

DECLARATION:

KNOW ALL PEOPLE BY THESE PRESENTS THAT TL DRECHSEL LLC IS THE OWNER OF THE LAND REPRESENTED HEREON AND MORE PARTICULARLY DESCRIBED HEREIN AND HAVE CAUSED THE SAME TO BE SURVEYED AND SUBDIVIDED INTO TWENTY-SEVEN LOTS AND A REMAINDER TRACT A, IN ACCORDANCE WITH THE PROVISIONS OF CHAPTER 92, OREGON REVISED STATUTES. WE DO ALSO HEREBY DEDICATE TO THE PUBLIC USE FOREVER SERENGETI DRIVE, CITATION COURT, COLLINS COURT AND THE PUBLIC UTILITY EASEMENTS SHOWN THROUGHOUT.

[Signature] 9/23/2021
TIMOTHY L. DRECHSEL, MEMBER DATE

ACKNOWLEDGEMENT:

STATE OF OREGON
COUNTY OF DOUGLAS

KNOW ALL PEOPLE BY THESE PRESENTS, ON THIS 23rd DAY OF September, 2021, BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID STATE AND COUNTY, PERSONALLY APPEARED TIMOTHY L. DRECHSEL AS A MEMBER OF TL DRECHSEL LLC, WHO DID SAY THAT HE IS THE IDENTICAL PERSON NAMED IN THE FOREGOING INSTRUMENT AND THAT HE EXECUTED SAID INSTRUMENT FREELY AND VOLUNTARILY.

PRINTED NAME: Jana Sky

COMMISSION #: 985647

MY COMMISSION EXPIRES ON: April 8, 2023

SIGNATURE: [Signature]

SURVEYOR'S CERTIFICATE:

I, F. NEIL HIBBS, 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.

PARCEL 1, LAND PARTITION 2021-0027 AS RECORDED IN THE SURVEY RECORDS OF DOUGLAS COUNTY, OREGON.

CONTAINING 15.26 ACRES, MORE OR LESS.

NARRATIVE:

THE PURPOSE OF THIS SURVEY WAS TO SUBDIVIDE THE SUBJECT PROPERTY INTO TWENTY-SEVEN LOTS AND A REMAINING TRACT "A" WITH 10' WIDE PUBLIC UTILITY EASEMENTS AS SHOWN THROUGHOUT. THE LINE BETWEEN MONUMENTS "A" AND "B" WAS HELD AS A BASE OF BEARING PER LAND PARTITION 2021-0027. PERIMETER FOUND MONUMENTS HELD AS PER LAND PARTITION 2021-0027 AND WERE NOT RE-TIED.

APPROVALS:

[Signature] 10/08/21
MAYOR- CITY OF WINSTON DATE

[Signature] 10/08/2021
CITY ADMINISTRATOR - CITY OF WINSTON DATE

[Signature] 10/11/21
ACTING CITY MANAGER - CITY OF WINSTON DATE

[Signature] 10-14-21
DOUGLAS COUNTY SURVEYOR DATE

[Signature] (Deputy) 10-14-21
DOUGLAS COUNTY ASSESSOR DATE

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

[Signature] 10-14-21
DOUGLAS COUNTY TAX COLLECTOR DATE

FILED THIS 20th DAY OF October 2021, 2:06 O'CLOCK AM (P)

[Signature] 10/20/2021
DOUGLAS COUNTY CLERK, Deputy DATE

[Signature] 10/20/21
DOUGLAS COUNTY COMMISSIONER DATE

[Signature] 10-20-21
DOUGLAS COUNTY COMMISSIONER DATE

[Signature] 10.20.21
DOUGLAS COUNTY COMMISSIONER DATE



T28S R6W SEC. 20 TL 1600

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

PLANNING DEPT. FILE NO. 17-W006

LOOKINGGLASS CREEK ESTATES PHASE 3

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

CLIENT:
TL DRECHSEL LLC
2270 NW TROOST STREET
ROSEBURG, OR. 97471

SURVEYOR:
NEIL LAND SURVEYING, INC
HIBBS
4739 LOOKINGGLASS RD.
ROSEBURG, OR. 97471
phone: 541-957-5303
fax: 541-957-6306
e-mail: neil@hibbsland.com

REGISTERED
PROFESSIONAL
LAND SURVEYOR

OREGON
JANUARY 12, 1999
F. NEIL HIBBS
52989

EXPIRATION DATE
6/30/2023

DWG SCALE: N/A

JOB NO.: 1813-01

DATE: SEPTEMBER 2021

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