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APPROVALS:

Keith L. Cubic 11/8/07
DOUGLAS COUNTY PLANNING DIRECTOR DATE

Randy Wan 11-13-07
DOUGLAS COUNTY SURVEYOR DATE

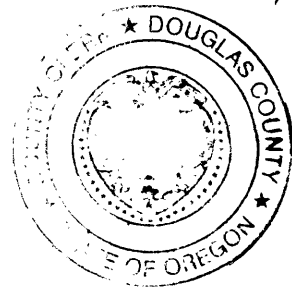
Ray Northcraft 11/15/07
DOUGLAS COUNTY ASSESSOR DATE

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

Sandra K. Corneil 11/15/07
DOUGLAS COUNTY TAX COLLECTOR DATE

FILED THIS 15th DAY OF Nov, 2007, 1:46 O'CLOCK AM (PM)

Barbara E. Nielsen 11/15/07
DOUGLAS COUNTY CLERK Deputy DATE



DECLARATION:

KNOW ALL PEOPLE BY THESE PRESENTS THAT RIVERSDALE RANCH PARTNERS, INC. IS THE OWNER OF THE LAND REPRESENTED HEREON AND MORE PARTICULARLY DESCRIBED HEREIN AND HAVE CAUSED THE SAME TO BE PLATTED BY THE NAME OF "RIVERSDALE RANCH SUBDIVISION, PHASE 1" TOGETHER WITH EASEMENTS AND PRIVATE ROADS AS SHOWN.

Eric Forrest October 29, 2007
ERIC FORREST, PRESIDENT DATE

ACKNOWLEDGMENT:

STATE OF Oregon
COUNTY OF Lane } ss.

KNOW ALL PEOPLE BY THESE PRESENTS, ON THIS 29th DAY OF October, 2007, BEFORE ME A NOTARY PUBLIC IN AND FOR SAID STATE AND COUNTY, PERSONALLY APPEARED ERIC FORREST AS PRESIDENT OF RIVERSDALE RANCH PARTNERS, INC., WHO DID SAY THAT HE IS THE IDENTICAL PERSON NAMED IN THE FOREGOING INSTRUMENT AND THAT HE EXECUTED SAID INSTRUMENT FREELY AND VOLUNTARILY.

Wila D. McKay
NOTARY SIGNATURE

Wila D. McKay
NOTARY NAME

NOTARY PUBLIC - Oregon
COMMISSION NO.: 310217
MY COMMISSION EXPIRES: 4/2/09

NOTE: SUBJECT TO COVENANTS AS RECORDED IN INSTRUMENT NO. 2007-024435 OF DEED RECORDS OF DOUGLAS COUNTY.

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:

