

FILED

Date: 10-11-1999 By: JP  
This survey consists of:  
Map M 133-36  
Name:  
Corner:

DOUGLAS COUNTY SURVEYOR

MAP FILE M 133-36

Narrative:

The purpose of this survey is to demarcate the boundary of Lot 25 and 26, Block 73, Kinney's Improved Plat having a boundary line adjustment in conformance with the City of Roseburg Planning file number BLA-99-5.

The boundary was resolved as follows:

The Right-Of-Way of Nash Street was determined by holding the monuments set by Collier and the monument found at the southwesterly corner of Block 73 as shown. Then holding Colliers bearing going northerly out of the southwest corner of Block 73 and holding the centerline monument found at Malheur and Nash.

Klamath Avenue was established by holding the centerline monument at Klamath and Jackson and said southwesterly corner of Block 73.

Jackson Street was calculated by holding the monument near the southeasterly corner of Lot 4 and going record distance per Bentz's survey and said centerline monument at Klamath and Jackson.

Malheur Avenue was determined by holding the calculated point at the northeasterly corner of Lot 1 and said centerline monument at Nash and Malheur.

These calculations established the block and the lots were prorated from this. The adjusted property line was at the discretion of the owner and the monuments were set as shown.

Description: Adjusted Unit 1

Beginning at a 5/8 inch iron rod at the southwesterly corner of Block 73, Subdivision "A" Kinney's Improved Plat, as platted and recorded in Volume 1, Page 44 of the Plat records of Douglas County, Oregon; Thence along the easterly Right-Of-Way line of Nash Street North 28°36'15" East 276.58 feet to a 5/8 inch iron rod at the southwesterly corner of Lot 25, said Block 73, said subdivision, said point also being the True Point of Beginning of the herein described tract; Thence North 28°36'15" East 50.28 feet along said easterly Right-Of-Way line to a 5/8 inch iron rod; Thence leaving said easterly Right-Of-Way South 61°04'55" East 75.15 feet to a 5/8 inch iron rod on the southerly Right-Of-Way line of Malheur Avenue; Thence leaving said southerly Right-Of-Way line South 28°38'04" West 25.14 feet to a 5/8 inch iron rod; Thence North 61°04'55" West 10.00 feet to a 5/8 inch iron rod; Thence South 28°38'04" West 25.14 feet to a 5/8 inch iron rod; Thence North 61°04'55" West 65.13 feet to the True Point of Beginning and containing 3527 square feet more or less.

Description: Adjusted Unit 2

Beginning at a 5/8 inch iron rod at the southwesterly corner of Block 73, Subdivision "A" Kinney's Improved Plat, as platted and recorded in Volume 1, Page 44 of the Plat records of Douglas County, Oregon; Thence along the easterly Right-Of-Way line of Nash Street North 28°36'15" East 326.86 feet to a 5/8 inch iron rod at the northwesterly corner of Lot 26, said Block 73, said subdivision; Thence leaving said easterly Right-Of-Way South 61°04'55" East 75.15 feet to a 5/8 inch iron rod on the southerly Right-Of-Way line of Malheur Avenue said point also being the True Point of Beginning of the herein described tract; Thence continuing along said southerly Right-Of-Way line South 61°04'55" East 65.15 feet to a 5/8 inch iron rod at the northeasterly corner of Lot 26, said Block 73, said subdivision; Thence leaving said southerly Right-Of-Way line South 28°39'52" West 50.28 feet to a 5/8 inch iron rod; Thence North 61°04'55" West 75.13 feet to a 5/8 inch iron rod; Thence North 28°38'04" East 25.14 feet to a 5/8 inch iron rod; Thence South 61°04'55" East 10.00 feet to a 5/8 inch iron rod; Thence North 28°38'04" East 25.14 feet to the True Point of Beginning and containing 3527 square feet more or less.

City of Roseburg Planning Director

10-4-99

Date

Sheet 1 of 1  
PROPERTY LINE ADJUSTMENT

IN THE S.W. 1/4 SECTION 18,  
TOWNSHIP 27 SOUTH, RANGE 5 WEST, W.M.  
CITY OF ROSEBURG, DOUGLAS COUNTY, OREGON  
OCT. 4, 1999

Legend:

- Found 5/8" Iron rod unless otherwise noted.
- Set 5/8" x 30" Reinforcing rod with yellow plastic cap marked "LAND MARK PLS 2287".
- Calculated Point, No monumentation.

Record Information:

- ( ) 1 M110-64 by Donald A. Bentz
- ( ) 2 M116-14 by David J. Collier
- ( ) 3 Subd. "A" Kinney's Improved Plat, Vol. 1, Page 44.

