

FILED  
 Date: 6-15-2005  
 The Surveyor of  
 Douglas County  
 M147-77  
 Douglas County  
 Surveyor

**NARRATIVE:**

THE PURPOSE OF THIS SURVEY WAS TO ADJUST THE BOUNDARY LINES OF THE HELLENTHAL PROPERTY IN LOTS 12, 13, 14 & 15 PLAT H, ROSEBURG HOME ORCHARDS TRACTS TO MATCH FUTURE ADDITIONS TO MELODY SUBDIVISION AS APPROVED UNDER DOUGLAS COUNTY PLANNING DEPARTMENT FILE NO. 05-M013.

THE NORTH LINE OF LOTS 12 AND 15 WAS CONTROLLED BY CS 43/186 MONUMENTS FOUND AT THESE AND SW CORNERS OF LOT 16 AND BY M 78-5 MONUMENTS FOUND AT THE SE CORNER OF LOT 11 AND AT THE SE AND SW CORNERS OF PARCEL 1, M 78-5. THE SW CORNER WAS THEN COMPUTED PER THE M 78-5 RECORD AND THE NE CORNER OF LOT 15 WAS SET AT PROPORTIONATE DISTANCE BETWEEN THE SE CORNER OF LOT 16 AND THE SW CORNER OF LOT 11.

THE WEST LINE OF LOTS 14 AND 15 WAS CONTROLLED BY THE CS 43/186 MONUMENT AT THE SW CORNER OF LOT 16 AND A M 55-58 MONUMENT AT THE SW CORNER OF LOT 14, A M 132-22 MONUMENT AND A RHOT STONE MONUMENT AT THE NE CORNER OF LOT 25.

THE SOUTH LINE WAS CONTROLLED BY MONUMENTS FOUND PER M 55-58, M 55-66, 1998-0006, LABLANC SUBDIVISION AND MELODY SUBDIVISION. THE SE CORNER OF LOT 14 WAS COMPUTED PROPORTIONALLY BETWEEN THE SW CORNER OF LOT 14 AND THE SE CORNER OF LOT 13. I FOUND THAT THE ROSEBURG HOME ORCHARD TRACTS DEDICATED ROADWAY ALONG THE SOUTH LINE OF LOT 14 HAD BEEN PARTIALLY VACATED UNDER CCJ VOL. 49, PAGE 684. THE EASTERLY PORTION OF THE ROADWAY AND A 12.45' x 20' PORTION LYING ALONG THE WEST LINE OF LOT 14 REMAIN PUBLIC ROADWAYS.

THE EAST LINE WAS CONTROLLED BY MONUMENTS FOUND PER MELODY SUBDIVISION, 1992-0050, 1996-0043 AND THE M 78-5 MONUMENT AT THE SE CORNER OF LOT 11.

THE NORTH 330 FEET OF LOT 15 WAS COMPUTED PARALLEL WITH THE NORTH LINE OF LOT 15 HOLDING THE ABOVE DESCRIBED WEST LINE OF LOT 15 AND THE ABOVE DESCRIBED NE CORNER OF LOT 15 AND SE CORNER OF LOT 14. THE ADJUSTED BOUNDARY LINES WERE THEN ESTABLISHED TO MATCH THE EXTENSION OF MELODY LANE AND FUTURE MELODY SUBDIVISION ADDITIONS.

THIS SURVEY WAS PERFORMED BY ADAM DEGROOT AND JERED CARPENTER USING A LEICA SYSTEM 1200 GPS RECEIVERS AND TOTAL STATION WITH COMPUTATIONS AND DRAFTING BY KRIS DEGROOT.

