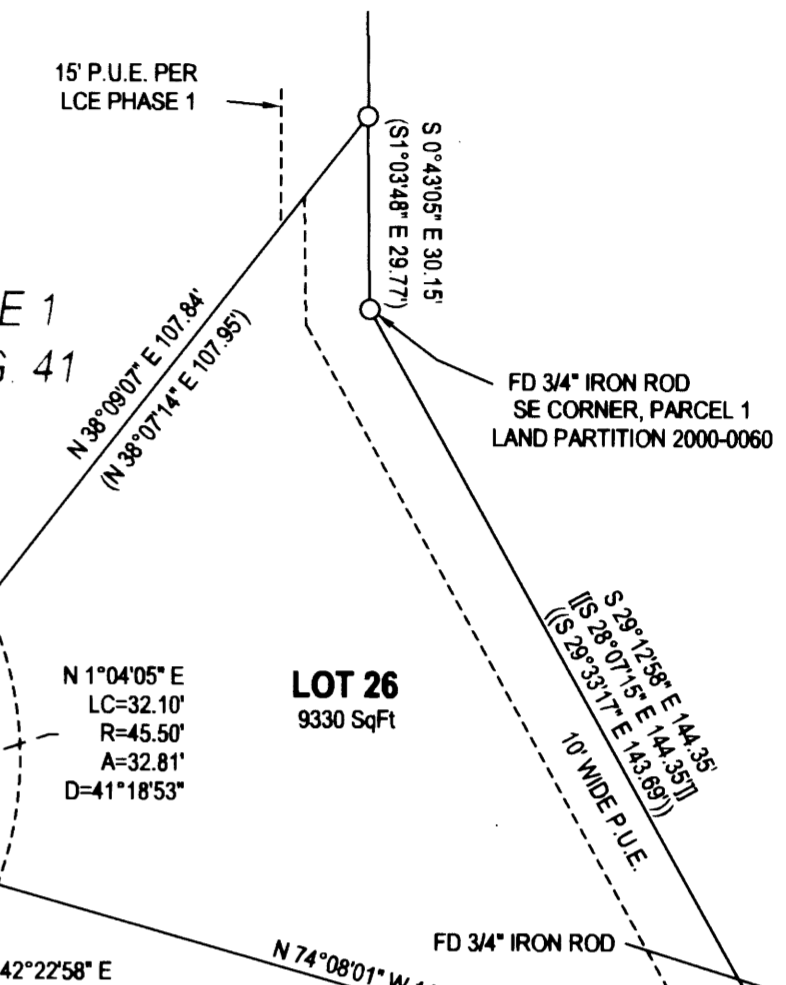


NO FEE
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 PLAT-SUB Cnt=1 Str=33 HAJOHNST
 This is a no fee document



LCE= LOOKINGGLASS CREEK ESTATES
 CSMPH1= CREEKSIDE MEADOWS SUBDIVISION PHASE 1
 CSMPH2= CREEKSIDE MEADOWS SUBDIVISION PHASE 2

LOT 9
 LCE PHASE 1
 VOL. 22, PG. 41

LOT 10
 LCE PHASE 1
 VOL. 22, PG. 41

LOT 22
 LCE PHASE 1
 VOL. 22, PG. 41

LOT 23
 LCE PHASE 1
 VOL. 22, PG. 41

LOT 24
 LCE PHASE 1
 VOL. 22, PG. 41

LOT 32
 9136 SqFt

LOT 33
 9211 SqFt

LOT 31
 8515 SqFt

LOT 30
 8635 SqFt

LOT 29
 8786 SqFt

LOT 28
 8670 SqFt

LOT 26
 9330 SqFt

LOT 27
 12179 SqFt

KENYA COURT 46' RW

SERENGETI DRIVE 46' RW

LEGEND

- FOUND 5/8" IRON ROD UNLESS OTHERWISE NOTED
- SET 5/8"x30" IRON ROD w/CAP STAMPED "HIBBS-LS 52989"
- △ CALCULATED POSITION
- () RECORD PER LOOKINGGLASS CREEK ESTATES PHASE 1, VOL. 22, PG. 41
- [] RECORD PER CREEKSIDE MEADOWS SUB. PHASE 1, VOL. 23, PG 19
- (()) RECORD PER LAND PARTITION 1991-0009
- |||| RECORD PER M159-46
- <> RECORD PER CREEKSIDE MEADOWS SUB. PHASE 2, VOL. 23, PG. 45
- PUE= PUBLIC UTILITY EASEMENT

NOTE: FD 5/8" IRON ROD, PRESUMABLY SET AS NEW REFERENCE MONUMENT PER CSMPH2, THAT BEARS N 89°35'37" E 9.96 FEET FROM IT'S CORRECT POSITION AT POINT "E". FD NOTHING AT POINT "E".