LOT 1 OF RANCH 1 SUBDIVISION (VOLUME 22, PAGE 46), DOUGLAS COUNTY PLAT RECORDS, LOCATED IN THE NORTH HALF OF SECTION 3, TOWNSHIP 27 SOUTH, RANGE 6 WEST, AND THE SOUTH HALF OF SECTION 34, 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 SOUTHEAST CORNER OF SAID LOT 1; THENCE ALONG THE SOUTH BOUNDARY OF SAID LOT 1, NORTH 89°45'17" WEST, 1793.04 FEET TO A 5/8-INCH IRON ROD AT THE SOUTHWEST CORNER OF SAID LOT 1, SAID POINT ALSO BEING ON THE EASTERLY RIGHT-OF-WAY OF GARDEN VALLEY ROAD (COUNTY ROAD NUMBER 6); THENCE ALONG THE WEST BOUNDARY OF SAID LOT 1 AND ALONG THE EAST RIGHT-OF-WAY BOUNDARY OF GARDEN VALLEY ROAD (COUNTY ROAD NUMBER 6) THE FOLLOWING COURSES: NORTH 18°32'51" WEST, 69.02 FEET TO A 5/8-INCH IRON ROD; THENCE NORTH 14°16'42" WEST, 200.60 FEET TO A 3/4-INCH IRON ROD; THENCE NORTH 18°28'31" WEST, 199.70 FEET TO A 3/4-INCH IRON ROD; THENCE NORTH 20°04'49" WEST, 200.11 FEET TO A 5/8-INCH IRON ROD; THENCE NORTH 18°33'47" WEST, 483.84 FEET TO A 5/8-INCH IRON ROD AT THE NORTHWEST CORNER OF SAID LOT 1; THENCE ALONG THE NORTH BOUNDARY OF SAID LOT 1, NORTH 86°35'05" EAST, 731.10 FEET TO A 5/8-INCH IRON ROD; THENCE CONTINUING ALONG SAID NORTH BOUNDARY, SOUTH 89°00'44" EAST, 258.90 FEET TO A 5/8-INCH IRON ROD AT THE NORTHWEST CORNER OF PARCEL 1 OF PARTITION PLAT 2006-0053, DOUGLAS COUNTY PLAT RECORDS; THENCE ALONG THE WEST BOUNDARY OF SAID PARCEL 1, SOUTH 19°41'04" WEST, 308.13 FEET TO A 5/8-INCH IRON ROD AT THE SOUTHWEST CORNER OF SAID PARCEL 1; THENCE ALONG THE SOUTH BOUNDARY OF SAID PARCEL 1, SOUTH 72°41'35" EAST, 81.59 FEET TO A 5/8-INCH IRON ROD; THENCE CONTINUING ALONG SAID SOUTH BOUNDARY THE FOLLOWING COURSES: SOUTH 78°06'47" EAST, 518.22 FEET TO A 5/8-INCH IRON ROD; THENCE SOUTH 89°55'56" EAST, 59.27 FEET TO A 5/8-INCH IRON ROD AT THE SOUTHEAST CORNER OF SAID PARCEL 1; THENCE ALONG THE EAST BOUNDARY OF SAID PARCEL 1, NORTH 00°01'28" WEST, 353.94 FEET TO A 5/8-INCH IRON ROD AT THE NORTHEAST CORNER OF SAID PARCEL 1; THENCE CONTINUING ALONG THE NORTH BOUNDARY OF SAID LOT 1, SOUTH 89°08'41" EAST, 570.08 FEET TO A 5/8-INCH IRON ROD AT THE NORTHEAST CORNER OF SAID LOT 1; THENCE ALONG THE EAST BOUNDARY OF SAID LOT 1, SOUTH 00°19'21" WEST, 348.51 FEET TO A 5/8-INCH IRON ROD AT THE SOUTHWEST CORNER OF PARCEL 3 OF PARTITION PLAT 2001-0012, DOUGLAS COUNTY PLAT RECORDS; THENCE CONTINUING ALONG SAID EAST BOUNDARY, SOUTH 04°15'12" EAST, 720.31 FEET TO THE POINT OF BEGINNING AND THERE TERMINATING. THE ABOVE DESCRIBED TRACT OF LAND CONTAINS 44.34 ACRES, MORE OR LESS.

NARRATIVE:

