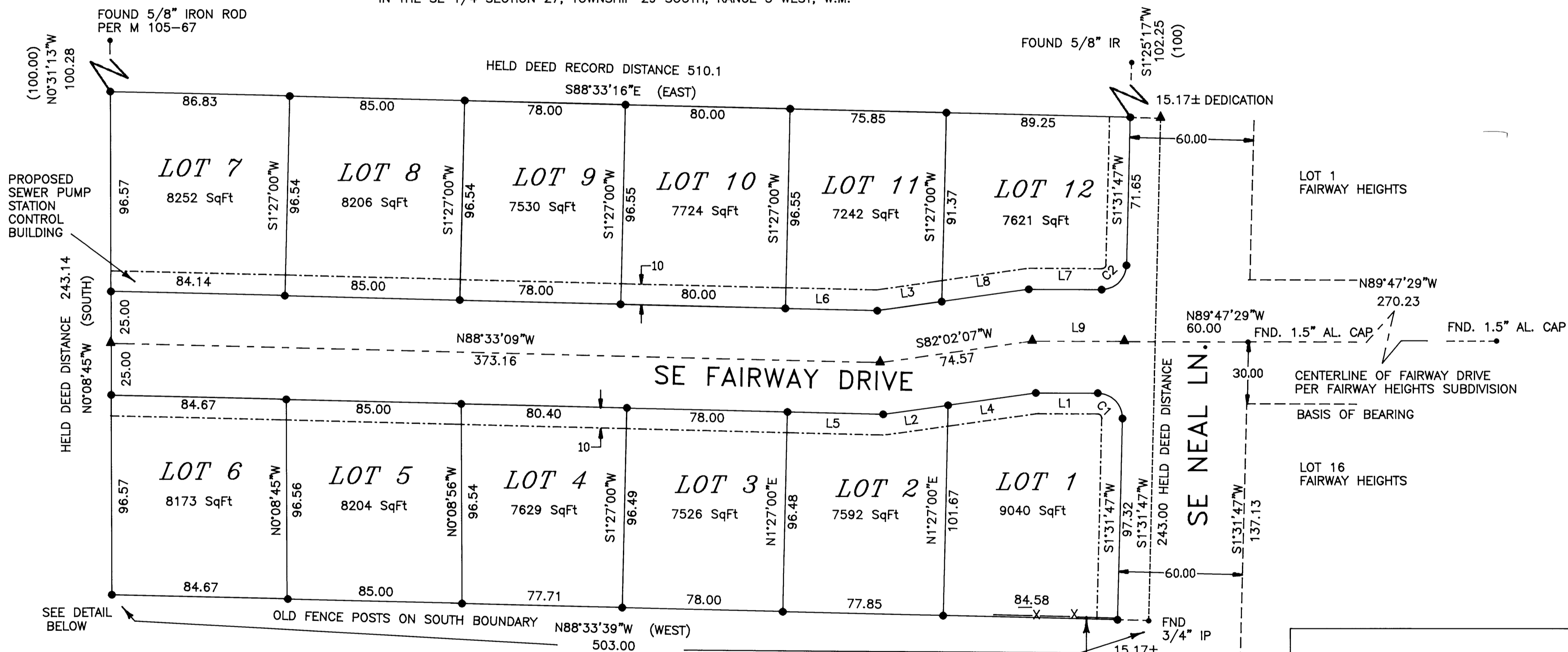


Fairway Estates

A SUBDIVISION

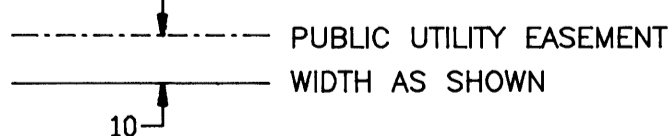
OF THE LAND DESCRIBED IN DEED NO. 2000-1868
IN THE SE 1/4 SECTION 27, TOWNSHIP 29 SOUTH, RANGE 5 WEST, W.M.



