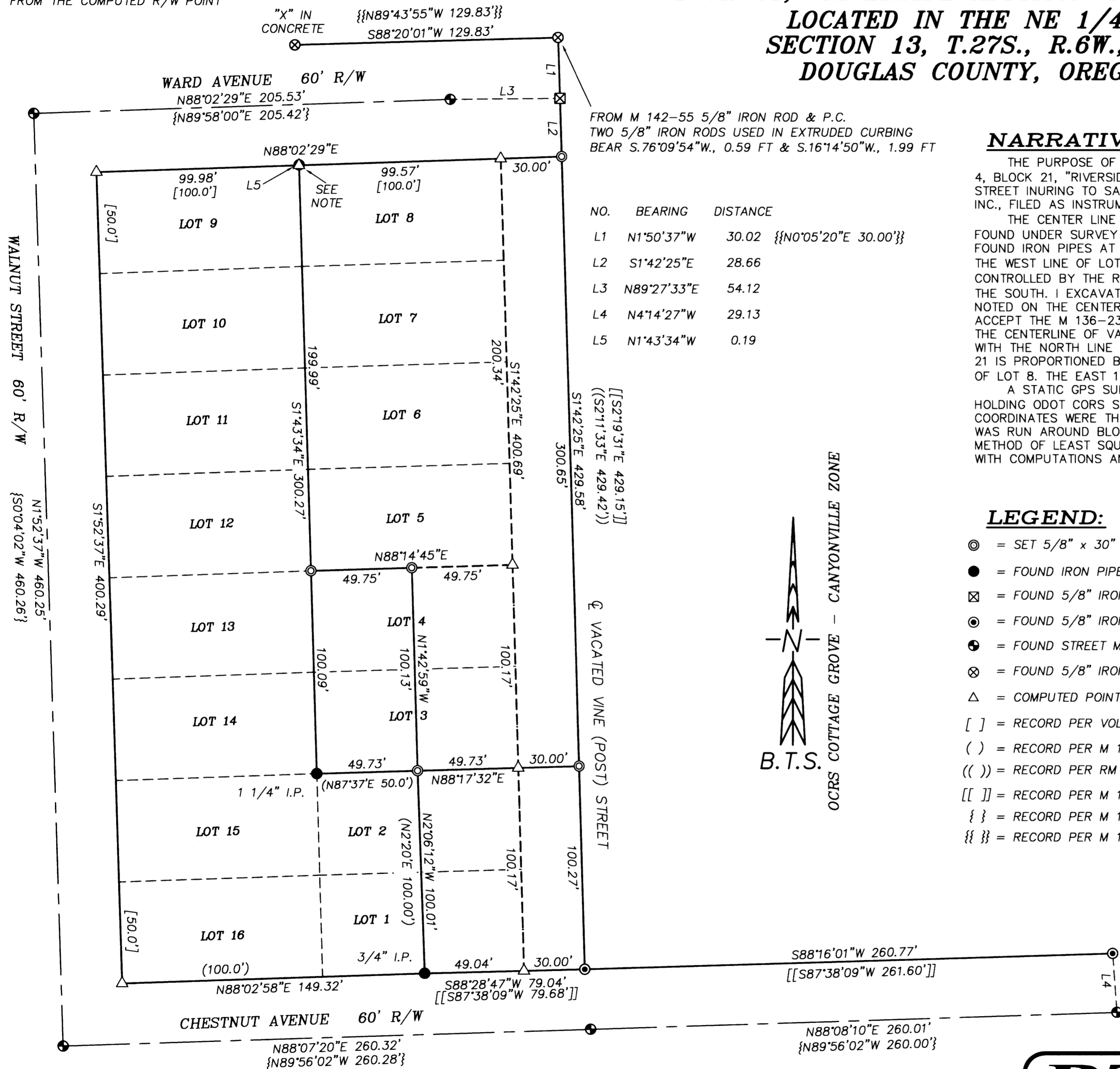


# RECORD OF SURVEY

## BLOCK 21, "RIVERSIDE ADDITION TO ROSEBURG" LOCATED IN THE NE 1/4 OF SECTION 13, T.27S., R.6W., W.M. DOUGLAS COUNTY, OREGON

NOTE: FD. 1" IRON PIPE  
BEARS N1°43'34"W 0.19 FT  
FROM THE COMPUTED R/W POINT



FROM M 142-55 5/8" IRON ROD & P.C.  
TWO 5/8" IRON RODS USED IN EXTRUDED CURBING  
BEAR S.76°09'54"W., 0.59 FT & S.16°14'50"W., 1.99 FT

NO.	BEARING	DISTANCE
L1	N1°50'37"W	30.02 {N0°05'20"E 30.00}}
L2	S1°42'25"E	28.66
L3	N89°27'33"E	54.12
L4	N4°14'27"W	29.13
L5	N1°43'34"W	0.19

### NARRATIVE:

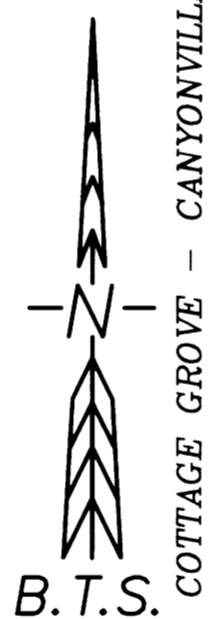
THE PURPOSE OF THIS SURVEY IS TO LOCATE AND MARK LOTS 5, 6, 7, & 8, AND THE EAST 1/2 OF LOTS 3 & 4, BLOCK 21, "RIVERSIDE ADDITION TO ROSEBURG" VOL. 1 PG. 10, AND THE WESTERLY 1/2 OF VACATED VINE (POST) STREET INURING TO SAID LOTS; AS DESCRIBED IN A DEED FROM THE CITY OF ROSEBURG TO CON-VEY KEYSTONE, INC., FILED AS INSTRUMENT NO. 2016-007918 IN THE OFFICIAL RECORDS OF DOUGLAS COUNTY.

