

BOUNDARY LINE ADJUSTMENT
OF
LOT 1, MERCY HEALTH CARE SUBDIVISION
IN THE
NW 1/4 SECTION 12 & SW 1/4 SECTION 1,
T.27S., R.6W., W.M.
CITY OF ROSEBURG, OREGON

FILED

Date: 8-1-96 By: JP
 This survey consists of:
 Map: M 125-34
 Narrative:
 Corner Plat:

DOUGLAS COUNTY SURVEYOR

SCALE: 1" = 100'

JUNE 1996

SURVEYED BY:
 BTS ENGINEERING & SURVEYING, INC.
 431 S.E. MAIN STREET
 ROSEBURG, OR 97470
 (503) 673-0966 FAX (503) 673-0105

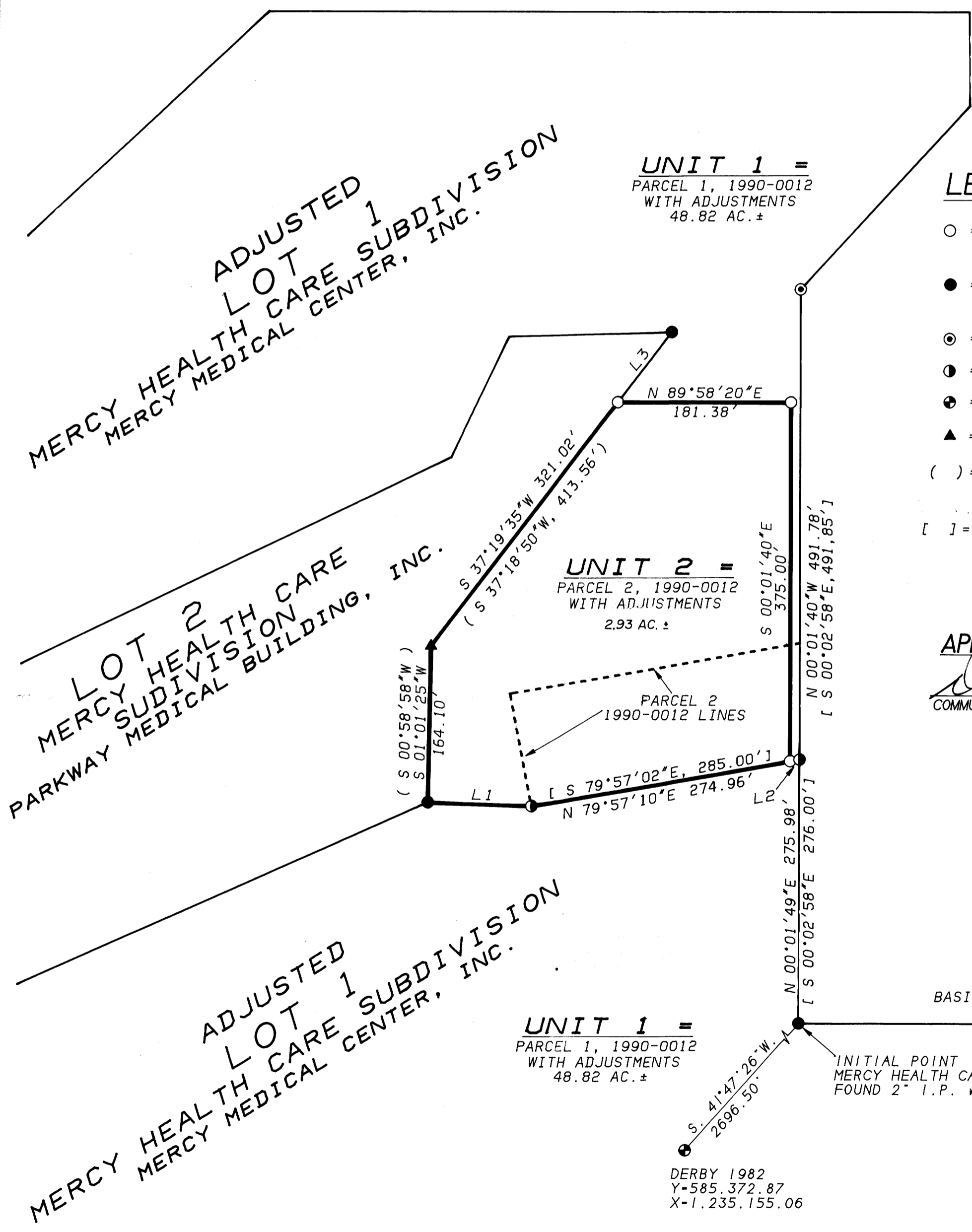
SURVEYED FOR:
 MERCY MEDICAL CENTER
 2700 STEWART PARKWAY
 ROSEBURG, OR 97470

COUNTY SURVEYORS FILE DATA
DO NOT REMOVE FROM OFFICE

NARRATIVE:

THE PURPOSE OF THIS SURVEY WAS TO INCREASE THE AREA OF PARCEL NO. 2 OF LAND PARTITION 1990-0012 TO INCLUDE THE IMPROVEMENTS FROM A RECENT EXPANSION OF LINUS OAKS RETIREMENT CENTER. THE NORTH AND WEST LINES OF PARCEL NO. 2 WERE ADJUSTED TO INCREASE PARCEL NO. 2 FROM 0.82 ACRE TO 2.93 ACRES AS SHOWN ON THE FACE OF THE MAP. ADJUSTED PARCEL 2 WILL BE DEEDED FROM MERCYMEDICAL CENTER, INC., TO PARKWAY MEDICAL BUILDING, INC., SO THE CORNER ON THE WEST LINE WAS NOT REMONUMENTED. THIS SURVEY IS BASED ON MONUMENTS FOUND PER MERCY HEALTH CARE SUBDIVISION