



NO FEE

PLAT-SUB Cnt=1 Stn=18 RECORDINGDESK 04/03/2006 03:17:55 PM
This is a no fee document

SURVEYOR'S CERTIFICATE

I, RONALD A. QUIMBY, OREGON PROFESSIONAL LAND SURVEYOR NO. 1654, HEREBY CERTIFY 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:

ALL OF THAT LAND AS DESCRIBED IN INSTRUMENT NUMBER 1993-16965, DOUGLAS COUNTY DEED RECORDS, LOCATED IN THE NORTHWEST QUARTER OF SECTION 27, TOWNSHIP 26 SOUTH, RANGE 6 WEST, WILLAMETTE MERIDIAN, DOUGLAS COUNTY, OREGON BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE INITIAL POINT, A 5/8-INCH IRON ROD AT THE NORTHWEST CORNER OF THAT LAND AS DESCRIBED IN SAID INSTRUMENT NUMBER 1993-16965 FROM WHICH A 5/8-INCH IRON ROD AT THE SOUTHWEST CORNER OF PARCEL 1 OF PARTITION PLAT 2004-0010, DOUGLAS COUNTY PLAT RECORDS, BEARS NORTH 89°40'55" WEST, 560.33 FEET; THENCE SOUTH 89°40'54" EAST, ALONG THE MOST NORTH BOUNDARY OF SAID 1993-16965, 502.88 FEET TO A 5/8-INCH IRON ROD AT THE NORTHWEST CORNER OF THAT LAND AS DESCRIBED IN INSTRUMENT NUMBER 1994-12482; THENCE SOUTH 00°10'13" WEST, ALONG THE WEST BOUNDARY OF SAID INSTRUMENT NUMBER 1994-12482, 161.29 FEET TO A 5/8-INCH IRON ROD AT THE MOST NORTHERLY SOUTHWEST CORNER OF SAID INSTRUMENT NUMBER 1994-12482; THENCE SOUTH 71°59'10" EAST, ALONG THE SOUTHWESTERLY BOUNDARY OF SAID 1994-12482, 181.26 FEET TO A 5/8-INCH IRON ROD AT THE MOST SOUTHERLY SOUTHWEST CORNER OF SAID INSTRUMENT NUMBER 1994-12482; THENCE SOUTH 89°42'12" EAST, ALONG THE SOUTH BOUNDARY OF SAID INSTRUMENT NUMBER 1994-12482, 577.88 FEET TO THE APPROXIMATE HIGH BANK OF THE NORTH UMPQUA RIVER; THENCE SOUTH 21°57'00" WEST, ALONG SAID APPROXIMATE HIGH BANK, 223.45 FEET TO A POINT; THENCE NORTH 89°40'00" WEST, ALONG THE SOUTH BOUNDARY OF SAID INSTRUMENT NUMBER 1993-16965, 1169.13 FEET TO THE SOUTH WEST CORNER OF SAID INSTRUMENT NUMBER 1993-16965, FROM WHICH A 5/8-INCH IRON ROD BEARS SOUTH 34°04'54" EAST, 1.50' FEET; THENCE NORTH 00°00'03" WEST, ALONG THE WEST BOUNDARY OF SAID INSTRUMENT NUMBER 1993-16965, 423.58 FEET TO THE POINT OF BEGINNING AND THERE TERMINATING AND CONTAINING 8.37 ACRES, MORE OR LESS.

NARRATIVE

THE PURPOSE OF THIS SURVEY WAS TO SUBDIVIDE THAT LAND AS DESCRIBED IN INSTRUMENT NUMBER 1993-16965, DOUGLAS COUNTY DEED RECORDS, IN TO THE LOTS AS SHOWN HEREON. FOUND MONUMENTS OF RECORD WERE TIED AND HELD AS SHOWN. THE MOST SOUTHERLY SOUTHWEST CORNER OF INSTRUMENT NUMBER 1994-12482, DOUGLAS COUNTY DEED RECORDS WAS RESET BY PROPORTIONING BETWEEN FOUND MONUMENTS. THE NORTHWEST CORNER OF SAID 1993-16965 WAS SET BY EXTENDING THE NORTH BOUNDARY OF SAID PROPERTY 100.00 FEET PER THE AFOREMENTIONED DEED. MONUMENTS WERE SET TO DELINEATE THE PARCELS AS SHOWN.

