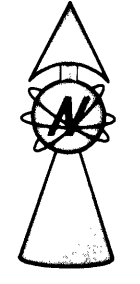


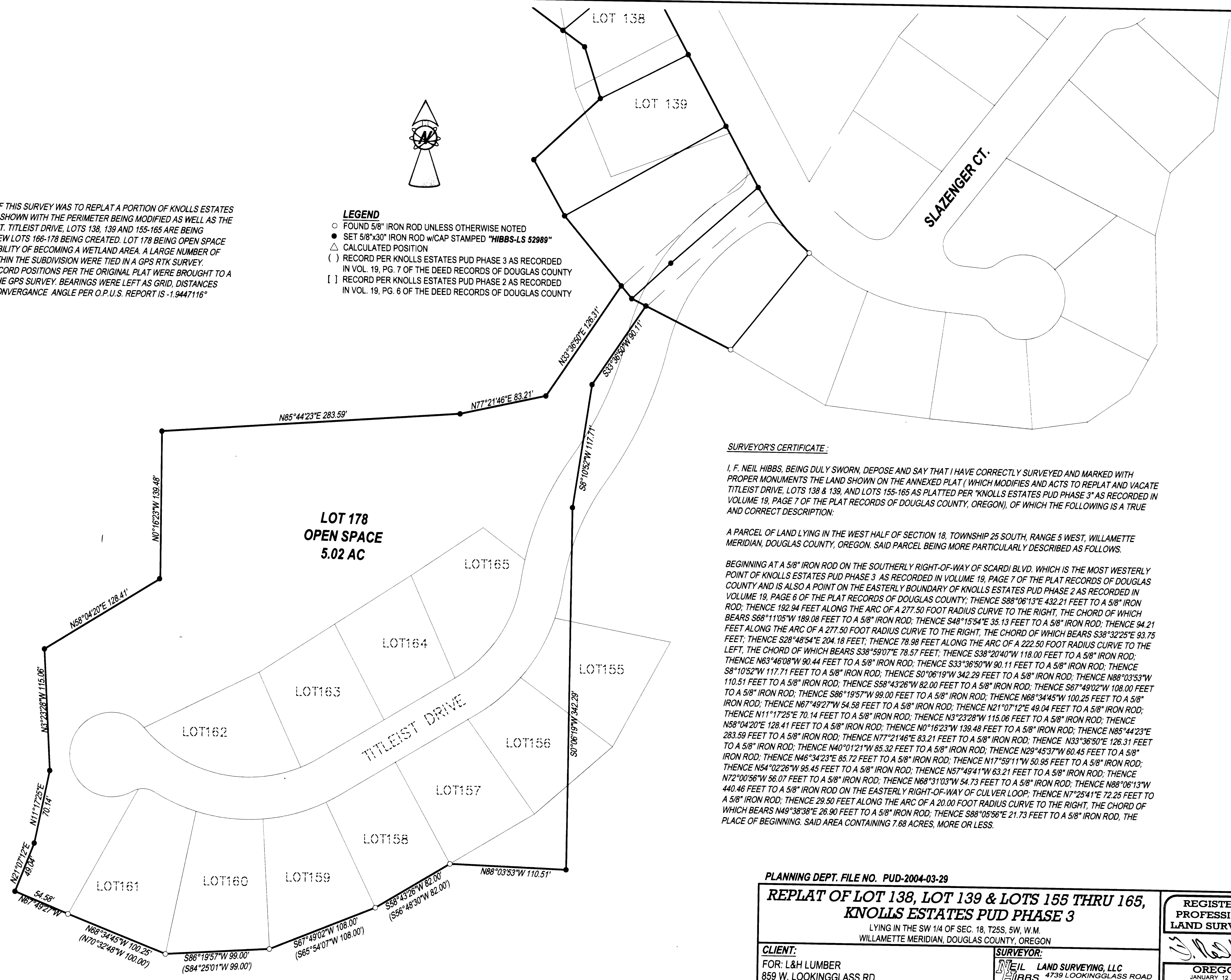
**NARRATIVE:**

THE PURPOSE OF THIS SURVEY WAS TO REPLAT A PORTION OF KNOLLS ESTATES PUD PHASE 3 AS SHOWN WITH THE PERIMETER BEING MODIFIED AS WELL AS THE INTERIOR LAYOUT. TITLEIST DRIVE, LOTS 138, 139 AND 155-165 ARE BEING VACATED AND NEW LOTS 166-178 BEING CREATED. LOT 178 BEING OPEN SPACE WITH THE POSSIBILITY OF BECOMING A WETLAND AREA. A LARGE NUMBER OF MONUMENTS WITHIN THE SUBDIVISION WERE TIED IN A GPS RTK SURVEY. CALCULATED RECORD POSITIONS PER THE ORIGINAL PLAT WERE BROUGHT TO A BEST FIT WITH THE GPS SURVEY. BEARINGS WERE LEFT AS GRID, DISTANCES ARE GROUND. CONVERGANCE ANGLE PER O.P.U.S. REPORT IS -1.9447116°



**LEGEND**

- FOUND 5/8" IRON ROD UNLESS OTHERWISE NOTED
- SET 5/8"x30" IRON ROD w/CAP STAMPED "HIBBS-LS 52989"
- △ CALCULATED POSITION