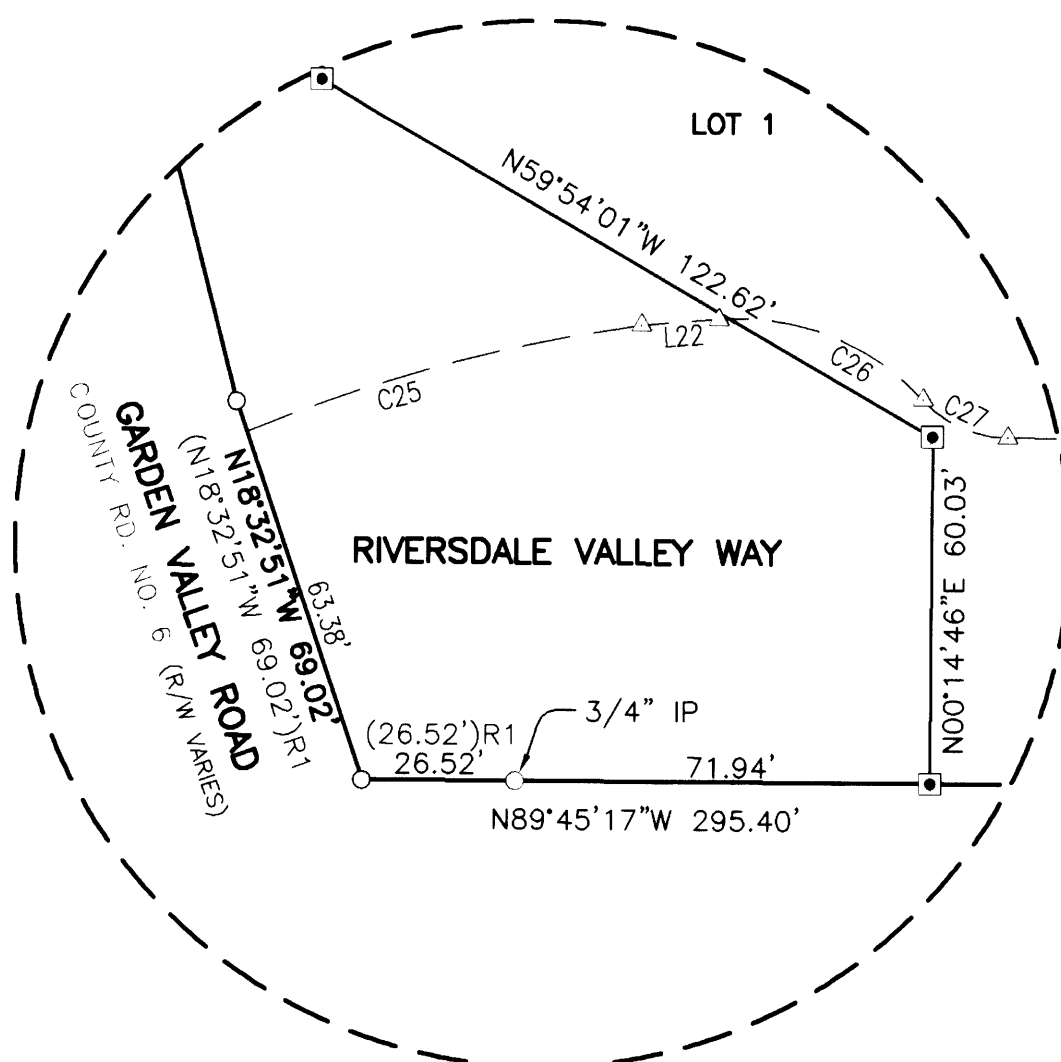
THE PURPOSE OF THIS SURVEY IS TO SUBDIVIDE LOT 1 OF RANCH 1 SUBDIVISION INTO THE LOTS AS SHOWN HEREON. THE PROCEDURE WAS AS FOLLOWS:

MONUMENTS OF RECORD WERE TIED AND HELD AS SHOWN. MONUMENTS WERE THEN SET IN ORDER TO DELINEATE THE NEWLY CREATED LOT BOUNDARIES AS SHOWN.

P.U.E. NOTE:

PUBLIC UTILITY EASEMENTS SHOWN ON THIS MAP ARE SUBJECT TO RESTRICTIONS RECORDED IN INSTRUMENT NUMBER 2007-024434 OF DEED RECORDS OF DOUGLAS COUNTY.

PLANNING DEPARTMENT FILE NO. 07-114



DETAIL
SCALE: NTS

LINE TABLE		
LINE	BEARING	LENGTH
L1	S24°16'37"E	55.00'
L2	S22°02'59"W	41.21'
L3	N53°07'32"E	45.65'
L4	N13°20'16"W	63.97'
L5	S13°20'16"E	27.95'
L6	S13°20'16"E	64.51'
L7	S13°20'16"E	31.36'
L8	N19°48'39"E	87.92'
L9	S00°14'46"W	60.45'
L10	N00°16'04"E	60.03'
L11	S55°52'44"W	73.91'
L12	N74°07'10"W	19.45'
L13	S07°01'08"W	74.51'
L14	N31°16'04"E	64.05'
L15	N10°09'16"E	69.04'
L16	N10°09'16"E	9.60'
L17	N26°50'03"E	136.94'
L18	S07°01'08"W	16.15'
L19	S00°05'42"W	14.90'
L20	S29°58'56"E	39.30'
L21	S19°56'28"W	31.96'
L22	S85°30'38"W	13.42'
L23	S81°34'17"W	68.75'
L24	S63°27'20"E	46.25'
L25	S17°35'48"E	43.02'

