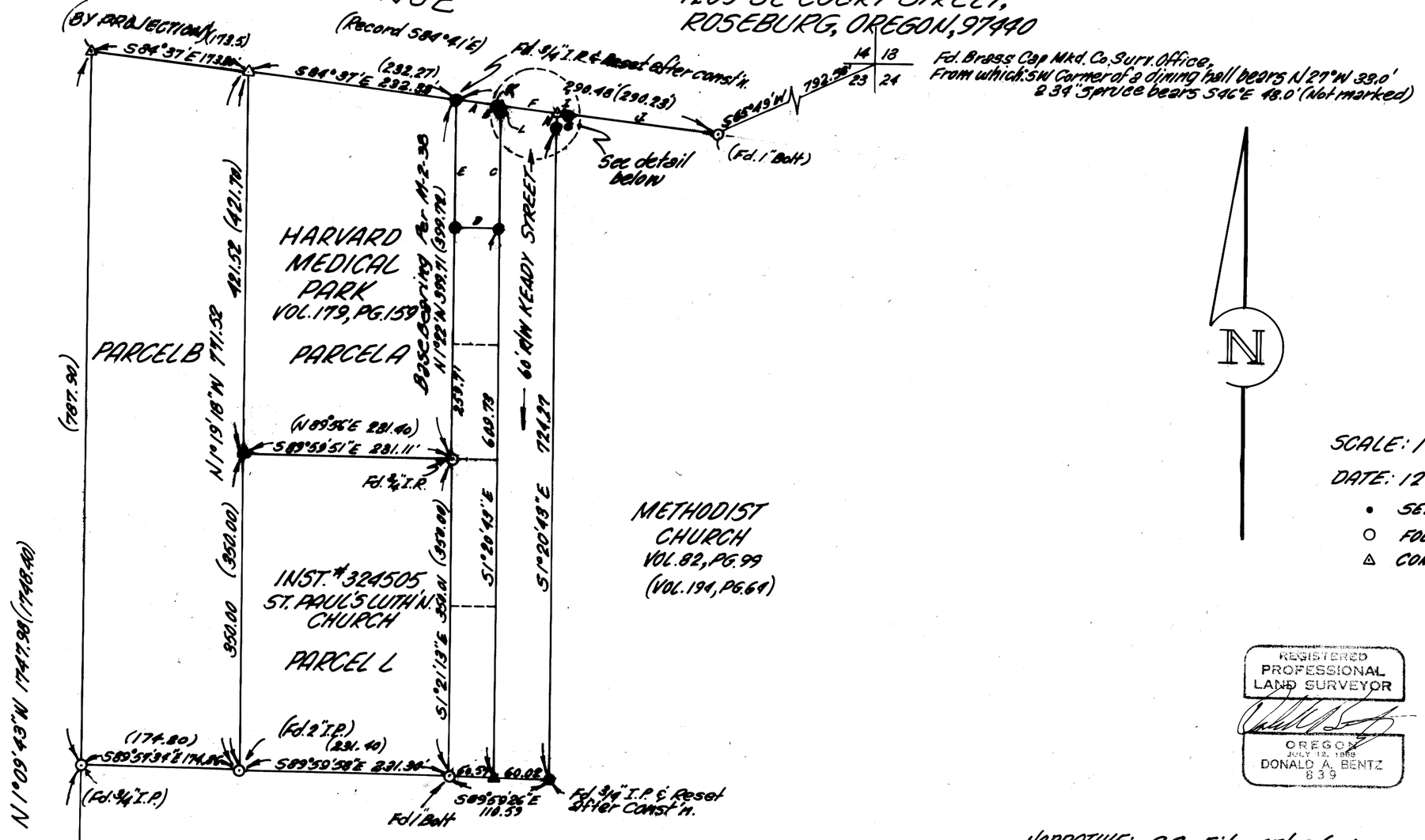
COUNTY SURVEYORS FILE DATA
DO NOT REMOVE FROM OFFICE

A SURVEY FOR ROSEBURG SCHOOL DISTRICT #4

IN NE ¼ OF SECTION 23, T27S, R6W, W.M.

