

A SURVEY FOR DK VENTURE 541, LLC

LOCATED IN THE NW 1/4 OF SECTION 19, TOWNSHIP 27 SOUTH,
RANGE 5 WEST, WILLAMETTE MERIDIAN, DOUGLAS COUNTY, OREGON

NARRATIVE:

THIS SURVEY IS BEING PERFORMED TO LOCATE THE ALLEY WITHIN BLOCK 36, RAILROAD ADDITION TO THE CITY OF ROSEBURG. THE PLAN IS TO VACATE SAID ALLEY TO THE ADJOINING LOT OWNERS. THE ALIGNMENT BETWEEN LOTS 12 & 13 WAS ALSO ESTABLISHED.

WE FIRST RAN TWO CONTROL LOOPS. RAW CLOSURE OF THE MAIN LOOP EXCEEDED 1:62,000. RAW CLOSURE OF THE SECONDARY LOOP THROUGH THE ALLEY WAS 1:13,000. CONTROL POINTS #12, #13, #226, #201, #208, AND #207 FROM SURVEY M134-24 WERE FIELD LOCATED AND THEIR COORDINATE SYSTEM WAS ORIENTED WITH OURS. OUR COORDINATES AND THOSE OF "OTAK" CAME TOGETHER WITH AN ACCURACY THAT MADE THEM ESSENTIALLY ONE AND THE SAME. ALL WAS THEN ROTATED USING THE CENTERLINE OF THE EXISTING RAILROAD TRACKS BETWEEN OAK STREET & MOSHER STREET AS A BASIS OF BEARING (S40°04'00"W) PER THE "RAILROAD ADDITION TO THE CITY OF ROSEBURG" PLAT (SEE VOLUME 2, PAGE 10).

THE STREET INTERSECTIONS OF STEPHENS WITH OAK, STEPHENS WITH CASS, AND CASS WITH PINE WERE ACCEPTED AS RETRACED BY SAID SURVEY M134-24. THE STREET INTERSECTION OF OAK AND PINE WAS LOCATED AT RECORD DISTANCE FROM THE INTERSECTION OF OAK AND STEPHENS PER SURVEY CS 39/145 AND PER THE OTAK SURVEY USING 30.00' FROM A FOUND MONUMENT TO THE NORTHWEST FOR ALIGNMENT. THE STREET INTERSECTIONS, THUS RETRACED, WERE THEN USED TO CALCULATE THE LOCATION OF BLOCK 36 OF THE ABOVE MENTIONED PLAT. BLOCK 36, AS IT WAS THUS ESTABLISHED, AGREES VERY WELL WITH THE FOLLOWING REFERENCE SURVEYS PERFORMED BETWEEN 1911 AND 1969: CS 54/48-1, M18-53, CS 18/30, CS 38/78, CS 39/145, M21-26, M16-43, AND RM 2-14. THESE SURVEYS, AS WELL AS OTHERS CONNECTED TO THEM, HAVE BEEN USED FOR LONG-STANDING IMPROVEMENTS WITHIN THIS AREA OF ROSEBURG. PINE STREET AS IT IS LOCATED HEREON, FITS THE ORIGINAL 1873 PLAT DISTANCES FROM THE RAILROAD REASONABLY WELL AND THE OLD BACK OF SIDEWALK ON THE SE SIDE OF PINE STREET ALONG BLOCK 36 ALSO MATCHES THIS SURVEY.

EQUIPMENT: NIKON DTM 420
FIELD CREW: G.LANG, L.LANG
COMPUTATIONS: G.LANG

LEGEND:

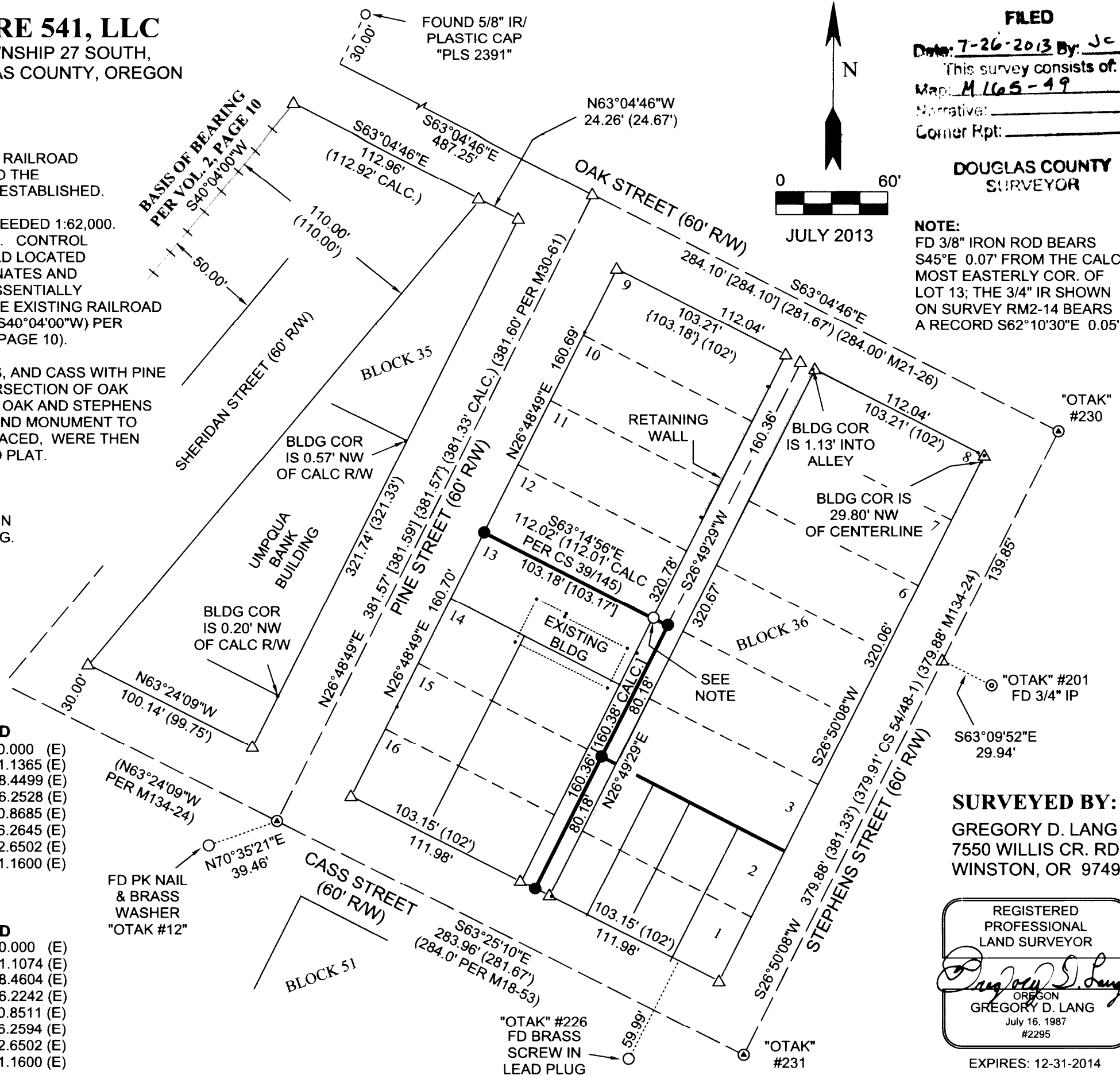
- △ CALCULATED POINT
- IMPROVEMENT LOCATIONS AS SHOWN OR NOTED
- FOUND AS NOTED
- ⊙ FOUND IRON PIPE AS NOTED
- SET 1 3/8" COPPER WASHER STAMPED "2295". FASTENED WITH A CONCRETE SCREW OR "PK" NAIL
- ⊙ STREET MONUMENT LOCATION CALC PER SURVEY M134-24 BY "OTAK"
- () RECORD PER VOL 2, PAGE 10 RAILROAD ADDITION TO ROSEBURG UNLESS OTHERWISE NOTED
- [] RECORD PER SURVEY CS 39/145
- { } RECORD PER SURVEY RM 2-14

SURVEY "M134-24" COORDINATES ROTATED TO RAILROAD

#12	- 5000.000 (N)	10000.000 (E)
#13	- 4769.1047 (N)	10581.1365 (E)
#226	- 4883.9112 (N)	10228.4499 (E)
#201	- 5086.7241 (N)	10426.2528 (E)
#208	- 4842.9112 (N)	10450.8685 (E)
#207	- 5207.0735 (N)	10566.2645 (E)
#230	- 5225.0226 (N)	10462.6502 (E)
#231	- 4886.0522 (N)	10291.1600 (E)

COORDINATES OF THIS SURVEY ROTATED TO RAILROAD

#12	- 5000.000 (N)	10000.000 (E)
#13	- 4769.0894 (N)	10581.1074 (E)
#226	- 4883.8880 (N)	10228.4604 (E)
#201	- 5086.7190 (N)	10426.2242 (E)
#208	- 4842.8977 (N)	10450.8511 (E)
#207	- 5207.0716 (N)	10566.2594 (E)
#230	- 5225.0226 (N)	10462.6502 (E)
#231	- 4886.0522 (N)	10291.1600 (E)



FILED
Date: 7-26-2013 By: Jc
This survey consists of:
Map: M165-49
Narrative:
Corner Rpt:

DOUGLAS COUNTY SURVEYOR

NOTE:
FD 3/8" IRON ROD BEARS S45°E 0.07' FROM THE CALC. MOST EASTERLY COR. OF LOT 13; THE 3/4" IR SHOWN ON SURVEY RM2-14 BEARS A RECORD S62°10'30"E 0.05'.

SURVEYED BY:
GREGORY D. LANG
7550 WILLIS CR. RD.
WINSTON, OR 97496

REGISTERED PROFESSIONAL LAND SURVEYOR
Gregory D. Lang
OREGON
GREGORY D. LANG
July 16, 1987
#2295

EXPIRES: 12-31-2014

MAP FILE M165-49

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