- A-B BEARS S 0°01'28" E 1001.65' ((S 0°05'20" E 1001.82'))
- B-C BEARS S 6°45'44" W 172.62' ((S 6°51'23" W 172.65'))
- C-D BEARS S 89°54'49" W 723.50' (N 89°10'02" W 723.56')
- B-G BEARS S 0°01'28" E 55.25' ((S 0°04'34" E 55.25'))
- G-H BEARS S 75°04'51" W 453.90' ((S 75°08'43" W 453.90'))
- H-I BEARS S 77°06'20" W 206.21' ((S 77°10'12" W 206.21'))
- I-F BEARS N 2°08'44" E 45.81'

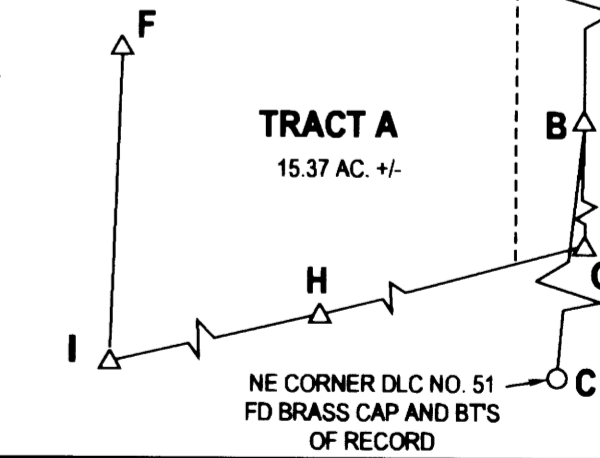
POINT I IS SW CORNER OF TRACT A
 POINT G IS SE CORNER OF TRACT A

SUBJECT TO DECLARATION OF CONDITIONS AND RESTRICTIONS FOR LOOKINGGLASS CREEK ESTATES AS FILED PER INST. NO. 2007-008563 OF THE DEED RECORDS OF DOUGLAS COUNTY, OREGON

T28S R6W SEC. 20 TL 902

ZONE: RLB AND AO
 COMP. PLAN: RES 3.0 DU/ ACRE AND OPEN SPACE
 WATER: WINSTON DILLARD WATER DISTRICT
 SEWER: CITY OF WINSTON

FIELD CREW: NEIL HIBBS, SCOTT THOMPSON, GARRETT GOODWIN AND DANE BERRY
 EQUIPMENT: NIKON NPL-322 + 2" TOTAL STATION
 OFFICE: NEIL HIBBS
 DRAFTING: NEIL HIBBS



PLANNING DEPT. FILE NO. 17-W006 (INCLUDING VARIANCE FOR STREET WIDTHS)

LOOKINGGLASS CREEK ESTATES PHASE 2

LYING IN THE NW 1/4 & SW 1/4 OF SEC. 20, T28S, R6W
 WILLAMETTE MERIDIAN, DOUGLAS COUNTY, OREGON

CLIENT:
 LOOKINGGLASS CREEK ESTATES LLC
 1224 NE WALNUT ST #293
 ROSEBURG, OR. 97470

SURVEYOR:
NEIL HIBBS
 LAND SURVEYING, INC
 4730 LOOKINGGLASS RD.
 ROSEBURG, OR. 97471
 phone: 541-857-8383
 fax: 541-857-8386
 e-mail: neil@hibbsland.com

REGISTERED PROFESSIONAL LAND SURVEYOR

Neil Hibbs
 OREGON
 JANUARY 12, 1988
 F. NEIL HIBBS
 52989

EXPIRATION DATE
 6/30/2018

DWG SCALE: 1"= 30' JOB NO.: 1813-01 DATE: FEBRUARY 2018 PAGE 1 OF 2

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