

NARRATIVE

THE PURPOSE OF THIS SURVEY IS TO MONUMENT THE ADJUSTED BOUNDARY BETWEEN UNIT 1 & UNIT 2 OF M131-37 TO SATISFY THE CONDITIONS OF FILE NO. BLA-21-003, CITY OF ROSEBURG COMMUNITY DEVELOPMENT DEPARTMENT. THE BOUNDARIES OF THESE UNITS WERE RE-TRACED AND CORNERS SET PER M176-64. A PORTION OF THIS SURVEY WAS RE-TRACED TO ESTABLISH THE NEW CORNERS AND COMPLETE THIS SURVEY.

THIS SURVEY WAS PERFORMED BY JEREMY LEONARD AND RENDEN HEICHEL USING TOPCON TOTAL STATION AND DATA COLLECTION EQUIPMENT. OFFICE CALCULATIONS AND DRAFTING WERE PERFORMED BY DEREK FEIGEL.

FILED
Date: 3/22/2021 By: [Signature]
This survey consists of:
Map: M179-1B
Narrative: _____
Corner Rpt: _____
DOUGLAS COUNTY SURVEYOR

LEGEND

- FD. 5/8" IRON ROD PER M176-64 UNLESS OTHERWISE NOTED
- FD. MAG NAIL & WASHER PER M176-64
- △ CALCULATED POINT
- SET 5/8" X 30" IRON ROD W/YELLOW PLASTIC CAP STAMPED "IE ENGINEERING"
- ⊙ SET MAG NAIL W/2" STAINLESS STEEL WASHER STAMPED "IE ENGINEERING"
- () RECORD PER M176-64
- (()) RECORD PER M131-37
- ① FD. 5/8" IRON ROD PER M131-37 S89°27'53"E 0.41' FROM CALC. CORNER
- ② FD. MAG NAIL W/2" STAINLESS STEEL WASHER DID NOT TIE AS PART OF THIS SURVEY (SHOWN AS 5/8" IRON ROD PER M176-64)

BASIS OF BEARING

BASIS: O.C.R.S. (OREGON COORDINATE REFERENCE SYSTEM)
METHOD: O.R.G.N. (OREGON REAL-TIME GNSS NETWORK)
ZONE: COTTAGE GROVE - CANYONVILLE
UNITS: INTERNATIONAL FEET
DATUM: NAD 83 (2011)
EPOCH: 2010

LINE	COURSE
1	S10°05'38"E 43.92' ((N09°50'39"W 43.94'))
2	S82°23'55"E 37.11' (S82°14'59"E 37.00')
3	S06°02'57"W 32.59' (S05°51'01"W 32.50')
4	S08°11'17"E 58.04' (S08°11'17"E 58.04')
5	N25°07'21"E 20.24'
6	N10°51'19"W 29.91'



N89°27'53"W 290.33'
(N89°27'53"W 290.33')

LOT 2
BLOCK 5
NORTH PARK
ADDITION

UNIT 1
ORIGINAL = 1.28 AC.±
ADJUSTED = 1.33 AC.±

(198.39')
198.31'

N89°27'38"W 290.26'
(N89°27'53"W 290.33')

EXISTING PROP. LINE

47.45'

148.05'
(148.05')

5.5'

44.91'

44.50'

EXISTING GARAGE

ADJUSTED PROP. LINE

5.5'

(N151°6'25"W 345.83')
N151°6'25"W 345.83'

LOT 1
BLOCK 5
NORTH PARK
ADDITION

UNIT 2
ORIGINAL = 0.30 AC.±
ADJUSTED = 0.25 AC.±

(284.45')
284.39'

N60°32'28"W 393.12'
(N60°32'28"W 393.18')

NE BELLVIEW CT.

(197.58')
197.58'

(108.73')
108.73'

NORTHEAST STEPHENS ST.
R/W VARIES

ADJUSTMENT RECORDED BY RESTRICTIVE COVENANT REFERENCE NO. 2021-006446, OFFICIAL RECORDS OF THE DOUGLAS COUNTY CLERK'S OFFICE.

APPROVAL:

[Signature] 3/22/2021
COMMUNITY DEVELOPMENT DIRECTOR DATE

REGISTERED PROFESSIONAL LAND SURVEYOR

[Signature]

OREGON
JULY 10, 2018
DEREK ALLEN FEIGEL
77555

EXPIRES: 12/31/21



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SURVEYED FOR:
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ROSEBURG, OR 97470

PAGE: 1 OF 1
JOB NO: 3011-01_T2
DATE: 3/22/2021

PROPERTY LINE ADJUSTMENT
LYING IN THE SOUTHWEST QUARTER OF SECTION 18, TOWNSHIP 27 SOUTH,
RANGE 5 WEST, WILLAMETTE MERIDIAN, DOUGLAS COUNTY, OREGON

0' 15' 30' 60'
SCALE: 1" = 30'

MAP FILE M179-1B

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