

BOUNDARY SURVEY
FOR THE CITY OF ROSEBURG
LOCATED IN THE NORTHWEST & THE NORTHEAST QUARTERS OF SECTION 23
TOWNSHIP 27 SOUTH, RANGE 06 WEST, W.M.
DOUGLAS COUNTY, OREGON
APRIL 2008

FILED
 Date: 5-12-2008 By: JC
 This survey consists of:
 Map: M155-64
 Narrative:
 Corner Rpt:

DOUGLAS COUNTY
 SURVEYOR

NARRATIVE:

THE PURPOSE OF THIS SURVEY IS TO MONUMENT THE SUBJECT PROPERTIES AS SHOWN HEREON.

THE WEST BOUNDARY LINE OF LOTS 1 AND 2, 1ST ADDITION OF LUELLEN ESTATES, WERE ESTABLISHED BY PROJECTING THROUGH THE FOUND MONUMENTS AT THE SOUTHWEST CORNERS OF LOTS 2 AND 4 OF SAID LUELLEN ESTATES. LOT 2'S NORTHWEST CORNER WAS ESTABLISHED BY RECORD DISTANCE FROM THE SOUTHWEST CORNER ALONG THE WEST BOUNDARY OF LOT 2. LOT ONE'S NORTHWEST CORNER WAS ESTABLISHED BY THE INTERSECTION OF SAID WEST LINE AND THE RIGHT-OF-WAY LINE OF HARVARD AVENUE.

HARVARD AVENUE WAS ESTABLISHED BY HOLDING THE ALUMINUM CAPS FOUND 45.00' RIGHT OF ENGINEER'S STATIONS 68+50 & 63+94.70 AS SHOWN ON M137-72 SURVEY OF RECORD, DOUGLAS COUNTY, AND USING THE RECORD INFORMATION PER ROAD GRADING AND SURFACING PLANS FOR HARVARD AVENUE PAGES 5 & 6 (SC09 1975-035 & SC09 1975-036, RECORDS OF DOUGLAS COUNTY) DATED 1973.

THE SOUTH BOUNDARIES OF LOTS 1 AND 2 WERE ESTABLISHED BY HOLDING RECORD ANGLES AND DISTANCES FROM THE ESTABLISHED WEST LINE.

THE EAST BOUNDARIES OF LOTS 1 AND 2 WERE ESTABLISHED PARALLEL TO THE WEST LINE HOLDING RECORD DISTANCES FROM THE ESTABLISHED WEST LINE.

THE EAST BOUNDARY OF TAX LOT 400 WAS ESTABLISHED BY HOLDING DEED RECORD DISTANCE OF 100' FROM THE EAST BOUNDARY OF LOTS 1 AND 2.

