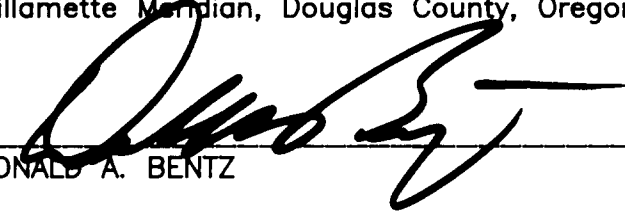


**SURVEYORS CERTIFICATE:**

I, DONALD A. BENTZ BEING FIRST DULY SWORN, DEPOSE AND SAY THAT I HAVE CORRECTLY SURVEYED AND MONUMENTED THE LANDS SHOWN ON THE ANNEXED PLAT OF WHICH THE FOLLOWING IS A TRUE AND CORRECT DESCRIPTION:

Beginning at a 5/8" iron rod with cap at the Southwest Corner of Harris Hills Subdivision 2nd Addition, Volume 19, Page 31 A-C, as recorded in the Douglas County Book of Plats, Roseburg, Oregon; thence S 51' 30' 36" E 384.71 feet to a 5/8" iron rod with cap; thence S 35' 40' 47" W 11.00 feet to a 5/8" iron rod with cap; thence S 54' 19' 13" E 60.00 feet to a 5/8" iron rod with cap; thence S 52' 47' 29" E 248.80 feet to a 5/8" iron rod with cap on the northerly right-of-way of Military Avenue; thence S 67' 42' 17" W 94.98 feet along the northerly right-of-way of Military Avenue to a 5/8" iron rod with cap; thence S 64' 00' 00" W 170.00 feet along the northerly right-of-way of Military Avenue to a 5/8" iron rod with cap; thence S 48' 07' 00" W 149.29 feet along northerly right-of-way of Military Avenue to a 5/8" iron rod with cap; thence S 27' 45' 00" W 79.01 feet along the northerly right-of-way of Military Avenue to a 2" iron pipe; thence leaving northerly right-of-way of Military Avenue at a bearing of N 17' 58' 46" W 247.70 feet to a 5/8" iron rod with cap; thence N 8' 24' 32" E 68.07 feet to a 5/8" iron rod with cap; thence N 25' 19' 43" W 113.41 feet to a 5/8" iron rod with cap; thence S 65' 36' 00" W 76.31 feet to a 5/8" iron rod with cap; thence N 52' 58' 37" W 150.16 feet to a 5/8" iron rod with cap; thence N 31' 14' 25" E 291.96 feet to place of beginning and containing 4.3000 acres. All lying in the Northeast 1/4 of Section 22 and the Northwest 1/4 of Section 23, Township 27 South, Range 6 West, Willamette Meridian, Douglas County, Oregon.

  
DONALD A. BENTZ LS 839


**NARRATIVE:**

CONTROLLED ON THE NORTH BY HARRIS HILLS SUBDIVISION 2ND ADDITION; ON THE WEST BY THAT PROPERTY DESCRIBED IN INSTRUMENT NUMBERS 75-00277, 78-12552 AND 79-15551 OF THE DOUGLAS COUNTY DEED RECORDS; ON THE SOUTHEAST BY MILITARY AVENUE; SOUTHERLY LINES ARE RANDOM THROUGH OWNERS PROPERTY.

**ACKNOWLEDGEMENT:**

STATE OF OREGON  
COUNTY OF DOUGLAS

KNOW ALL THESE PEOPLE BY THESE PRESENTS, ON THIS 26 DAY OF MAY, 1999, BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID STATE AND COUNTY, PERSONALLY APPEARED JOHN LOOSLEY WHO BEING DULY SWORN DID SAY THAT HE IS THE IDENTICAL PERSON NAMED IN THE FOREGOING INSTRUMENT AND THAT HE EXECUTED SAID INSTRUMENT FREELY AND VOLUNTARILY AS PRESIDENT OF BEAVER STATE, INC.

  
MY COMMISSION EXPIRES: 1-19-2003

**DECLARATION:**

KNOW ALL PEOPLE BY THESE PRESENTS THAT BEAVER STATE, INC. IS THE OWNER OF THE LAND REPRESENTED ON THE ANNEXED MAP, AND MORE PARTICULARLY DESCRIBED IN THE ACCOMPANYING SURVEYOR'S CERTIFICATE, AND HAS CAUSED THE SAME TO BE SURVEYED AND PLATTED BY THE NAME OF "HARRIS HILLS SUBDIVISION 2nd ADDITION, PHASE 2" AND DO HEREBY DEDICATE TO THE PUBLIC USE FOREVER THE STREETS SHOWN HEREON. IN TESTIMONY WHEREOF BEAVER STATE, INC. HAS HEREUNTO SET THEIR HANDS THIS 26 DAY OF MAY, 1999.