THE CENTER LINE OF BLOCK 21 IS CONTROLLED BY THE 1 1/4" IRON PIPE AT THE SW CORNER OF LOT 3, AS FOUND UNDER SURVEY M 16-13, AND A FOUND 1" IRON PIPE AT THE NW CORNER OF LOT 8. M 16-13 SHOWS FOUND IRON PIPES AT ORIGINAL SUBDIVISION LOCATIONS, WITH NO OTHER RECORD OF THEIR ORIGIN. I PROPORTION THE WEST LINE OF LOTS 3-8 BETWEEN THE MONUMENTS. THE CENTERLINE OF VACATED VINE (POST) STREET IS CONTROLLED BY THE RM 4-1 5/8" IRON ROD ON THE NORTH AND BY THE FOUND M 136-23 5/8" IRON ROD AT THE SOUTH. I EXCAVATE AND SEARCH FOR THE 1/2" PIPE CALLED FOR IN THE 1994 SURVEY RM 4-1, AND AS NOTED ON THE CENTERLINE MONUMENTATION SURVEY M 139-1, BUT IT APPEARS DESTROYED BY CONSTRUCTION. I ACCEPT THE M 136-23 CORNER IN ITS MONUMENTED LOCATION. THE EAST LINE OF BLOCK 21 IS HELD PARALLEL TO THE CENTERLINE OF VACATED VINE STREET. WARD AVENUE IS CONTROLLED BY THE M 139-1 STREET MONUMENTS, WITH THE NORTH LINE OF BLOCK 21 HELD 30 FEET AND PARALLEL TO THE CENTER LINE. THE EAST LINE OF BLOCK 21 IS PROPORTIONED BETWEEN A POINT INTERSECTING THE FOUND MONUMENTS ON THE SOUTH AND THE NE CORNER OF LOT 8. THE EAST 1/2 OF LOTS 3 & 4 IS COMPUTED PROPORTIONALLY.

A STATIC GPS SURVEY UTILIZING LEICA GPS 1200 RECEIVERS WAS PERFORMED TO PROJECT CONTROL POINTS HOLDING ODOT CORS STATION "RSBG" IN ITS NAD 83 (2011) EPOCH 2010.00 PUBLISHED POSITION. THE GEODETIC COORDINATES WERE THEN PROJECTED INTO OCRS COTTAGE GROVE-CANYONVILLE ZONE. A CLOSED LOOP TRAVERSE WAS RUN AROUND BLOCK 21 WITH A LEICA TCRP1203 TOTAL STATION, AND ADJUSTED IN LEICA GEO OFFICE BY THE METHOD OF LEAST SQUARES. THIS SURVEY WAS PERFORMED IN THE FIELD BY ADAM DEGROOT AND JOSH COLLIER, WITH COMPUTATIONS AND DRAFTING BY ADAM DEGROOT.

### LEGEND:

- ⊙ = SET 5/8" x 30" IRON ROD w/PLASTIC CAP "BTS ENG-SURV"
- = FOUND IRON PIPE PER M 16-13 OR AS NOTED
- ⊗ = FOUND 5/8" IRON ROD W/AC PER RM 4-1
- ⊙ = FOUND 5/8" IRON ROD PER M 136-23
- ⊙ = FOUND STREET MONUMENT PER M 139-1
- ⊗ = FOUND 5/8" IRON ROD PER M 142-55
- △ = COMPUTED POINT NOT SET
- [ ] = RECORD PER VOL. 1 PG. 10 "RIVERSIDE ADD. TO ROSEBURG"
- ( ) = RECORD PER M 16-13
- (( )) = RECORD PER RM 4-1
- [[ ]] = RECORD PER M 136-23
- { } = RECORD PER M 139-1
- { { } } = RECORD PER M 142-55



REGISTERED  
PROFESSIONAL  
LAND SURVEYOR

*Adam Degroot*

OREGON  
MAY 26, 2015  
ADAM DEGROOT  
89398

RENEWS: 12-31-2017

**BTS ENGINEERING & SURVEYING, INC.**  
348 SE JACKSON ST, ROSEBURG, OR 97470  
(541) 673-0966 adam.degroot@btsengineering.com

SCALE: 1" = 40'  
DATE: SEPT 15, 2016

FOR: CON-VEY KEYSTONE, INC.  
PO BOX 1399  
ROSEBURG, OR 97470

JOB #: 16-019  
FILE: CON-VEY PLAT.DWG  
SHEET 1 OF 1