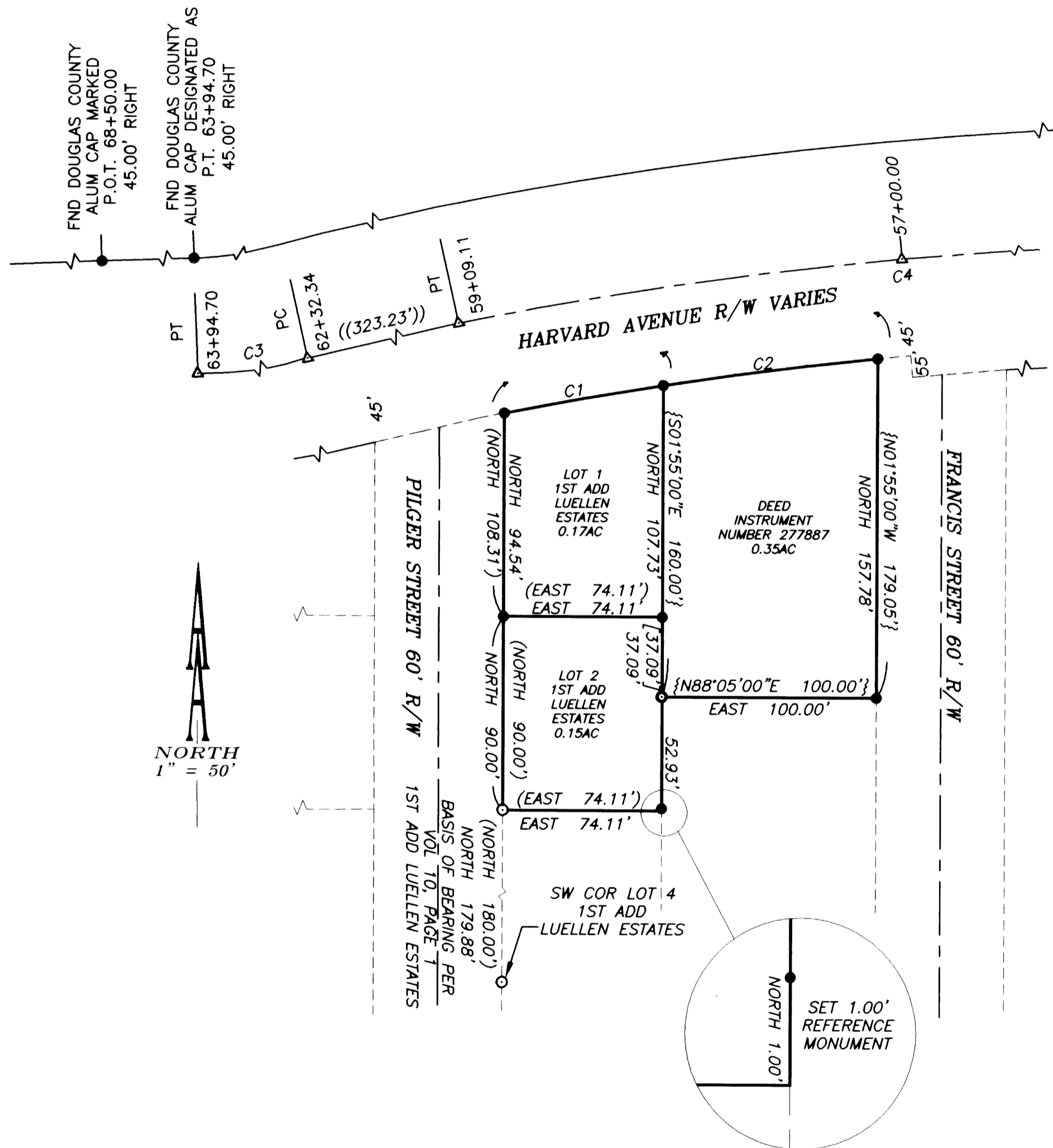
THE SOUTH BOUNDARY OF TAX LOT 400 WAS ESTABLISHED BY HOLDING THE FOUND MONUMENT AT THE SOUTHWEST CORNER AND HOLDING RECORD ANGLE AND DISTANCE TO THE EAST BOUNDARY OF TAX LOT 400.

RECORD INFORMATION:

- () VOL 10, PAGE 1
1ST ADD LUELLEN ESTATES
- { } INST. # 277887 DEED OF RECORDS,
DOUGLAS COUNTY, OREGON
- [] C.S. MAP 42/373A
- (()) ROAD GRADING AND SURFACING PLANS
FOR HARVARD AVENUE PAGES 5 & 6
(SC09 1975-035 & SC09 1975-036,
RECORDS OF DOUGLAS COUNTY) DATED
1973

LEGEND:

- SET 5/8" X 30" IRON ROD W/ YELLOW PLASTIC CAP MARKED "AA SURVEYING"
- FOUND 5/8" IRON ROD OR AS NOTED.
- ⊙ FOUND 2" IRON PIPE OR AS NOTED
- ▲ CALCULATED POINT



CURVE TABLE								
CURVE	RADIUS	LENGTH	CH. DIR.	CH. DIST.	LENGTH	RADIUS	TANGENT	Δ
C1	1864.86'	75.29'	N79°54'22"E	75.29'				
C2	1864.86'	100.85'	N82°36'43"E	100.84'				
C3					(162.36')	(954.93')	(81.38')	(9°44'30")
C4					(1174.72')	(1909.86')	(606.61')	(35°14'30")

REGISTERED
 PROFESSIONAL
 LAND SURVEYOR
Michael P. Schulze
 OREGON
 NOVEMBER 30, 2007
 MICHAEL P. SCHULZE
 71827
 EXP. DATE: 6-30-08

AA
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