

COUNTY SURVEYORS FILE DATA
DO NOT REMOVE FROM OFFICE

Umpqua Development Corp. Property

NARRATIVE

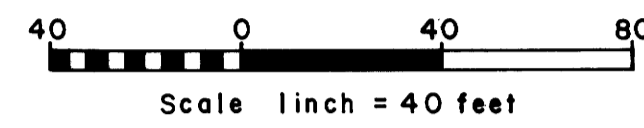
The survey was performed for the purpose of reestablishing the property lines of the UARCO, Inc. property and also to establish the building locations and primary utility locations. (The buried utilities were located as best possible by location of visible valves, manholes, etc., plus instructions by UARCO personnel.) The property was surveyed by L.S. William Barnes (see Douglas County Surveyor Map File M32-59) for the Umpqua Development Corp. in 1967. As shown on this map, most of his controlling corners were found. In addition, the Umpqua Development Corp. currently is having additional surveying done on the north boundary by BHW Engineering & Surveying, Inc. (See C.S. Map File M41-71 A/R).

The survey was accomplished using a Franke 20" theodolite and a "Mac 1" electronic distance meter.

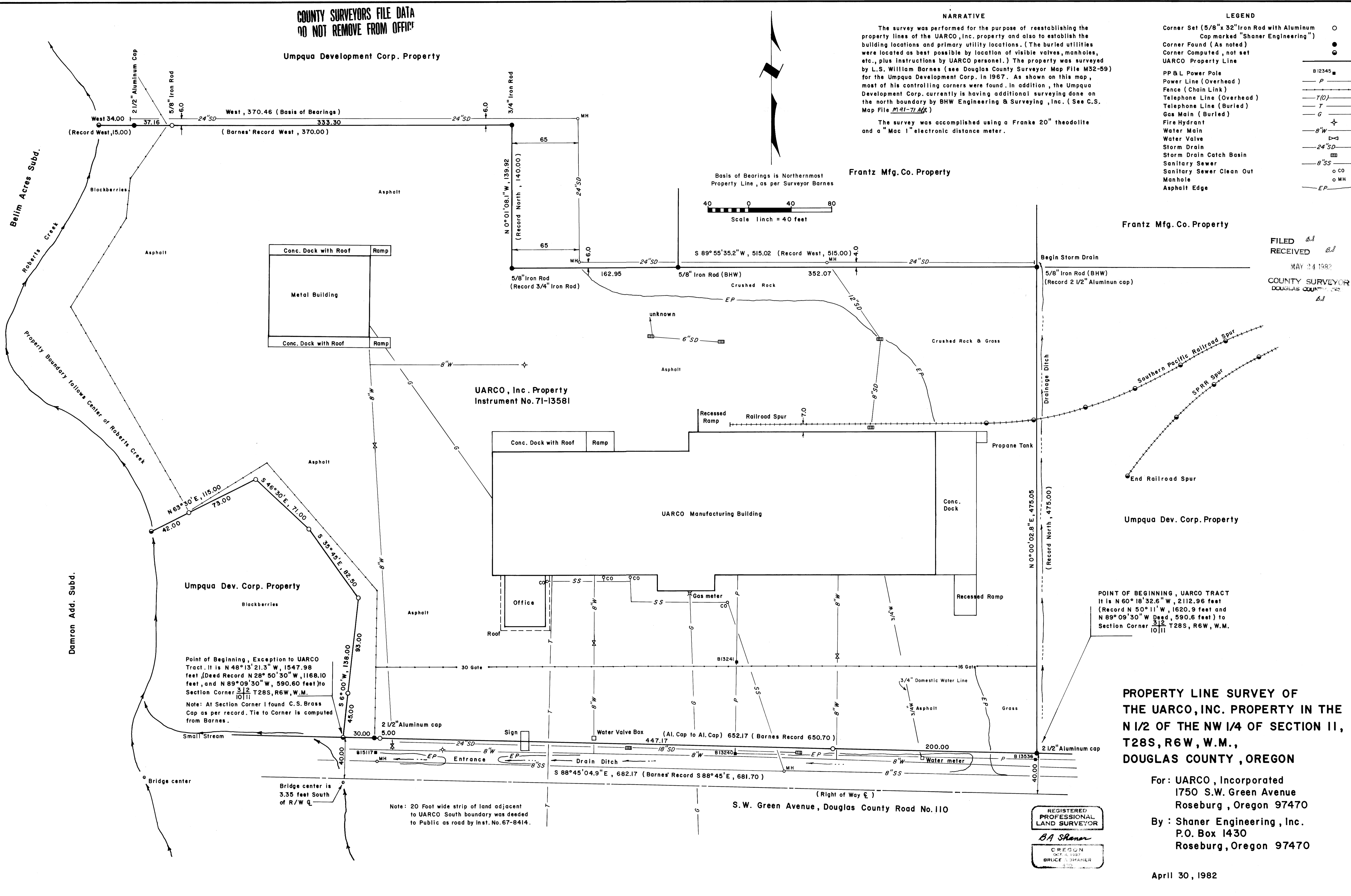
LEGEND

- Corner Set (5/8" x 32" Iron Rod with Aluminum Cap marked "Shaner Engineering") ○
- Corner Found (As noted) ●
- Corner Computed, not set ○
- UARCO Property Line ———
- PP&L Power Pole 812345 ■
- Power Line (Overhead) P ———
- Fence (Chain Link) ———
- Telephone Line (Overhead) T(O) ———
- Telephone Line (Buried) T ———
- Gas Main (Buried) G ———
- Fire Hydrant ○
- Water Main 8"W ———
- Water Valve ———
- Storm Drain 24"SD ———
- Storm Drain Catch Basin ■
- Sanitary Sewer 8"SS ———
- Sanitary Sewer Clean Out ○ CO
- Manhole ○ MH
- Asphalt Edge EP ———

Basis of Bearings is Northernmost Property Line, as per Surveyor Barnes



FILED *bs*
RECEIVED *bs*
MAY 24 1982
COUNTY SURVEYOR
DOUGLAS COUNTY
bs



Point of Beginning, Exception to UARCO Tract. It is N 48° 13' 21.3" W, 1547.98 feet, (Deed Record N 28° 50' 30" W, 1168.10 feet, and N 89° 09' 30" W, 590.60 feet) to Section Corner 312 T28S, R6W, W.M.

Note: At Section Corner I found C.S. Brass Cap as per record. Tie to Corner is computed from Barnes.

POINT OF BEGINNING, UARCO TRACT
It is N 60° 18' 32.6" W, 2112.96 feet
(Record N 50° 11' W, 1620.9 feet and
N 89° 09' 30" W Deed, 590.6 feet) to
Section Corner 312 T28S, R6W, W.M.

Note: 20 Foot wide strip of land adjacent to UARCO South boundary was deeded to Public as road by Inst. No. 67-8414.

REGISTERED
PROFESSIONAL
LAND SURVEYOR
BA Shaner
OREGON
OCT. 6, 1937
BRUCE A. SHANER
210

PROPERTY LINE SURVEY OF
THE UARCO, INC. PROPERTY IN THE
N 1/2 OF THE NW 1/4 OF SECTION 11,
T28S, R6W, W.M.,
DOUGLAS COUNTY, OREGON

For: UARCO, Incorporated
1750 S.W. Green Avenue
Roseburg, Oregon 97470
By: Shaner Engineering, Inc.
P.O. Box 1430
Roseburg, Oregon 97470

April 30, 1982