



NO FEE

00448720201700154880010011

09/26/2017 10:49:37 AM

PLAT-SUB Cnt=1 Str=33 HAJOHNST
This is a no fee document

FAIRWAY ESTATES DRIVE
(40.00' WIDE PRIVATE R/W)

(S72°48'22"E 19.28')
N72°59'29"W 19.41'

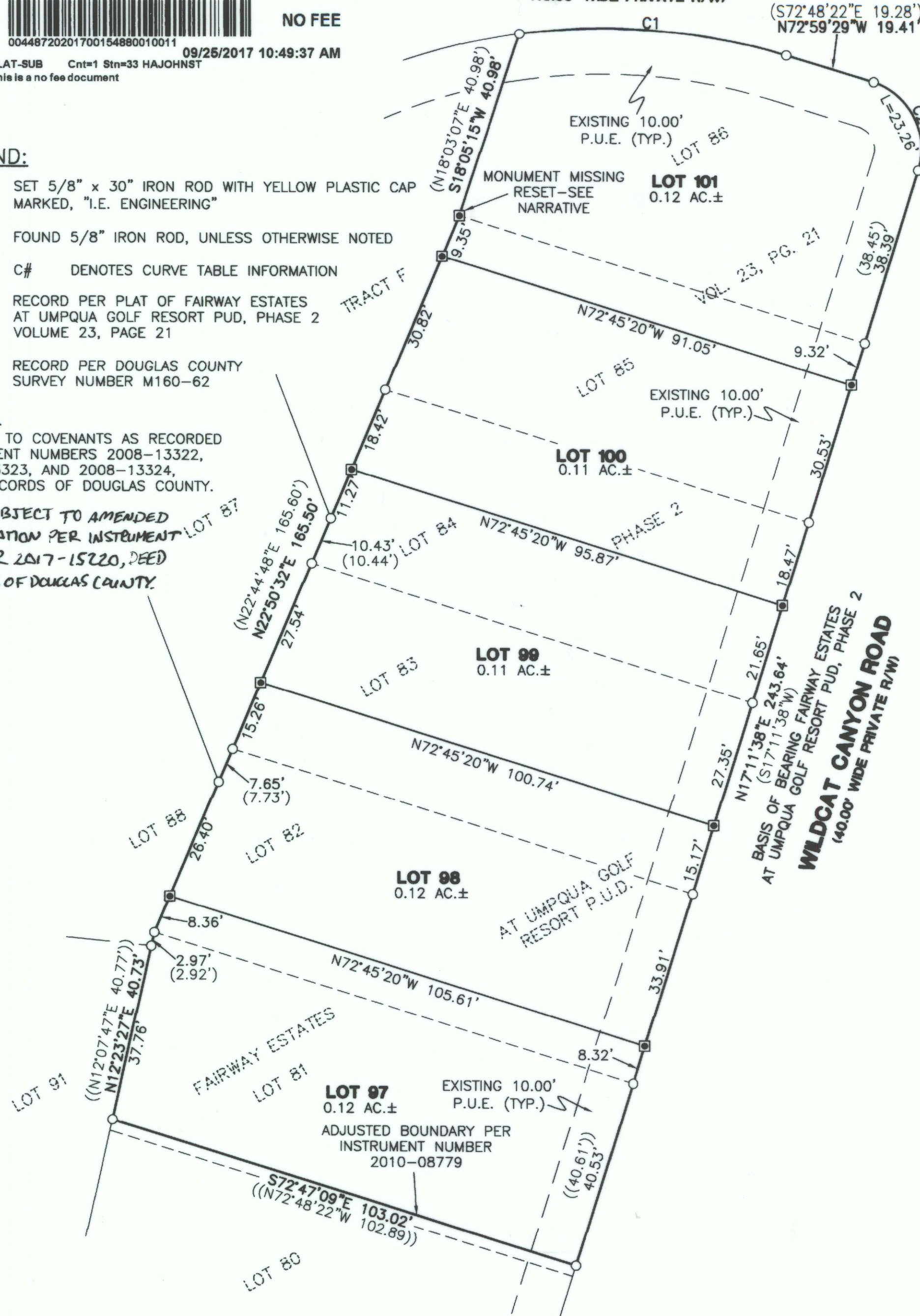
LEGEND:

- SET 5/8" x 30" IRON ROD WITH YELLOW PLASTIC CAP MARKED, "I.E. ENGINEERING"
- FOUND 5/8" IRON ROD, UNLESS OTHERWISE NOTED
- C# DENOTES CURVE TABLE INFORMATION
- () RECORD PER PLAT OF FAIRWAY ESTATES AT UMPQUA GOLF RESORT PUD, PHASE 2 VOLUME 23, PAGE 21
- (()) RECORD PER DOUGLAS COUNTY SURVEY NUMBER M160-62

NOTE:

SUBJECT TO COVENANTS AS RECORDED INSTRUMENT NUMBERS 2008-13322, 2008-13323, AND 2008-13324, DEED RECORDS OF DOUGLAS COUNTY.

ALSO SUBJECT TO AMENDED DECLARATION PER INSTRUMENT NUMBER 2017-15220, DEED RECORDS OF DOUGLAS COUNTY.



SURVEYOR'S CERTIFICATE:

I, BRENT H. KNAPP, OREGON PROFESSIONAL LAND SURVEYOR NO. 81116, HEREBY CERTIFY THAT I HAVE CORRECTLY SURVEYED THE LAND SHOWN ON THE ANNEXED PLAT OF WHICH THE FOLLOWING IS A TRUE AND CORRECT DESCRIPTION:

LOTS 82 THROUGH 86, FAIRWAY ESTATES AT UMPQUA GOLF RESORT PUD, PHASE 2, VOLUME 23, PAGE 21, PLAT RECORDS OF DOUGLAS COUNTY, AND THAT PORTION OF LOT 81, SAID FAIRWAY ESTATES AT UMPQUA GOLF RESORT PUD, PHASE 2, LYING NORTH OF THE SOUTH BOUNDARY OF ADJUSTED UNIT 3 OF INSTRUMENT NUMBER 2010-08779, DEED RECORDS OF DOUGLAS COUNTY LOCATED IN THE SOUTHWEST QUARTER OF SECTION 18, TOWNSHIP 25 SOUTH, RANGE 5 WEST, WILLAMETTE MERIDIAN, DOUGLAS COUNTY, OREGON.

NARRATIVE:

THE PURPOSE OF THIS SURVEY IS TO REPLAT LOTS 82 THROUGH 86, FAIRWAY ESTATES AT UMPQUA GOLF RESORT PUD, PHASE 2, VOLUME 23, PAGE 21, PLAT RECORDS OF DOUGLAS COUNTY, AND THAT PORTION OF LOT 81, SAID FAIRWAY ESTATES AT UMPQUA GOLF RESORT PUD, PHASE 2, LYING NORTH OF THE SOUTH BOUNDARY OF ADJUSTED UNIT 3 OF INSTRUMENT NUMBER 2010-08779, DEED RECORDS OF DOUGLAS COUNTY, INTO 5 LOTS, HEREINAFTER REFERRED TO AS LOTS 97 THROUGH 101, AS DEPICTED HEREON. THE PROCEDURE WAS AS FOLLOWS:

MONUMENTS OF RECORD WERE TIED AND HELD AS SHOWN. THE MISSING SOUTHEAST CORNER OF SAID LOT 86 WAS REESTABLISHED BY A BEARING-DISTANCE INTERSECTION BY HOLDING THE RECORD DISTANCE FROM THE NORTHEAST CORNER OF SAID LOT 86 AND THE BEARING BETWEEN THE SOUTHEAST CORNER OF SAID LOT 82 AND THE SOUTHEAST CORNER OF SAID LOT 85. MONUMENTS WERE THEN SET AT LOCATIONS REQUESTED BY THE CLIENT IN ORDER TO ESTABLISH THE BOUNDARIES OF NEW LOTS 97 THROUGH 101. MONUMENTS OF RECORD WERE TIED USING A TOPCON GPT 8025A TOTAL STATION AND TOPCON HIPER LITE GPS UNIT. THE FIELD CREW WAS JEREMY LEONARD AND NOLAN FROMDAHL. OFFICE CALCULATIONS AND MAPPING WAS PERFORMED BY BRENT KNAPP.

