

NARRATIVE:

THE PURPOSE OF THIS MAP IS TO MARK THE NORTH AND WEST LINES AND MONUMENT THE CORNERS OF THAT TRACT DESCRIBED IN INSTRUMENT NUMBER 70-10809, DOUGLAS COUNTY DEED RECORDS. MONUMENTS OF RECORD PER M128-47 & M154-43 FOUND ON THE SOUTHERLY RIGHT-OF-WAY OF CLEVELAND RAPIDS ROAD WERE HELD FOR SAID SOUTHERLY RIGHT-OF-WAY. SAID RIGHT-OF-WAY WAS THEN OFFSET RECORD DISTANCE (50') TO ESTABLISH THE NORTHERLY RIGHT-OF-WAY. THE NORTHWEST CORNER OF LOT 1, BLOCK 7, ROSEBURG HOME ORCHARD TRACTS WAS THEN CALCULATED USING RECORD DISTANCE (9') FROM THE REFERENCE MONUMENT FOUND PER M128-47. THE WEST LINE OF THE SUBJECT TRACT WAS THEN ESTABLISHED BY USING SAID NORTHWEST CORNER OF LOT 1, BLOCK 7, ROSEBURG HOME ORCHARD TRACTS AND A 1/2" O.D. PIPE WITH A WASHER WELDED TO THE TOP FOUND AT THE NORTHWEST CORNER OF THE SUBJECT TRACT. THERE IS NO RECORD OF THIS MONUMENT PER DOUGLAS COUNTY RECORDS. IT WAS HELD DUE TO PROPERTY OWNER TESTIMONY AS WELL AS IT'S LOCATION IN RELATION TO ADJACENT CORNERS. THE NW CORNER OF LOT 6, BLOCK 5, ROSEBURG HOME ORCHARD TRACTS WAS THEN CALCULATED BY ESTABLISHING THE MID-POINT BETWEEN FOUND MONUMENTS ON EACH SIDE OF THE VACATED ROAD, PROJECTING A LINE FROM SAID POINT THROUGH THE MONUMENT FOUND AT THE NORTHWEST CORNER OF THE SUBJECT TRACT AND INTERSECTING SAID LINE WITH THE EAST LINE OF THE SUBJECT TRACT. SAID EAST LINE WAS ESTABLISHED BY USING RECORD DISTANCE PER DEED (INST. NO. 70-10809) AND USING THE SAME BEARING AS THE WEST LINE. THE NORTHEAST AND SOUTHEAST CORNERS OF SAID SUBJECT TRACT WERE MONUMENTED AS SHOWN. A REFERENCE MONUMENT WAS SET FOR THE SOUTHWEST CORNER DUE TO THE ACTUAL CORNER BEING LOCATED IN THE CREEK BOTTOM.

FILED
 Date: 6-8-2016 By: JC
 This survey consists of:
 Map: M172-3
 Narrative:
 Corner Rpt:

DOUGLAS COUNTY
 SURVEYOR

LEGEND

- FOUND 5/8" IRON ROD UNLESS OTHERWISE NOTED
- ⊙ FOUND 3/4" IRON PIPE
- SET 5/8" x 30" IRON ROD w/YELLOW PLASTIC CAP STAMPED "IE ENGINEERING"
- △ CALCULATED POINT - NO MONUMENT FD. OR SET
- () RECORD PER ROSEBURG ORCHARD TRACTS PLAT A (VOLUME 1, PAGE 58)
- (()) RECORD PER DEED (INST. NO. 70-10809)
- (((())) RECORD PER DEED (INST. NO. 2011-15653)
- { } RECORD PER M48-26
- { { } RECORD PER M26-29
- [] RECORD PER M128-47
- [[]] RECORD PER M154-43

