HEDRICK CREEK ADDITION SUBDIVISION
(PHASE 1)

REPLAT OF PARCEL 1, PARTITION PLAT 1998-0135
NE1/4 SECTION 17, T22S, R5W, W.M.
CITY OF DRAIN, DOUGLAS COUNTY, OREGON
APRIL 1, 1999

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SURVEYORS CERTIFICATION

I, LES ROBERTS, A REGISTERED LAND SURVEYOR IN THE STATE OF OREGON, DO CERTIFY THAT I HAVE SURVEYED AND MARKED WITH THE PROPER MONUMENTS, THE LAND SHOWN HEREON AS HEDRICK CREEK ADDITION SUBDIVISION, PHASE 1. THE BOUNDARIES OF SAID LAND BEING DESCRIBED AS FOLLOWS:

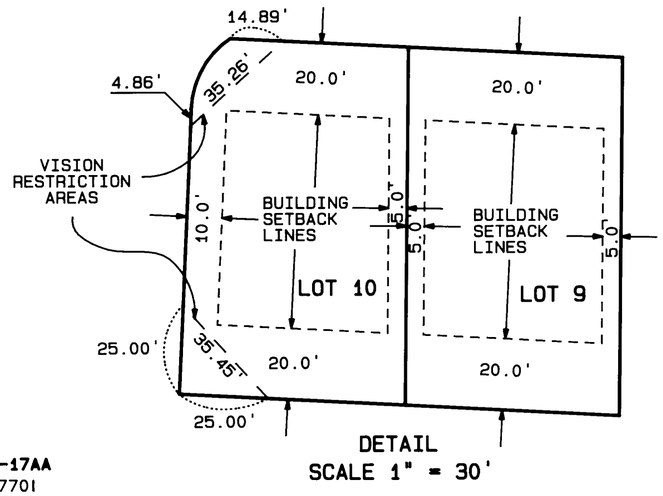
PROPERTY DESCRIPTION;

BEGINNING AT A 2" IRON PIPE MARKING THE SOUTHEAST CORNER OF PARCEL 1, PARTITION PLAT 1998-0135, LOCATED IN THE NORTHEAST 1/4 OF SECTION 17, TOWNSHIP 22 SOUTH, RANGE 5 WEST OF THE WILLAMETTE MERIDIAN; THENCE ALONG THE EAST BOUNDARY OF SAID PARTITION PLAT, NORTH 0°46'19" EAST, 100.07 FEET TO A 5/8" PIN; THENCE LEAVING SAID EAST BOUNDARY, NORTH 87°02'00" WEST, 230.06 FEET TO A 5/8" PIN; THENCE ALONG THE ARC OF A 25.0 FOOT RADIUS CURVE LEFT (THE CHORD OF WHICH BEARS SOUTH 29°22'18" WEST, 22.49 FEET) A DISTANCE OF 23.32 FEET TO A 5/8" PIN; THENCE SOUTH 2°38'48" WEST, 79.86 FEET TO A 5/8" PIN ON THE NORTH RIGHT-OF-WAY LINE OF MORELAND AVENUE; THENCE ALONG SAID NORTH RIGHT-OF-WAY LINE, SOUTH 87°02'00" EAST, 243.45 FEET TO THE POINT OF BEGINNING, ALL IN THE CITY OF DRAIN, DOUGLAS COUNTY, OREGON AND CONTAINING 24,119 SQUARE FEET MORE OR LESS.

Les Roberts 07-22-99
LES ROBERTS "P.L.S. 1039" DATE

NARRATIVE

THE PURPOSE OF THIS SURVEY IS TO MONUMENT THE LOTS OF THE PROPERTY SHOWN HEREON KNOWN AS HEDRICK CREEK ADDITION SUBDIVISION, PHASE 1. THE EXTERIOR BOUNDARIES OF SAID SUBDIVISION WERE ESTABLISHED BY THIS OFFICE IN PARTITION PLAT 1998-0135. THE INTERIOR LOTS WERE ESTABLISHED AT THE DIRECTION OF THE OWNER AND SHOWN HEREON.



DETAIL
SCALE 1" = 30'

MAP 22-5-17AA
TAX LOT 7701

APPROVALS

APPROVED BY THE CITY OF DRAIN THIS 23 DAY OF July, 1999.

