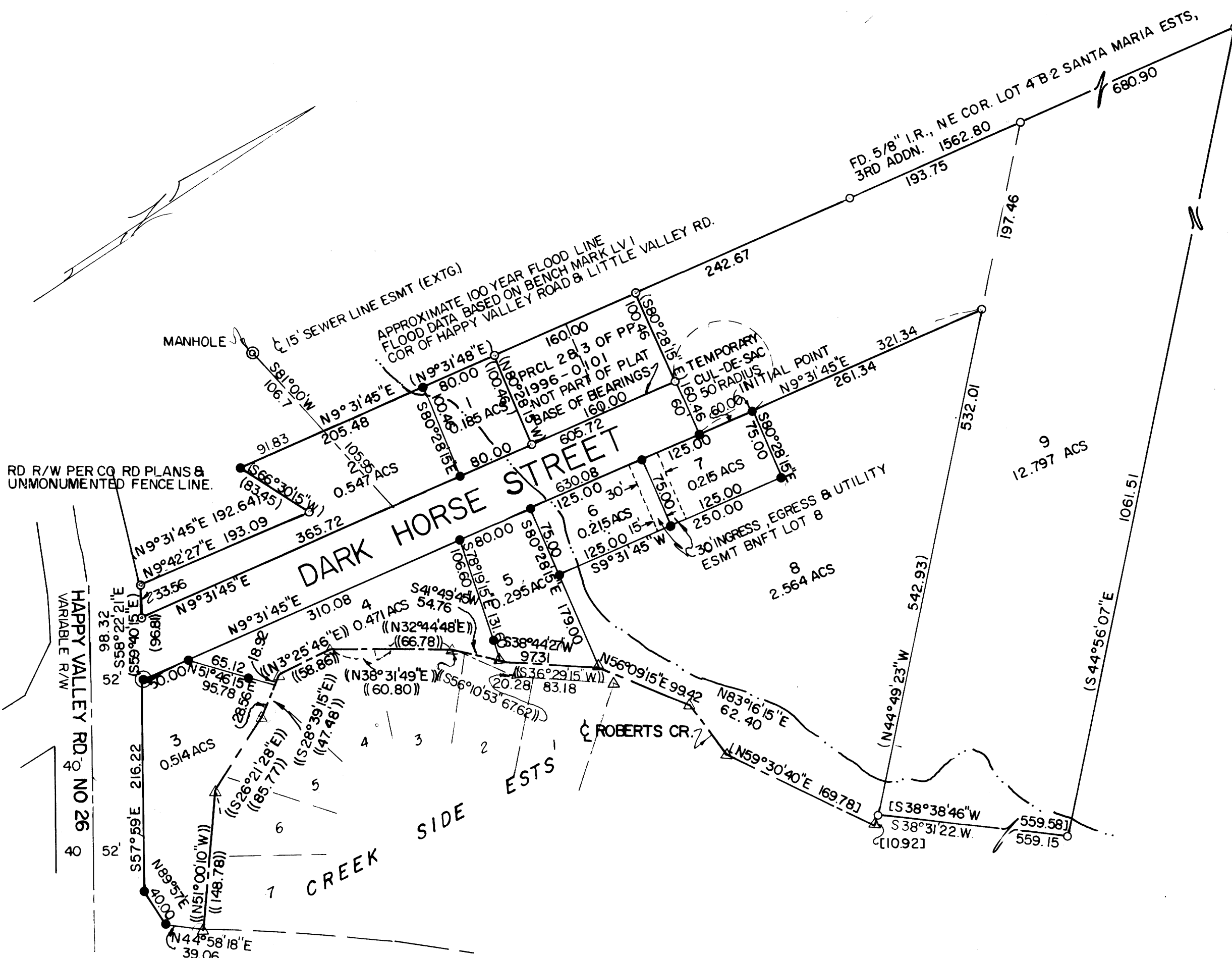
ALL THAT PROPERTY DESCRIBED IN WARRANTY DEED RECORDED
 IN BOOK 1182 PAGE 81, RECORDERS NO. 92-8999, RECORDS OF
 DOUGLAS COUNTY.

EXCEPTING THEREFROM PARCELS 2 & 3 OF PARTITION PLAT
 1996-0101 PLAT RECORDS, DOUGLAS CO. OR. AND ALSO EXCEPTING
 THAT PORTION LYING WITHIN CO. RD. NO. 16 & 26.

Bruce R. Rogers
 Exp. 12/31/98

COUNTY SURVEYORS FILE DATA
 DO NOT REMOVE FROM OFFICE

Bruce R. Rogers
 BRUCE R. ROGERS LS 660



CARNES ROAD NO 16
 R/W VARIABLE

98-28465