

FILED
 Date: 6/12/2002 By: JP
 This survey consists of:
 Map: M137-43
 Narrative:
 Corner Rpt:
 DOUGLAS COUNTY
 SURVEYOR

UNIT 1

The portion of Parcel 2, Partition Number 1996-0050 of the Partition Plat Records of Douglas County, Oregon described as follows:

Beginning at a 5/8 inch iron rod with a plastic cap marked "LAND MARK" on the southerly right-of-way of Hughwood Street from which 5/8 inch iron rod at the northeast corner of said Parcel 2 bears South 83°54'11" East 43.15 feet; thence along said right-of-way line North 83°54'11" West 103.55 feet to a 5/8 inch iron rod with a plastic cap marked "LAND MARK"; thence leaving the southerly right-of-way line along the easterly boundary of Parcel 3, Partition Number 1996-0050 South 07°04'18" West 273.76 feet to a 5/8 inch iron rod with a plastic cap marked "LAND MARK" on the northerly right-of-way of Garden Valley Boulevard (County Road Number 6); thence along said right-of-way South 84°22'48" East 103.57 feet to a 5/8 inch iron rod with a plastic cap marked "LAND MARK"; thence leaving said right-of-way North 07°04'15" East 272.90 feet to the Point of Beginning.

SUBJECT TO an Easement for ingress and egress more particularly described as follows:

Beginning at a point on the northerly right-of-way of Garden Valley Boulevard opposite Engineer's Station 94+25 per Volume 657, Page 704, thence North 84°22'48" West 25.00 feet; thence North 05°37'12" East 45.00 feet; thence North 84°22'48" West 63.59 feet; thence North 07°06'01" East 25.01 feet; thence South 84°22'48" East 112.94 feet; thence South 79°24'48" East 116.14 feet; thence South 07°04'15" West 25.00 feet; thence North 84°22'48" West 115.08 feet; thence South 05°37'12" West 35.00 feet; thence North 84°22'48" West 25.00 feet to the Point of Beginning.

TOGETHER WITH an Easement for ingress and egress more particularly described as follows:

Beginning at a point on the southerly right-of-way of Hughwood Street from which the northeast corner of Parcel 2, Partition Plat Number 1996-0050 bears North 83°54'11" West 10.00 feet; thence South 83°54'11" East 50.00 feet; thence South 06°05'49" West 45.00 feet; thence North 83°54'11" West 103.92 feet; thence North 07°04'15" East 25.00 feet; thence South 83°54'11" East 53.49 feet; thence North 06°05'49" East 20.00 feet to the Point of Beginning.

UNIT 2

Parcel 1 of Partition Number 1996-0050, Partition Plat Records of Douglas County, Oregon.

ALSO, the portion of Parcel 2, Partition Number 1996-0050, Partition Plat Records of Douglas County, Oregon described as follows:

Beginning at a 5/8 inch iron rod at the northeast corner of said Parcel 2, Partition Plat Number 1996-0050; thence along the southerly right-of-way of Hughwood Street North 83°54'11" West 43.15 feet to a 5/8 inch iron rod with a plastic cap marked "LAND MARK"; thence South 07°04'15" West 272.90 feet to a 5/8 inch iron rod with a plastic cap marked "LAND MARK" on the northerly right-of-way of Garden Valley Boulevard (County Road Number 6); thence along said right-of-way South 84°22'48" East 43.16 feet to a point; thence leaving said right-of-way North 07°04'15" East 272.54 feet to the Point of Beginning.

SUBJECT TO an Easement for ingress and egress more particularly described as follows:

Beginning at a point on the southerly right-of-way of Hughwood Street from which the northeast corner of Parcel 2, Partition Plat Number 1996-0050 bears North 83°54'11" West 10.00 feet; thence South 83°54'11" East 50.00 feet; thence South 06°05'49" West 45.00 feet; thence North 83°54'11" West 103.92 feet; thence North 07°04'15" East 25.00 feet; thence South 83°54'11" East 53.49 feet; thence North 06°05'49" East 20.00 feet to the Point of Beginning.