CURVE TABLE					
CURVE	CHORD BEARING	CHORD LENGTH	RADIUS	CURVE LENGTH	DELTA
C1	N37°35'16"E	53.57'	100.00'	54.24'	31°04'32"
C2	S43°37'42"W	33.00'	100.00'	33.15'	18°59'40"
C3	S14°40'18"W	66.63'	100.00'	67.93'	38°55'08"
C4	S09°03'46"E	14.91'	100.00'	14.92'	8°32'59"
C5	N03°14'12"E	57.05'	100.00'	57.86'	33°08'55"
C6	S15°16'45"W	31.60'	200.00'	31.64'	9°03'49"
C7	S07°27'35"W	22.94'	200.00'	22.95'	6°34'31"
C8	S09°24'26"E	93.92'	200.00'	94.80'	27°09'32"
C9	N11°22'13"W	100.68'	250.00'	101.37'	23°13'58"
C10	N75°04'18"E	146.57'	280.00'	148.30'	30°20'48"
C11	N57°54'26"E	19.64'	280.00'	19.64'	4°05'02"
C12	S76°26'56"W	49.19'	70.00'	50.26'	41°08'24"
C13	N78°33'01"W	10.82'	70.00'	10.83'	8°51'41"
C14	S19°08'36"W	42.01'	100.00'	42.32'	24°14'55"
C15	N20°42'40"E	36.64'	100.00'	36.85'	21°06'48"
C16	S18°29'39"W	29.01'	100.00'	29.11'	16°40'47"
C17	S18°17'46"W	81.01'	55.00'	91.05'	94°51'14"
C18	S84°35'08"W	35.56'	55.00'	36.21'	37°43'29"
C19	N35°25'10"W	72.12'	55.00'	78.66'	81°56'18"
C20	N40°01'20"E	62.26'	55.00'	66.18'	68°56'42"
C21	S06°00'09"W	56.96'	55.00'	59.88'	62°22'37"
C22	S73°05'28"W	64.50'	55.00'	68.92'	71°48'02"
C23	N36°53'16"W	61.70'	55.00'	65.51'	68°14'31"
C24	N38°02'37"E	71.89'	55.00'	78.35'	81°37'16"
C25	S74°40'53"W	70.92'	274.68'	71.12'	14°50'07"
C26	N68°43'07"W	114.24'	128.54'	118.38'	52°45'58"
C27	S66°02'42"E	48.25'	60.00'	49.66'	47°25'11"

FIELD CREW: MIKE FROMDAHL AND JOSH MAXWELL
EQUIPMENT: NIKON TOTAL STATION AND TDS RECON DATA COLLECTOR
OFFICE: BRENT KNAPP
DRAFTING: BRENT KNAPP
ZONE: 5R, RR
COMP. PLAN: RC5, RC2
WATER: UBWA
SEWER: ON-SITE

REGISTERED PROFESSIONAL LAND SURVEYOR
Ronald A. Quimby
OREGON
JULY 14, 1978
RONALD A. QUIMBY
1654
EXPIRES: 12/31/2008

RIVERSDALE RANCH SUBDIVISION, PHASE 1
A CLUSTER SUBDIVISION
LYING IN THE S 1/2 SEC. 34, T 26 S, R 6 W, AND THE N 1/2 OF SEC. 3, T 27 S, R 6 W, WILLAMETTE MERIDIAN, DOUGLAS COUNTY, OREGON

