

# BOUNDARY LINE ADJUSTMENT RECORD OF SURVEY

CITY FILE NO. BLA-17-6  
LOCATED IN THE SOUTH HALF OF SECTION 13  
AND THE NORTH HALF OF SECTION 24.  
TOWNSHIP 27 SOUTH, RANGE 6 WEST, WILLAMETTE MERIDIAN  
CITY OF ROSEBURG, DOUGLAS COUNTY, OREGON

FILED  
Date: 10-2-2017 By: JC  
This survey consists of:  
Map: M173-58  
Name:  
Comm:  
COMMUNITY SURVEYOR

*[Signature]* 9/20/17  
COMMUNITY DEVELOPMENT DIRECTOR  
CITY OF ROSEBURG

**NARRATIVE:**  
THE PURPOSE OF THIS SURVEY IS TO MONUMENT THE BOUNDARIES OF ADJUSTED PARCELS 1-6 AS DESCRIBED IN DOCUMENT NUMBERS 2017-013740, 2017-013741, 2017-013742, 2017-013743, 2017-013744 & 2017-013745, RESULTING FROM A SERIES OF BOUNDARY LINE ADJUSTMENTS, PER CITY OF ROSEBURG FILE NO. BLA-17-6.

THE BASIS OF BEARINGS FOR THIS SURVEY IS THE EASTERLY RIGHT-OF-WAY LINE OF W. UMPQUA STREET AS NORTH 00°36'43" EAST PER OREGON COORDINATE REFERENCE SYSTEM, COTTAGE GROVE - CANYONVILLE ZONE, AS ESTABLISHED FROM THE FOUND AND HELD POSITIONS OF MONUMENTS 'A' AND 'B', PER SURVEY M166-33, DOUGLAS COUNTY SURVEY RECORDS.

THE EXTERIOR BOUNDARY OF ADJUSTED PARCELS 1 THROUGH 5 WERE ESTABLISHED FROM THE FOUND AND HELD POSITIONS OF MONUMENTS 'A' THROUGH 'K', PER SAID SURVEY M166-33.

THE WESTERLY LINE OF ADJUSTED PARCEL 6 WAS ESTABLISHED AS THE WESTERLY LINE OF THAT PARCEL OF LAND DESCRIBED AS PARCEL 7 IN DEED TO INVESTORS IX, LLC, RECORDED AS DOCUMENT NO. 2002-23858, DOUGLAS COUNTY DEED RECORDS, HELD PARALLEL WITH THE EASTERLY RIGHT-OF-WAY OF W. UMPQUA STREET, PER SAID DOC. NO. 2002-23858 AND THROUGH PREVIOUSLY ESTABLISHED SOUTHEAST CORNER OF PARCEL 2, DOCUMENT NO. 2002-23858, PER SAID SURVEY M166-33.

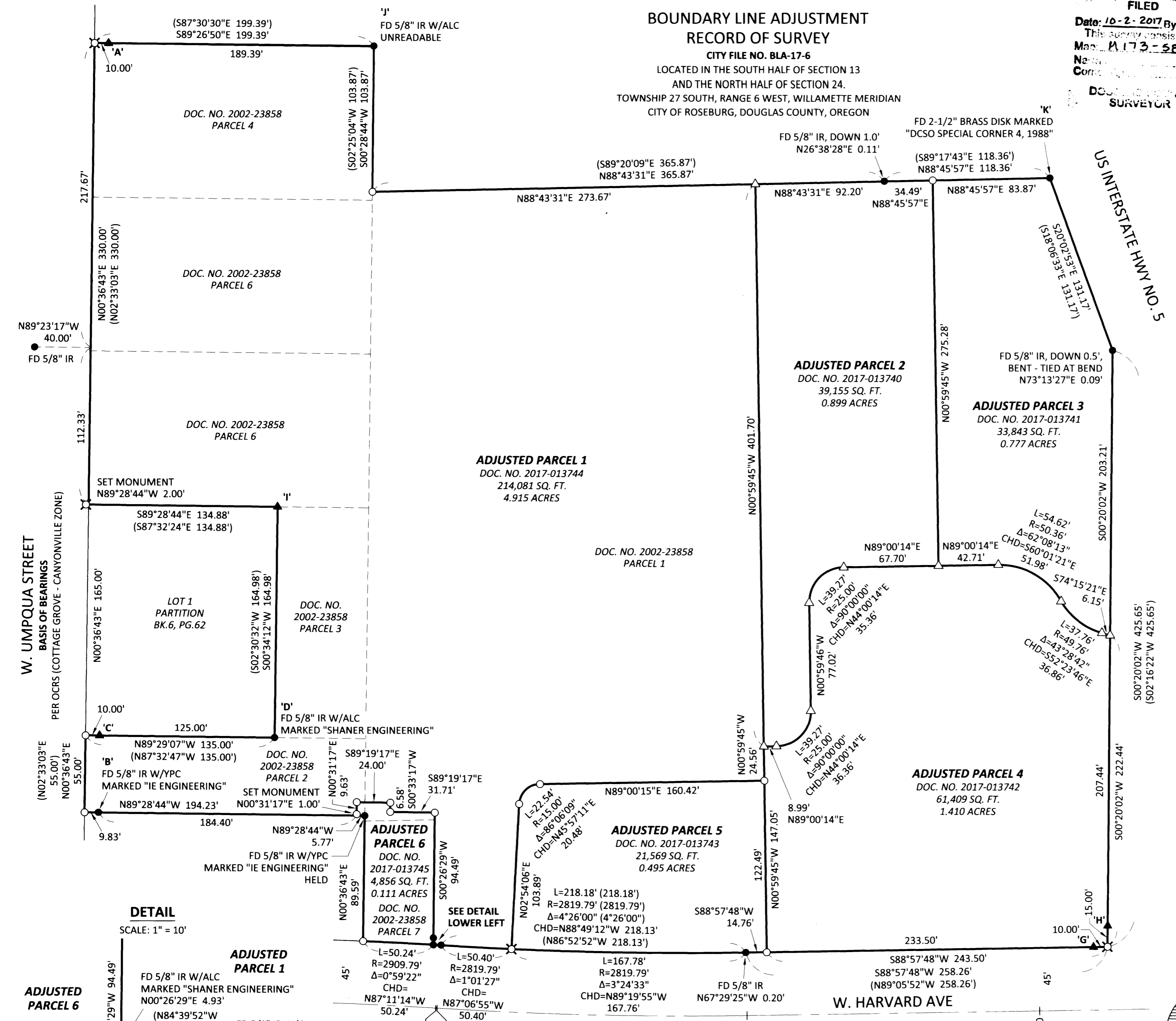
THE SOUTHERLY LINE OF ADJUSTED PARCEL 6 WAS ESTABLISHED AS THE NORTHERLY RIGHT-OF-WAY LINE OF W. HARVARD AVE AS DESCRIBED IN DEED TO THE STATE OF OREGON, RECORDED IN BOOK 528, PAGE 703, DOUGLAS COUNTY DEED RECORDS, HELD PARALLEL WITH AND 45.00 FEET NORTH OF THE CENTERLINE OF RELOCATED HARVARD AVENUE, AS ESTABLISHED PER SAID SURVEY M166-33.

