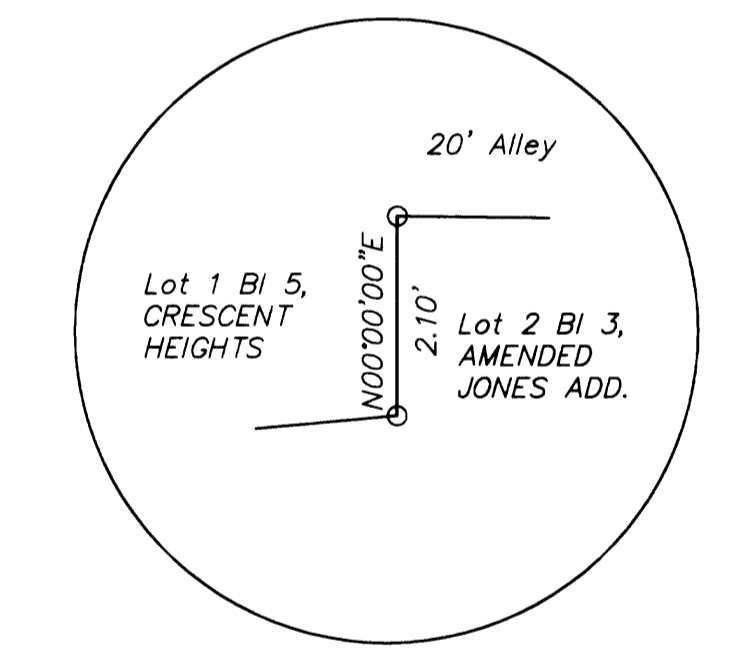
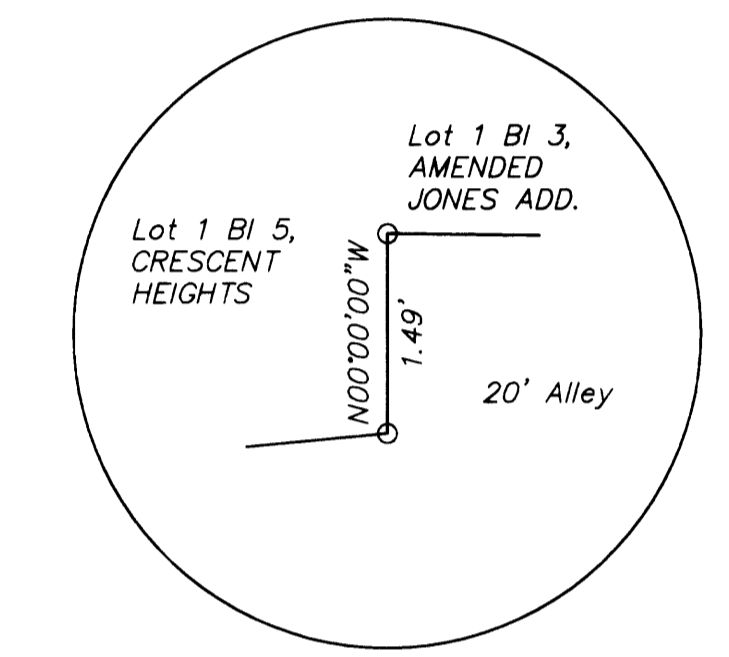