AND LAND PARTITION 1990-0012 AND WAS PERFORMED BY LES FANNING, MATT DIXON, AARON FANNING AND KEN MACK USING A SOKKIA SET 2811 TOTAL STATION WITH COMPUTATIONS BY KRIS DE GROOT AND DRAFTING BY BILL WARREN.

LINE	BEARING	DISTANCE
L 1	S 88°08'00"E	108.45'
L 2	N 79°57'10"E	10.15'
L 3	S 37°19'35"W	92.54'



LEGEND:

- = SET 5/8" x 30" IRON ROD w/PLASTIC CAP MARKED "BTS ENG-SURV"
- = FOUND 5/8" IRON ROD PER MERCY HEALTH CARE SUBDIVISION (VOLUME 17, PAGE 35 A,B,C)
- ⊙ = FOUND 5/8" IRON ROD PER M53-7
- ⊕ = FOUND 5/8" IRON ROD PER 1990-0012
- ⊗ = FOUND DCSO BRASS DISC IN CONCRETE, AS NOTED
- ▲ = COMPUTED POINT, NOT SET
- () = RECORD CALLS PER MERCY HEALTH CARE SUBDIVISION (VOLUME 17, PAGE 35 A,B,C)
- [] = RECORD CALLS PER 1990-0012

DECLARATION:

KNOW ALL PEOPLE BY THESE PRESENT THAT MERCY MEDICAL CENTER, INC. IS THE OWNER OF THE LAND REPRESENTED ON THIS BOUNDARY LINE ADJUSTMENT PLAT AND MORE PARTICULARLY DESCRIBED IN THE ACCOMPANYING SURVEYOR'S CERTIFICATE AND HAS CAUSED THE SAME TO BE SURVEYED AND BOUNDARY LINES ADJUSTED AS SHOWN ON THE FACE OF THIS PLAT.

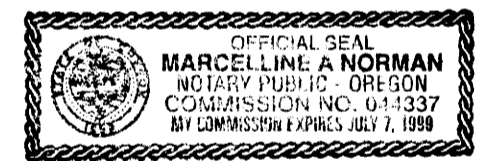
Jacquetta Taylor
 JACQUETTA TAYLOR, R.S.M.
 PRESIDENT AND C.E.O.