**LEGEND:**

- ⊙ = SET 5/8" x 30" IRON ROD W/PLASTIC CAP "BTS ENG-SURV"
- ⊠ = FOUND STONE PER RHOT PLAT H (VOL. 3, PG 21)
- = FOUND 5/8" IRON ROD PER M 1-14
- = FOUND 3/4" IRON BOLT PER CS 43/186
- ⊙ = FOUND 5/8" IRON ROD PER M 55-58 or M 55-66
- ◆ = FOUND 5/8" IRON ROD PER M 78-5
- ▲ = FOUND 5/8" IRON ROD PER 1996-0043
- ⊙ = FOUND 5/8" IRON ROD PER 1992-0050 or 1998-0006
- ⬥ = FOUND 5/8" IRON ROD PER LABLANC SUB.(VOL. 19, PG.46)
- ⊙ = FOUND 5/8" IRON ROD PER M 132-22
- ⊙ = FOUND 5/8" IRON ROD PER MELODY SUB.(VOL.21, PG.30 A&B)
- ( ) = PLAT H, ROSEBURG HOME ORCHARDS TRACTS (VOL.3, PG. 21)
- [ ] = RECORD PER M 78-5
- < > = RECORD PER CS 43/186
- { } = RECORD PER M 132-22
- (( )) = RECORD PER M 55-58 & M55-66
- [[ ]] = RECORD PER 1998-0006

**APPROVALS:**

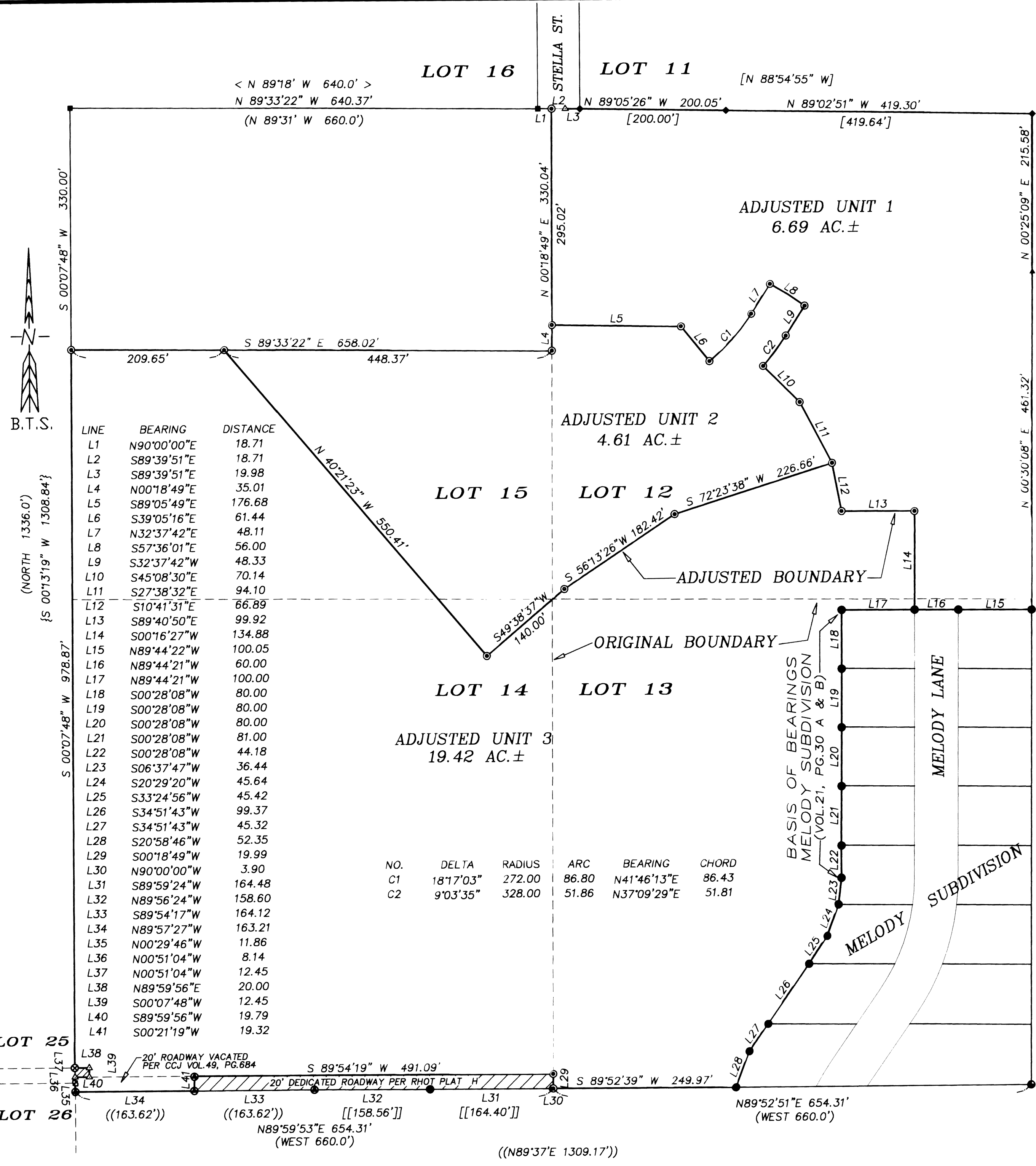
*Keith L. Cubic* 6/14/05  
 DOUGLAS COUNTY PLANNING DIRECTOR DATE