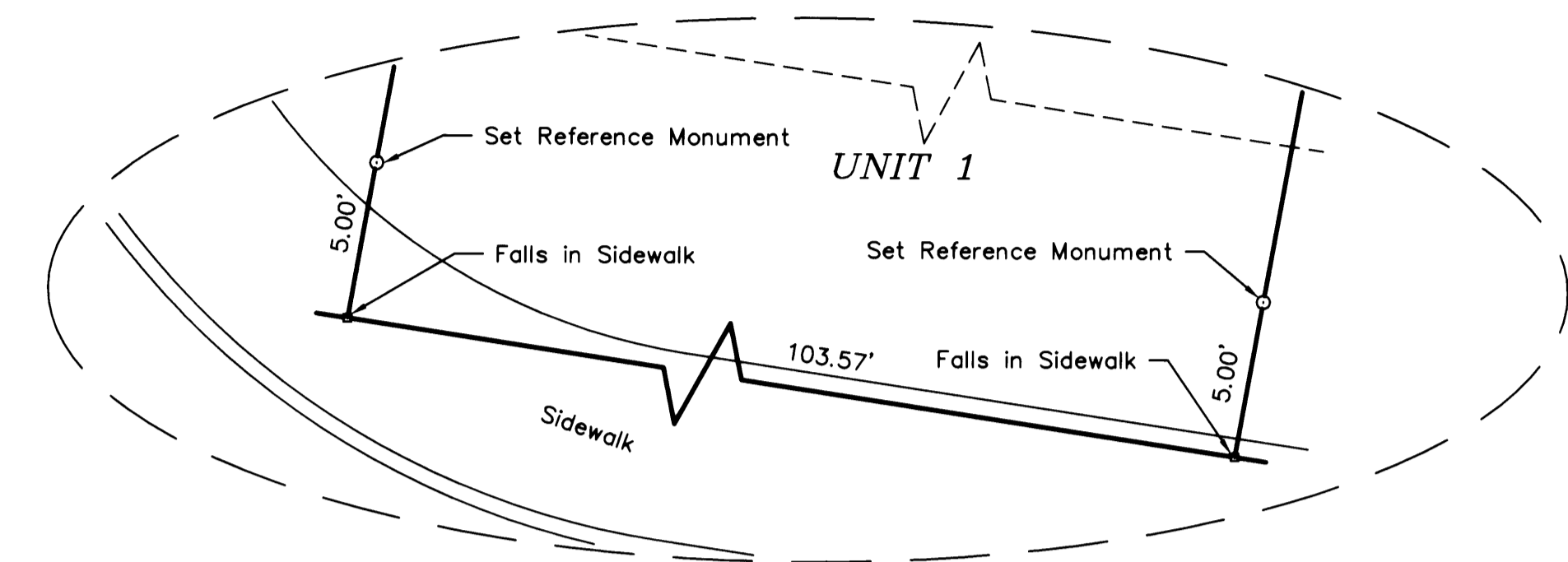
TOGETHER WITH an Easement for ingress and egress more particularly described as follows:

Beginning at a point on the northerly right-of-way of Garden Valley Boulevard opposite Engineer's Station 94+25 per Volume 657, Page 704, thence North 84°22'48" West 25.00 feet; thence North 05°37'12" East 45.00 feet; thence North 84°22'48" West 63.59 feet; thence North 07°06'01" East 25.01 feet; thence South 84°22'48" East 112.94 feet; thence South 79°24'48" East 116.14 feet; thence South 07°04'15" West 25.00 feet; thence North 84°22'48" West 115.08 feet; thence South 05°37'12" West 35.00 feet; thence North 84°22'48" West 25.00 feet to the Point of Beginning.

Narrative:

The purpose of this survey is establish the boundaries of Parcels 1, 2 and 3 and to adjust the common boundary between Parcels 1 and 2 of Partition Plat 1996-0050 of Douglas County. The right of way line of Garden Valley Boulevard was established using the Douglas County Public Works drawings and record information per Vol. 16, Page 53B (Broyhill Plaza - Phase 1). The right-of-way lines of Hughwood Street and Kline Avenue were determined holding the found monuments as indicated.

