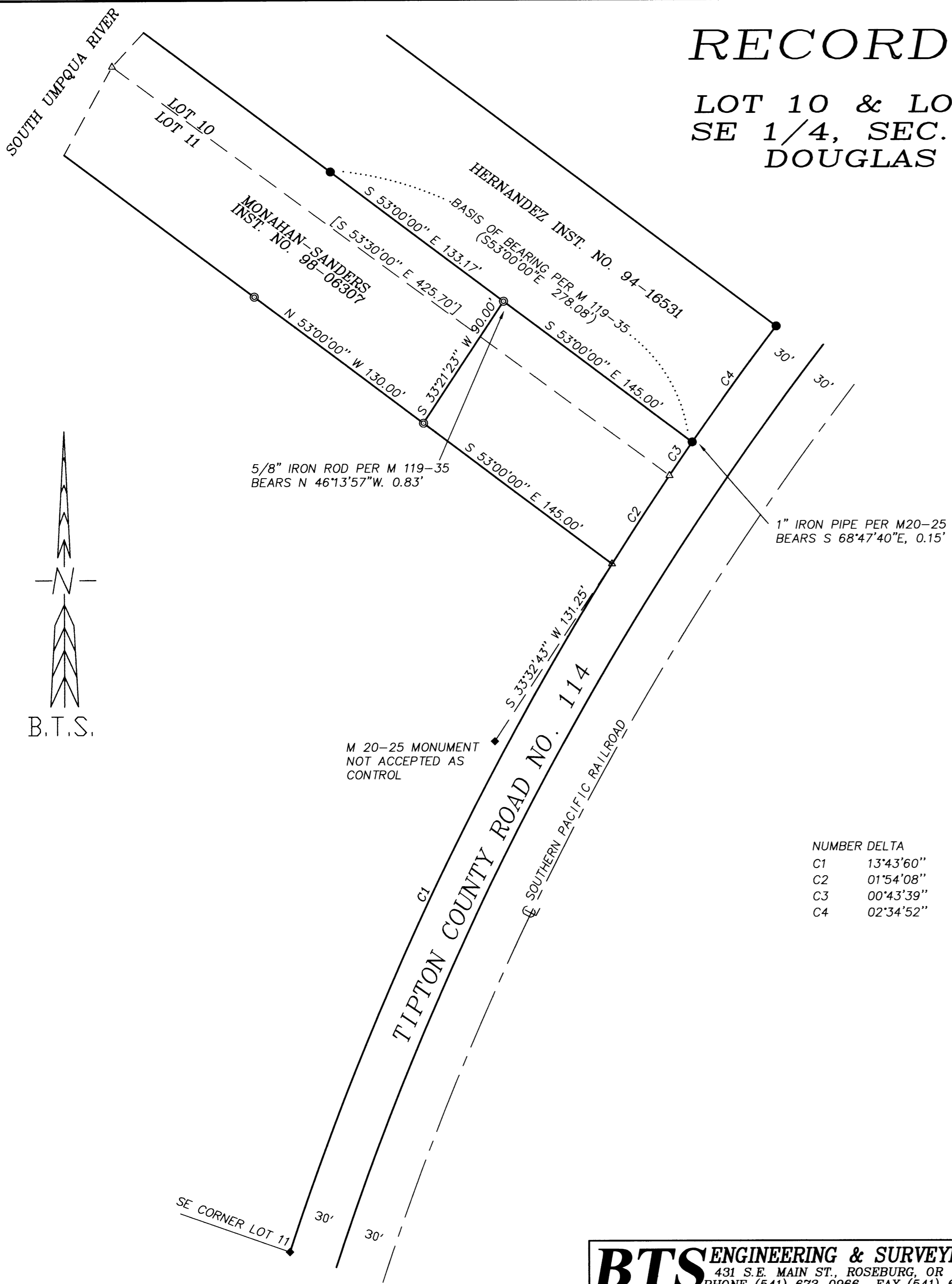


RECORD OF SURVEY

LOCATED IN
LOT 10 & LOT 11, OAKS ADDITION
SE 1/4, SEC. 26, T27S, R6W, W.M.
DOUGLAS COUNTY, OREGON

FILED
 Date: 6/4/2002 By: JP
 This survey consists of:
 Map: M140-20
 Narrative: _____
 Corner Rpt: _____
DOUGLAS COUNTY
SURVEYOR



