

LEGEND

- FOUND 5/8" IR PER M126-63
- ⊗ FOUND 1" IRON PIPE PER WAGLER SUB, VOL. 10, PG. 8
- SET 5/8" X 30" I.R. WITH PLASTIC CAP MARKED M.E. FARR LS 1181
- △ COMPUTED POINT, NO MONUMENT SET

PUE PUBLIC UTILITY EASEMENT  
 PVTUE PRIVATE UTILITY EASEMENT  
 ( ) = RECORD PER M126-63  
 (( )) = RECORD PER VOL. 10, PG. 8

COMPREHENSIVE PLAN MED. DENSITY RESIDENTIAL  
 ZONING RESIDENTIAL LOW (RLB) DENSITY  
 SANITARY SEWER CITY OF WINSTON  
 WATER WINSTON-DILLARD WATER DISTRICT

SURVEYED FOR

OWNER & DEVELOPER  
 JOHN E AND SHIRLEY A MELLOR  
 JOHN E MELLOR REVOCABLE TRUST  
 234 TIMBER TERRACE PO BOX 351  
 WINSTON, OR 97496  
 PH (541) 679-5827

MELLOR ESTATES SUBDIVISION

NE 1/4 NE 1/4, SEC 20, TWP 28 S, R 6 W, WM  
 A PORTION OF INSTRUMENT 71-7001 TAX ACCOUNT NO. R40081  
 A PORTION OF INSTRUMENT 96-20131 TAX ACCOUNT NO. R40105

CITY OF WINSTON  
 DOUGLAS COUNTY, OREGON  
 APRIL 2001  
 SCALE 1" = 50'