CURVE	BEARING	HORIZ DIST	RADIUS	ARC
C1	S44°07'49"E	17.17	12.00	19.13
C2	S45°52'09"W	16.77	12.00	18.57

LINE	BEARING	HORIZ DIST
L1	S89°47'29"E	30.04
L2	N82°02'07"E	31.83
L3	S82°02'07"W	31.61
L4	N82°02'07"E	43.01
L5	S88°33'09"E	46.45
L6	N88°33'09"W	44.66
L7	N89°47'29"W	35.31
L8	S82°02'07"W	42.68
L9	N89°47'29"W	44.68

NEW EASEMENTS



LEGEND:

- SET 5/8"X30" IRON ROD
- 1.5" PLASTIC CAP MARKED LS 866
- ⊕ FOUND 5/8"X30" IRON ROD
- 1.5" PLASTIC CAP MARKED LS 866
- ▲ COMPUTED POINT
- FOUND AS SHOWN
- () RECORD PER DEED 2006-001868

N0°08'45"W
HELD DEED DISTANCE 503.00
0.33 N88°33'39"W
SET NEW MONUMENT
TO AGREE WITH
DEED DISTANCE

OWNER:
MARILYN J. KUSLER
MYRTLE CREEK, OR 97457

REGISTERED
OREGON
LAND SURVEYOR

JULY 12, 1968
WILLIAM J. RUPPERT
866

MY REGISTRATION
EXPIRES 12/31/2006

Surveyed by:

WILLIAM J. RUPPERT
P.O. BOX 1564
MYRTLE CREEK, OR 97457

SCALE 1"=40'

MAY 2006
SHEET 1 OF 2



Fairway Estates

A SUBDIVISION

OF THE LAND DESCRIBED IN DEED NO. 2000-1868
 IN THE SE 1/4 SECTION 27, TOWNSHIP 29 SOUTH, RANGE 5 WEST, W.M.

SURVEY NARRATIVE:

BOUNDARY CONTROL: THE BOUNDARY IS BASED ON DEED 2006-001868 AND ON SURVEY M 105-67. DEED DISTANCES WERE HELD FROM THE SOUTH LINE PER M 105-67 AND THE RIGHT-OF-WAY OF NEAL LANE. THIS SOLUTION IS IN GENERAL CONFORMANCE TO POSSESSION FENCES AS SHOWN ON M 105-67. THE FENCE ALONG THE WESTERLY BOUNDARY WAS REMOVED DURING CONSTRUCTION.

SURVEY, CALCULATIONS, AND DRAFTING BY WILLIAM J. RUPPERT

INSTRUMENT: NIKON 430 DTM

APPROVALS:

Carol D. Stee 08/30/06
 MYRTLE CREEK CITY RECORDER DATE

Anna R. Cubie 08/31/06
 MYRTLE CREEK CITY ADMINISTRATOR DATE

Randy Smith 8-31-06
 DOUGLAS COUNTY SURVEYOR (deputy) DATE

Ron Northrup 8-31-06
 DOUGLAS COUNTY ASSESSOR DATE

Maureen Huttel 8-31-06
 DOUGLAS COUNTY COMMISSIONER DATE

Nancy Roberts 8-31-06
 DOUGLAS COUNTY COMMISSIONER DATE

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

Natalie Kelley, Chief Deputy 8-31-06
 DOUGLAS COUNTY TAX COLLECTOR DATE

FILED THIS 31ST DAY OF AUGUST 2006, AT 2:29 P.M.
 2006-021529

BARBARA E. NIELSEN Christa Bennett 8-31-06
 DOUGLAS COUNTY CLERK By: DEPUTY DATE



ACKNOWLEDGMENT:

STATE OF OREGON }
 COUNTY OF DOUGLAS } SS
 PERSONALLY APPEARED BEFORE ME ON THIS 29th DAY OF August, 2006, IN SAID STATE AND COUNTY, MARILYN J. KUSLER WHO ACKNOWLEDGED THE ANNEXED INSTRUMENT TO BE HER VOLUNTARY ACT AND DEED.

