

HEDRICKS CREEK ADDITION SUBDIVISION, PHASE II

SURVEYOR'S CERTIFICATE

I, CARL J. WELLS, PROFESSIONAL LAND SURVEYOR, DO HEREBY CERTIFY THAT I CORRECTLY PERFORMED THE SURVEY OF THE HEREIN DESCRIBED PARCEL OF LAND AND PLATTED SAME AS SHOWN HEREON PURSUANT TO ORS CHAPTERS 92 AND 209 AS AMENDED, AND THE BOUNDARY OF WHICH IS DESCRIBED AS:

A TRACT OF LAND IN THE NORTHEAST ONE-QUARTER OF SECTION 17, T.22S., R.5W., W.M., DRAIN, DOUGLAS COUNTY, OREGON, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE INITIAL POINT, MARKED BY A 5/8 INCH REBAR WITH RED CAP STAMPED "GEOMAX INC.", MARKING THE NORTHEAST CORNER OF LOT 7, HEDRICKS CREEK SUBDIVISION, PHASE I AS PLATTED ON VOLUME 20, PAGE 6 DOUGLAS COUNTY DEEDS AND RECORDS; THENCE NORTH 87°01'53" WEST 120.12 FEET TO A 5/8 INCH REBAR; THENCE NORTH 86°38'11" WEST 59.91 FEET TO A 5/8 INCH REBAR; THENCE NORTH 87°02'00" WEST 49.93 FEET TO A POINT; THENCE 23.79 FEET ALONG A 25.00 FOOT RADIUS CURVE LEFT, THE CHORD OF WHICH BEARS SOUTH 29°08'53" WEST 22.91 FEET, TO A POINT; THENCE SOUTH 02°39'29" WEST 79.86 FEET TO A POINT ON THE NORTHERLY RIGHT-OF-WAY OF MORELAND AVENUE; THENCE, NORTH 87°02'00" WEST, ALONG SAID RIGHT-OF-WAY, 50.00 FEET TO A 5/8 INCH REBAR WITH RED CAP STAMPED "GEOMAX INC.", SAID POINT BEING THE SOUTHEAST CORNER OF PARCEL 2 OF LAND PARTITION PLAT No. 1998-0135 DOUGLAS COUNTY DEEDS AND RECORDS; THENCE, LEAVING SAID RIGHT-OF-WAY, NORTH 02°39'29" EAST ALONG THE EAST BOUNDARY OF SAID PARCEL 2, 100.00 FEET TO 5/8 INCH REBAR WITH RED CAP STAMPED "GEOMAX INC.", AND THE NORTHEAST CORNER OF SAID PARCEL 2; THENCE, LEAVING SAID EASTERN BOUNDARY, NORTH 87°02'00" WEST, ALONG THE NORTHERN BOUNDARY OF SAID PARCEL 2, 80.92 FEET TO A 5/8 INCH REBAR STAMPED "GEOMAX INC." AND THE NORTHWEST CORNER OF SAID PARCEL 2; THENCE, LEAVING SAID NORTHERN BOUNDARY, NORTH 02°39'29" EAST 160.06 FEET TO A 2 INCH IRON PIPE; THENCE SOUTH 87°14'26" EAST 365.73 FEET TO A 5/8 INCH REBAR WITH ALUMINUM CAP STAMPED "SHANER ENGINEERING"; THENCE SOUTH 00°45'24" WEST 161.50 FEET TO THE POINT OF BEGINNING. CONTAINING 1.47 ACRES MORE OR LESS.

NARRATIVE

THE PURPOSE OF THIS SURVEY IS TO MONUMENT A SIX LOT SUBDIVISION OF THE REMAINDER OF PARCEL 2 OF LAND PARTITION 1998-0135, DOUGLAS COUNTY DEEDS AND RECORDS, NOT PREVIOUSLY SUBDIVIDED ON HEDRICKS CREEK ADDITION SUBDIVISION PHASE I, AS RECORDED ON VOLUME 20, PAGE 6, DOUGLAS COUNTY DEEDS AND RECORDS. SAID LANDS CONVEYED ON THAT DEED RECORDED ON BOOK 1589, PAGE 594 DOUGLAS COUNTY DEEDS AND RECORDS.

THE BASIS OF BEARINGS IS THAT LINE BETWEEN FOUND MONUMENTS "A" & "E" HELD PER HEDRICK CREEK ADDITION SUBDIVISION AS RECORDED ON VOLUME 20, PAGE 6 DOUGLAS COUNTY DEEDS AND RECORDS.