ACKNOWLEDGMENT:

STATE OF OREGON)
) SS
 COUNTY OF DOUGLAS)

KNOW ALL PEOPLE BY THESE PRESENTS, ON THIS 22nd DAY OF June, 1996, BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID STATE AND COUNTY, PERSONALLY APPEARED JACQUETTA TAYLOR, R.S.M., PRESIDENT AND C.E.O. OF MERCY MEDICAL CENTER INC., TO ME KNOWN TO BE THE PERSON DESCRIBED, IN AND WHO EXECUTED THE FOREGOING DECLARATION, WHO, BEING DULY SWORN, DID SAY THAT SHE EXECUTED THE SAME FOR THE PURPOSES SET FORTH THEREIN. IN TESTIMONY WHEREOF, I HAVE HEREUNTO SET FORTH MY HAND AND AFFIXED MY OFFICIAL SEAL THE DAY AND YEAR FIRST ABOVE WRITTEN.

Marcelline A. Norman
 NOTARY PUBLIC, STATE OF OREGON



APPROVALS: BLA-96-12
 7-22-96
 DATE

REGISTERED PROFESSIONAL LAND SURVEYOR
Kristian O. DeGroot
 OREGON JULY 17, 1981
 KRISTIAN O. DEGROOT
 1041
 EXPIRES 12/31/97

BASIS OF BEARING 1996-0007
 S 89°55'03"W
 541.48'

INITIAL POINT
 MERCY HEALTH CARE SUBDIVISION
 FOUND 2" I.P. w/5/8" I.R. INSIDE

DERBY 1982
 Y-585.372.87
 X-1.235.155.06

SURVEYOR'S CERTIFICATE:

I, KRISTIAN O. DEGROOT, BEING DULY SWORN, DEPOSE AND SAY THAT I HAVE CORRECTLY SURVEYED AND MARKED WITH PROPER MONUMENTS THE LANDS REPRESENTED ON THIS PLAT OF WHICH THE FOLLOWING IS A TRUE AND CORRECT DESCRIPTION:

UNIT NO. 1
 LOT 2, MERCY HEALTH CARE SUBDIVISION, A SUBDIVISION RECORDED IN VOLUME 17, PAGES 35A, 35B AND 35C OF THE SUBDIVISION RECORDS OF DOUGLAS COUNTY, OREGON, LESS AND EXCEPTING THE BELOW DESCRIBED PARCEL NO. 2.

UNIT NO. 2
 A PARCEL OF LAND LOCATED IN SECTIONS 1 AND 12 OF T.27S., R.6W. W.M. BEING A PORTION OF LOT 2, MERCY HEALTH CARE SUBDIVISION, A SUBDIVISION RECORDED IN VOLUME 17, PAGES 35A, 35B AND 35C OF THE SUBDIVISION RECORDS OF DOUGLAS COUNTY, OREGON AND ALSO A PORTION OF PARCEL NO. 2 OF DOUGLAS COUNTY LAND PARTITION 1990-0012 AS RECORDED IN INST. NO. 90-03695 OF THE RECORDS OF DOUGLAS COUNTY, OREGON AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A 5/8" IRON ROD ON THE EAST LINE OF SAID LOT 2 FROM WHICH A 2" IRON PIPE AT THE INITIAL POINT OF SAID MERCY HEALTH CARE SUBDIVISION BEARS S. 59°25'49" E., 451.79 FEET; THENCE N.1°01'25"E., 164.10 FEET ALONG THE EAST LINE OF SAID LOT 2, 164.10 FEET TO A POINT; THENCE N. 37°19'35"E., CONTINUING ALONG SAID EAST LINE, 321.02 FEET TO A 5/8" IRON ROD; THENCE N.89°58'20"E., 181.38 FEET TO A 5/8" IRON ROD; THENCE S.0°01'40"E., 375.00 FEET TO A 5/8" IRON ROD ON THE SOUTH LINE OF SAID PARCEL NO. 2; THENCE S.79°57'10"W., 274.96 FEET TO A 5/8" IRON ROD AT THE SOUTHWEST CORNER OF SAID PARCEL NO. 2; THENCE N.88°08'00"W., 108.45 FEET TO THE POINT OF BEGINNING AND CONTAINING 2.93 ACRES, MORE OR LESS.

MAP FILE M 125-34

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