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COUNTY SURVEYOR
DOUGLAS COUNTY, ORE.

DESCRIPTIONS:

PARCEL ONE:

A parcel of land lying in Section 13, Township 27 South, Range 6 West, Willamette Meridian and being a portion of that property described in Instrument No. 269363 in the Deed Records of Douglas County, Oregon, said parcel being more particularly described as follows:

Beginning at a 3/4" iron rod at the Southwest Corner of Lot 1 of Block 1 of "A.F. BAHRKES SUBDIVISION OF LOT 1, FRUITVALE" as recorded in Volume 1, Page 14 in the Plat Records of Douglas County, Oregon; thence along the east line of Airport Road N1°11'46"W 351.57 feet to a 5/8" iron rod; thence along the arc of a 250.00 foot radius curve to the left (the long chord of which bears S50°00'25"E 69.40 feet) 69.62 feet to a 5/8" iron rod; thence S57°59'08"E 75.08 feet to a 5/8" iron rod; thence along the arc of a 190.00 foot radius curve to the right (the long chord of which bears S29°19'20"E 182.27 feet) 190.10 feet to a 5/8" iron rod; thence S0°39'33"E 62.93 feet to a 5/8" iron rod; thence along the arc of a 44.50 foot radius curve to the right (the long chord of which bears S44°37'18"W 63.25 feet) 70.35 feet to a 5/8" iron rod in the north line of Garden Valley Boulevard; thence along said north line S89°55'04"W 155.05 feet to the point of beginning and containing 1.23 acres of land, more or less.

PARCEL TWO:

A parcel of land lying in Section 13, Township 27 South, Range 6 West, Willamette Meridian and being a portion of that property described in Instrument No. 269363 in the Deed Records of Douglas County, Oregon, said parcel being more particularly described as follows:

Beginning at a 3/4" iron pipe at the Southeast Corner of Lot 4 of Block 2 of "A.F. BAHRKES SUBDIVISION OF LOT 1, FRUITVALE" as recorded in Volume 1, Page 14 in the Plat Records of Douglas County, Oregon; thence along the north line of Garden Valley Boulevard S89°55'04"W 155.97 feet to a 5/8" iron rod; thence along the arc of a 44.50 foot radius curve to the right (the long chord of which bears N45°22'24"W 62.61 feet) 69.45 feet to a 5/8" iron rod; thence N0°39'33"W 64.44 feet to a 5/8" iron rod; thence along the arc of a 250.00 foot radius curve to the left (the long chord of which bears N29°19'20"W 239.83 feet) 250.13 feet to a 5/8" iron rod; thence N57°59'08"W 75.08 feet to a 5/8" iron rod; thence along the arc of a 190.00 foot radius curve to the right (the long chord of which bears N35°06'10"W 147.76 feet) 151.76 feet to a 5/8" iron rod in the south line of that property described in Instrument No. 75-12557 in the Deed Records of Douglas County, Oregon; thence along said south line S89°53'50"E 107.24 feet to a 3/4" iron rod; thence along the east line of said property described in Instrument No. 75-12557 N0°59'24"W 197.98 feet to a 3/4" iron rod in the south line of that property described in Instrument No. 84-8083 in the Deed Records of Douglas County, Oregon; thence along the south, east, and north lines of said property described in Instrument No. 84-8083, respectively, as follows: S89°59'51"E 81.07 feet to a 5/8" iron rod, N1°45'27"W 225.00 feet to a 5/8" iron rod, and N89°56'41"W 200.00 feet to the east right-of-way line of Airport Road; thence along said east right-of-way line N1°45'27"W 50.12 feet; thence along the north line of the above said property described in Instrument No. 269363 N89°59'01"E 510.46 feet to a 5/8" iron rod; thence along the east line of said property described in Instrument No. 269363 S1°47'27"E 473.55 feet to a 1 1/2" iron pipe; thence N89°59'34"W 44.36 feet to a 1" iron pipe; thence along the west line of Willows Street S1°12'02"E 477.87 feet to the point of beginning and containing 7.08 acres of land, more or less.

PARCEL THREE:

Beginning at a 5/8" iron rod in the north line of Garden Valley Boulevard from which point the Southwest Corner of Lot 1 of "A.F. BAHRKES SUBDIVISION OF LOT 1, FRUITVALE" as recorded in Volume 1, Page 14 in the Plat Records of Douglas County, Oregon bears S89°55'04"W 155.05 feet; thence along the arc of a 44.50 foot radius curve to the left (the long chord of which bears N44°37'18"E 63.25 feet) 70.35 feet; thence N0°39'33"W 62.93 feet; thence along the arc of a 190.00 foot radius curve to the left (the long chord of which bears N29°19'20"W 182.27 feet) 190.10 feet; thence N57°59'08"W 75.08 feet; thence along the arc of a 250.00 foot radius curve to the right (the long chord of which bears N50°00'25"W 69.40 feet) 69.62 feet to the west line of the above said "A.F. BAHRKES SUBDIVISION OF LOT 1, FRUITVALE"; thence along said west line N1°11'46"W 127.19 feet to the Southwest Corner of that property described in Instrument No. 75-12557 as recorded in the Deed Records of Douglas County, Oregon; thence along the south line of said property described in Instrument No. 75-12557 S89°53'50"E 2.66 feet; thence leaving said south line along the arc of a 190.00 foot radius curve to the left (the long chord of which bears S35°06'10"E 147.76 feet) 151.76 feet; thence S57°59'08"E 75.08 feet; thence along the arc of a 250.00 foot radius curve to the right (the long chord of which bears S29°19'20"E 239.83 feet) 250.13 feet; thence S0°39'33"E 64.44 feet; thence along the arc of a 44.50 foot radius curve to the left (the long chord of which bears S45°22'24"E 62.61 feet) 69.45 feet to the above said north line of Garden Valley Boulevard; thence along said north line S89°55'04"W 149.00 feet to the point of beginning and containing 0.73 acres of land, more or less, all lying in Section 13, Township 27 South, Range 6 West, Willamette Meridian.

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Romanso E. Ware

OREGON
NOV. 16, 1973
ROMANSO E. WARE
1005

APPROVALS:

[Signature]
City of Roseburg, Planning Dept.

9-26-85
Date

[Signature]
City of Roseburg, Engineering Dept.

9-26-85
Date

[Signature] DEPUTY
Douglas County Surveyor

9-30-85
Date

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