APPROVALS:

Brian Elliott 9-19-2017
COMMUNITY DEVELOPMENT DIRECTOR DATE
CITY OF SUTHERLIN, OREGON

Kristian O. DeShoot 9-20-2017
DOUGLAS COUNTY SURVEYOR DATE

Ronald Halman 9/20/17
DOUGLAS COUNTY ASSESSOR DATE

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

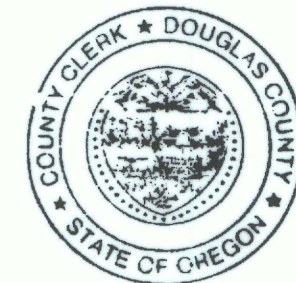
Jessie Hansen 9/20/17
DOUGLAS COUNTY TAX COLLECTOR DATE

FILED THIS 25th DAY OF Sept, 2017, 10:49 O'CLOCK AM/PM

Patricia K. Hitt 9/25/17
DOUGLAS COUNTY CLERK DATE

Sh. Ann 9/25/17
COUNTY COMMISSIONER DATE

Gayle 9/25/17
COUNTY COMMISSIONER DATE



Cliff 9/25/17
COUNTY COMMISSIONER DATE

DECLARATION:

KNOW ALL PEOPLE BY THESE PRESENTS THAT VASE, LLC IS THE OWNER OF THE LAND REPRESENTED HEREON AND MORE PARTICULARLY DESCRIBED HEREIN AND HAS CAUSED THE SAME TO BE REPLATTED INTO 5 LOTS IN ACCORDANCE WITH CHAPTER 92 OF THE OREGON REVISED STATUTES.

Ross Murry 9-11-17
ROSS MURRY, MANAGING MEMBER, VASE, LLC DATE

SEE AFFIDAVIT OF CORRECTION RECORDED ON SEPTEMBER 27, 2017 AS INSTRUMENT No. 2017-015688 IN DOUGLAS COUNTY OFFICIAL RECORDS TO CORRECT THE DECLARATION, ACKNOWLEDGEMENT, AND COVENANTS OF THIS PLAT (C.S. 65/83-10) RE-RECORDED 9/29/2017 AS 2017-015796

ACKNOWLEDGMENT:

STATE OF OREGON } ss.
COUNTY OF DOUGLAS }

KNOW ALL PEOPLE BY THESE PRESENTS, ON THIS 11 DAY OF Sept, 2017, BEFORE ME A NOTARY PUBLIC IN AND FOR SAID STATE AND COUNTY, PERSONALLY APPEARED ROSS MURRY, AS MANAGING MEMBER OF VASE, LLC, WHO DID SAY THAT HE IS THE IDENTICAL PERSON NAMED IN THE FOREGOING INSTRUMENT AND THAT HE EXECUTED SAID INSTRUMENT FREELY AND VOLUNTARILY.

Cheryl Ann Haynes
NOTARY: CHERYL ANN HAYNES
NOTARY PUBLIC - OREGON
COMMISSION NO.: 925639
MY COMMISSION EXPIRES: MARCH 3, 2018

CURVE DATA					
CURVE	CHORD BEARING	CHORD LENGTH	RADIUS	CURVE LENGTH	DELTA
C1	S85°22'57"E (N85°27'35"W)	56.83' (56.95')	130.00' (130.00')	57.29' (57.42')	25°15'06" (25°18'26")
C2	S26°56'42"E (S27°48'22"E)	21.00' (21.21')	15.00' (15.00')	23.26' (23.56')	88°50'11" (90°00'00")

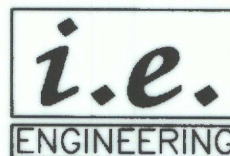
REGISTERED PROFESSIONAL LAND SURVEYOR



0' 10' 20' 40'
SCALE: 1"=20'

EXPIRES: 6/30/2019

COMMUNITY DEVELOPMENT FILE NO. 17-S004



809 SE Pine Street
Roseburg, Oregon 97470
PHONE (541) 673-0166
FAX (541) 440-9392
iemail@ieengineering.com

SURVEYED FOR:
VASE, LLC
3610 GOODPASTURE LOOP
EUGENE, OR 97401

PAGE: 1 OF 1
JOB NO: 2737-01T3
DATE: 8/8/17

REPLAT OF A PORTION OF LOT 81 AND LOTS 82 THROUGH 86 OF FAIRWAY ESTATES AT UMPQUA GOLF RESORT P.U.D., PHASE 2
LOCATED IN THE SOUTHWEST QUARTER OF SECTION 18, TOWNSHIP 25 SOUTH, RANGE 5 WEST WILLAMETTE MERIDIAN, DOUGLAS COUNTY, OREGON