



BEARING	DISTANCE
1 S0°23'05"W	121.61'
2 N0°23'05"E	121.61'
3 S16°17'05"W	21.33'
4 N16°17'05"E	21.33'
5 (N74°51'10"W	30.01')
6 S43°54'14"W	88.15'
7 (N43°54'14"E	88.10')
8 S77°07'47"W	62.58'
9 N15°29'21"W	95.70'
10 S23°32'32"E	9.51'
11 S8°27'11"E	32.60'
12 N8°27'11"W	92.14'
13 N16°57'40"E	52.55'
14 N18°43'43"E	45.56'

NOTE:
NO STRUCTURE OTHER THAN A FENCE OR SIGN SHALL BE LOCATED CLOSER THAN 60 FEET FROM THE CENTERLINE OF THE PRIVATE ROAD EASEMENTS (HEARTWOOD LANE, NIGHTHAWK LANE AND WOOD DUCK LANE.)

FIELD CREW: SAM COREY, RYAN PALMER AND JIM FERRIS.
EQUIPMENT: NIKON TOTAL STATION AND SDR 33 DATA COLLECTOR
OFFICE: NEIL HIBBS
DRAFTING: TOM YOW

O	RADIUS	ARC	CHORD
A	54.00'	45.31'	N23°50'28"E 43.98'
B	54.00'	86.20'	N45°55'32"W 77.33'
C	54.00'	83.45'	S44°04'29"W 75.39'
D	54.00'	44.21'	S23°39'08"E 42.99'
E	20.00'	16.58'	S23°21'43"E 16.11'
F	540.00'	149.86'	S08°20'05"W 149.37'
G	570.00'	158.18'	S08°20'05"W 157.67'
H	600.00'	166.51'	S08°20'05"W 165.97'
I	200.00'	0.60'	S16°22'12"W 0.60'
J	170.00'	81.93'	S30°05'40"W 81.16'
K	200.00'	95.81'	S30°10'47"W 94.90'
L	(230.00'	110.87'	N30°05'40"E 109.80)
M	500.00'	60.28'	S49°32'59"E 60.24'
N	(270.00'	106.17'	S64°16'03"E 105.48')
O	300.00'	99.54'	N66°16'09"W 96.58'
P	(270.00'	128.83'	S89°12'04"E 127.61')
Q	300.00'	143.14'	N89°12'04"W 141.79'
R	350.00'	49.19'	S19°30'56"E 49.15'
S	380.00'	53.41'	N19°30'56"W 53.36'
T	320.00'	53.00'	N13°11'52"W 52.94'
U	10.00'	16.58'	N15°17'57"E 16.11'
V	54.00'	2.25'	N37°50'45"E 2.25'
W	54.00'	116.57'	N25°11'26"W 95.22'
X	54.00'	113.44'	S32°47'05"W 93.70'
Y	20.00'	16.58'	N24°07'53"E 16.11'
Z	320.00'	31.27'	N20°44'33"W 31.26'
AA	350.00'	48.30'	S12°24'24"E 48.27'
BB	350.00'	43.87'	S19°57'05"E 43.84'



LEGEND:

- SET 5/8" X 30" w/CAP MARKED "IE ENG" UNLESS OTHERWISE NOTED
- FOUND 5/8" IRON ROD UNLESS OTHERWISE NOTED
- △ CALCULATED POINT
- () BEARING AND DISTANCE RECORD PER "THE MEADOWS AT GARDEN VALLEY PHASE 2" VOL 20, PG. 43

ALL PERIMETER BEARINGS AND DISTANCES RECORD PER LOT 7 OF "THE MEADOWS AT GARDEN VALLEY", VOL 20, PG. 23 EXCEPT AS NOTED

PLANNING DEPT. FILE NO. 00-092

2002-14053

REGISTERED PROFESSIONAL LAND SURVEYOR

F. Neil Hibbs

OREGON
JANUARY 12, 1999
F. NEIL HIBBS
52989

EXPIRES: 6/30/2003

SUBDIVISION
THE MEADOWS AT GARDEN VALLEY PHASE 3
LYING IN THE EAST 1/2 OF SEC. 28, T26S, R6W, W.M.
DOUGLAS COUNTY, OREGON

SURVEYED FOR: D.P.B.S. P.O. BOX 1082 ROSEBURG, OR. 97470	SURVEYED BY: i.e. ENGINEERING 741 S.E. Jackson Street Roseburg, Oregon 97470 PHONE (541) 673-0166 FAX (541) 440-9392
DWG. BY: TAY	

SCALE: 1" = 100' DATE: NOV, 2001 JOB NO: 1415-05 PAGE: 1 OF 2

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