APPROVALS

*[Signature]* 6-1-01  
 CITY OF WINSTON MAYOR DATE

*[Signature]* 6-1-01  
 CITY OF WINSTON ADMINISTRATOR DATE

*[Signature]* 6/01/01  
 WINSTON PLANNING COMMISSION CHAIR DATE

*[Signature]* 6-06-01  
 DOUGLAS COUNTY SURVEYOR DEPUTY DATE

*[Signature]* 6-7-01  
 DOUGLAS COUNTY ASSESSOR DATE

*[Signature]* 6/11/01  
 DOUGLAS COUNTY COMMISSIONER DATE

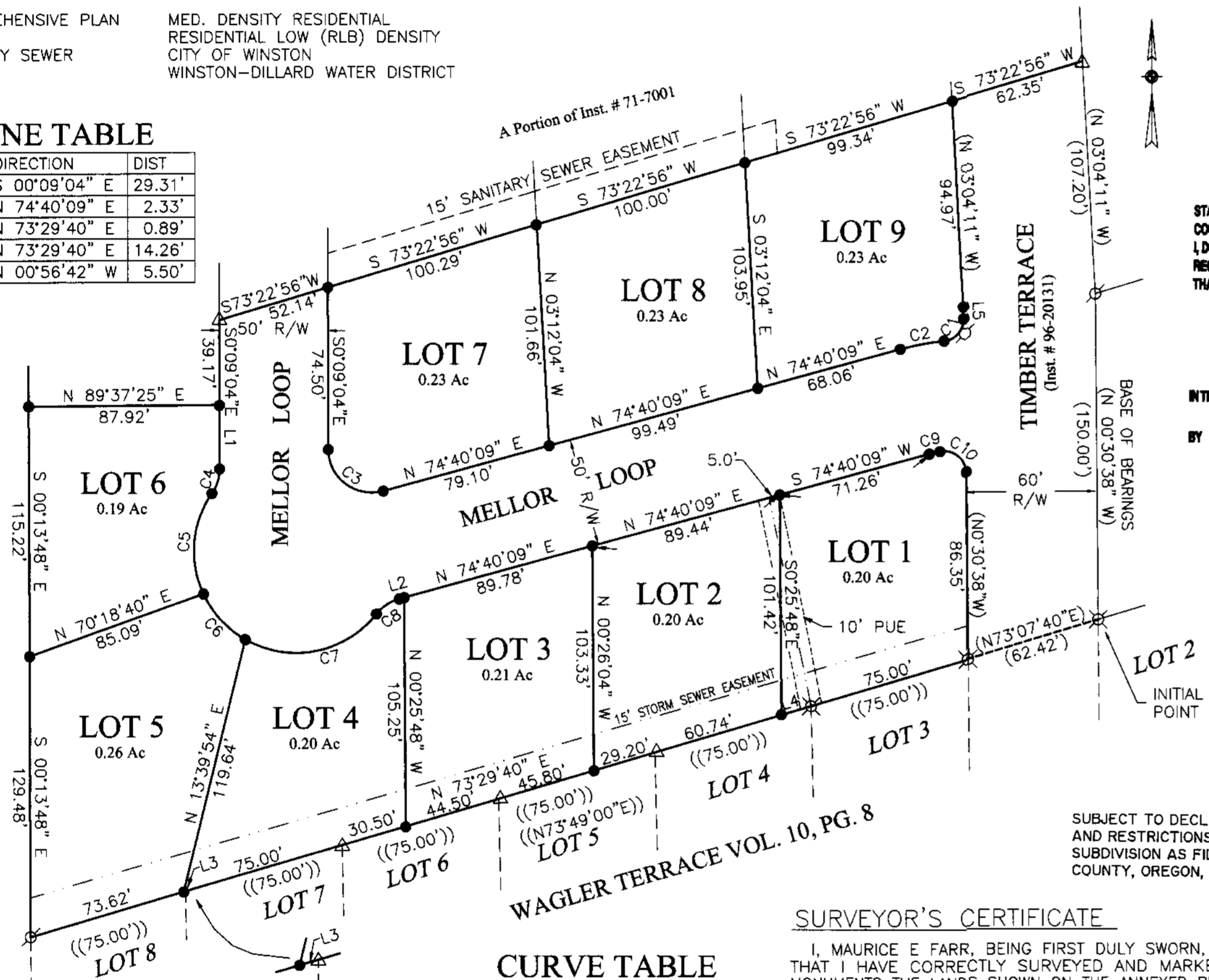
*[Signature]* 6-11-01  
 DOUGLAS COUNTY COMMISSIONER DATE

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

*[Signature]* 6-8-01  
 DOUGLAS COUNTY TAX COLLECTOR 2001-13018 DATE

LINE TABLE

NO	DIRECTION	DIST
L1	S 00°09'04" E	29.31'
L2	N 74°40'09" E	2.33'
L3	N 73°29'40" E	0.89'
L4	N 73°29'40" E	14.26'
L5	N 00°56'42" W	5.50'



STATE OF OREGON  
 COUNTY OF DOUGLAS  
 I, DOYLE SHAWER JR., COUNTY CLERK AND  
 RECORDER OF CONVEYANCES, DO HEREBY CERTIFY  
 THAT THIS INSTRUMENT WAS RECORDED  
 01 JUN 11 PM 2:44  
 DOYLE SHAWER JR.  
 DOUGLAS COUNTY CLERK  
 IN THE OFFICIAL RECORDS OF DOUGLAS COUNTY  
 BY *[Signature]*  
 DEPUTY  
 FEE PP



SUBJECT TO DECLARATION OF CONDITIONS AND RESTRICTIONS FOR MELLOR ESTATES SUBDIVISION AS FILED HERewith, DOUGLAS COUNTY, OREGON, BOOK 1769, PAGE 560.