- ( ) RECORD PER KNOLLS ESTATES PUD PHASE 3 AS RECORDED IN VOL. 19, PG. 7 OF THE DEED RECORDS OF DOUGLAS COUNTY
- [ ] RECORD PER KNOLLS ESTATES PUD PHASE 2 AS RECORDED IN VOL. 19, PG. 6 OF THE DEED RECORDS OF DOUGLAS COUNTY



**SURVEYOR'S CERTIFICATE:**

I, F. NEIL HIBBS, BEING DULY SWORN, DEPOSE AND SAY THAT I HAVE CORRECTLY SURVEYED AND MARKED WITH PROPER MONUMENTS THE LAND SHOWN ON THE ANNEXED PLAT ( WHICH MODIFIES AND ACTS TO REPLAT AND VACATE TITLEIST DRIVE, LOTS 138 & 139, AND LOTS 155-165 AS PLATTED PER "KNOLLS ESTATES PUD PHASE 3" AS RECORDED IN VOLUME 19, PAGE 7 OF THE PLAT RECORDS OF DOUGLAS COUNTY, OREGON), OF WHICH THE FOLLOWING IS A TRUE AND CORRECT DESCRIPTION:

A PARCEL OF LAND LYING IN THE WEST HALF OF SECTION 18, TOWNSHIP 25 SOUTH, RANGE 5 WEST, WILLAMETTE MERIDIAN, DOUGLAS COUNTY, OREGON. SAID PARCEL BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS.