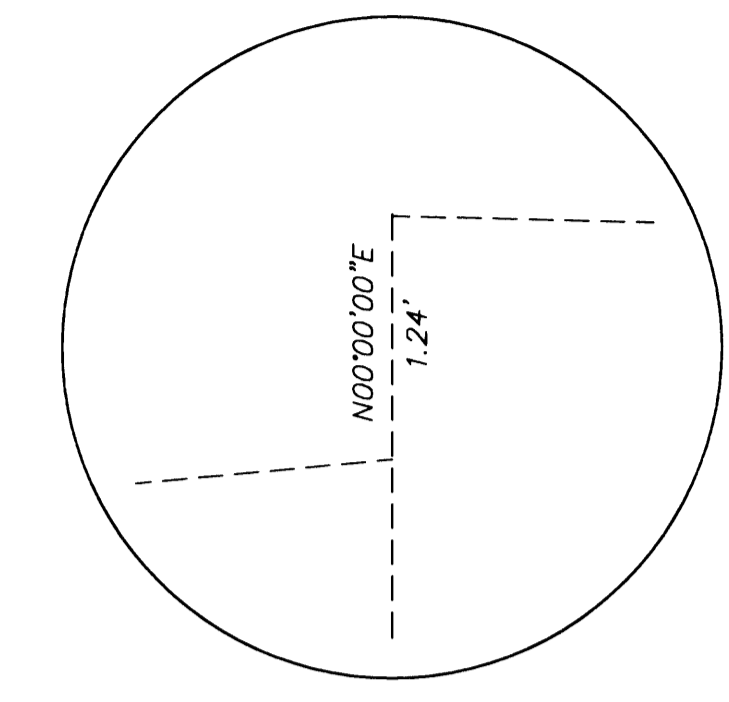
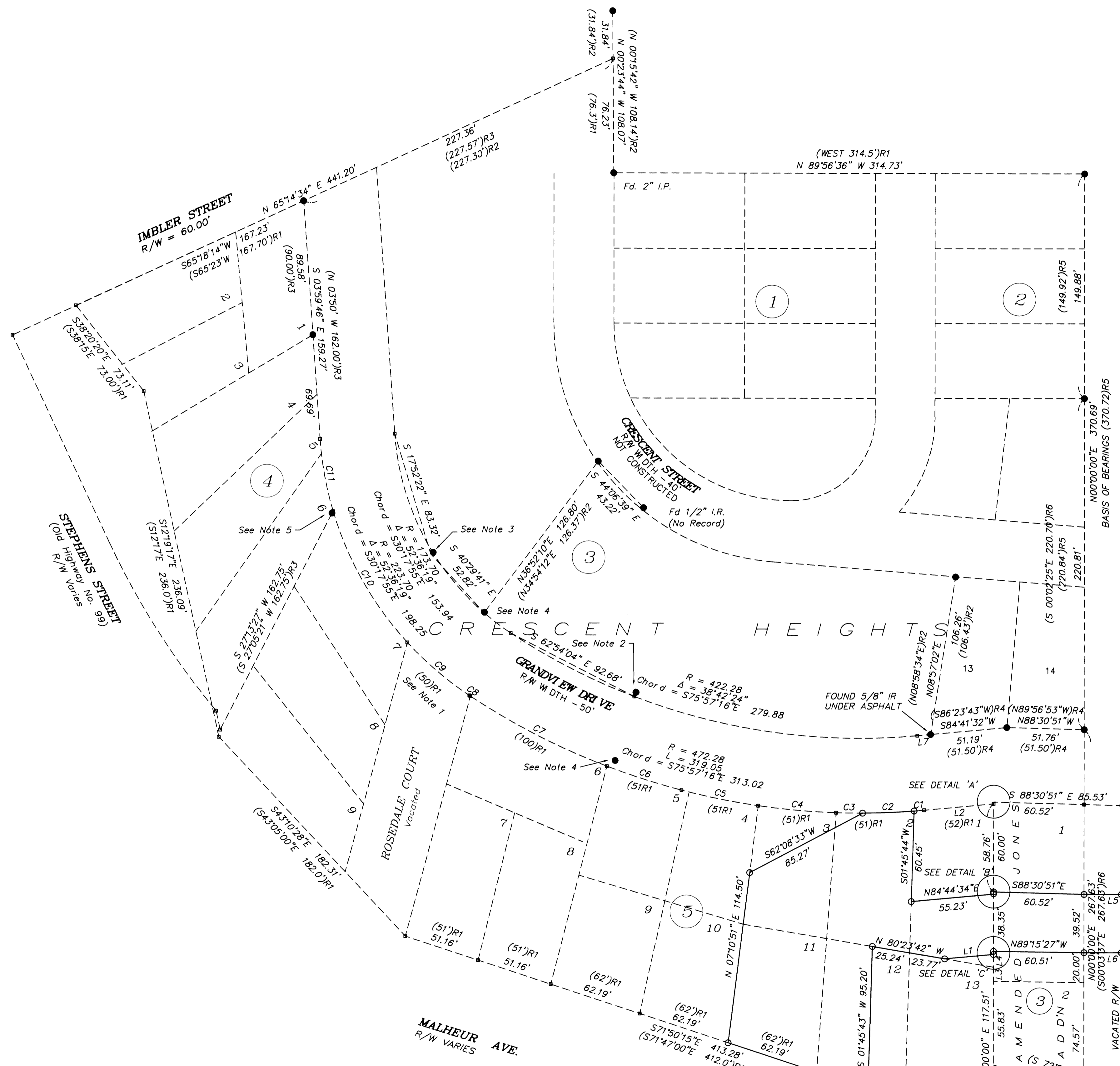


