

LEGEND

- FOUND 5/8" I.R. PER 1998-0009
- FOUND 5/8" I.R. PER 1995-0075
- FOUND 1/2" I.R. PER M 75-2
- FOUND 5/8" I.R. PER RIVERWOOD MEADOWS
- FOUND AS NOTED
- FOUND BRASS CAP MARKED AS NOTED
- SET 5/8" X 30" I.R. WITH PLASTIC CAP MARKED M.E. FARR LS 1181

SURVEYED FOR

BEN SERAFIN  
1890 FALL CREEK ROAD  
GLIDE, OR 97443

COMPREHENSIVE PLAN RESIDENTIAL COMMITTED ONE ACRE (RC1)  
ZONING RURAL RESIDENTIAL, 1 ACRE (1AC)  
SANITARY SEWER GLIDE-IDLEYLD SEWER DISTRICT  
WATER GLIDE WATER ASSOCIATION  
PLANNING FILE NO. 98-297

SERAFIN ESTATES

NE1/4 OF SE1/4, SEC 18, TWP 26 S, R 3 W, WM  
PARCEL 3, LAND PARTITION 1998-0009  
INSTRUMENT # 98-01621  
DOUGLAS COUNTY, OREGON  
NOVEMBER 1999  
SCALE 1" = 100'

STATE OF OREGON 1 SS  
COUNTY OF DOUGLAS 1 SS  
I, DOYLE SHAVER JR., COUNTY CLERK AND  
RECORDER OF CONVEYANCES, DO HEREBY CERTIFY  
THAT THIS INSTRUMENT WAS RECORDED

00 FEB 11 AM 8:26

DOYLE SHAVER JR.  
DOUGLAS COUNTY CLERK

IN THE OFFICIAL RECORDS OF DOUGLAS COUNTY

APPROVALS

*Keith L. Cubie*  
DOUGLAS COUNTY PLANNING DIRECTOR  
DATE 2/9/2000

*Ed Mann*  
DOUGLAS COUNTY SURVEYOR DEPUTY  
DATE 2-10-2000

*Ron Northrup*  
DOUGLAS COUNTY ASSESSOR  
DATE 2-10-2000

*Sam Roberts*  
DOUGLAS COUNTY COMMISSIONER  
DATE 2-10-2000

*Jane Morgan*  
DOUGLAS COUNTY COMMISSIONER  
DATE 2/10/00

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

*Ron Northrup*  
DOUGLAS COUNTY TAX COLLECTOR  
DATE 2-10-2000

FILED THIS 11<sup>th</sup> DAY OF FEBRUARY, 2000, 8:26 O'CLOCK AM

DECLARATION

KNOW ALL MEN BY THESE PRESENTS, THAT I, BEN SERAFIN, AM THE OWNER OF THE LAND  
REPRESENTED HEREON AND MORE PARTICULARLY DESCRIBED HEREIN AND HAVE CAUSED THE  
SAME TO BE SURVEYED AND SUBDIVIDED INTO LOTS AS SHOWN ON THIS MAP, AND HEREBY  
CREATE THE EASEMENTS AND PUBLIC UTILITY EASEMENTS SHOWN HEREON AND DO DEDICATE THE  
STREETS AND PUBLIC UTILITY EASEMENTS TO THE PUBLIC FOREVER.

*Ben Serafin*  
BEN SERAFIN



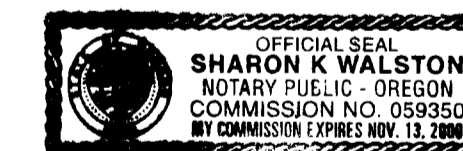
ACKNOWLEDGEMENT

STATE OF OREGON  
COUNTY OF DOUGLAS

KNOW ALL PEOPLE BY THESE PRESENTS, ON THIS 6 DAY OF Dec 1999,  
BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID STATE AND COUNTY, PERSONALLY APPEARED  
BEN SERAFIN WHO DID SAY THAT HE IS THE IDENTICAL PERSON NAMED IN THE FOREGOING  
INSTRUMENT AND THAT HE EXECUTED SAID INSTRUMENT FREELY AND VOLUNTARILY.

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

*Sharon K. Walston*  
NOTARY PUBLIC OF OREGON  
MY COMMISSION EXPIRES: Nov 13, 2000



SURVEYOR'S CERTIFICATE

I, MAURICE E FARR, BEING FIRST DULY SWORN, DEPOSE AND SAY THAT I HAVE CORRECTLY  
SURVEYED AND MARKED WITH PROPER MONUMENTS THE LANDS SHOWN ON THE ANNEXED PLAT  
OF WHICH THE FOLLOWING IS A TRUE AND CORRECT DESCRIPTION:

PARCEL 3 OF LAND PARTITION PLAT 1998-0009 AS RECORDED IN INSTRUMENT NO. 98-01621  
OF THE RECORDS OF DOUGLAS COUNTY, OREGON.

