

DOUGLAS COUNTY OFFICIAL RECORDS  
 BARBARA E. NIELSEN, COUNTY CLERK 2008-018010  
 NO FEE  
 09/29/2008 03:55:31 PM  
 PLAT-SUB Cnt=1 Stn=1 RECEIPTCOUNTER  
 This is a no fee document

# Village View Subdivision Phase Two

**SURVEY NARRATIVE:**

BOUNDARY CONTROL:  
 THE EAST LINE IS PER DEEDS SHOWN ON THE PLAT  
 THE SOUTH LINE IS PER M 115-70 AS SHOWN  
 THE WEST LINE IS MATCHED TO VILLAGE VIEW SUBDIVISION PHASE ONE.  
 THE NORTH LINE IS LOCATED BETWEEN FOUND MONUMENTS.

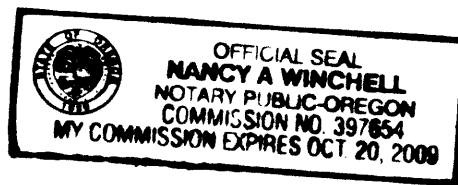
SURVEY, CALCULATIONS AND DRAFTING: WILLIAM J. RUPPERT.

INSTRUMENT: NIKON DTM 430

**ACKNOWLEDGMENT:**

STATE OF OREGON )  
 COUNTY OF DOUGLAS ) SS

KNOWN ALL PEOPLE BY THESE PRESENTS:  
 PERSONALLY APPEARED BEFORE ME ON THIS 9 DAY OF July, 2008, IN  
 SAID STATE AND COUNTY, ROLAND THEISS AND MARGARET THEISS, WHO ACKNOWLEDGE  
 THIS INSTRUMENT TO BE THEIR VOLUNTARY ACT AND DEED.



*Nancy A. Winchell* NOTARY PUBLIC

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 P.U.E. AT THE LOT OWNER'S EXPENSE. AT NO TIME MAY ANY PERMANENT STRUCTURES BE PLACED WITHIN THE P.U.E. OR ANY OTHER OBSTRUCTION WHICH INTERFERES WITH THE USE OF P.U.E. WITHOUT THE PRIOR WRITTEN APPROVAL OF PACIFICORP.

**DECLARATION AND DEDICATION:**

KNOWN ALL MEN BY THESE PRESENTS ROLAND THEISS AND MARGARET THEISS, ARE THE OWNERS OF THE LAND REPRESENTED ON THE ANNEXED MAP AND MORE PARTICULARLY DESCRIBED ON THE ACCOMPANYING SURVEYOR'S CERTIFICATE AND HAVE CAUSED THE SAME TO BE SUBDIVIDED INTO LOTS AS SHOWN HEREIN BY THE NAME OF "VILLAGE VIEW SUBDIVISION PHASE TWO", AND DO HEREBY DEDICATE TO THE PUBLIC FOREVER THE STREETS, AND EASEMENTS AS SHOWN ON THE ANNEXED PLAT.

*Roland Theiss* 2/9/08  
 ROLAND THEISS DATE  
*Margaret Theiss* 7-9-2008  
 MARGARET THEISS DATE

**APPROVALS:**

*Keith L. Cubie* 9/22/08  
 DOUGLAS COUNTY PLANNING DIRECTOR DATE  
*Romy Warr* 9-22-08  
 DOUGLAS COUNTY SURVEYOR DATE  
*Ron Northcraft* 9-26-08  
 DOUGLAS COUNTY ASSESSOR DATE

SUBJECT TO PROTECTIVE COVENANTS  
 FILED HERewith, DOUGLAS COUNTY, OREGON, 2008-012830  
 VOLUME \_\_\_\_\_, PAGE \_\_\_\_\_, OF DEED RECORDS

**SURVEYOR'S CERTIFICATE:**

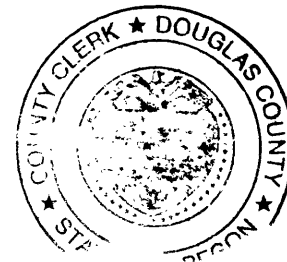
I, WILLIAM J. RUPPERT, SAY THAT THE LAND DEPICTED ON THE ACCOMPANYING SUBDIVISION MAP HAS BEEN SURVEYED AND MARKED WITH THE PROPER MONUMENTS, AND THAT THE DESCRIPTION OF THE LAND DEPICTED ON THE ACCOMPANYING VILLAGE VIEW SUBDIVISION, PHASE TWO, IS AS FOLLOWS:

A PORTION OF PARCELS 2 AND 3 OF PARTITION 1992-26 AND PART OF THE LAND DESCRIBED IN INSTRUMENT # 2000-04030 IN SECTION 33, TOWNSHIP 29 SOUTH, RANGE 5 WEST, WILLAMETTE MERIDIAN, DOUGLAS COUNTY, OREGON, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A 5/8" IRON ROD THAT IS SOUTH 89° 16' 01" EAST 390.66 FEET FROM THE SOUTH 1/4 CORNER OF SECTION 33, TOWNSHIP 29 SOUTH, RANGE 5 WEST, WILLAMETTE MERIDIAN; THENCE RUNNING FROM THE TRUE POINT OF BEGINNING NORTH 89° 16' 1" WEST FOR 191.01 FEET; THENCE NORTH 0° EAST FOR 130.06 FEET; THENCE NORTH 89° WEST FOR 120.00 FEET; THENCE NORTH 35° 21' EAST FOR 83.00 FEET; THENCE NORTH 54° 39' WEST FOR 135.00 FEET; THENCE NORTH 20° 49' 37" WEST FOR 72.22 FEET; THENCE SOUTH 90° WEST FOR 121.54 FEET TO THE EASTERLY LINE OF VILLAGE VIEW SUBDIVISION PHASE ONE; THENCE ALONG SAID EASTERLY LINE NORTH 15° 52' 56" EAST FOR 67.58 FEET, NORTH 12° 22' 34" EAST FOR 153.96 FEET, NORTH 18° 47' 27" EAST FOR 58.98 FEET, NORTH 0° EAST FOR 131.77 FEET; THENCE LEAVING SAID EASTERLY LINE SOUTH 89° 39' 33" EAST FOR 111.06 FEET; THENCE SOUTH 89° 20' 27" EAST FOR 131.45 FEET; THENCE SOUTH 89° 53' 39" EAST FOR 154.80 FEET; THENCE SOUTH 88° 45' 56" EAST FOR 54.47 FEET; THENCE SOUTH 0° EAST FOR 747.27 FEET TO THE TRUE POINT OF BEGINNING, THE AREA BEING 6.57 ACRES.

*William J. Ruppert*  
 WILLIAM J. RUPPERT

FILED THIS DAY 29th OF SEPTEMBER 2008, AT 3:55PM  
 BARBARA E. NIELSEN, *Barbara E. Nielsen* 9/28/08  
 DOUGLAS COUNTY CLERK *Barbara E. Nielsen* DATE



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

*Sandra K. Corree* 9/29/08  
 DOUGLAS COUNTY TAX COLLECTOR DATE

<b>SUBDIVISION</b>	
OF PART OF PARCELS 2 AND 3 OF LAND PARTITION 1992-26 AND PART OF THE LAND DESCRIBED IN INST. # 2000-04030	
SW 1/4 SECTION 33, TOWNSHIP 29 SOUTH, RANGE 5 WEST, W.M.	
OWNERS: <b>ROLAND AND MARGARET THEISS</b> PO BOX 824 MYRTLE CREEK, OR 97457	
ZONE: R-1 COMP. PLAN DESIG.: MEDIUM DENSITY RESIDENTIAL LAND WATER SUPPLY: TRI-CITY WATER DISTRICT SEWAGE DISPOSAL: TRI-CITY SANITARY DISTRICT	
PLANNING DEPARTMENT FILE 99-088	
REGISTERED OREGON LAND SURVEYOR <i>William J. Ruppert</i> JULY 12, 1968 WILLIAM J. RUPPERT 866	<i>Surveyed by:</i> <b>WILLIAM J. RUPPERT</b> P.O. BOX 1564 MYRTLE CREEK, OR 97457
MY REGISTRATION EXPIRES 12/31/2008	SCALE NA JAN 2008 SHEET 1 OF 2