FIELD CREW: JEREMY LEONARD AND DEREK FEIGEL

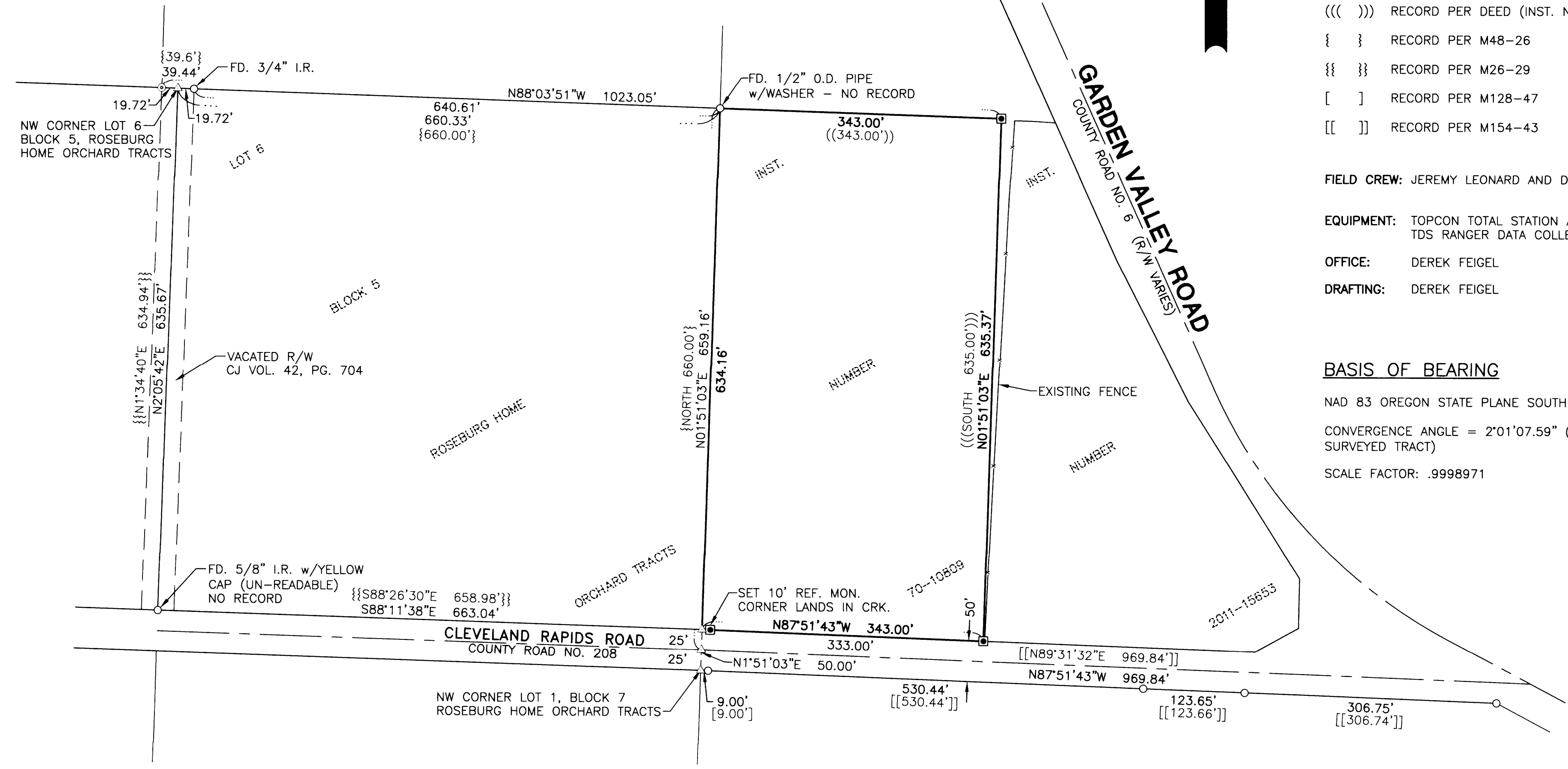
EQUIPMENT: TOPCON TOTAL STATION AND TDS RANGER DATA COLLECTOR

OFFICE: DEREK FEIGEL

DRAFTING: DEREK FEIGEL

BASIS OF BEARING

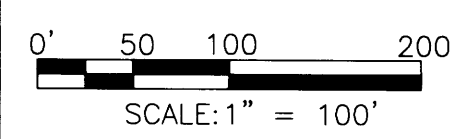
NAD 83 OREGON STATE PLANE SOUTH (PER GPS OBSERVATION)
 CONVERGENCE ANGLE = 2°01'07.59" (AT NW CORNER OF SURVEYED TRACT)
 SCALE FACTOR: .9998971



SURVEYED BY:
i.e.
 ENGINEERING
 809 SE Pine Street
 Roseburg, Oregon 97470
 PHONE (541) 673-0166
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 iemail@ieengineering.com

SURVEYED FOR:
 CRAIG COWGILL
 217 CLEVELAND RAPIDS RD.
 ROSEBURG, OR 97471

DWG. BY: DAF
 PM: RAQ
 SCALE: AS NOTED
 PAGE: 1 OF 1
 JOB NO: 2727-01
 DATE: 6-8-16



RECORD OF SURVEY
 LYING IN THE NORTHEAST QUARTER OF SECTION 19, TOWNSHIP 26 SOUTH,
 RANGE 6 WEST, WILLAMETTE MERIDIAN, DOUGLAS COUNTY, OREGON

REGISTERED
 PROFESSIONAL
 LAND SURVEYOR

Ronald A. Qumby

OREGON
 JULY 14, 1978
 RONALD A. QUMBY
 1654

EXPIRES: 12/31/2016