

**SURVEYOR'S CERTIFICATE:**

I, JERRY LEE ESTABROOK, BEING DULY SWORN, DEPOSE AND SAY THAT I HAVE CORRECTLY SURVEYED AND MARKED WITH PROPER MONUMENTS THE LAND SHOWN ON THE ANNEXED PLAT OF WHICH THE FOLLOWING IS A TRUE AND CORRECT DESCRIPTION.

A PORTION OF THAT LAND DESCRIBED AS PARCELS 1, 2, 3, AND 4 OF INSTRUMENT NUMBER 2000-17777, AS RECORDED IN THE DEED RECORDS OF DOUGLAS COUNTY, LOCATED IN THE NORTHEAST QUARTER OF SECTION 15, TOWNSHIP 27 SOUTH, RANGE 6 WEST, WILLAMETTE MERIDIAN, DOUGLAS COUNTY, OREGON, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A 5/8" IRON ROD BEING THE NORTHEAST CORNER OF ABOVE MENTIONED LAND; THENCE NORTH 89°42'39" WEST FOR 480.02 FEET TO A 5/8" IRON ROD; THENCE SOUTH 00°17'21" WEST FOR 100.00 FEET TO A 5/8" IRON ROD; THENCE SOUTH 03°16'52" WEST FOR 60.08 FEET TO A 5/8" IRON ROD; THENCE SOUTH 00°17'21" WEST FOR 101.27 FEET TO A NAIL IN ROCK; THENCE SOUTH 01°01'02" WEST FOR 208.95 FEET TO A 5/8" IRON ROD AT THE MOST NORTHERLY CORNER OF LOT 10, HOOVER HILLS SUBDIVISION PHASE 1 AS RECORDED IN VOLUME 20, PAGE 39 OF DOUGLAS COUNTY SURVEY RECORDS; THENCE SOUTH 68°52'23" EAST FOR 257.07 FEET TO THE SOUTHWEST CORNER OF LOT 15 OF SAID HOOVER HILLS SUBDIVISION PHASE 1; THENCE ALONG THE WEST BOUNDARY OF SAID LOT 15 NORTH 12°26'34" EAST FOR 65.83 FEET TO A 5/8" IRON ROD AT THE NORTHWEST CORNER OF SAID LOT 15; THENCE ALONG THE NORTH BOUNDARY OF SAID LOT 15 SOUTH 87°50'40" EAST FOR 101.21 FEET TO A 5/8" IRON ROD AT THE NORTH EAST CORNER OF SAID LOT 15; THENCE ALONG THE WEST RIGHT-OF-WAY BOUNDARY OF CHAMBERS DRIVE NORTH 01°01'04" EAST FOR 56.98 FEET TO A POINT; THENCE LEAVING SAID RIGHT-OF-WAY BOUNDARY NORTH 67°24'55" EAST FOR 65.46 FEET TO A 5/8" IRON ROD AT THE NORTHWEST CORNER OF LOT 16 OF SAID HOOVER HILLS SUBDIVISION PHASE 1; THENCE ALONG THE NORTH BOUNDARY OF SAID LOT 16 SOUTH 88°58'56" EAST FOR 99.90 FEET TO A 5/8" IRON ROD AT THE NORTHEAST CORNER OF SAID LOT 16; THENCE NORTH 01°03'36" EAST FOR 280.08 FEET TO A 5/8" IRON ROD; THENCE NORTH 13°28'54" WEST FOR 143.51 FEET TO THE POINT OF BEGINNING. CONTAINING 5.68 AC.±.

**NARRATIVE:**

THE PURPOSE OF THIS SURVEY IS TO SUBDIVIDE THAT LAND DESCRIBED ABOVE. THE PROCEDURE WAS AS FOLLOWS: WE TIED EXISTING MONUMENTS OF RECORD TO CONTROL THE PARENT PARCEL BOUNDARY. WE THEN SET MONUMENTS TO DELINEATE LOTS AND DEDICATED STREETS AS SHOWN HEREIN.

**ZONE:** MR-14  
**COMP. PLAN:** MEDIUM DENSITY RESIDENTIAL  
**WATER:** CITY OF ROSEBURG  
**SEWER:** R.U.S.A.

**SIDEWALK NOTE:**

IF SIDEWALKS HAVE NOT BEEN CONSTRUCTED AFTER TWO YEARS FROM THE DATE THE FINAL SUBDIVISION PLAT WAS FILED, THE CITY OF ROSEBURG WILL REQUIRE ALL PARCELS TO DO SO AT THAT TIME.

**STREET PLUG DEDICATION:**

KNOW ALL PEOPLE BY THESE PRESENTS THAT THE CITY OF ROSEBURG, IS THE OWNER OF THE LAND REPRESENTED HEREON AND MORE PARTICULARLY DESCRIBED HEREIN AND DO HEREBY DEDICATE TO THE PUBLIC USE FOREVER THE STREET PLUG SHOWN HEREON.

