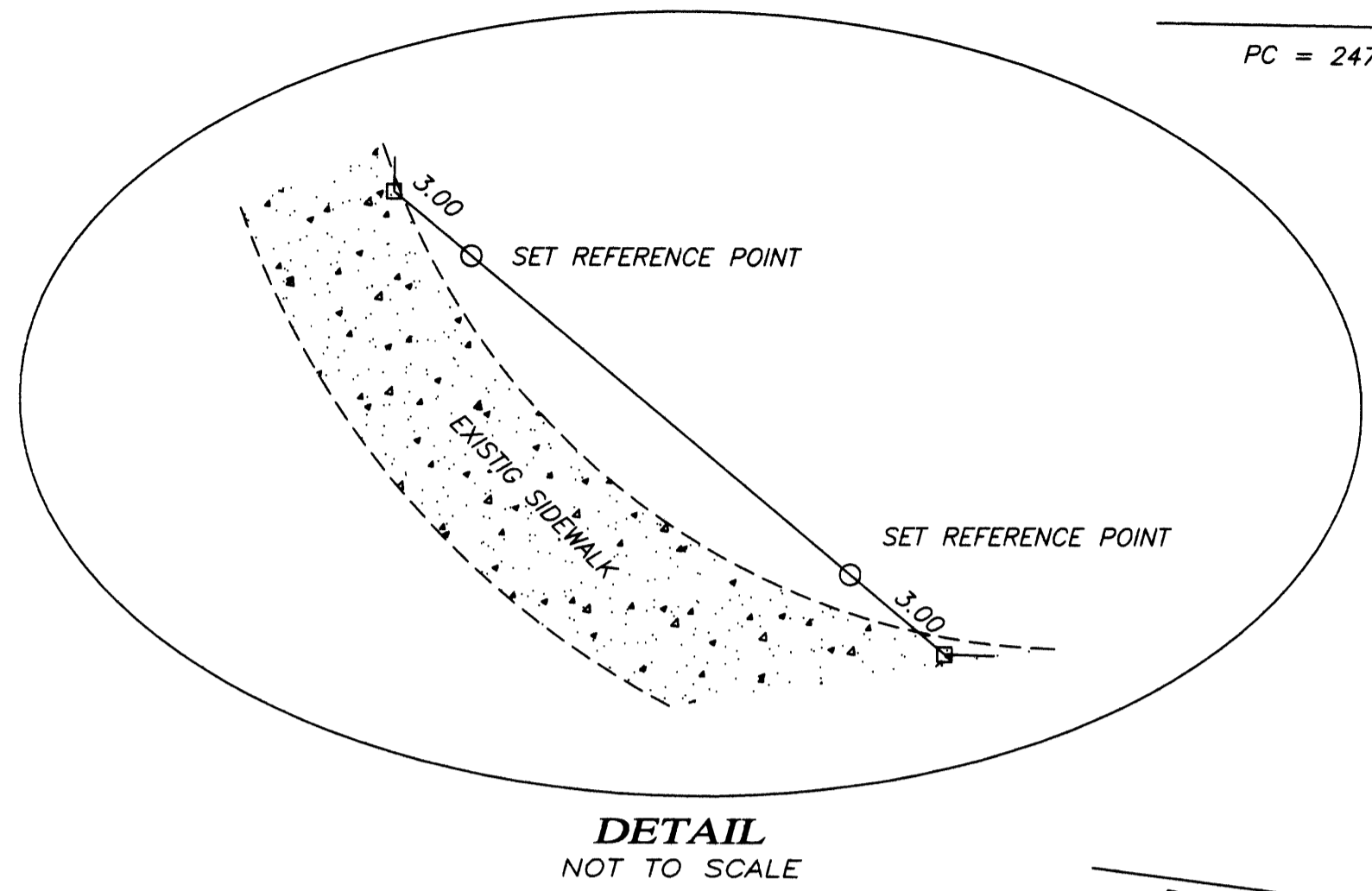


COUNTY SURVEYORS FILE DATA
DO NOT REMOVE FROM OFFICE

FILED
Date: 1/27/2004 By: JJP
This survey consists of:
Map: M137-75
Nearest to:
Corner Rpt:
DOUGLAS COUNTY
SURVEYOR



- LEGEND**
- Found 5/8" iron rod unless noted
 - Set 5/8" x 30" iron rebar w/ yellow plastic cap marked "Land Mark"
 - Calculated Point
- Record Information**
- () EVERARDINE HOMESITES Vol. 6, Pg. 4
 - [] M90-70

NARRATIVE
The purpose of the survey is to adjust the property lines common to Lot 1 and Lot 2 of Everardine Homesites as recorded in Volume 6, Page 4 of the Subdivision Plats of Douglas County.