  
BEAVER STATE, INC. JOHN LOOSLEY

FIELD CREW: NEIL HIBBS & ROD McALLISTER  
BEN JOHNSON & RYAN PALMER

EQUIPMENT: NIKON TOTAL STATIONS  
SDR 31 & 33 DATA COLLECTORS

OFFICE: NEIL HIBBS

DRAFTING: DEREK FEIGEL

ZONING: R-1-6

COMP. PLAN: L.D.R.

SEWER: R.U.S.A.

WATER: CITY OF ROSEBURG

CITY PLANNING FILE NO.: S-94-6

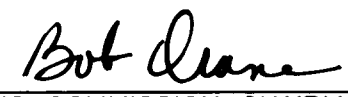

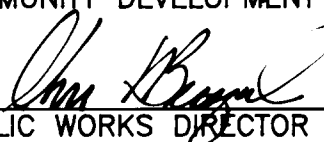


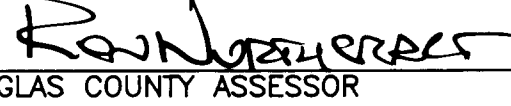
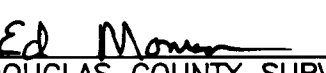
NOTE: ALL LOTS ABUTTING MILITARY AVENUE HEREBY RELINQUISH ACCESS RIGHTS TO MILITARY AVENUE.

THIS PLAT IS SUBJECT TO THE PROTECTIVE AND RESTRICTIVE COVENANTS AS RECORDED IN INSTRUMENT NO. 85-2750 (VOL. 907, PG. 749-753) WITH THE EXCEPTION OF PARAGRAPH 8, WHICH IS AMMENDED TO READ:

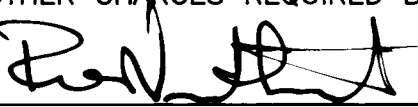
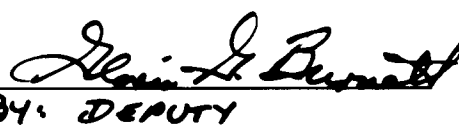
8. THE FLOOR AREA OF ANY DWELLING, EXCLUSIVE OF PORCHES AND GARAGES, SHALL NOT BE LESS THAN 1350 SQUARE FEET IN THE CASE OF ONE STORY STRUCTURES, AND NOT LESS THAN 1600 SQUARE FEET IN THE CASE OF ONE AND ONE HALF AND TWO STORY STRUCTURES.

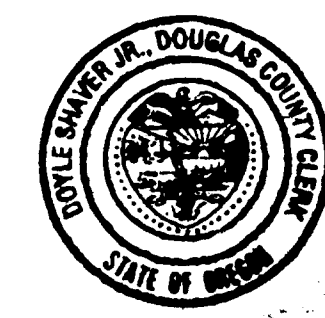
NOTE: PROPERTY OWNER WILL HAVE TO INSTALL CURB WEEP-HOLES PRIOR TO BUILDING PERMIT ISSUANCE.

**APPROVALS:**

 June 25, 99  
PLANNING COMMISSION CHAIRMAN DATE  
 7-12-99  
COMMUNITY DEVELOPMENT DIRECTOR DATE  
 7/12/99  
PUBLIC WORKS DIRECTOR DATE  
 7-16-99  
DOUGLAS COUNTY COMMISSIONER DATE  
 7/16/99  
DOUGLAS COUNTY COMMISSIONER DATE  
 7/15/99  
DOUGLAS COUNTY ASSESSOR DATE  
 DEPUTY 7-13-99  
DOUGLAS COUNTY SURVEYOR DATE

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

 7/15/99  
DOUGLAS COUNTY TAX COLLECTOR 99-18379 DATE  
FILED THIS 19 DAY OF JULY, 1999, 8:51 O'CLOCK AM/PM  
DOYLE SHAVER JR., County Clerk   
DOUGLAS COUNTY CLERK BY: DEPUTY





STATE OF OREGON | 88  
COUNTY OF DOUGLAS | 88  
I, DOYLE SHAVER JR., COUNTY CLERK AND  
RECORDER OF CONVEYANCES, DO HEREBY CERTIFY  
THAT THIS INSTRUMENT WAS RECORDED

