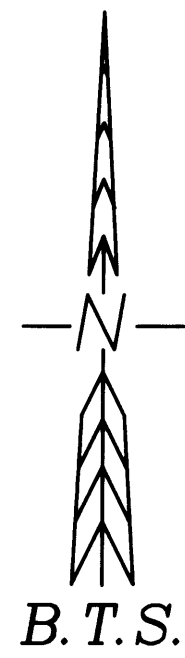


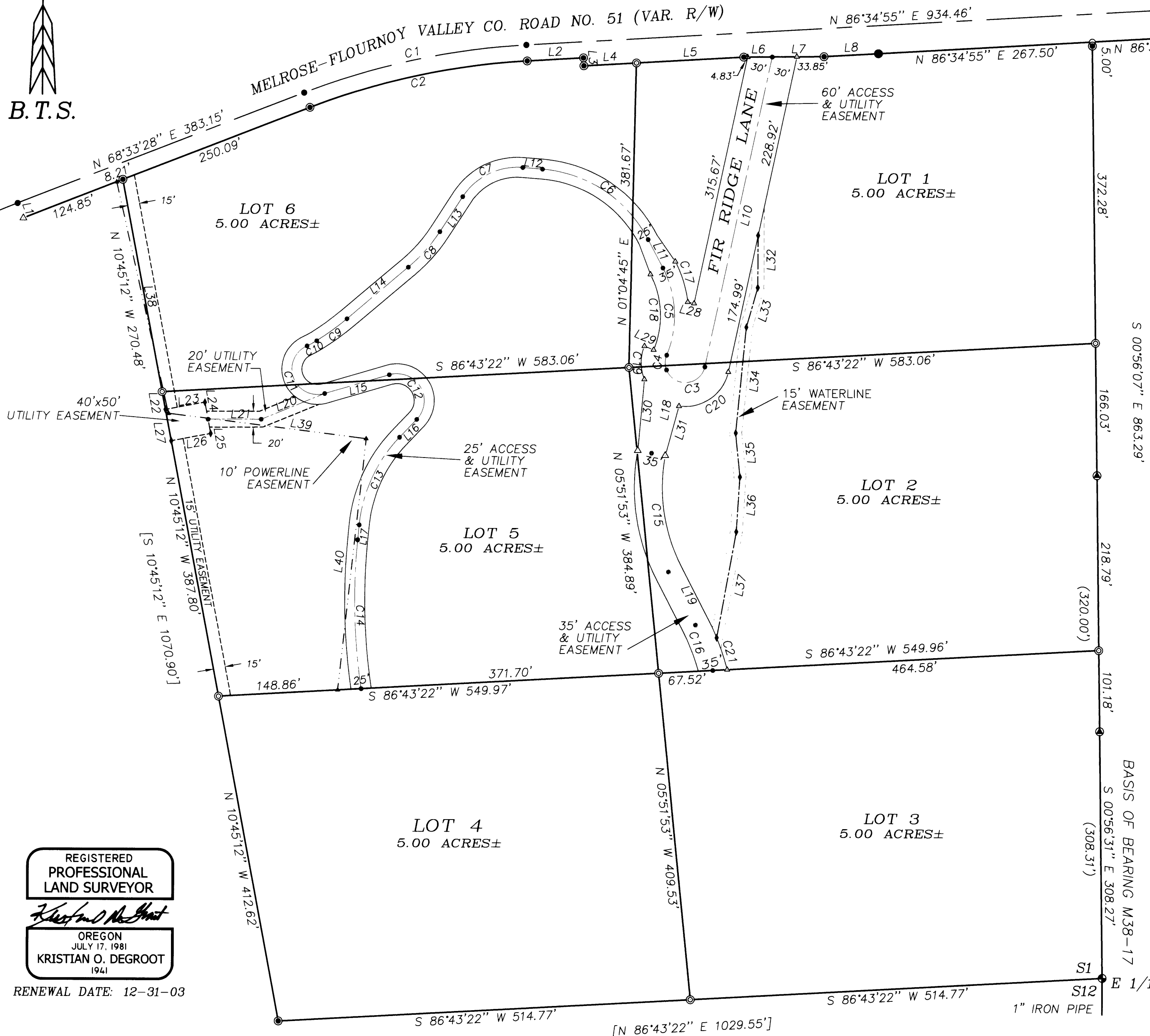
FIR RIDGE ESTATES

PARCEL 1, LAND PARTITION 2001-0065

LOCATED IN THE
SE 1/4, SECTION 1 & NE 1/4, SECTION 12
T.27S., R.7W., W.M.
DOUGLAS COUNTY, OREGON



B.T.S.