The exterior boundary of Everardine Homesites was established as follows:
The south boundary was held at 20 feet north of the centerline of Alameda Avenue as established from the Centerline Monument at the intersection of Vine Street and Alameda Avenue and the found 3/4" iron pipe at the Southeast corner of Lot 8, Everardine Homesites. The Southwest Corner of Lot 1 was then computed at record distance for the Southeast Corner of Lot 8. The north boundary of Everardine Homesites was determined by holding the found monument at the Northeast corner of Lot 1 and record distance north from the monument at the intersection of Alameda and Vine. Lot corners were calculated at record distance along the line.

DESCRIPTIONS
UNIT 1
A portion of Lot 1 and Lot 2, Everardine Home Sites as recorded in Volume 6, Page 4 of the Subdivision Plat Records of Douglas County, Oregon, more particularly described as follows:
Beginning at a 5/8 inch iron rod on the easterly right of way of N.E. Stephens Street from which the Northeast Corner of Lot 1 of said Everardine Home Sites bears North 02°12'31" East 77.04 feet and South 88°16'47" East 75.88 feet; thence along said easterly right-of-way 77.05 feet along the arc of a 1865.86 foot radius curve to the right, the chord of which bears North 02°12'31" East 77.04 feet to a 5/8 inch iron rod; thence leaving said right of way South 88°16'47" East 157.88 feet along the northerly boundary of said Everardine Home Sites to a 5/8 inch iron rod; thence leaving said northerly boundary South 00°03'47" East 75.13 feet to a 5/8 inch iron rod; thence South 88°58'28" West 160.88 feet to the Point of Beginning, containing 12,144 square feet more or less.

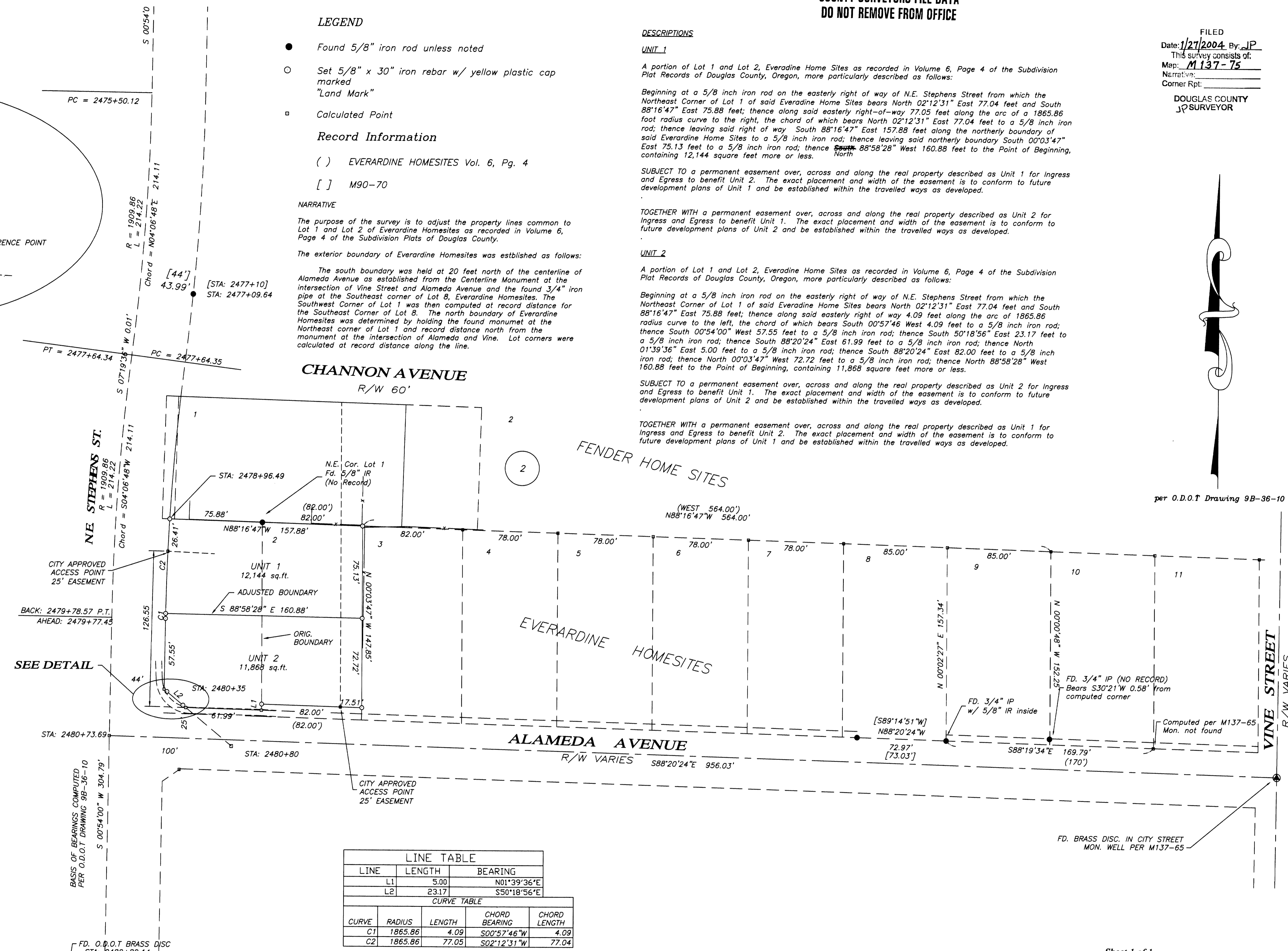
SUBJECT TO a permanent easement over, across and along the real property described as Unit 1 for Ingress and Egress to benefit Unit 2. The exact placement and width of the easement is to conform to future development plans of Unit 1 and be established within the travelled ways as developed.

