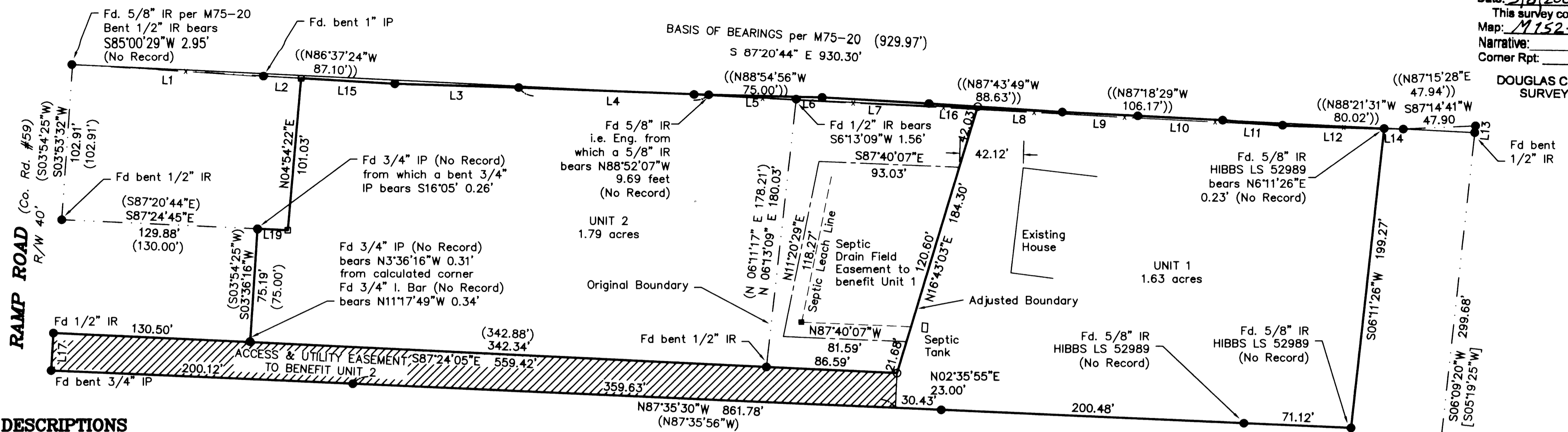


FILED  
 Date: 3/8/2007 By: JP  
 This survey consists of:  
 Map: M152-49  
 Narrative:  
 Corner Rpt:

DOUGLAS COUNTY SURVEYOR



**DESCRIPTIONS**

**UNIT 1**  
 A parcel of land being a portion of Parcel 2 of the Partition Plat recorded in Book 4, Page 62 of the official records of Douglas County, Oregon, except any portion lying Northerly of and including any portion lying Southerly of the line described in the Quit Claim Deed recorded as Instrument Number 79-00900, said parcel being more particularly described as follows:

Beginning at a 3/4 inch iron pipe at the Southwest corner of Parcel 2 of the Minor Land Partition recorded in Book 4, Page 62 of the Partition Plats of Douglas County Oregon, said point being on the Easterly right of way of Ramp Road; thence leaving said right of way South 87° 35' 30" East 861.78 feet to a 5/8 inch iron rod with a plastic cap marked 'HIBBS LS 52989'; thence North 06° 11' 26" East 199.27 feet to a 5/8 inch iron rod with a plastic cap marked 'HIBBS LS 52989'; thence North 88° 21' 16" West 67.16 feet to a 5/8 inch iron rod with a plastic cap marked 'I.E. ENGINEERING'; thence North 84° 55' 54" West 40.04 feet to a 5/8 inch iron rod with a plastic cap marked 'I.E. ENGINEERING'; thence North 87° 10' 47" West 56.24 feet to a 5/8 inch iron rod with a plastic cap marked 'I.E. ENGINEERING'; thence North 87° 14' 36" West 50.03 feet to a 5/8 inch iron rod with a plastic cap marked 'I.E. ENGINEERING'; thence North 86° 29' 43" West 56.12 feet to a 5/8 inch iron rod with a plastic cap marked 'LANDMARK PLS 2287'; thence South 16° 43' 03" West 184.30 feet to a 5/8 inch iron rod with a plastic cap marked 'LANDMARK PLS 2287'; thence North 87° 24' 05" West 559.42 feet to a 1/2 inch iron rod on the Easterly right of way of said Ramp Road; thence along said right of way South 03° 20' 33" West 24.86 feet to the Point of Beginning, situated in Section 19 and Section 20, Township 27 South, Range 5 West, Willamette Meridian, containing 1.63 acres more or less.

**UNIT 2**  
 A parcel of land being a portion of Parcel 1 and Parcel 2 of the Partition Plat recorded in Book 4, Page 62 of the official records of Douglas County, Oregon, except any portion lying Northerly of and including any portion lying Southerly of the line described in the Quit Claim Deed recorded as Instrument Number 79-00900, said parcel being more particularly described as follows:

Beginning at a point from which the Southwest corner of Parcel 2 of the Minor Land Partition recorded in Book 4, Page 62 of the Partition Plats of Douglas County Oregon bears North 87°24'05" West 130.50 feet and South 03° 20' 33" West 24.86 feet; thence North 03° 36' 16" East 75.19 feet to a 3/4 inch iron pipe; thence South 87° 24' 45" East 20.12 feet to a point; thence North 04° 54' 22" East 101.03 feet to a point; thence South 86° 49' 48" East 62.17 feet to a 5/8 inch iron rod with a plastic cap marked 'I.E. ENGINEERING'; thence South 88° 24' 37" East 82.01 feet to a 5/8 inch iron rod with a plastic cap marked 'I.E. ENGINEERING'; thence South 87° 58' 55" East 125.96 feet to a 5/8 inch iron rod with a plastic cap marked 'I.E. ENGINEERING'; thence South 88° 49' 45" East 75.11 feet to a 5/8 inch iron rod with a plastic cap marked 'I.E. ENGINEERING'; thence South 86° 42' 55" East 70.87 feet to a 5/8 inch iron rod with a plastic cap marked 'I.E. ENGINEERING'; thence South 86° 29' 43" East 32.30 feet to a 5/8 inch iron rod with a plastic cap marked 'LANDMARK PLS 2287'; thence South 16° 43' 03" West 184.30 feet to a 5/8 inch iron rod with a plastic cap marked 'LANDMARK PLS 2287'; thence North 87° 24' 05" West 428.92 feet to the Point of Beginning, situated in Section 19 and Section 20, Township 27 South, Range 5 West, Willamette Meridian, containing 1.79 acres more or less.

**APPROVALS**  
 Keith L. Cubie 3/7/07  
 DOUGLAS COUNTY PLANNING DIRECTOR Date

RESTRICTIVE COVENANT FOR ADJUSTMENT INST. NO.: 2007-005394

LINE	LENGTH	BEARING	RECORD
L1	127.28	N86°34'34"W	((N86°26'21"W 124.53'))
L2	25.00	N86°49'48"W	
L3	82.01	N88°24'37"W	((N88°33'51"W 82.04'))
L4	125.96	N87°58'55"W	((N88°01'01"W 126.01'))
L5	58.09	S88°49'45"E	
L6	17.02	S88°49'45"E	
L7	70.87	N86°42'55"W	((N85°04'42"W 70.72'))
L8	56.12	N86°29'43"W	
L9	50.03	N87°14'36"W	
L10	56.24	N87°10'47"W	
L11	40.04	N84°55'54"W	((N85°17'03"W 39.92'))
L12	67.16	N88°21'16"W	
L13	4.53	S06°03'23"W	((S06°24'09"W 4.58'))
L14	12.69	S89°29'25"E	
L15	62.17	N86°49'48"W	
L16	32.30	N86°29'43"W	
L17	24.86	S03°20'33"E	(S03°54'25"W 25.00')
L18	35.40	N15°35'01"E	
L19	20.12	S87°24'45"E	

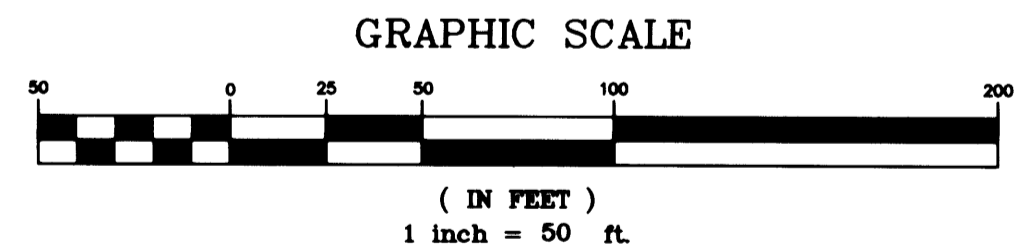
- Legend**
- Found 5/8" Iron Rod Unless Noted
  - Set 5/8" x 30" Iron Rod w/Yellow Plastic Cap Marked "LANDMARK PLS 2287"
  - x Existing Fenceline
  - Septic Junction Box

- Record Information**
- ( ) M75-20
  - [ ] PARTITION 1999-0065
  - (( )) CLEARWATER 2 SUBD. (Vol. 21, Pg. 58)

**NARRATIVE**  
 The purpose of the survey is to adjust the common boundary of Parcel 1 and Parcel 2 as shown on the Minor Land Partition recorded in Book 4, Page 62 of the official records of Douglas County, Oregon.

The boundary of the subject properties was determined as follows:  
 The found monuments per said Partition as recorded in M75-20 were used to control the South and part of the West boundaries. The portion of Parcel 1 lying within the City limits of Roseburg was not included in the survey.  
 Clearwater 2 Subdivision Plat monumented the fenceline along the North boundary in conformance with Deed Reference 79-00900 and the monuments set per a survey in progress of the lands described in Deed Reference 2002-20508 controlled the East boundary.

PROPERTY ID R68529 & R68571  
 OWNER OF RECORD: JAMES E. BAISE ESTATE  
 JAMIE NEAL, TRUSTEE  
 100 WALKER MILL TRAIL  
 EMPORIA, VA 23847  
 ZONING: Suburban Residential (RS)  
 COMP PLAN: Low Density Residential & Medium Density Residential  
 PLANNING DEPARTMENT FILE NO. 06-M117



Sheet 1 of 1  
**BOUNDARY LINE ADJUSTMENT**  
 in the SE 1/4, Section 19 and the SW 1/4, Section 20  
 Township 27 South, Range 5 West, W.M.  
 Douglas County, Oregon  
 February 14, 2007

REGISTERED PROFESSIONAL LAND SURVEYOR  
 Mark A. Heimburger  
 OREGON  
 JULY 16, 1987  
 MARK A. HEIMBURGER  
 2287  
 RENEWS JUNE 30, 2007

FOR: Jamie Neal  
 100 Walker Mill Trail  
 Emoria, VA 23847  
**LM LAND MARK SURVEYING, INC.**  
 3329 N.E. STEPHENS ST.  
 ROSEBURG, OREGON 97470  
 TEL (541) 677-9400  
 FAX (541) 677-9401  
 LM Proj. No. 2007-0018