FILED
 Date: 3-16-2004 By: JC
 This survey consists of:
 Map: M137-79
 Name of:
 Corner File:
 DOUGLAS COUNTY
 SURVEYOR



NARRATIVE:

The purpose of the survey was to monument the boundary of property located in Block 5, Crescent Heights Addition as recorded in Volume 4, Page 64 of the Plat Records, a portion of Block 3, Amended Jones Addition to Roseburg as recorded in Volume 3, Page 8 of the Plat Records, and a portion of vacated Morris Street. The subject property is described in Book 1224, Page 775 of the Deed Records of Douglas County, Oregon.

Property corners were searched for and the found monuments were incorporated into a closed traverse. The position of the property corners were established as follows:

Block 5, Crescent Heights Addition was computed as follows: The right of way of Grandview Drive was established holding the monuments of the tangents on Grandview Drive per RM3-5 and CS58/98-1. A compound curve with record radii was calculated to fit between the two tangents. Corner locations were computed along the southerly right of way proportionately to Plat Record.

The south line of Block 5 was established by holding the calculated corner of Lot 2, Block 3, Amended Jones Addition as recorded in Volume 3, Page 8, of the Subdivision Plats of Douglas County. The said corner and the east boundary of Block 5, Crescent Heights were established from record information on Record Survey M107-47 holding the found PK nail in the center of vacated Morris Street and the Southeast corner of Lot 14, Block 3 of Crescent Heights.

The discrepancy between the corners of Block 3, Amended Jones Addition and Block 5, Crescent Heights is due to the angle of the right of way of Grandview Drive. The right of way intersection is not coincident with the Northwest corner of Lot 1, Block 3 of Amended Jones Addition. Said Block 3 was established using monumented right of way per CS 58/98-1 and the computed Northwest corner of said Lot 1, Block 3 per M107-47.

The Southerly boundary of Block 5 was established by proportioning from the Northeast corner of Lot 1, Block 4 as established by monument per RM3-5. Using record information along the boundary of Crescent Heights Addition and closing into the calculated Southeast Corner of Block 5 (S.W. of Lot 2, Block 3, Amended Jones Add'n.) a proportionate distance was established and corners along the boundary were computed using the Grant Boundary Method of Proportioning. The Lot corners along the southern boundary of Block 5 were computed.

The corners of the subject property were calculated as described in Book 1224, Page 775 of the Deed Records of Douglas County, Oregon.

NOTES:

- The Plat of Crescent Heights shows the arc length along Grandview Drive of the vacated Rosedale Court to be 50'. It was assumed the intent was that Rosedale Court right of way is 50' resulting in an arc length of 54.6' more or less.
- Fd. 5/8" IR (No Record) S 20°32'05" W 3.08' from the North right of way of Grandview Drive.
- Found 5/8" IR under asphalt per M95-47 bears N 58°46' E 0.29' from computed R/W.
- Found 1" Iron Pipe (No Record) bears N57°42'37"E 6.89' from computed corner.
- Fd. 5/8" IR per RM3-5 bears S29°46'21"W 1.42' from Calc'd Corner.

LEGEND:

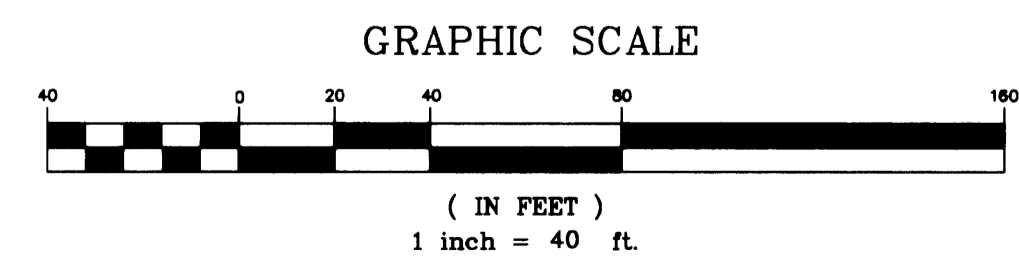
- Found 5/8" Iron Rod Unless Noted
- Set 5/8" x 30" Iron Rod w/ Yellow Plastic Cap marked "Land Mark"
- Calculated Point

RECORD INFORMATION:

- ()R1 VOL. 4, PAGE 64 (CRESCENT HEIGHTS ADDITION)
- ()R2 M 95-47
- ()R3 RM 3-5
- ()R4 CS 58/98-1
- ()R5 M 119-19
- ()R6 M107-47

CURVE TABLE				
CURVE	RADIUS	LENGTH	CHORD BEARING	CHORD LENGTH
C1	472.28	6.72	N85°06'00"E	6.72
C2	472.28	34.48	N87°35'58"E	34.47
C3	472.28	17.72	S89°14'03"E	17.72
C4	472.28	52.27	S84°59'18"E	52.24
C5	472.28	52.53	S78°37'52"E	52.50
C6	472.28	52.01	S72°17'23"E	51.98
C7	472.28	102.52	S62°54'58"E	102.32
C8	472.28	0.79	S56°38'58"E	0.79
C9	223.70	54.63	S49°36'21"E	54.49
C10	223.70	101.57	S29°36'09"E	100.70
C11	223.70	49.19	S10°17'43"E	49.09

LINE TABLE				
LINE	LENGTH	BEARING	RECORD BEARING	RECORD DISTANCE
L1	32.75	N84°44'34"E		
L2	46.64	S84°41'32"W		
L3	9.38	N00°00'00"E		
L4	8.52	N00°00'00"E		
L5	25.00	N90°00'00"E		
L6	25.00	N90°00'00"E		
L7	8.89	S84°41'32"W		(9.9)R1



Sheet 1 of 1
BOUNDARY SURVEY
 In the SW 1/4, Section 18
 Township 27 South, Range 5 West, W.M.
 Douglas County, Oregon
 MARCH, 2004

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

FOR: FRED HOFFSTETTER
 1314 N.E. BEAULAH
 ROSEBURG, OR 97470

LM LAND MARK SURVEYING, INC.
 3329 N.E. STEPHENS ST.
 ROSEBURG, OREGON 97470
 TEL. (541) 677-9400
 FAX (541) 677-9401
 LM Proj. No. 2004-0013