



NOTE: LOTS 1, 7, 8 AND 9 RELINQUISH ALL ACCESS RIGHTS ONTO RAMP ROAD

NOTE: NO ON-STREET PARKING WILL BE ALLOWED ON THE EAST SIDE OF RAMP ROAD

NOTE: IF SIDEWALKS HAVE NOT BEEN CONSTRUCTED AFTER TWO YEARS FROM THE DATE THE FINAL SUBDIVISION PLAT IS FILED, THE CITY OF ROSEBURG WILL REQUIRE ALL PARCELS TO DO SO AT THAT TIME.

NOTE: LIE SOUTH OF FENCE



- LEGEND**
- SET 5/8"x30" IR w/CAP MARKED "I. E. ENG."
 - SET BRASS CAP IN MONUMENT WELL PER CITY STANDARDS
 - FOUND 5/8" IR UNLESS OTHERWISE NOTED
 - △ CALCULATED POINT
 - () RECORD AS PER

99-28332

99-28332

○	CHORD	RADIUS	ARC
A	S48°52'31"W 35.34'	25.00'	39.25'
B	N41°07'29"W 35.37'	25.00'	39.29'
C	N48°51'15"E 16.97'	12.00'	18.85'
D	S41°09'09"E 16.97'	12.00'	18.85'
E	S12°23'25"E 27.97'	50.00'	28.35'
F	S34°37'30"E 14.93'	12.00'	16.12'
G	S69°09'58"E 5.65'	48.00'	5.66'
H	S17°58'55"E 71.13'	48.00'	80.10'
I	S44°58'40"W 25.09'	48.00'	25.39'
J	S83°03'24"W 37.40'	48.00'	38.41'
K	N48°51'51"W 40.80'	48.00'	42.14'
L	N09°55'32"W 22.87'	48.00'	23.10'
M	S85°15'54"E 7.10'	230.00'	7.10'

○	BEARING	DISTANCE
1	S86°21'11"E	39.67'
2	S87°02'26"E	30.34'
3	S87°02'26"E	31.04'
4	S86°57'29"E	38.97'
5	N86°08'58"W	17.09'
6	S17°27'58"E	5.60'
7	S29°45'59"W	24.21'
8	S29°45'59"W	41.51'
9	S50°00'00"E	37.31'
10	S50°00'00"E	15.22'
11	S86°04'14"E	10.00'
12	S86°21'11"E	10.00'

REGISTERED PROFESSIONAL LAND SURVEYOR

J. Neil Hobbs

OREGON
JANUARY 12, 1999
F. NEIL HOBBS
52989

EXPIRES: 6/30/1999

CLEARWATER SUBDIVISION
PHASE 1

LYING IN THE NW 1/4 OF SECTION 20, T27S, R5W, W.M., DOUGLAS COUNTY, OREGON

SURVEYED FOR:
JERRY & DEBRA TABOR
615 DAIRY LOOP RD.
ROSEBURG, OR 97470

SURVEYED BY:
i.e.
ENGINEERING

741 S.E. Jackson Street
Roseburg, Oregon 97470
PHONE (541) 673-0166
FAX (541) 440-9392

SCALE: 1" = 40'

DATE: JUNE, 1999

JOB NO: 859-07

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