Carol A. Peterson 7-23-99
DRAIN CITY ADMINISTRATOR DATE

Doug Robertson 8-13-99
DOUGLAS COUNTY COMMISSIONER DATE

Joyce Morgan 8/13/99
DOUGLAS COUNTY COMMISSIONER DATE

Ron Northcraft 8/13/99
DOUGLAS COUNTY ASSESSOR DATE

Ed Mann - Deputy 8-13-99
DOUGLAS COUNTY SURVEYOR DATE

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

Ron Northcraft 8/13/99
DOUGLAS COUNTY TAX COLLECTOR DATE

FILED THIS 13th DAY OF August, 1999 AT 2:31 O'CLOCK PM.

DOYLE SHAVER JR.
DOUGLAS COUNTY CLERK
By Carol Engels, Deputy

STATE OF OREGON } SS
COUNTY OF DOUGLAS }
I, DOYLE SHAVER JR., COUNTY CLERK AND RECORDER OF CONVEYANCES, DO HEREBY CERTIFY THAT THIS INSTRUMENT WAS RECORDED
99 AUG 13 PM 2:31
DOYLE SHAVER JR.
DOUGLAS COUNTY CLERK
IN THE OFFICIAL RECORDS OF DOUGLAS COUNTY
BY _____ DEPUTY
FEE $17

DOYLE SHAVER JR. DOUGLAS COUNTY CLERK STATE OF OREGON

99-20834

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OWNERS DECLARATION

KNOW ALL PERSONS BY THESE PRESENT THAT NORTH DOUGLAS REALTY INC. IS THE OWNER OF THE LAND SHOWN HEREON AND DESCRIBED IN THE SURVEYORS CERTIFICATION AND HAS CAUSED THE SAME TO BE SURVEYED AND PLATTED INTO LOTS AS SHOWN HEREON IN ACCORDANCE WITH THE PROVISIONS OF ORS CHAPTER 92. THE NAME TO BE KNOWN AS HEDRICK CREEK ADDITION SUBDIVISION, PHASE 1. NORTH DOUGLAS REALTY ALSO DEDICATES TO THE FREE USE OF THE PUBLIC FOREVER, ALL THE EASEMENTS SHOWN HEREON. NORTH DOUGLAS REALTY ALSO ACKNOWLEDGES THE EXISTENCE OF THE 6.0 FOOT WIDE UTILITY EASEMENT ALONG THE SOUTHERLY BOUNDARY OF LOTS 7, 8, 9 AND 10 AS DEDICATED TO THE CITY OF DRAIN, OREGON IN BOOK 1617, PAGES 155 - 157, DOUGLAS COUNTY OREGON OFFICAL RECORDS AND SHOWN HEREON.

Nicholas Johnson 07/23/99
NICHOLAS JOHNSON DATE
ASSISTANT SECRETARY
(NORTH DOUGLAS REALTY INC.)

ACKNOWLEDGEMENT

STATE OF OREGON)
) S.S.
COUNTY OF DOUGLAS)

PERSONALLY APPEARED BEFORE ME THE ABOVE NAMED NICHOLAS JOHNSON, ASSISTANT SECRETARY OF NORTH DOUGLAS REALTY INC., AND THAT SAID INSTRUMENT WAS SIGNED IN BEHALF OF NORTH DOUGLAS REALTY INC. BY THE ABOVE NAMED INDIVIDUAL AND HE ACKNOWLEDGED THE FOREGOING INSTRUMENT TO BE HIS VOLUNTARY ACT AND DEED. SIGNED AND ATTESTED TO BEFORE ME ON THIS 23rd DAY OF July, 1999.

Kathy K. Spencer
NOTARY PUBLIC FOR THE STATE
OF OREGON, COUNTY OF DOUGLAS

OFFICIAL SEAL
KATHY K. SPENCER
NOTARY PUBLIC-OREGON
COMMISSION NO. 323094
MY COMMISSION EXPIRES MAY 4, 2003

REGISTERED PROFESSIONAL LAND SURVEYOR
Les Roberts
OREGON
AUGUST 22, 1975
LES ROBERTS
1039
EXPIRES 12-31-2000

99-20834

PREPARED BY

ROBERTS SURVEYING INC.
P.O. BOX 7155
EUGENE, OREGON 97401
PHONE (541) 345-1112

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