NAME RANDY A. WETMORE TITLE City Manager  
Randy A. Wetmore 11-10-03  
SIGNATURE DATE

**ACKNOWLEDGMENT:**

STATE OF Oregon  
COUNTY OF Douglas } ss.

KNOW ALL PEOPLE BY THESE PRESENTS, ON THIS 10th DAY OF November, 2003, BEFORE ME A NOTARY PUBLIC IN AND FOR SAID STATE AND COUNTY, PERSONALLY APPEARED Randy A. Wetmore, WHO DID SAY THAT HE/SHE IS THE IDENTICAL PERSON NAMED IN THE FOREGOING INSTRUMENT AND THAT HE/SHE EXECUTED SAID INSTRUMENT FREELY AND VOLUNTARILY.

Debra Rae Davidson  
NOTARY SIGNATURE

Debra Rae Davidson  
NOTARY NAME

NOTARY PUBLIC - Oregon  
COMMISSION NO.: 361827  
MY COMMISSION EXPIRES: 11-04-06

**TAX COLLECTOR STATEMENT:**

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

Sandra K Couice 11/7/03  
DOUGLAS COUNTY TAX COLLECTOR DATE

**FIELD CREW:** RYAN PALMER AND DEREK FIEGEL

**EQUIPMENT:** NIKON TOTAL STATION AND SDR 33 DATA COLLECTOR

**OFFICE:** JERRY ESTABROOK

**DRAFTING:** MICHAEL JONES

**NOTE:** SUBJECT TO COVENANTS AS RECORDED IN BOOK 1751, PG. 955 OF DEED RECORDS OF DOUGLAS COUNTY.

PLANNING DEPARTMENT FILE NO. S-97-1

**APPROVALS:**

[Signature] 10/31/03  
PLANNING COMMISSION CHAIRMAN DATE  
[Signature] 10-31-03  
COMMUNITY DEVELOPMENT DIRECTOR DATE  
[Signature] 10/31/03  
PUBLIC WORKS DIRECTOR DATE  
[Signature] 11-3-03  
DOUGLAS COUNTY SURVEYOR DATE  
[Signature] 11/7/03  
DOUGLAS COUNTY TAX ASSESSOR DATE  
[Signature] 11-10-03  
DOUGLAS COUNTY COMMISSIONER DATE  
[Signature] 11-7-03  
DOUGLAS COUNTY COMMISSIONER DATE  
FILED THIS 10 DAY OF November, 2003, 3:49 PM  
Barbara E. Nielsen 11-10-03  
DOUGLAS COUNTY CLERK DATE



**DECLARATION:**

KNOW ALL PEOPLE BY THESE PRESENTS THAT LOOSLEY DEVELOPMENT CO., L.L.C., IS THE OWNER OF THE LAND REPRESENTED HEREON AND MORE PARTICULARLY DESCRIBED HEREIN AND HAS CAUSED THE SAME TO BE PLATTED BY THE NAME OF "HOOVER HILLS SUBDIVISION PHASE 2" TOGETHER WITH EASEMENTS AS SHOWN AND DO HEREBY DEDICATE TO THE PUBLIC USE FOREVER THE STREETS SHOWN HEREON.

[Signature] 10-16-03  
JOHN LOOSLEY (MANAGING MEMBER) DATE

**ACKNOWLEDGMENT:**

STATE OF OREGON  
COUNTY OF DOUGLAS

KNOW ALL PEOPLE BY THESE PRESENTS, ON THIS 15th DAY OF October, 2003, BEFORE ME A NOTARY PUBLIC IN AND FOR SAID STATE AND COUNTY, PERSONALLY APPEARED JOHN LOOSLEY, WHO DID SAY THAT HE IS THE IDENTICAL PERSON NAMED IN THE FOREGOING INSTRUMENT AND THAT HE EXECUTED SAID INSTRUMENT FREELY AND VOLUNTARILY.

Elaine Berg  
NOTARY: ELAINE BERG  
NOTARY PUBLIC - OREGON  
COMMISSION NO.: 358908  
MY COMMISSION EXPIRES: JUNE 23, 2006

	<b>HOOVER HILLS SUBDIVISION PHASE 2</b> LYING IN THE NE 1/4 OF SEC 15, T27S, R6W, WILLAMETTE MERIDIAN, DOUGLAS COUNTY, OREGON	
	<b>SURVEYED FOR:</b> LOOSLEY DEVELOPMENT CO., LLC 239 MAPLEWOOD LANE ROSEBURG, OR 97470	<b>SURVEYED BY:</b>  741 SE Jackson Street Roseburg, Oregon 97470 PHONE (541) 673-0166 FAX (541) 440-9392 iemail@ieengineering.com
SCALE: NO SCALE	DATE: AUG., 2003	JOB NO: 280-07
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