THE BOUNDARY OF THE LANDS BEING SUBDIVIDED WAS LOCATED AS FOLLOWS: MONUMENTS "A", "B", "C" & "E" WERE FOUND AND HELD. MONUMENT "O" WAS LOCATED BY HOLDING PLATTED DISTANCE OF LOT 7 OF SAID SUBDIVISION ALONG LINE "A"- "B". LINE "B"- "O" IS THE EASTERN BOUNDARY OF THE LANDS BEING SURVEYED. MONUMENTS "M" & "L" WERE HELD. MONUMENT "K" WAS LOCATED BY PROJECTING A LINE PARALLEL TO THE NORTHERN RIGHT-OF-WAY OF MORELAND AVENUE DEEDED DISTANCE PER SAID SUBDIVISION. MONUMENTS "P", "R" & "Q" WERE HELD. MONUMENT "H" WAS LOCATED BY HOLDING DEEDED DISTANCE ALONG THE NORTHERN RIGHT-OF-WAY OF MORELAND AVENUE FROM MONUMENT "P" PER SAID SUBDIVISION. THE MONUMENT FOUND NEAR MONUMENT "H" WAS PREVIOUSLY DISTURBED BY CONSTRUCTION AND WAS REPLACED BY UNKNOWN PARTY FLUSH WITH ASPHALT, AND WAS NOT HELD FOR POSITION. MONUMENT "F" WAS LOCATED BY HOLDING DEEDED DISTANCE ALONG THE NORTHERN RIGHT-OF-WAY OF MORELAND AVENUE FROM MONUMENT "E" PER LAND PARTITION No. 1998-0135, DOUGLAS COUNTY DEEDS AND RECORDS. MONUMENT "D" WAS LOCATED BY HOLDING DEEDED DISTANCE ALONG LINE "E"- "C" PER SAID PARTITION. MONUMENT "G" WAS LOCATED BY PROJECTING A LINE PARALLEL WITH THE NORTHERN RIGHT-OF-WAY OF MORELAND AVENUE DEEDED DISTANCE PER SAID PARTITION. MONUMENT "J" WAS LOCATED BY HOLDING DEEDED DISTANCE ALONG A LINE PARALLEL TO LINE "F"- "G" PER SAID SUBDIVISION. THE RECORDED RADIUS OF CURVE "J"- "K" WAS HELD PER SAID SUBDIVISION AND THE CURVE WAS FIT BETWEEN MONUMENTS "J" & "K". CURVE "J"- "K" IS NON TANGENT. LINES "O"- "M", "M"- "L", "L"- "K", "H"- "F" & "D"- "G" ARE THE SOUTHERN BOUNDARY OF THE LANDS BEING SUBDIVIDED. LINE "F"- "G" IS THE EASTERN MOST WEST BOUNDARY OF THE LANDS BEING SUBDIVIDED. LINE "H"- "J" & CURVE "J"- "K" IS THE WESTERN MOST EAST BOUNDARY OF THE LANDS BEING SUBDIVIDED. LINE "D"- "C" IS THE WEST BOUNDARY OF THE LANDS BEING SUBDIVIDED. LINE "C"- "B" IS THE NORTHERN BOUNDARY OF THE LANDS BEING SUBDIVIDED. THE LOT CONFIGURATION WAS PLACED AT CLIENT REQUEST. THE MONUMENTS FOUND NEAR THE LOCATION OF POINTS "D" AND "H" ARE KNOWN TO HAVE BEEN DISTURBED DURING CONSTRUCTION. THOSE MONUMENTS WERE NOT HELD AND NO NEW MONUMENTS WERE PLACED DUE TO THE CLOSE PROXIMITY OF THE FOUND MONUMENTS.

T.L. 22-05-17-AA-07701
HP350C / HP51640A / CONTINENTAL JPC-4M2

2002-16812

IN THE N.E. 1/4 OF SEC. 17, T. 22 S., R. 5 W., W.M.,
DRAIN, DOUGLAS COUNTY, OREGON
FEBRUARY 6, 2002

OWNER'S DECLARATION

KNOW ALL MEN THAT NORTH DOUGLAS REALTY INC. IS THE OWNER OF THE LAND DESCRIBED HEREON AND DID CAUSE THE SAME TO BE SUBDIVIDED AND PLATTED ACCORDING TO THE PROVISIONS OF THE OREGON REVISED STATUTES, CHAPTER 92, AND THAT THE EASEMENTS AND PUBLIC STREET ARE HEREBY DEDICATED AS SHOWN HEREON.