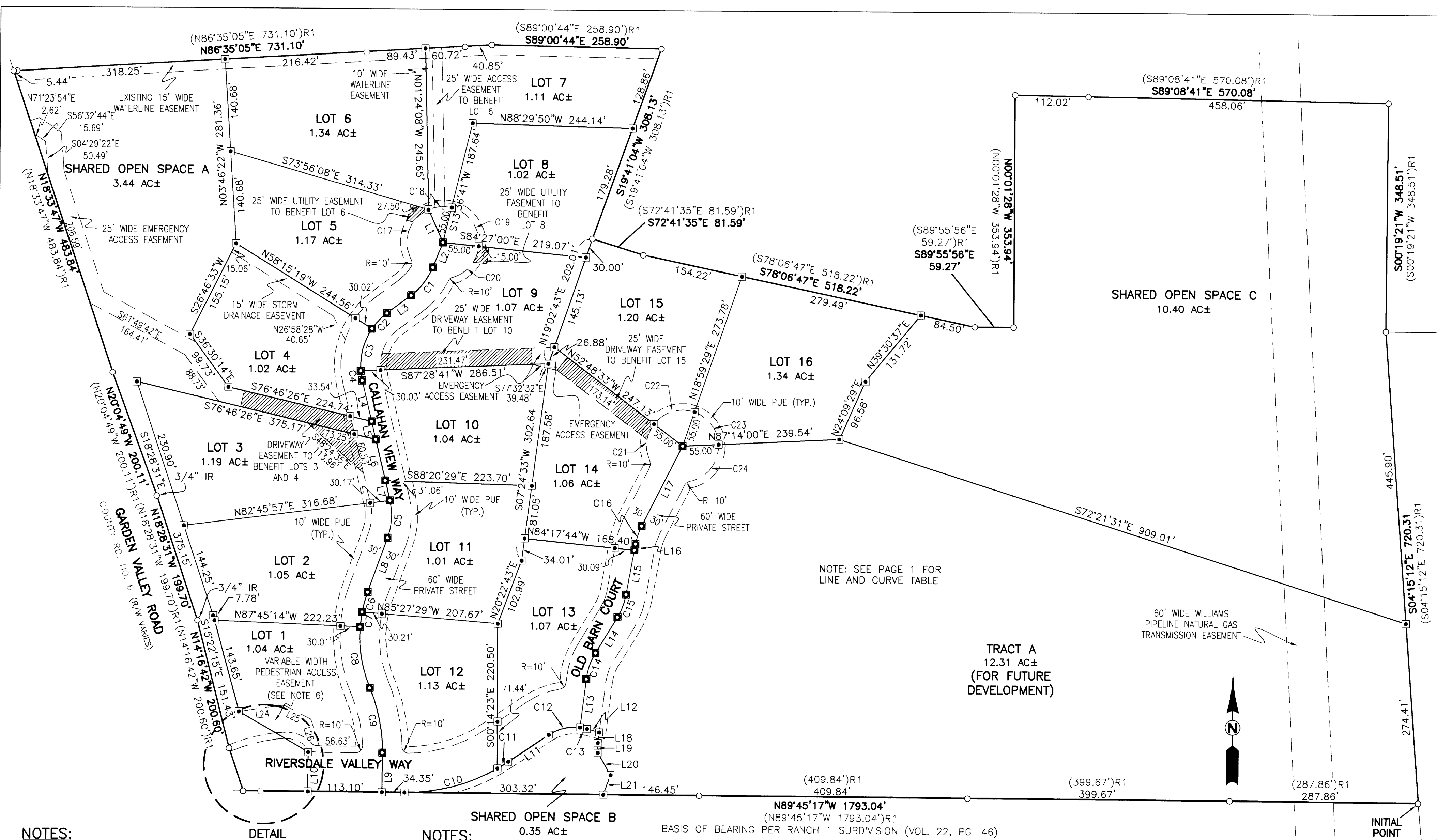
SURVEYED FOR: RIVERSDALE RANCH PARTNERS, INC. P.O. BOX 10728 EUGENE, OR 97440

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

JOB NO: 2035-02
DATE: OCT., 2007
DWG. BY: BHK
PM: BHK
SCALE: NONE
PAGE: 1 OF 2

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NOTES:

1. SHARED OPEN SPACE A IS SUBJECT TO A SANITARY SEWER EASEMENT FOR THE PURPOSE OF A SEPTIC DRAINFIELD OVER ITS ENTIRETY AND SHALL BE OWNED AND MAINTAINED BY THE RIVERSDALE RANCH SUBDIVISION HOME OWNERS ASSOCIATION, THEIR HEIRS AND ASSIGNS.

