

1999-0074

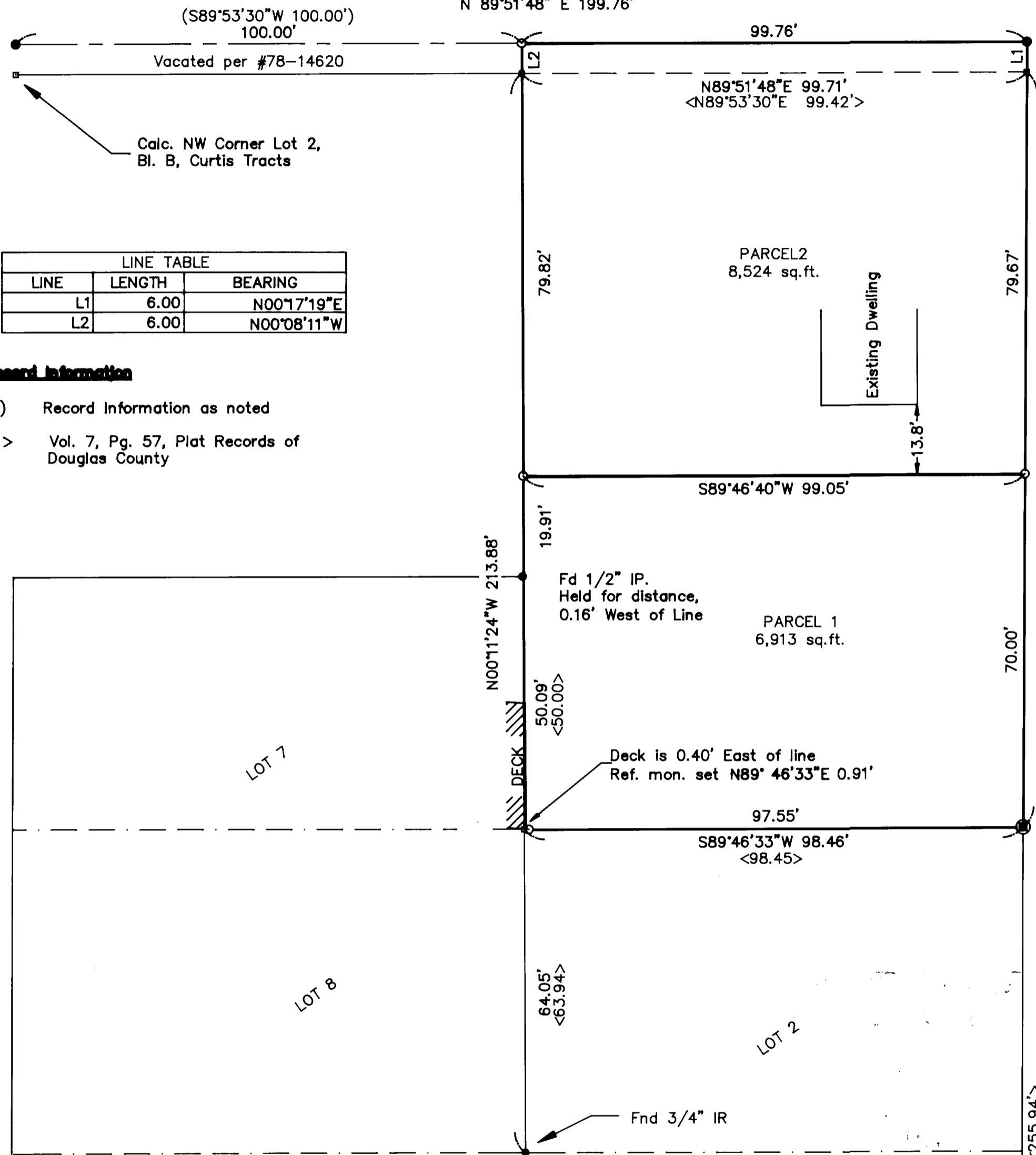
1999-0074

GRAPHIC SCALE



(IN FEET)
1 inch = 20 ft.