Approvals: 
 City of Roseburg Community Development Director Date: 6-11-02



Detail
 Scale: NTS

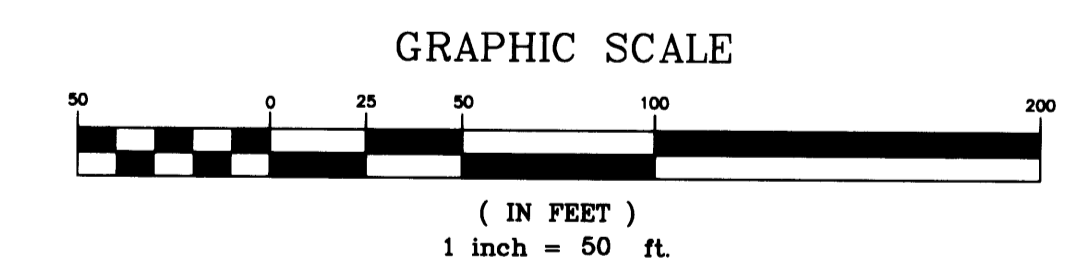
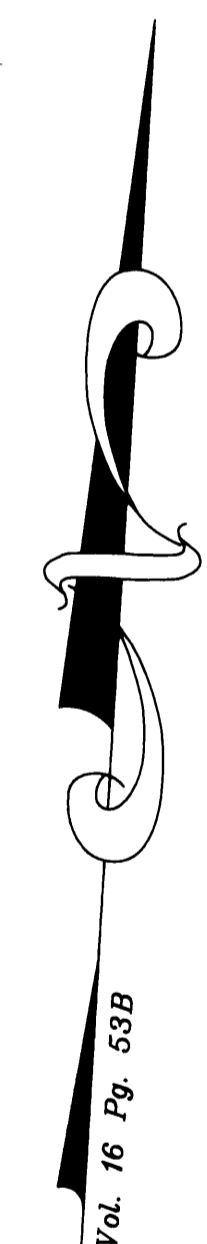
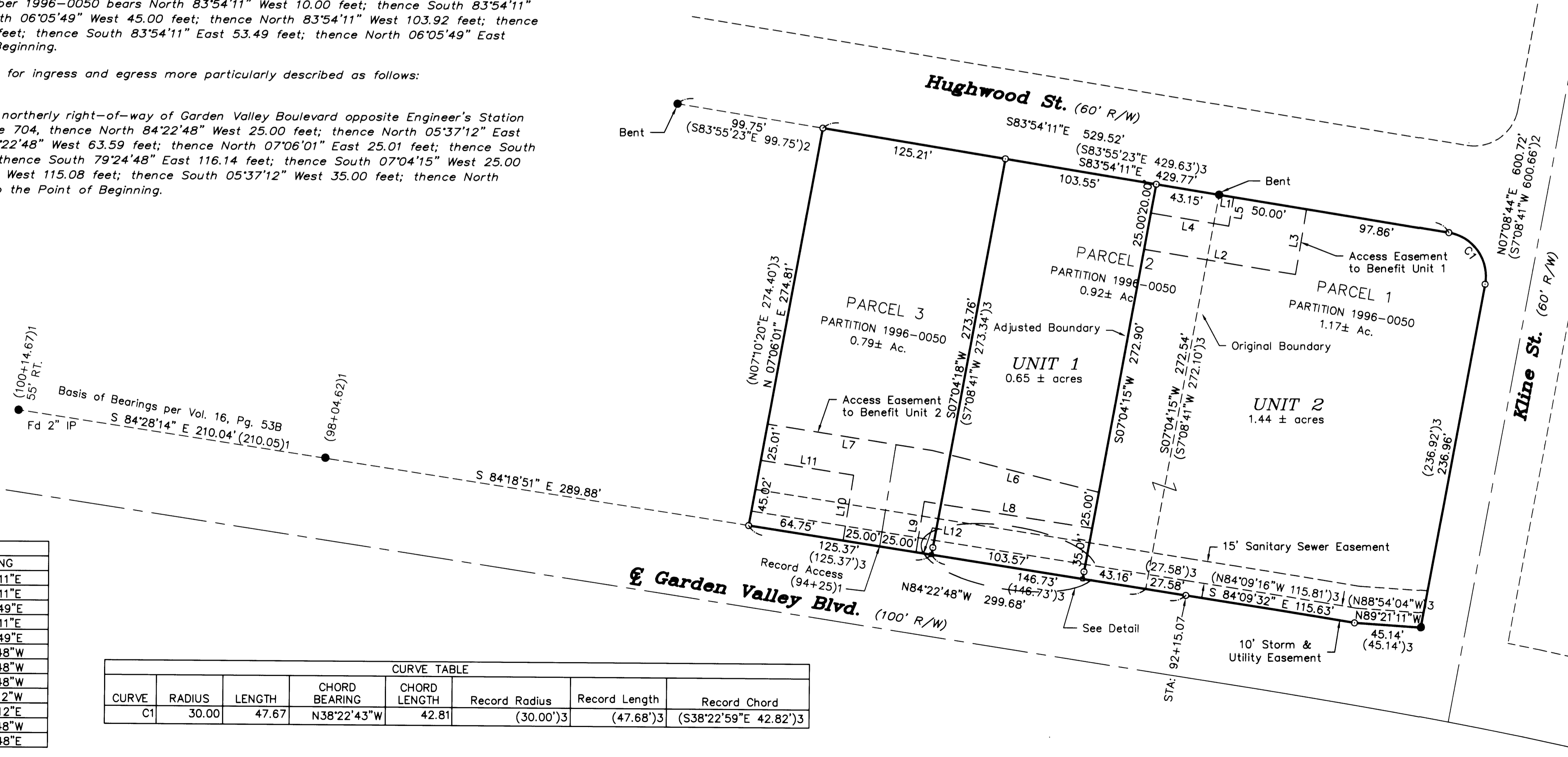
Legend