*Maurice E Farr*  
MAURICE E. FARR PLS 1181

NARRATIVE:

2000-03068  
THIS IS A SURVEY TO CREATE A TEN LOT SUBDIVISION FROM PARCEL 3 OF LAND PARTITION PLAT 1998-0009  
AS RECORDED IN DOUGLAS COUNTY SURVEYOR'S OFFICE. WE USED FOUND MONUMENTS FROM ADJOINING LAND  
PARTITIONS AND SUBDIVISIONS TO CONTROL THE EXTERIOR BOUNDARIES. INTERIOR LINES AS DIRECTED BY THE  
DEVELOPER. THE SURVEY WAS COMPLETED BY MAURICE E FARR AND RICHARD M GARZA, JR USING A LIETZ  
SET 4 TOTAL STATION. COMPUTATIONS AND DRAFTING WAS PERFORMED BY MAURICE E FARR.

SURVEYED BY

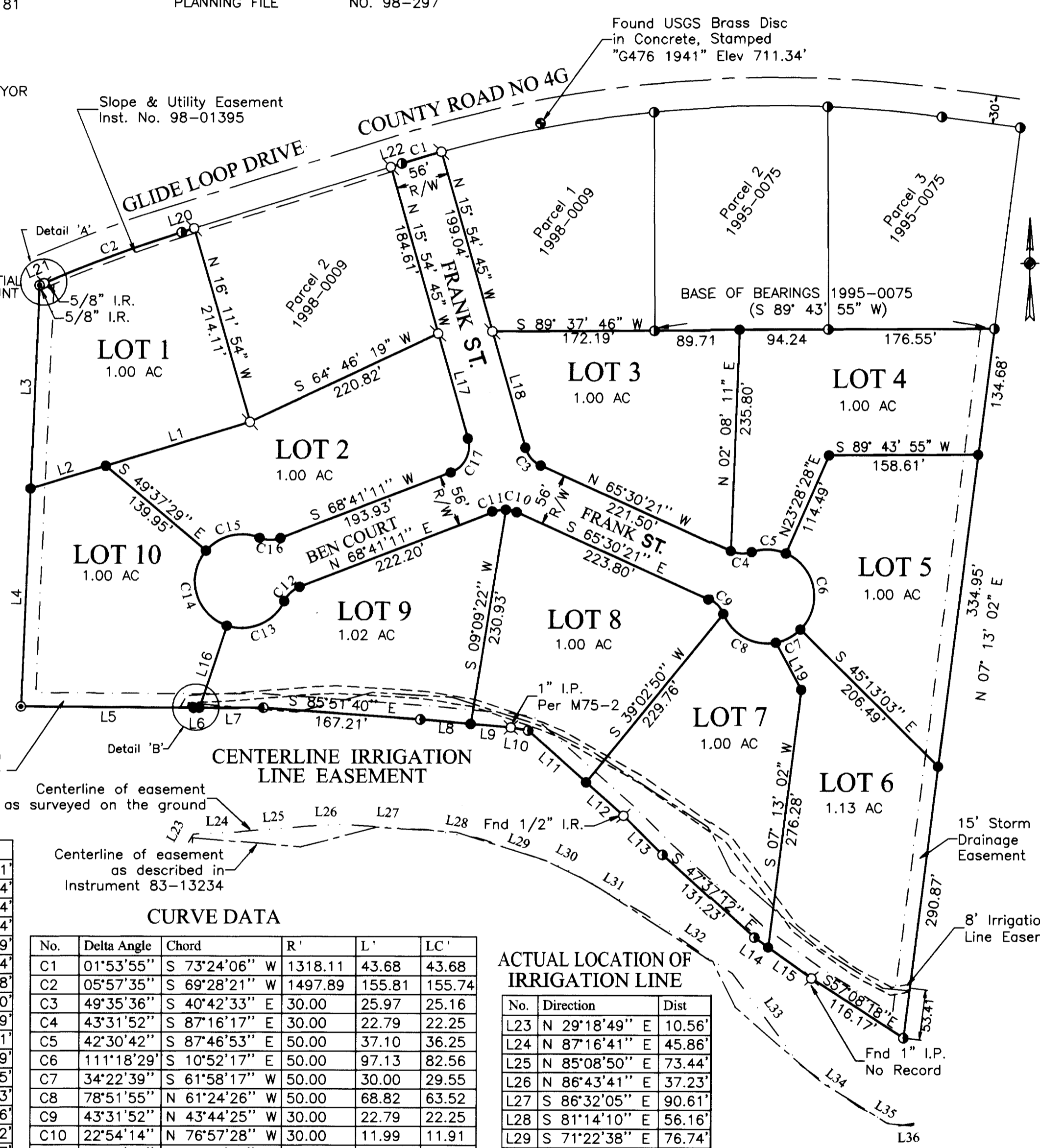
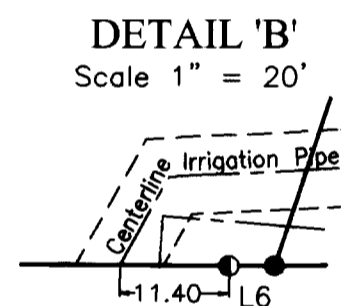
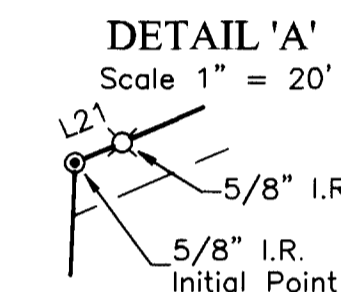
MAURICE E. FARR  
PROFESSIONAL LAND SURVEYOR  
395 NE KIRBY AVENUE  
ROSEBURG, OR 97470  
PH (541) 957-9442