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:

BEGINNING AT THE NORTHWEST CORNER OF LOT 2, WAGLER TERRACE VOL. 10, PG. 8, THENCE N 00°30'38" W 150.00 FT TO A POINT; THENCE N 03°04'11" W 107.20 FT TO A POINT; THENCE S 73°22'56" W 414.12 FT TO A POINT; THENCE S 00°09'04" E 39.17 FT TO A POINT; THENCE S 89°37'25" W 87.92 FT TO A POINT; THENCE S 00°13'48" E 244.70 FT TO A POINT; THENCE N73°29'40"E 449.51 FT TO A POINT; THENCE N 73°07'40"E 62.42 FT TO THE POINT OF BEGINNING, CONTAINING 2.85 ACRES ±, ALL LOCATED IN NE1/4NE1/4, SECTION 20, TWP 28 S, R 6 W, WM, IN THE CITY OF WINSTON, DOUGLAS COUNTY, OREGON.

NARRATIVE:

THIS IS A SURVEY TO CREATE A NINE LOT SUBDIVISION FROM PORTIONS OF LAND DESCRIBED IN INSTRUMENTS 71-7001 AND 96-20131. WE USED FOUND MONUMENTS FROM SURVEY M126-63 AND WAGLER TERRACE VOL. 10, PG. 8, OF THE DOUGLAS COUNTY SURVEYOR'S OFFICE. WE USED M126-63 TO CONTROL THE EASTERLY BOUNDARY AND VOL. 10, PG. 8 TO CONTROL THE SOUTHERN BOUNDARY. THE WESTERLY AND NORTHERLY BOUNDARIES AS COMPUTED.

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.

CURVE TABLE

NUMBER	DELTA ANGLE	CHORD DIRECTION	RADIUS	ARC LENGTH	CHORD LENGTH
C1	84°56'03"	N 41°31'19" E	10.00	14.82	13.50
C2	09°19'32"	S 79°19'55" W	125.00	20.35	20.32
C3	105°10'47"	S 52°44'27" E	20.00	36.71	31.77
C4	34°39'47"	N 17°10'50" E	20.00	12.10	11.92
C5	59°26'10"	S 04°47'38" W	47.00	48.76	46.60
C6	35°15'44"	S 42°33'18" E	47.00	28.93	28.47
C7	81°34'32"	N 79°01'34" E	47.00	66.92	61.41
C8	36°25'51"	S 56°27'14" W	20.00	12.72	12.50
C9	03°48'44"	N 76°34'31" E	75.00	4.99	4.99
C10	101°00'08"	N 51°00'42" W	10.00	17.63	15.43

REGISTERED PROFESSIONAL LAND SURVEYOR

*[Signature]*  
 MAURICE E. FARR  
 OREGON  
 SEPT. 23, 1977  
 MAURICE E. FARR 5-01  
 1181

SURVEYED BY

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

2001-13018

2001-13018

2001-13018

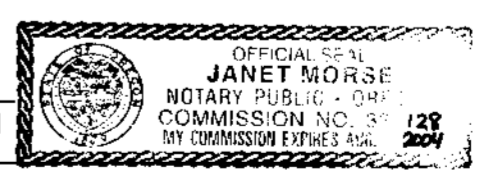
ACKNOWLEDGMENT

STATE OF OREGON }  
 COUNTY OF DOUGLAS }

KNOW ALL PEOPLE BY THESE PRESENTS, ON THIS 21<sup>st</sup> DAY OF May 2001, BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID STATE AND COUNTY, PERSONALLY APPEARED JOHN E. AND SHIRLEY A. MELLOR, HUSBAND AND WIFE, ADMINISTRATORS OF THE JOHN E. MELLOR REVOCABLE TRUST, INST. #71-7001 AND OWNERS OF THAT LAND DESCRIBED IN INSTR. #96-20131, WHO DID SAY THAT THEY ARE THE IDENTICAL PERSONS NAMED IN THE FOREGOING INSTRUMENT AND THAT THEY EXECUTED SAID INSTRUMENT FREELY AND VOLUNTARILY.

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

*[Signature]*  
 NOTARY PUBLIC OF OREGON  
 MY COMMISSION EXPIRES:



*[Signature]*  
 JOHN E. MELLOR

*[Signature]*  
 SHIRLEY A. MELLOR