99 JUL 19 AM 8:51

DOYLE SHAVER JR.  
DOUGLAS COUNTY CLERK

IN THE OFFICIAL RECORDS OF DOUGLAS COUNTY  
BY:   
FEE PP

 REGISTERED PROFESSIONAL LAND SURVEYOR OREGON JULY 12, 1988 DONALD A. BENTZ 839 EXPIRES: 12/31/99	<b>HARRIS HILLS SUBDIVISION 2ND ADDITION, PHASE 2</b> LYING IN THE NE 1/4 OF SEC. 22, T27S, R6W, AND IN THE NW 1/4 OF SEC. 23, T27S, R6W, W.M., DOUGLAS COUNTY, OREGON	
	SURVEYED FOR: BEAVER STATE, INC. P.O. BOX 1427 ROSEBURG, OR 97470 (541)679-6744	SURVEYED BY:  741 S.E. Jackson Street Roseburg, Oregon 97470 PHONE (541) 673-0166 FAX (541) 440-9392
SCALE: NO SCALE	DATE: NOV., 1998	

COUNTY SURVEYORS FILE DATA  
DO NOT REMOVE FROM OFFICE

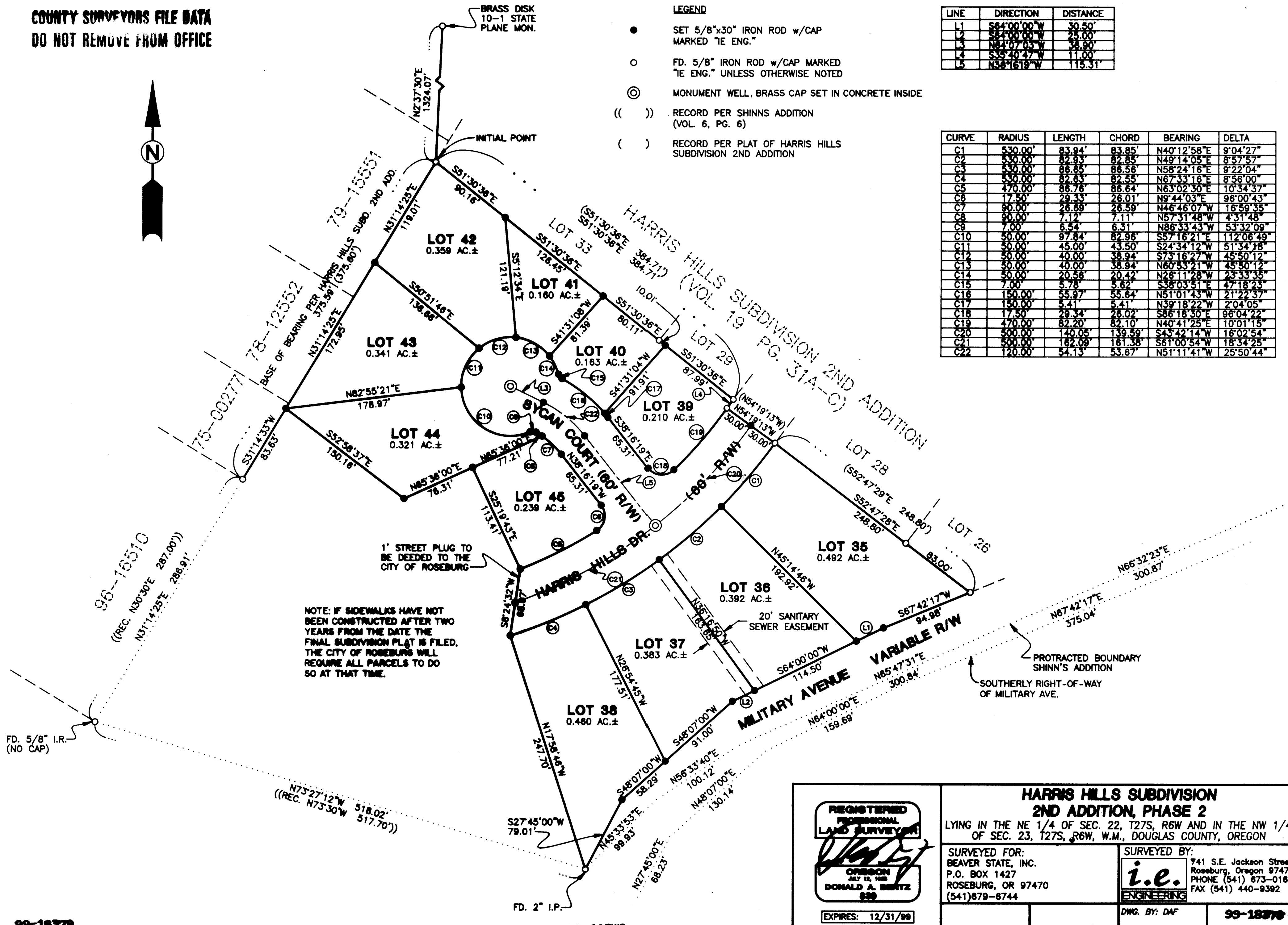


LEGEND

- SET 5/8" x 30" IRON ROD w/CAP MARKED "IE ENG."
- FD. 5/8" IRON ROD w/CAP MARKED "IE ENG." UNLESS OTHERWISE NOTED
- ⊙ MONUMENT WELL, BRASS CAP SET IN CONCRETE INSIDE
- (( )) RECORD PER SHINNS ADDITION (VOL. 6, PG. 6)
- ( ) RECORD PER PLAT OF HARRIS HILLS SUBDIVISION 2ND ADDITION

LINE	DIRECTION	DISTANCE
L1	S64°00'00"W	30.50'
L2	S64°00'00"W	25.00'
L3	N64°07'43"W	38.80'
L4	S35°40'47"W	11.00'
L5	N38°16'19"W	115.31'

CURVE	RADIUS	LENGTH	CHORD	BEARING	DELTA
C1	530.00'	83.94'	83.85'	N40°12'58"E	9°04'27"
C2	530.00'	82.93'	82.85'	N49°14'05"E	8°57'57"
C3	530.00'	86.85'	86.58'	N58°24'16"E	9°22'04"
C4	530.00'	82.83'	82.55'	N67°33'16"E	8°56'00"
C5	470.00'	86.76'	86.64'	N63°02'30"E	10°34'37"
C6	17.50'	29.33'	26.01'	N9°44'03"E	96°00'43"