REGISTERED PROFESSIONAL LAND SURVEYOR

Mark A. Heimbürger

OREGON  
JULY 16, 1987  
MARK A. HEIMBURGER  
2287

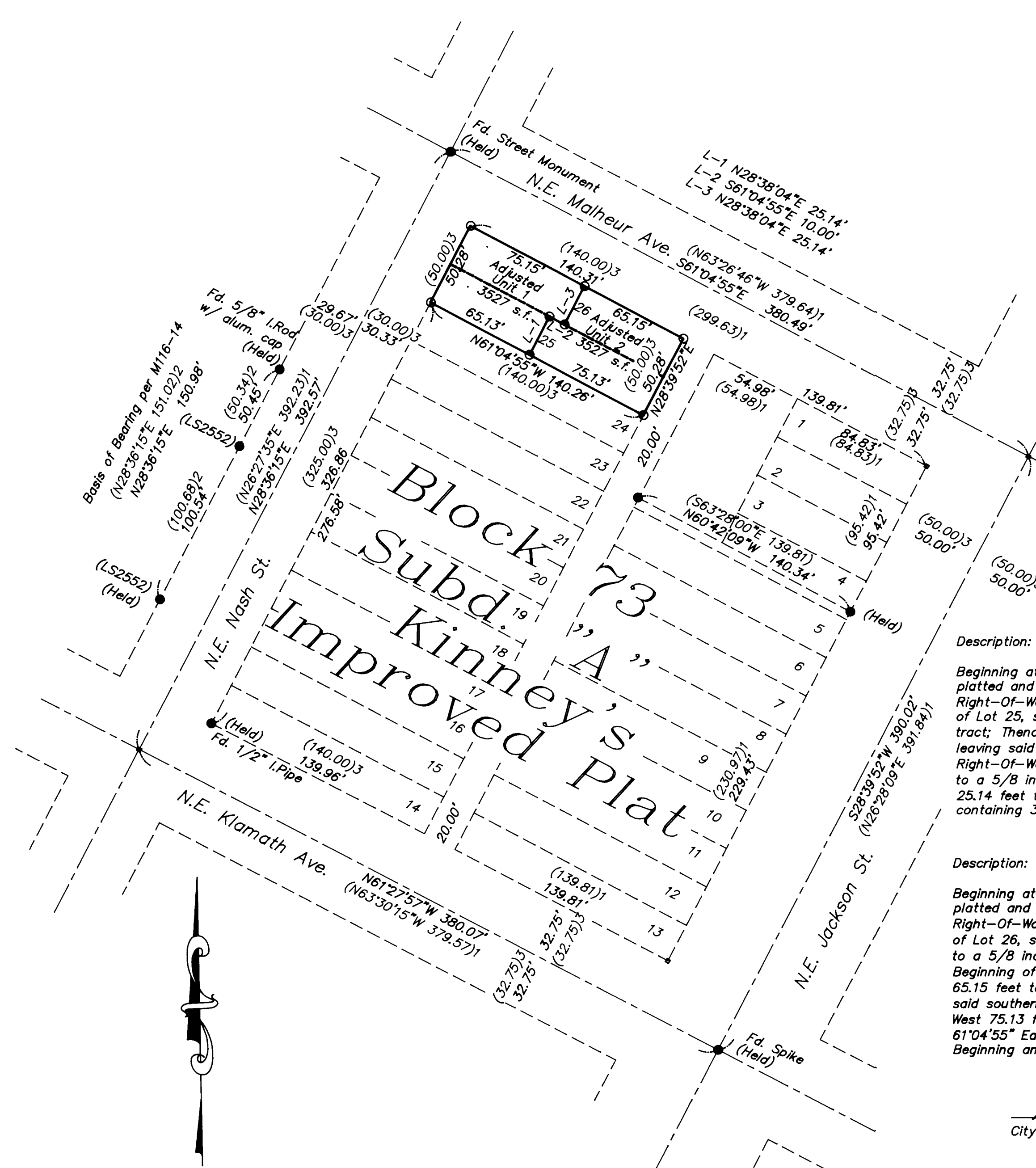
EXPIRES JUNE 30, 2001

FOR: DUKE CRITTENDEN  
775 NASH STREET  
ROSEBURG, OREGON

Land Mark

SURVEYING & DEVELOPMENT  
727 SE Cass Ave., Suite 415  
Roseburg, Oregon 97470  
Tel (541) 677-9400  
Fax (541) 677-9401

89-0082



GRAPHIC SCALE



( IN FEET )  
1 inch = 50 ft.

MAP FILE M 133-36