ZONE: (RR)-RURAL RESIDENTIAL
COMP. PLAN: (RC2)-RESIDENTIAL COMMITTED
WATER: UMPQUA BASIN WATER ASSOCIATION
SEWER: ON-SITE

FIELD CREW: BILL GOODSON AND MIKE FROMDAHL
EQUIPMENT: TOPCON TOTAL STATION AND TDS RECON DATA COLLECTOR
OFFICE: BRENT KNAPP
DRAFTING: JOE COOK

NOTE: SUBJECT TO COVENANTS AS RECORDED IN INSTRUMENT NO. 2006-008418 DEED RECORDS OF DOUGLAS COUNTY.

PLANNING DEPARTMENT FILE NO. 05-080



APPROVALS:

Keith L. Cubic 3/28/06
DOUGLAS COUNTY PLANNING DIRECTOR DATE
Randy Smith 3-28-06
DOUGLAS COUNTY SURVEYOR DEPUTY DATE
R. J. CRAN 4-3-06
DOUGLAS COUNTY ASSESSOR DATE

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

Sandra K. Covey 4/3/06
DOUGLAS COUNTY TAX COLLECTOR DATE
2006-008420

FILED THIS 3RD DAY OF APRIL, 2006, 3:17 O'CLOCK AM/PM

Barbara E. Nielsen 4-3-06
DOUGLAS COUNTY CLERK DATE
By: Gloria G. Burnett DEPUTY

DECLARATION

KNOW ALL PEOPLE BY THESE PRESENTS THAT SCOTT AND CHRISTINE A. CROWE, ARE THE OWNERS OF THE LAND REPRESENTED HEREON AND MORE PARTICULARLY DESCRIBED HEREIN AND HAS CAUSED THE SAME TO BE PLATTED BY THE NAME OF "CROWE'S LANDING" TOGETHER WITH EASEMENTS AS SHOWN.

Scott Crowe 3/10/06
SCOTT CROWE DATE

Christine A. Crowe 3-10-2006
CHRISTINE A. CROWE DATE

ACKNOWLEDGMENT

STATE OF OREGON }
COUNTY OF DOUGLAS }ss.

KNOW ALL PEOPLE BY THESE PRESENTS, ON THIS 10th DAY OF March, 2006, BEFORE ME A NOTARY PUBLIC IN AND FOR SAID STATE AND COUNTY, PERSONALLY APPEARED SCOTT AND CHRISTINE A. CROWE, WHO DID SAY THAT THEY ARE THE IDENTICAL PERSONS NAMED IN THE FOREGOING INSTRUMENT AND THAT THEY EXECUTED SAID INSTRUMENT FREELY AND VOLUNTARILY.

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

REGISTERED PROFESSIONAL LAND SURVEYOR

Ronald A. Quimby
OREGON
JULY 14, 1978
RONALD A. QUIMBY
1654

EXPIRES: 12/31/2006

CROWE'S LANDING SUBDIVISION

LYING IN THE NE 1/4 OF SECTION 27, TOWNSHIP 26 SOUTH, RANGE 6 WEST, WILLAMETTE MERIDIAN, DOUGLAS COUNTY, OREGON

SURVEYED FOR:
SCOTT CROWE
8452 OLD HIGHWAY 99, NORTH
ROSEBURG, OR 97470

SURVEYED BY:
i.e.
ENGINEERING
505 SE Main Street
Roseburg, Oregon 97470
PHONE (541) 673-0166
FAX (541) 440-9392
iemail@ieengineering.com

DWG. BY: JAC

SCALE: NONE DATE: MARCH, 2006 JOB NO: 2041-01 PAGE: 2 OF 2