2. SHARED OPEN SPACE B SHALL BE OWNED AND MAINTAINED BY THE RIVERSDALE RANCH SUBDIVISION HOME OWNERS ASSOCIATION, THEIR HEIRS AND ASSIGNS.

3. SHARED OPEN SPACE C SHALL BE SUBJECT TO A CONSERVATION EASEMENT FOR DELINEATED WETLANDS AND SHALL BE OWNED AND MAINTAINED BY THE RIVERSDALE RANCH SUBDIVISION HOME OWNERS ASSOCIATION, THEIR HEIRS AND ASSIGNS.

4. SHARED OPEN SPACES A, B, AND C ARE SUBJECT TO A NON-REVOCABLE DEED RECORDED AS INSTRUMENT NUMBER 2007-024435, DOUGLAS COUNTY DEED RECORDS.

NOTES:

(CONT.)

5. TRACT A IS TO BE PLATTED DURING FUTURE PHASES AND SHALL BE OWNED AND MAINTAINED BY RIVERSDALE RANCH PROPERTIES, INC., THEIR HEIRS AND ASSIGNS.

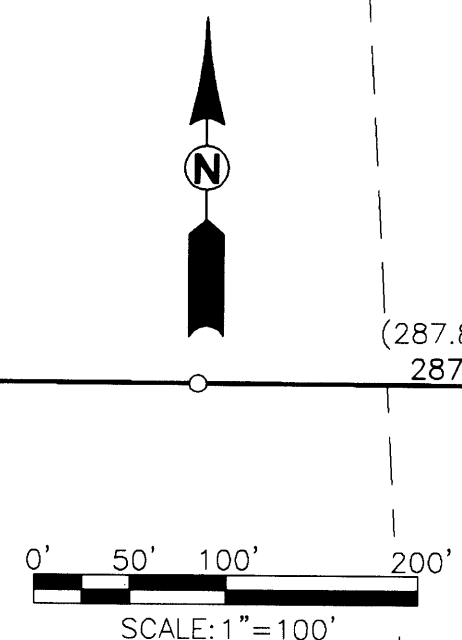
6. THE VARIABLE WIDTH PEDESTRIAN ACCESS EASEMENT SHOWN HEREON SHALL BE MAINTAINED BY THE RIVERSDALE RANCH SUBDIVISION HOME OWNERS ASSOCIATION, THEIR HEIRS AND ASSIGNS.

LEGEND:

- SET 5/8" x 30" IRON ROD w/CAP MARKED "I.E. ENGINEERING"
- SET 5/8" x 30" IRON ROD w/ALUMINUM CAP MARKED "I.E. ENGINEERING"
- FOUND 5/8" IRON ROD UNLESS OTHERWISE NOTED
- △ CALCULATED POSITION

() R1 RECORD AS PER RANCH 1 SUBDIVISION (VOL. 22, PG. 46)

NOTE: SEE PAGE 1 FOR LINE AND CURVE TABLE



<p>REGISTERED PROFESSIONAL LAND SURVEYOR</p> <p><i>Ronald A. Gumbly</i></p> <p>OREGON JULY 14, 1978 RONALD A. GUMBLY 1654</p> <p>EXPIRES: 12/31/2008</p>	<p>RIVERSDALE RANCH SUBDIVISION, PHASE 1 A CLUSTER SUBDIVISION</p> <p>LYING IN THE S 1/2 SEC. 34, T 26 S, R 6 W, THE N 1/2 OF SEC. 3, T 27 S, R 6 W, WILLAMETTE MERIDIAN, DOUGLAS COUNTY, OREGON</p>	
	<p>SURVEYED FOR: FFL FAMILY RANCH PROPERTIES LLC. P.O. BOX 16728 EUGENE, OR 97440</p>	<p>SURVEYED BY: i.e. ENGINEERING 505 SE Main Street Roseburg, Oregon 97470 PHONE (541) 673-0166 FAX (541) 440-9392 iemail@ieengineering.com</p>
<p>SCALE: AS SHOWN</p>	<p>JOB NO: 2035-02 DATE: OCT., 2007</p>	<p>DWG. BY: BHK PM: BHK</p>
<p>PAGE: 2 OF 2</p>		<p>PAGE: 2 OF 2</p>