Carol D. Stee NOTARY PUBLIC

DECLARATION AND DEDICATION

KNOWN ALL MEN BY THESE PRESENTS MARILYN J. KUSLER, IS THE OWNER OF THE LAND REPRESENTED ON THE ANNEXED MAP AND MORE PARTICULARLY DESCRIBED ON THE ACCOMPANYING SURVEYOR'S CERTIFICATE AND HAS CAUSED THE SAME TO BE SUBDIVIDED INTO LOTS AS SHOWN HEREIN BY THE NAME OF "FAIRWAY ESTATES", AND DOES HEREBY DEDICATE FAIRWAY DRIVE, THE WESTERLY PART OF NEAL LANE AS SHOWN, AND THE PUBLIC UTILITY EASEMENTS (PUE) AS SHOWN ON THE ANNEXED PLAT, TO THE PUBLIC FOREVER.

Marilyn J. Kusler 8/30/06
 MARILYN J. KUSLER DATE

SURVEYOR'S CERTIFICATE:

I, WILLIAM J. RUPPERT, SAY THAT THE LAND DEPICTED ON THE ACCOMPANYING SUBDIVISION MAP HAS BEEN SURVEYED AND MARKED WITH THE PROPER MONUMENTS, AND THAT THE DESCRIPTION OF THE LAND DEPICTED ON THE ACCOMPANYING "FAIRWAY HEIGHTS" SUBDIVISION IS AS FOLLOWS:

THE LAND DESCRIBED IN INSTRUMENT NUMBER 20006-001868 OF DOUGLAS COUNTY DEED RECORDS, IN SECTION 27, TOWNSHIP 29 SOUTH, RANGE 5 WEST, WILLAMETTE MERIDIAN, DOUGLAS COUNTY, OREGON, DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHEAST CORNER OF THE LAND DESCRIBED IN SAID INSTRUMENT NUMBER 2006-001868; THENCE N88° 33' 39"W 503.00 FEET; THENCE N0° 8' 45"W FOR 243.14 FEET; THENCE S88° 33' 16"E FOR 510.10 FEET; THENCE S1° 31' 47"W FOR 243.00 FEET, TO THE TRUE POINT OF BEGINNING, CONTAINING 2.82 ACRES ±.

William J. Ruppert
 WILLIAM J. RUPPERT

PACIFICORP SHALL HAVE THE RIGHT TO INSTALL, MAINTAIN, AND OPERATE ITS ELECTRIC UTILITIES AND ALL OTHER RELATED FACILITIES WITHIN THE PUBLIC UTILITY EASEMENTS IDENTIFIED ON THIS PLAT MAP AS MAY BE NECESSARY OR DESIRABLE IN SERVING THE LOTS IDENTIFIED HEREIN, INCLUDING THE RIGHT OF ACCESS TO SUCH FACILITIES AND THE RIGHT TO REQUIRE THE REMOVAL OF ANY OBSTRUCTIONS INCLUDING TREES AND VEGETATION THAT MAY BE PLACED WITHIN THE PUE AT THE LOT OWNER'S EXPENSE. AT NO TIME MAY ANY PERMANENT STRUCTURES BE PLACED WITHIN THE PUE OR ANY OTHER OBSTRUCTION WHICH INTERFERES WITH THE USE OF PUE WITHOUT THE PRIOR WRITTEN APPROVAL OF PACIFICORP.

FAIRWAY ESTATES SUBDIVISION SUBJECT TO:

RESTRICTIVE COVENANTS
 RECORDING NO. 2006-021528

SUBJECT TO SIDEWALK AGREEMENT
 PER INSTRUMENT NO. 2006-018980

TOGETHER WITH TEMPORARY TURN AROUND
 AND STORM WATER DISCHARGE AGREEMENT
 PER INSTRUMENT NO. 2006-021050

SUBJECT TO LIFT STATION AGREEMENT
 PER INSTRUMENT NO. 2006-018460

OWNER: MARILYN J. KUSLER MYRTLE CREEK, OR 97457	
REGISTERED OREGON LAND SURVEYOR <u>William J. Ruppert</u> JULY 12, 1968 WILLIAM J. RUPPERT 866 MY REGISTRATION EXPIRES 12/31/2006	Surveyed by: WILLIAM J. RUPPERT P.O. BOX 1564 MYRTLE CREEK, OR 97457 SCALE 1"=40' MAY 2006 SHEET 2 OF 2