C7	90.00'	26.89'	26.59'	N46°46'07"W	16°59'35"
C8	90.00'	7.12'	7.11'	N57°31'48"W	4°31'48"
C9	7.00'	6.54'	6.31'	N86°33'43"W	53°32'09"
C10	50.00'	97.84'	82.96'	S57°16'21"E	112°06'49"
C11	50.00'	45.00'	43.50'	S24°34'12"W	51°34'18"
C12	50.00'	40.00'	38.94'	S73°16'27"W	45°50'12"
C13	50.00'	40.00'	38.94'	N60°53'21"W	45°50'12"
C14	50.00'	20.56'	20.42'	N26°11'28"W	23°33'35"
C15	7.00'	5.78'	5.62'	S38°03'51"E	47°18'23"
C16	150.00'	55.97'	55.64'	N51°01'43"W	21°22'37"
C17	150.00'	5.41'	5.41'	N39°18'22"W	2°04'05"
C18	17.50'	29.34'	26.02'	S86°18'30"E	96°04'22"
C19	470.00'	82.20'	82.10'	N40°41'25"E	10°01'15"
C20	500.00'	140.05'	139.59'	S43°42'14"W	16°02'54"
C21	500.00'	162.09'	161.38'	S61°00'54"W	18°34'25"
C22	120.00'	54.13'	53.67'	N51°11'41"W	25°50'44"



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<p>REGISTERED PROFESSIONAL LAND SURVEYOR</p> <p>OREGON JULY 12, 1988 DONALD A. BANTZ 899</p> <p>EXPIRES: 12/31/99</p>	<p><b>HARRIS HILLS SUBDIVISION</b> <b>2ND ADDITION, PHASE 2</b></p> <p>LYING IN THE NE 1/4 OF SEC. 22, T27S, R6W AND IN THE NW 1/4 OF SEC. 23, T27S, R6W, W.M., DOUGLAS COUNTY, OREGON</p>	
	<p>SURVEYED FOR: BEAVER STATE, INC. P.O. BOX 1427 ROSEBURG, OR 97470 (541)679-6744</p>	<p>SURVEYED BY: <b>i.e.</b> ENGINEERING</p> <p>741 S.E. Jackson Street Roseburg, Oregon 97470 PHONE (541) 673-0166 FAX (541) 440-9392</p>
<p>SCALE: 1" = 80'</p>	<p>DATE: NOV., 1998</p>	<p>DWG. BY: DAF</p> <p><b>99-16379</b></p> <p>JOB NO. 280-0474 PAGE: 2 OF 2</p>