SURVEYED BY DON BENTZ
1205 SE COURT STREET,
ROSEBURG, OREGON, 97440

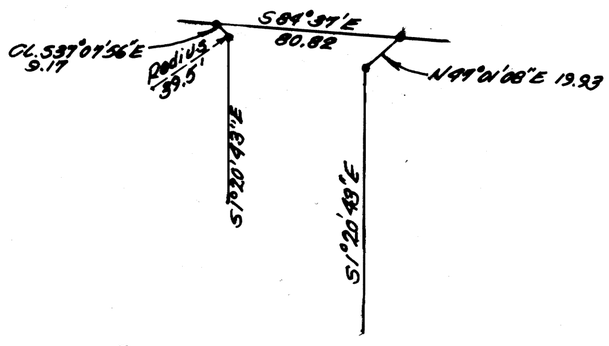


SCALE: 1" = 100'

DATE: 12-13-84

- • SET ROD - 5/8" x 30" I.R. WITH CAP BENTZ SURVEY INC.
- ○ FOUND ROD - AS INDICATED
- △ COMPUTED POINT

REGISTERED PROFESSIONAL LAND SURVEYOR
OREGON JULY 12, 1988
DONALD A. BENTZ
839



DETAIL, INTERSECTION AT HARVARD
SCALE: 1" = 50'

A-	S84°37'E	45.71
B-	CL. S37°07'56"E	9.17 (39.5' Radius)
C-	S1°20'43"E	128.39
D-	N89°59'48"E	50.72
E-	S1°22'E	140.00
F-	S84°37'E	60.42
G-	N47°01'08"E	19.93
H-	S1°20'43"E	15.00
I-	S84°37'E	15.00
J-	S84°37'E	169.95
K-	S84°37'E	5.40
L-	S1°20'43"E	6.81

NARRATIVE: C.S. File 47/78 & MZ-38 WAS USED TO DETERMINE THE WEST LINE SHOWN. DUE TO THE APPARENT ACCURACY OF THIS LINE - DISTANCE & ANGLE WITH INTERSECTING LINE, - IT WAS USED FOR PROJECTION TO THE NORTH AND CORNER ESTABLISHED (ON PAPER). USING THE MOST EASTERLY FOUND MONUMENT ON HARVARD, I ESTABLISHED THE NORTH LINE OF PROPERTY AT N84°37'W (N84°41'W), BY PROPORTION FROM THE NW CORNER (OF PARCEL B).

I ESTABLISHED 173.80' AS FRONTAGE ON HARVARD AVENUE. 173.5 RECORD / 405.77 RECORD × 406.12 ACTUAL

THIS MAKES NORTH-SOUTH LINE WITHIN 0.18' OF RECORD DISTANCE (771.52' ACTUAL - 771.70 RECORD) AND COMPLIES WITH FOUND MONUMENTS ON THE EAST LINE OF PARCEL 'B'. SINCE THE EAST LINE OF PARCEL C WAS FOUND TO BE EXACTLY 350.00' 350.00', I ESTABLISHED THE WEST LINE OF THE PARCEL USING THE SAME DISTANCE (RECORD) -NOTE: PROPORTIONING ONLY PUSHES BEARING (EAST-WEST) FURTHER OFF. THE NORTHEAST CORNER OF PARCEL 'A' WAS FOUND AND THE EAST LINE OF THE PARCEL USED FOR BASE BEARING. THE WEST LINE OF THE METHODIST CHURCH PROPERTY WAS ESTABLISHED USING RECORD DISTANCE (151.80 - 40.27 = 111.53) FROM THE NORTHEAST CORNER OF PARCEL 'A', LEAVING THE CHURCH WITH FRONTAGE OF 178.95 (RECORD 178.70). QUIT CLAIM DEEDS TO BE USED TO QUALIFY LINE.