BEGINNING AT A 5/8" IRON ROD ON THE SOUTHERLY RIGHT-OF-WAY OF SCARDI BLVD. WHICH IS THE MOST WESTERLY POINT OF KNOLLS ESTATES PUD PHASE 3 AS RECORDED IN VOLUME 19, PAGE 7 OF THE PLAT RECORDS OF DOUGLAS COUNTY AND IS ALSO A POINT ON THE EASTERLY BOUNDARY OF KNOLLS ESTATES PUD PHASE 2 AS RECORDED IN VOLUME 19, PAGE 6 OF THE PLAT RECORDS OF DOUGLAS COUNTY; THENCE S88°06'13"E 432.21 FEET TO A 5/8" IRON ROD; THENCE 192.94 FEET ALONG THE ARC OF A 277.50 FOOT RADIUS CURVE TO THE RIGHT, THE CHORD OF WHICH BEARS S68°11'05"W 189.08 FEET TO A 5/8" IRON ROD; THENCE S48°15'54"E 35.13 FEET TO A 5/8" IRON ROD; THENCE 94.21 FEET ALONG THE ARC OF A 277.50 FOOT RADIUS CURVE TO THE RIGHT, THE CHORD OF WHICH BEARS S38°32'25"E 93.75 FEET; THENCE S28°48'54"E 204.18 FEET; THENCE 78.98 FEET ALONG THE ARC OF A 222.50 FOOT RADIUS CURVE TO THE LEFT, THE CHORD OF WHICH BEARS S38°59'07"E 78.57 FEET; THENCE S38°20'40"W 118.00 FEET TO A 5/8" IRON ROD; THENCE N63°46'08"W 90.44 FEET TO A 5/8" IRON ROD; THENCE S33°36'50"W 90.11 FEET TO A 5/8" IRON ROD; THENCE S8°10'52"W 117.71 FEET TO A 5/8" IRON ROD; THENCE S0°08'19"W 342.29 FEET TO A 5/8" IRON ROD; THENCE N88°03'53"W 110.51 FEET TO A 5/8" IRON ROD; THENCE S58°43'26"W 82.00 FEET TO A 5/8" IRON ROD; THENCE S67°49'02"W 108.00 FEET TO A 5/8" IRON ROD; THENCE S86°19'57"W 99.00 FEET TO A 5/8" IRON ROD; THENCE N68°34'45"W 100.25 FEET TO A 5/8" IRON ROD; THENCE N67°49'27"W 54.58 FEET TO A 5/8" IRON ROD; THENCE N21°07'12"E 49.04 FEET TO A 5/8" IRON ROD; THENCE N11°17'25"E 70.14 FEET TO A 5/8" IRON ROD; THENCE N3°23'28"W 115.06 FEET TO A 5/8" IRON ROD; THENCE N58°04'20"E 128.41 FEET TO A 5/8" IRON ROD; THENCE N0°16'23"W 139.48 FEET TO A 5/8" IRON ROD; THENCE N85°44'23"E 283.59 FEET TO A 5/8" IRON ROD; THENCE N77°21'46"E 83.21 FEET TO A 5/8" IRON ROD; THENCE N33°36'50"E 126.31 FEET TO A 5/8" IRON ROD; THENCE N40°01'21"W 85.32 FEET TO A 5/8" IRON ROD; THENCE N29°45'37"W 60.45 FEET TO A 5/8" IRON ROD; THENCE N46°34'23"E 85.72 FEET TO A 5/8" IRON ROD; THENCE N17°59'11"W 50.95 FEET TO A 5/8" IRON ROD; THENCE N54°02'26"W 95.45 FEET TO A 5/8" IRON ROD; THENCE N57°49'41"W 63.21 FEET TO A 5/8" IRON ROD; THENCE N72°00'56"W 56.07 FEET TO A 5/8" IRON ROD; THENCE N68°31'03"W 54.73 FEET TO A 5/8" IRON ROD; THENCE N88°06'13"W 440.46 FEET TO A 5/8" IRON ROD ON THE EASTERLY RIGHT-OF-WAY OF CULVER LOOP; THENCE N7°25'41"E 72.25 FEET TO A 5/8" IRON ROD; THENCE 29.50 FEET ALONG THE ARC OF A 20.00 FOOT RADIUS CURVE TO THE RIGHT, THE CHORD OF WHICH BEARS N49°38'38"E 26.90 FEET TO A 5/8" IRON ROD; THENCE S88°05'56"E 21.73 FEET TO A 5/8" IRON ROD, THE PLACE OF BEGINNING. SAID AREA CONTAINING 7.68 ACRES, MORE OR LESS.

PLANNING DEPT. FILE NO. PUD-2004-03-29

**REPLAT OF LOT 138, LOT 139 & LOTS 155 THRU 165, KNOLLS ESTATES PUD PHASE 3**

LYING IN THE SW 1/4 OF SEC. 18, T25S, 5W, W.M. WILLAMETTE MERIDIAN, DOUGLAS COUNTY, OREGON

**CLIENT:**  
FOR: L&H LUMBER  
859 W. LOOKINGGLASS RD.  
ROSEBURG, OREGON 97470

**SURVEYOR:**  
F. NEIL HIBBS  
LAND SURVEYING, LLC  
4739 LOOKINGGLASS ROAD  
ROSEBURG, OREGON 97470  
phone (541) 957-9303  
fax (541) 957-9306  
email: NeilHibbs@aol.com

REGISTERED PROFESSIONAL LAND SURVEYOR

OREGON  
JANUARY 12, 1998  
F. NEIL HIBBS  
52989

EXPIRATION DATE  
6/30/2005

DWG. SCALE: 1" = 60'    JOB #: 0087-05    DWG. BY: FLB    PAGE: 2 OF 2    DATE: FEBRUARY 2005