

WINNGATE SUBDIVISION
A PORTION OF LOT 17, ROSEBURG HOME ORCHARDS TRACT, PLAT H
LOCATED IN THE NE 1/4 OF SEC. 10, T.28S., R.6W., W.M.
DOUGLAS COUNTY, OREGON
SEPTEMBER 2003

VOL. 21 PAGE 10 B

APPROVALS:

Jay Morgan 10/17/03
 Douglas County Commissioner Chairman Date

Paul Kuffle 10-17-03
 Douglas County Commissioner Date

Keith L. Cubie OCTOBER 15, 2003
 Douglas County Planning Director Date

Ron Nesterer 10/16/03
 Douglas County Assessor Date

Randy Wain 10-15-03
 Douglas County Surveyor Date

I hereby certify that all taxes and special assessments, or other charges required by law, have been paid.

Sandra K. Conell 10/16/03
 Douglas County Tax Collector Date

DECLARATION:

KNOW ALL PEOPLE BY THESE PRESENTS: that KENNETH STULL, president of Stull Enterprises, Inc., and owner of the land represented on the annexed map, and more particularly described in the accompanying Surveyor's Certificate, do hereby declare the annexed map to be a correct map of the partition plat of said property and that they have caused this partition plat to be prepared and the property to be partitioned into parcels and the easements to be created as shown hereon.

Kenneth Stull
 Kenneth Stull

DEDICATION

I, KENNETH STULL, president of Stull Enterprises, Inc., and owner of the land represented on the annexed map, and more particularly described in the surveyor's Certificate, do hereby dedicate to the public forever, all right-of-way as shown as being dedicated hereon for their respective uses.

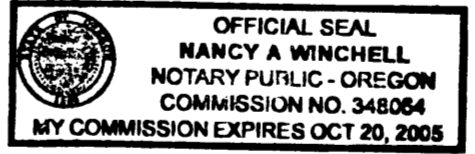
Kenneth Stull
 Kenneth Stull

ACKNOWLEDGMENT:

State of Oregon)
) SS
 County of Douglas)

KNOW ALL PEOPLE BY THESE PRESENTS: that on this 6 day of October, 2003, before me, a Notary Public in and for said State and County, did personally appear KENNETH STULL, who being duly sworn, did say that he is the identical person named in the foregoing instrument and that he executed said instrument freely and voluntarily.

Nancy A. Winchell
 Notary Public, State of Oregon



Commission Number: 348064
 My commission expires on: Oct 20, 2005

NARRATIVE

The purpose of this survey is to divide the property as described in the SURVEYOR'S CERTIFICATION. The monuments for the northwest corner and northeast corner were found and held. The southwest corner was established by porportion between the found southwest corner of Lot 17 and the calculated position of the northwest corner of Lot 17 holding record distance per Currie-Keller Tracts, Volume 17, Page 5, records of Douglas County, Oregon. The southeast corner was established by porportion between the found monument set at the intersection of the west Right-of-Way line of Stella Street and the south line of Lot 17, and the found monument set at the intersection of the west Right-of-Way line of Stella Street and the north line of Lot 17. The property was then divided as shown.

SURVEYOR'S CERTIFICATE

I, Herman A. Pieske, being duly sworn, depose and say that I have correctly surveyed and marked with proper monuments the lands shown on the the annexed plat of which the following is a true and correct description:

Beginning at a point from which the Northwest corner of Lot 17, Roseburg Home Orchard Tracts Plat H, Vol. 3 p.21, Records of Douglas County, Oregon, bears N00°05'12"W, 245.80 ft; Thence following the West line of said Lot 17, S00°05'12"E, 248.56 to a point; Thence leaving said West line, S89°22'12"E, 637.42 ft, to a point on the West right-of-way line of Stella Street; Thence following the said right-of-way line, N00°06'25"E, 248.10 ft, to a point; Thence leaving said right-of-way line and following the South line of Currie-Keller Tracts, Vol. 17 p.5, Records of Douglas County, Oregon, N89°19'49"W, 638.27 ft., to the Point of Beginning.

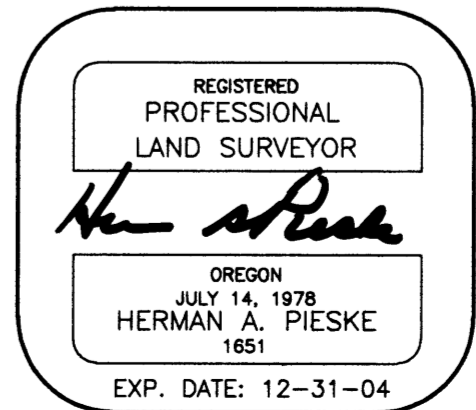
Herman A. Pieske
 Herman A. Pieske

Filed this 20 day of October, 2003, at 8:12 AM
Barbara E. Nielsen
 Douglas County Clerk



LOTS ARE SUBJECT TO DECLARATION OF COVENANTS, CONDITIONS, AND RESTRICTIONS FOR WINNGATE SUBDIVISION AS SET FORTH IN INSTRUMENT NO. 2003-027281, RECORDED IN VOLUME _____, PAGE _____, RECORDS OF DOUGLAS COUNTY, OREGON.

SHEET 2 of 2



AA
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VOL. 21 PAGE 10 B