FOR NORTH DOUGLAS REALTY

William H. Johnson
WILLIAM H. JOHNSON, PRESIDENT

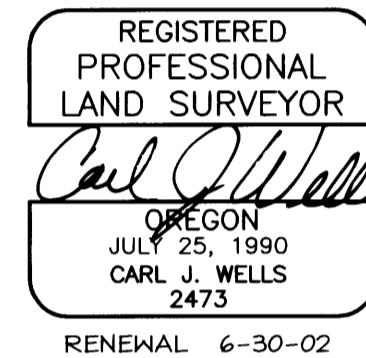
ACKNOWLEDGMENTS

STATE OF OREGON }
COUNTY OF DOUGLAS } ss

THERE PERSONALLY APPEARED BEFORE ME THE ABOVE NAMED WILLIAM H. JOHNSON WHO STATED THAT HE IS THE PRESIDENT OF NORTH DOUGLAS REALTY, AND THAT HE IS THE INDIVIDUAL WHO EXECUTED THE ABOVE INSTRUMENT AND HAS ACKNOWLEDGED THE FOREGOING INSTRUMENT TO BE HIS VOLUNTARY ACT AND DEED.

ACKNOWLEDGED BEFORE ME ON THIS 13th DAY OF June, 2002.

Scott True
NOTARY PUBLIC FOR THE STATE OF OREGON

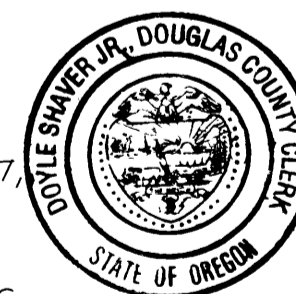


NOTES

- 6.0' WIDE PUE ABUTTING THE NORTHERN ROW OF MORELAND AVENUE, RECORDED ON BOOK 1617, PAGES 155-157, DCDR.
- 6.0' WIDE STORM SEWER EASEMENT RECORDED ON VOL. 20, PAGE 6, DCDR.
- EASEMENTS SHOWN ON PARCEL 2 ARE SHOWN AS RECORDED ON BOOK 1617 PAGES 155-157, DCDR.
- CURVE C8 & C1 ARE NON-TANGENT CURVES.

SURVEY REFERENCES

MINOR PARTITION M107-54 A#B DCDR
LAND PARTITION 1998-0135 DCDR
HEDRICKS CREEK ADDITION
SUBDIVISION PHASE I, VOL. 20, PAGE 6 DCDR



CONCURRENCE

Book 1881 page 086

DEED REFERENCES

BOOK 1586, PAGE 594 DCDR

APPROVALS

APPROVED BY THE CITY OF DRAIN
THIS 13 DAY OF JUNE, 2002

Carl A. Peterson 6-13-02
DRAIN CITY ADMINISTRATOR, DATE

James F. Williams 6-13-02
DOUGLAS COUNTY COMMISSIONER, DATE

John Morgan 6/13/02
DOUGLAS COUNTY COMMISSIONER, DATE

Paul Wells 6-13-02
DOUGLAS COUNTY SURVEYOR, DATE

Ken Norstrom 6/17/02
DOUGLAS COUNTY ASSESSOR, DATE

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

Sandra R. Corree 6/17/02
DOUGLAS COUNTY TAX COLLECTOR, DATE

FILED THIS 18th DAY OF June, 2002
AT 2:24 O'CLOCK PM

Doyle Shaver Jr.
DOUGLAS COUNTY CLERK, DATE 6-15-02
Carole Engels, Deputy

STATE OF OREGON
COUNTY OF DOUGLAS
I, DOYLE SHAVER JR., COUNTY CLERK AND
RECORDER OF CONVEYANCES, DO HEREBY CERTIFY
THAT THIS INSTRUMENT WAS RECORDED
ON 02 JUN 18 PM 2:24
BY Carole Engels, CLERK
IN THE OFFICIAL RECORDS OF DOUGLAS COUNTY
BY Carole Engels CLERK

2002-16812

Geomax
INC.

ENGINEERING, LAND SURVEYING, BUILDING DESIGN
806 N. NINTH STREET COTTAGE GROVE, OREGON 97424
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E-MAIL: geomax@attglobal.com

99041sub.dwg 05/27/02

SHEET 2 OF 2