- Found 5/8" iron rod or as noted
- Set 5/8" x 30" iron rod w/ yellow plastic cap marked "LAND MARK"
- Calculated Point

Record Information

- () 1 Calculated per Vol. 16 Pg. 53B
- () 2 1995-0099
- () 3 1996-0050

Planning Department File Number: BLA-02-4

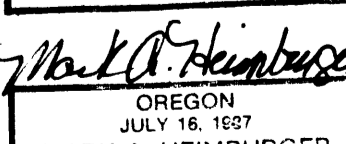


LINE	LENGTH	BEARING
L1	10.00	S83°54'11"E
L2	103.92	S83°54'11"E
L3	45.00	N06°05'49"E
L4	53.49	S83°54'11"E
L5	20.00	N06°05'49"E
L6	115.51	N79°24'48"W
L7	112.94	N84°22'48"W
L8	115.08	N84°22'48"W
L9	35.00	S05°37'12"W
L10	45.00	N05°37'12"E
L11	63.59	N84°22'48"W
L12	10.62	S84°22'48"E

CURVE TABLE						
CURVE	RADIUS	LENGTH	CHORD BEARING	CHORD LENGTH	Record Radius	Record Length
C1	30.00	47.67	N38°22'43"W	42.81	(30.00')3	(47.68')3

Sheet 1 of 1
Boundary Line Adjustment

In the SW 1/4, Section 11
 Township 27 South, Range 6 West, W.M.
 Douglas County, Oregon
 May, 2002

REGISTERED PROFESSIONAL LAND SURVEYOR

 OREGON
 JULY 16, 1937
 MARK A. HEIMBURGER
 2587
 EIADES 6/30/03

FOR: Pacific Housing Management, LLC
 P.O. Box 2107
 Roseburg, Oregon 97470

Land Mark
 SURVEYING INC.
 3329 N.E. Stephens Street
 Roseburg, Oregon 97470
 Tel (541) 677-9400
 Fax (541) 677-9401
 LM Proj. No. 2002-0043