

APPROVALS

[Signature] 7-28-2025
CITY OF ROSEBURG PLANNING COMMISSION CHAIR

[Signature] 7/31/2025
CITY OF ROSEBURG PUBLIC WORKS DIRECTOR

[Signature] 7/25/2025
CITY OF ROSEBURG COMMUNITY DEVELOPMENT DIRECTOR

[Signature] 8-6-25
DOUGLAS COUNTY SURVEYOR

[Signature] 8/18/25
DOUGLAS COUNTY ASSESSOR

I HEREBY CERTIFY THAT ALL TAXES AND SPECIAL ASSESSMENTS OR OTHER CHARGES REQUIRED BY LAW HAVE BEEN PAID.
[Signature] 8-18-25
DOUGLAS COUNTY TAX COLLECTOR

FILED THIS 20 DAY OF August, 2025, 11:02 O'CLOCK AM/PM

[Signature] 8/20/2025
DOUGLAS COUNTY CLERK

[Signature] 8/20/25
DOUGLAS COUNTY COMMISSIONER

[Signature] 8/20/25
DOUGLAS COUNTY COMMISSIONER

[Signature] 8-20-2025
DOUGLAS COUNTY COMMISSIONER

DECLARATION

KNOW ALL PEOPLE BY THESE PRESENTS THAT ROBERT D. HASS AND DIANNE B. HASS ARE THE OWNERS OF THE LAND REPRESENTED HEREON AND MORE PARTICULARLY DESCRIBED HEREIN AND HAVE CAUSED THE SAME TO BE PLATTED BY THE NAME OF "ALAMEDA BLUFF, PHASE 1", TOGETHER WITH THE 10.00-FOOT PUBLIC UTILITY EASEMENT (P.U.E.) AS SHOWN.

[Signature]
BY: ROBERT D. HASS

[Signature]
BY: DIANNE B. HASS

ACKNOWLEDGMENT

STATE OF OREGON }
COUNTY OF Benton } ss.

KNOW ALL PEOPLE BY THESE PRESENTS, ON THIS 23 DAY OF July, 2025, BEFORE ME A NOTARY PUBLIC IN AND FOR SAID STATE AND COUNTY, PERSONALLY APPEARED ROBERT D. HASS AND DIANNE B. HASS, WHO DID SAY THAT THEY ARE THE IDENTICAL PERSONS NAMED IN THE FOREGOING INSTRUMENT AND THAT THEY EXECUTED SAID INSTRUMENT FREELY AND VOLUNTARILY.

[Signature]
NOTARY SIGNATURE

NOTARY: Lilly Marie Goodwin
NOTARY PUBLIC - OREGON

COMMISSION NO.: 1049652

MY COMMISSION EXPIRES: June 30, 2028

ZONE: R10
COMP. PLAN: LOW DENSITY RESIDENTIAL

ALAMEDA BLUFF, PHASE 1

LOCATED IN THE SOUTHEAST AND SOUTHWEST QUARTERS OF SECTION 7,
TOWNSHIP 27 SOUTH, RANGE 5 WEST, WILLAMETTE MERIDIAN,
DOUGLAS COUNTY, OREGON
JUNE 23, 2025