TOGETHER WITH a permanent easement over, across and along the real property described as Unit 2 for Ingress and Egress to benefit Unit 1. The exact placement and width of the easement is to conform to future development plans of Unit 2 and be established within the travelled ways as developed.

UNIT 2
A portion of Lot 1 and Lot 2, Everardine Home Sites as recorded in Volume 6, Page 4 of the Subdivision Plat Records of Douglas County, Oregon, more particularly described as follows:
Beginning at a 5/8 inch iron rod on the easterly right of way of N.E. Stephens Street from which the Northeast Corner of Lot 1 of said Everardine Home Sites bears North 02°12'31" East 77.04 feet and South 88°16'47" East 75.88 feet; thence along said easterly right of way 4.09 feet along the arc of 1865.86 radius curve to the left, the chord of which bears South 00°57'46" West 4.09 feet to a 5/8 inch iron rod; thence South 00°54'00" West 57.55 feet to a 5/8 inch iron rod; thence South 50°18'56" East 23.17 feet to a 5/8 inch iron rod; thence South 88°20'24" East 61.99 feet to a 5/8 inch iron rod; thence North 01°39'36" East 5.00 feet to a 5/8 inch iron rod; thence South 88°20'24" East 82.00 feet to a 5/8 inch iron rod; thence North 00°03'47" West 72.72 feet to a 5/8 inch iron rod; thence North 88°58'28" West 160.88 feet to the Point of Beginning, containing 11,868 square feet more or less.

SUBJECT TO a permanent easement over, across and along the real property described as Unit 2 for Ingress and Egress to benefit Unit 1. The exact placement and width of the easement is to conform to future development plans of Unit 2 and be established within the travelled ways as developed.

TOGETHER WITH a permanent easement over, across and along the real property described as Unit 1 for Ingress and Egress to benefit Unit 2. The exact placement and width of the easement is to conform to future development plans of Unit 1 and be established within the travelled ways as developed.



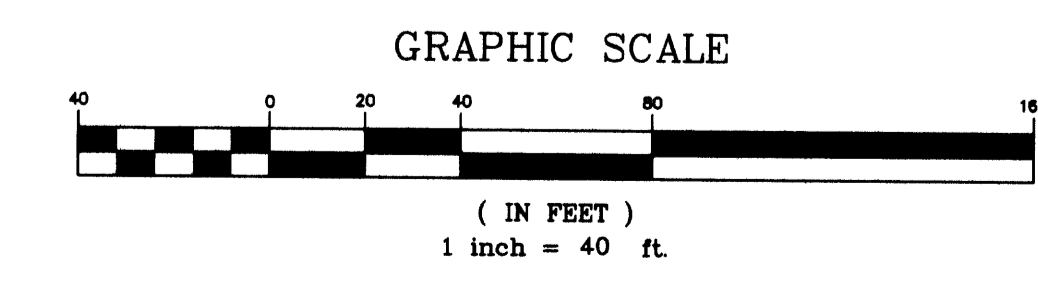
LINE TABLE

LINE	LENGTH	BEARING
L1	5.00	N01°39'36"E
L2	23.17	S50°18'56"E

CURVE TABLE

CURVE	RADIUS	LENGTH	CHORD BEARING	CHORD LENGTH
C1	1865.86	4.09	S00°57'46"W	4.09
C2	1865.86	77.05	S02°12'31"W	77.04

APPROVAL
[Signature]
City of Roseburg Community Development Director
City File No. BLA 03-16. Date 1-22-04



Sheet 1 of 1
BOUNDARY LINE ADJUSTMENT
In the SE 1/4, Section 12
Township 27 South, Range 06 West, W.M.
Douglas County, Oregon
DECEMBER 12, 2003

FOR: PACIFIC HOUSING MANAGEMENT
P.O. BOX 2107
ROSEBURG, OREGON 97470

REGISTERED PROFESSIONAL LAND SURVEYOR
Mark A. Heimbürger
OREGON
JULY 18, 1987
MARK A. HEIMBURGER
2287
Exp. 6-30-05

LAND MARK SURVEYING, INC.
3329 N.E. STEPHENS ST.
ROSEBURG, OREGON 97470
TEL. (541) 677-8400
FAX (541) 677-9401
LM Proj. No. 2003-0099