REGISTERED  
PROFESSIONAL  
LAND SURVEYOR

*Maurice E Farr*

OREGON  
SEPT 23, 1977 12-99  
MAURICE E. FARR  
1181

EXPIRES 12-31-99



LINE DATA

No.	Direction	Dist
L1	S 72°58'28" W	160.01'
L2	S 72°58'28" W	83.34'
L3	S 02°23'19" W	216.14'
L4	S 02°23'19" W	232.44'
L5	S 89°37'53" E	184.69'
L6	N 89°49'20" E	4.74'
L7	N 89°49'20" E	67.98'
L8	S 85°03'06" E	53.60'
L9	S 85°03'06" E	42.79'
L10	S 80°33'27" E	18.61'
L11	S 48°08'13" E	82.79'
L12	S 48°08'13" E	53.45'
L13	S 44°56'01" E	58.83'
L14	S 54°31'51" E	17.96'
L15	S 54°31'51" E	56.62'
L16	S 18°19'55" W	91.97'
L17	S 15°54'45" E	115.68'
L18	S 15°54'45" E	128.11'
L19	S 28°24'40" E	57.01'
L20	S 72°27'08" W	13.85'
L21	S 66°29'33" W	5.34'
L22	S 72°27'08" W	12.33'

CURVE DATA

No.	Delta Angle	Chord	R'	L'	LC'
C1	01°53'55"	S 73°24'06" W	1318.11	43.68	43.68
C2	05°57'35"	S 69°28'21" W	1497.89	155.81	155.74
C3	49°35'36"	S 40°42'33" E	30.00	25.97	25.16
C4	43°31'52"	S 87°16'17" E	30.00	22.79	22.25
C5	42°30'42"	S 87°46'53" E	50.00	37.10	36.25
C6	111°18'29"	S 10°52'17" E	50.00	97.13	82.56
C7	34°22'39"	S 61°58'17" W	50.00	30.00	29.55
C8	78°51'55"	N 61°24'26" W	50.00	68.82	63.52
C9	43°31'52"	N 43°44'25" W	30.00	22.79	22.25
C10	22°54'14"	N 76°57'28" W	30.00	11.99	11.91
C11	22°54'14"	S 80°08'18" W	30.00	11.99	11.91
C12	43°31'52"	S 46°55'15" W	30.00	22.79	22.25
C13	83°10'36"	S 66°44'37" W	50.00	72.59	66.38
C14	112°02'37"	N 15°38'47" W	50.00	97.78	82.93
C15	71°50'32"	N 76°17'47" E	50.00	62.69	58.67
C16	43°31'52"	S 89°32'53" E	30.00	22.79	22.25
C17	84°35'56"	N 26°23'13" E	30.00	44.30	40.38

ACTUAL LOCATION OF IRRIGATION LINE

No.	Direction	Dist
L23	N 29°18'49" E	10.56'
L24	N 87°16'41" E	45.86'
L25	N 85°08'50" E	73.44'
L26	N 86°43'41" E	37.23'
L27	S 86°32'05" E	90.61'
L28	S 81°14'10" E	56.16'
L29	S 71°22'38" E	76.74'
L30	S 67°23'40" E	22.73'
L31	S 60°23'17" E	97.09'
L32	S 55°18'10" E	111.13'
L33	S 36°43'26" E	119.37'
L34	S 54°05'01" E	78.44'
L35	S 62°03'02" E	43.97'
L36	N 80°04'34" E	20.06'

2000-03068

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