NUMBER	DIRECTION	DISTANCE	NUMBER	DIRECTION	DISTANCE
L1	S 21°26'32" E	20.00'	L21	S 89°47'24" W	66.30'
L2	N 86°34'55" E	70.24'	L22	S 10°45'12" E	22.62'
L3	S 03°25'05" E	10.00'	L23	N 79°14'48" E	50.00'
L4	N 86°34'55" E	65.73'	L24	S 10°45'12" E	21.79'
L5	N 86°34'55" E	134.00'	L25	S 10°45'12" E	18.21'
L6	N 89°26'40" E	35.55'	L26	S 79°14'48" W	50.00'
L7	N 89°26'40" E	64.57'	L27	N 10°45'12" W	40.00'
L8	N 86°34'55" E	67.97'	L28	N 78°06'55" W	8.01'
L9	S 03°25'05" E	35.00'	L29	N 67°58'38" W	12.50'
L10	S 11°53'05" W	397.29'	L30	S 05°01'51" W	89.73'
L11	N 27°42'30" W	40.16'	L31	N 15°02'39" E	64.58'
L12	N 85°27'31" W	24.68'	L32	S 00°00'13" W	65.46'
L13	S 32°52'25" W	52.06'	L33	S 15°49'53" W	51.43'
L14	S 49°33'31" W	100.00'	L34	S 05°21'33" W	133.52'
L15	N 73°25'06" E	84.05'	L35	S 05°46'29" E	55.31'
L16	S 43°18'13" W	30.96'	L36	S 03°23'33" W	68.97'
L17	S 05°21'31" W	18.74'	L37	S 10°07'09" W	134.71'
L18	S 09°49'31" W	106.16'	L38	S 12°50'54" E	297.28'
L19	S 27°09'51" E	74.61'	L39	S 82°55'16" E	248.82'
L20	S 67°30'47" W	85.55'	L40	S 06°09'20" W	316.54'

NUMBER	DELTA	RADIUS	ARC	CHORD	BRG	CHORD
C1	18°01'27"	904.67	284.59	N 77°34'12" E	283.42	
C2	18°01'27"	884.67	278.30	N 77°34'12" E	277.15	
C3	146°40'48"	25.00	64.00	S 85°13'29" W	47.90	
C4	43°27'29"	25.00	18.96	N 00°17'38" E	18.51	
C5	49°43'52"	130.00	112.84	N 02°50'34" W	109.33	
C6	57°45'01"	163.98	165.29	N 56°35'00" W	158.38	
C7	61°40'38"	81.32	87.54	S 63°42'10" W	83.37	
C8	16°41'06"	204.57	59.57	S 41°12'58" W	59.36	
C9	08°00'06"	334.76	46.75	S 53°33'34" W	46.71	
C10	07°54'08"	100.00	13.79	S 61°30'41" W	13.78	
C11	172°02'39"	32.00	96.09	S 20°33'34" E	63.85	
C12	149°53'07"	34.00	88.94	S 31°38'20" E	65.67	
C13	37°56'42"	185.64	122.94	S 24°19'52" W	120.71	
C14	13°58'28"	766.28	186.90	S 01°37'43" E	186.43	
C15	37°31'27"	233.16	152.70	S 08°24'07" E	149.99	
C16	12°07'46"	288.27	61.03	S 21°05'58" E	60.91	
C17	20°43'05"	147.50	53.34	N 17°20'57" W	53.05	
C18	49°43'52"	112.50	97.65	S 02°50'34" E	94.61	
C19	44°43'44"	55.00	42.94	S 00°20'30" E	41.85	
C20	85°51'12"	55.00	82.41	N 54°48'41" E	74.92	
C21	07°52'23"	305.77	42.02	S 18°17'22" E	41.98	

LEGEND:

- ⊙ = SET 5/8" x 30" IRON ROD w/PLASTIC CAP MARKED "BTS ENG-SURV"
- = SET MAG NAIL WITH BRASS WASHER STAMPED "BTS PROP COR"
- = FOUND 3/4" IRON ROD PER 1963 PLANS FOR CO. ROAD NO. 51
- ⦿ = FOUND 5/8" IRON ROD PER 2001-0065
- ⦿ = FOUND 5/8" IRON ROD PER M 38-17
- ⦿ = FOUND MONUMENT AS NOTED PER VOL. 3, PAGE 128
- △ = COMPUTED POINT
- ◆ = COMPUTED CO. ROAD NO. 51 OR ROAD EASEMENT CENTERLINE
- ♦ = COMPUTED UTILITY EASEMENT
- () = RECORD PER M 38-17
- [] = RECORD PER 2001-0065

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Kristian O. Degroot

OREGON
JULY 17, 1981
KRISTIAN O. DEGROOT
1941

RENEWAL DATE: 12-31-03

2002-16940

BTS ENGINEERING & SURVEYING, INC.
431 S.E. MAIN ST., ROSEBURG, OR 97470
PHONE (541) 673-0966 FAX (541) 673-0105

SCALE: 1" = 100'
DATE: APRIL 18, 2002

FOR: JOHN B. RICHARDS
4921 MELROSE ROAD
ROSEBURG, OREGON 97470

JOB #: 01-032
FILE: RICH-SUB.DWG
SHEET 1 OF 2

2002-16940