THE INTERIOR LINES OF ADJUSTED PARCELS 1 THROUGH 6 WERE ESTABLISHED PER RECORD DEED DATA LEGAL DESCRIPTIONS RECORDED IN SUPPORT OF THE APPROVED BOUNDARY LINE ADJUSTMENT CITY FILE NO. BLA-17-6.

CLIENT: INVESTORS IX, LLC

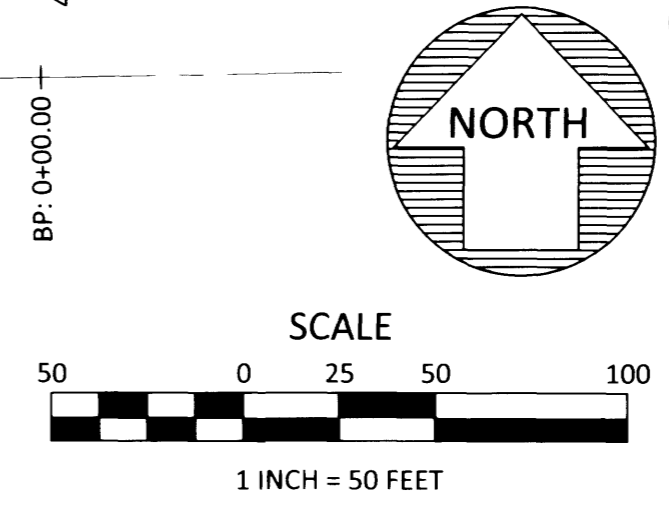
**LEGEND:**

	PROPERTY LINE
	RIGHT-OF-WAY LINE
	ORIGINAL LOT LINES
	FOUND MONUMENT AS NOTED HELD POSITION PER SURVEY M166-33 UNLESS OTHERWISE NOTED
	FOUND 5/8" IR W/YPC MARKED "LAND MARK PLS 2287" HELD POSITION PER SURVEY M166-33
	SET 5/8" x 30" IR W/YPC MARKED "KPFF INC." (SET ON 9/12/2017)
	SET 5/8" x 30" IR W/ALC MARKED "KPFF INC." (SET ON 9/12/2017)
	SET 1-1/8" BRASS DISK MARKED "KPFF INC." (SET ON 9/12/2017)
	FOUND
	IRON ROD
	WITH YELLOW PLASTIC CAP
	WITH ALUMINUM CAP
	RECORD DATA PER M166-33, DOUGLAS COUNTY SURVEY RECORDS



**DETAIL**  
SCALE: 1" = 10'

REGISTERED PROFESSIONAL LAND SURVEYOR  
*[Signature]*  
OREGON  
JUNE 30, 1997  
TROY T. TETSUKA  
2841  
EXPIRES 6/30/18



**kpff**  
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SHEET 1 OF 1  
DATE: 9/21/2017  
JOB NO. 1600174  
FILE: 1600174-RS.DWG