**BTS**  
 ENGINEERING & SURVEYING, INC.  
 431 S.E. MAIN ST., ROSEBURG, OR. 97470  
 PHONE (541) 673-0966 FAX (541) 673-0105  
 OWNER:  
 ERIK HELLENTHAL  
 10190 N. UMPQUA HWY  
 ROSEBURG, OR 97470

**RECORD OF SURVEY**  
**BOUNDARY LINE ADJUSTMENT**  
 LOTS 12, 13, 14 & 15  
 ROSEBURG HOME ORCHARD TRACTS PLAT H  
 SE 1/4 SECTION 10, T.28 S., R.6 W., W.M.

REGISTERED  
 PROFESSIONAL  
 LAND SURVEYOR  
*Keith L. Cubic*  
 OREGON  
 JULY 17, 1981  
 KRISTIAN O. DEGROOT  
 1924  
 RENEWAL DATE: 12-31-05

DATE: MAY 11, 2005  
 SCALE: 1" = 100'  
 PROJECT: 04-120  
 FILE: MELODY IIDWG  
 SHEET 1 OF 1



LINE	BEARING	DISTANCE
L1	N90°00'00"E	18.71
L2	S89°39'51"E	18.71
L3	S89°39'51"E	19.98
L4	N00°18'49"E	35.01
L5	S89°05'49"E	176.68
L6	S39°05'16"E	61.44
L7	N32°37'42"E	48.11
L8	S57°36'01"E	56.00
L9	S32°37'42"W	48.33
L10	S45°08'30"E	70.14
L11	S27°38'32"E	94.10
L12	S10°41'31"E	66.89
L13	S89°40'50"E	99.92
L14	S00°16'27"W	134.88
L15	N89°44'22"W	100.05
L16	N89°44'21"W	60.00
L17	N89°44'21"W	100.00
L18	S00°28'08"W	80.00
L19	S00°28'08"W	80.00
L20	S00°28'08"W	80.00
L21	S00°28'08"W	81.00
L22	S00°28'08"W	44.18
L23	S06°37'47"W	36.44
L24	S20°29'20"W	45.64
L25	S33°24'56"W	45.42
L26	S34°51'43"W	99.37
L27	S34°51'43"W	45.32
L28	S20°58'46"W	52.35
L29	S00°18'49"W	19.99
L30	N90°00'00"W	3.90
L31	S89°59'24"W	164.48
L32	N89°56'24"W	158.60
L33	S89°54'17"W	164.12
L34	N89°57'27"W	163.21
L35	N00°29'46"W	11.86
L36	N00°51'04"W	8.14
L37	N00°51'04"W	12.45
L38	N89°59'56"E	20.00
L39	S00°07'48"W	12.45
L40	S89°59'56"W	19.79
L41	S00°21'19"W	19.32

NO.	DELTA	RADIUS	ARC	BEARING	CHORD
C1	18°17'03"	272.00	86.80	N41°46'13"E	86.43
C2	9°03'35"	328.00	51.86	N37°09'29"E	51.81

MAP FILE M147-77

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