NARRATIVE:

THE PURPOSE OF THIS SURVEY WAS TO MONUMENT THE CORNERS AND MARK THE BOUNDARY LINES OF THE MONAHAN-SANDERS PARCEL, INST. NO. 98-06307. MONUMENTS FOUND PER M 20-25, M 119-35 AND THE AS-BUILT CENTERLINE OF THE RAILROAD CONTROLLED THIS SURVEY. THE SOUTH LINE OF THE HERNANDEZ PROPERTY, INST. NO. 94-16531, AS SURVEYED AND MONUMENTED UNDER M 119-35 WAS ACCEPTED AS THE NORTH LINE OF THE MONAHAN-SANDERS PARCEL. THE EASTERLY LINE OF LOT 10 AND 11 WAS COMPUTED ON THE WESTERLY RIGHT-OF-WAY LINE OF TIPTON COUNTY ROAD NO. 114 BY HOLDING THE SE CORNER OF LOT 11 AND THE NE AND SE CORNERS OF THE HERNANDEZ PROPERTY PER M 119-35. THIS LINE FALLS ALMOST EXACTLY 60 FEET NORTHWESTERLY OF THE AS-BUILT RAILROAD CENTERLINE. THE EAST AND SOUTH LINES WERE COMPUTED AND MONUMENTED PER INST. NO. 98-06307 BY HOLDING DEED DISTANCES ALONG THE EAST LINE OF LOTS 10 AND 11 AND THEN HOLDING THE SOUTH LINE PARALLEL TO THE NORTH LINE PER DEED CALLS.

THIS SURVEY WAS PERFORMED BY MATT DIXON AND MICKEY CALVERT USING A NIKON DTM 531 TOTAL STATION WITH COMPUTATIONS BY KRIS DEGROOT AND DRAFTING BY BILL WARREN.

REGISTERED
 PROFESSIONAL
 LAND SURVEYOR

 OREGON
 JULY 17, 1981
 KRISTIAN O. DEGROOT
 1961
 RENEWAL DATE: 12-31-03

NUMBER DELTA	RADIUS	ARC	TAN	CHORD BEARING	CHORD
C1	13'43'60"	1961.05	470.05	236.16 N 25°10'30" E	468.92
C2	01'54'08"	1961.05	65.10	32.55 N 32°59'34" E	65.10
C3	00'43'39"	1961.05	24.90	12.45 N 34°18'27" E	24.90
C4	02'34'52"	1961.05	88.35	44.18 N 35°57'43" E	88.34

LEGEND:

- ⊙ = SET 5/8" X 30" IRON ROD w/PLASTIC CAP MARKED "BTS ENG-SURV"
- = FOUND 3/4" IRON ROD PER M 119-35
- ◆ = FOUND 1" IRON PIPE PER M 20-25
- △ = COMPUTED POINT NOT SET
- < > = RECORD PER M 119-35
- [] = RECORD PER OAKS ADDITION (VOL.2, PG.8)

BTS ENGINEERING & SURVEYING, INC. 431 S.E. MAIN ST., ROSEBURG, OR 97470 PHONE (541) 673-0966 FAX (541) 673-0105	SCALE: 1" = 50'	FOR: CINDY MONAHAN-SANDERS P.O. BOX 1664 ROSEBURG, OREGON 97470	JOB #: 01-031 MONAHAN.DWG SHEET 1 OF 1
	DATE: MAY 31, 2002		