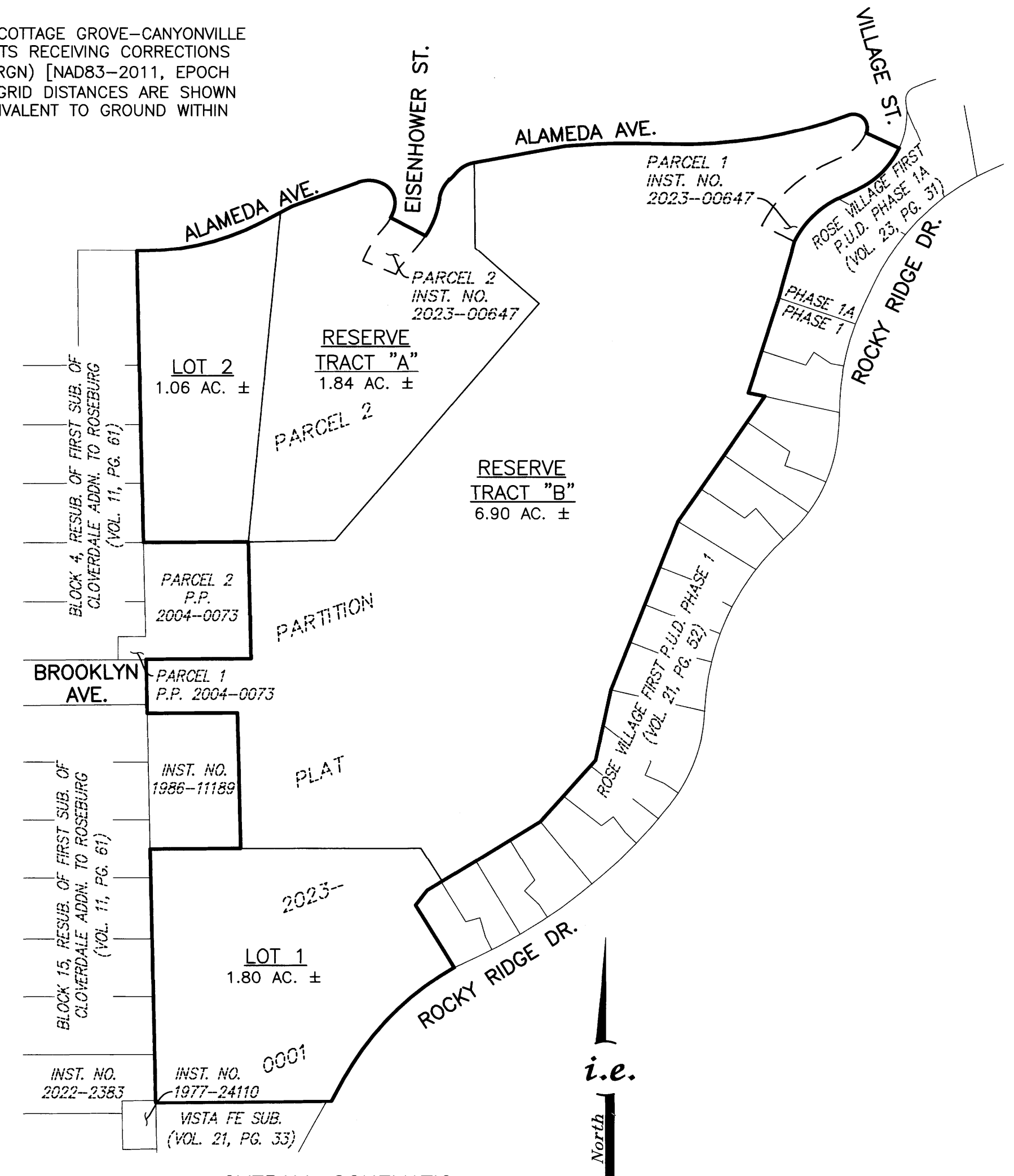
Douglas County Official Records
Daniel J. Loomis, County Clerk 2025-009429



NO FEE
08/20/2025 11:07:57 AM
PLAT-SUB Cnt=1 Str=41 DEBRA.KOEHLER
This is a no fee document

BASIS OF BEARING

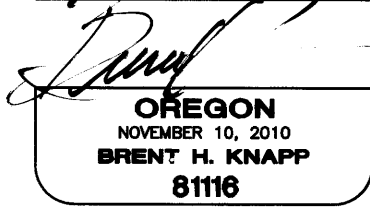
OREGON COORDINATE REFERENCE SYSTEM (OCRS) COTTAGE GROVE-CANYONVILLE ZONE, AS DETERMINED BY GNSS RTK MEASUREMENTS RECEIVING CORRECTIONS FROM THE OREGON REAL-TIME GNSS NETWORK (ORGN) [NAD83-2011, EPOCH 2010.00]. BEARINGS SHOWN ARE GRID BEARINGS; GRID DISTANCES ARE SHOWN IN INTERNATIONAL FEET AND ARE CONSIDERED EQUIVALENT TO GROUND WITHIN THIS LOW-DISTORTION PROJECTION.



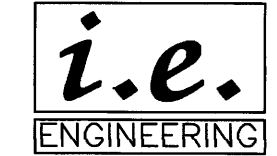
OVERALL SCHEMATIC
(NOT TO SCALE)

SHEET INDEX

- SHEET 1: APPROVALS, DECLARATION, ACKNOWLEDGEMENT, BASIS OF BEARING, AND OVERALL SCHEMATIC VIEW OF SUBDIVISION
- SHEET 2: NORTH PORTION OF SUBDIVISION
- SHEET 3: SOUTH PORTION OF SUBDIVISION, NARRATIVE
- SHEET 4: SURVEYOR'S CERTIFICATE AND EASEMENTS OF RECORD



EXPIRES: 6/30/2027



SHEET 1 OF 4
JOB NO. 3173-01

CLIENT:
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