(S 89°53'30" W 199.45' M72-19)
N 89°51'48" E 199.76'



LINE TABLE		
LINE	LENGTH	BEARING
L1	6.00	N00°17'19"E
L2	6.00	N00°08'11"W

Record Information

() Record Information as noted

< > Vol. 7, Pg. 57, Plat Records of Douglas County

PARTITIONER/OWNER: DONALD J. & LORI A. KAST
2205 NW CABRILLO
ROSEBURG, OREGON 97470

NO. OF PARCELS: 2

WATER: CITY OF ROSEBURG

SEWER: ROSEBURG URBAN SANITARY AUTHORITY

ZONING: (MR-18)

COMP. PLAN: Medium Density, Residential

PLANNING FILE NO.: P-99-6

STATE OF OREGON } ss
COUNTY OF DOUGLAS }
I, DOYLE SHAVER JR., COUNTY CLERK AND
RECORDER OF CONVEYANCES, DO HEREBY CERTIFY
THAT THIS INSTRUMENT WAS RECORDED

99 SEP 14 AM 11:34

DOYLE SHAVER JR.
DOUGLAS COUNTY CLERK
IN THE OFFICIAL RECORDS OF DOUGLAS COUNTY

BY *Shirley Bennett*
DEPUTY
FEE *PP*

DECLARATION:
KNOW ALL PEOPLE BY THESE PRESENTS that Donald J. Kast and Lori A. Kast, owners of the land represented on the annexed map, and more particularly described in the accompanying Surveyor's Certificate, do hereby declare the annexed map to be a correct map of the Partition Plat.

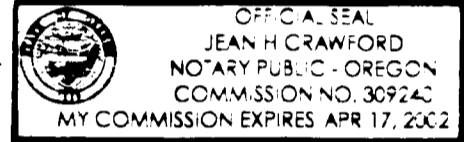
Donald J. Kast
Donald J. Kast

Lori A. Kast
Lori A. Kast

ACKNOWLEDGMENT

State of Oregon)
ss
County of Douglas)
KNOW ALL PEOPLE BY THESE PRESENTS that on this 4th day of AUG 1999, before me, a Notary Public of and for said State and County, did personally appear Donald J. Kast and Lori A. Kast, who being duly sworn, did say that they are the identical persons named in the foregoing instrument and they executed said instrument freely and voluntarily.

Jean H Crawford
Notary Public, State of Oregon



4-17-2002
Expiration Date

SURVEYOR'S CERTIFICATE

I, Mark A. Heimburger, do hereby certify that have correctly surveyed and monumented with proper monuments the corners so indicated on the annexed plot and that the boundaries are properly described in Deed Reference Number 99-6165 of the Deed Records of Douglas County and more particularly described as follows:

Lot 1 of Virgeline, Douglas County, Oregon, together with that portion of vacated Curtis Lane which inured to said lot upon the vacation thereof and recorded July 28, 1978 in Book 685, Page 580, Recorder's No. 78-14620, records of Douglas County, Oregon.

Mark A. Heimburger
Mark A. Heimburger

APPROVALS

[Signature] 8-9-99
City of Roseburg, Community Development Director Date

Ronny Wan 8-30-99
Douglas County Surveyor Date

I hereby certify that all taxes and special assessments or other charges required by law, have been paid.

Douglas County Tax Collector *Ron Northrup* Date 9/13/99

Filed this 14th day of SEPTEMBER 99-23276 11:34 A.M. of 1999

DOYLE SHAVER JR., *Shirley Bennett*
Douglas County Clerk BY DEPUTY

[Signature]
City of Roseburg, Public Works Director



8-26-99
Date 99-23276

Sheet 1 of 1

PARTITION PLAT
that parcel described in Deed Ref. #99-6165
NE1/4, Section 13, Township 37 South, Range 6 West, W.M.
City of Roseburg, Douglas County, Oregon
July 1999

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Mark A. Heimburger
OREGON
JULY 16, 1987
MARK A. HEIMBURGER
2287

EXPIRES JUNE 30, 2001

FOR: Don Kast
2805 Cabrillo
Roseburg, Oregon 97470

Land Mark
SURVEYING & DEVELOPMENT
727 SE Cass Ave., Suite 415
Roseburg, Oregon 97470
Tel (541) 677-9400
Fax (541) 677-9401

- Legend:**
- Found 5/8" iron rod unless noted
 - Found 3/4" iron pipe unless noted
 - Set 5/8" x 30" iron rod w/ plastic cap marked "LANDMARK PLS 2287"
 - Computed point, nothing set or found

NARRATIVE

The purpose of this survey is to partition the property described in Deed Reference Number 99-6165 into two parcels in conformance with City of Roseburg, Planning File Number P-99-6.

The exterior Boundary was established using the found monuments as shown. The north line of the property (centerline of vacated Curtis Lane) was determined using the found monuments. The north line of Lot 1 was set at record right of way width from the centerline. The northwest corner of Lot 1, Virgeline Subdivision was set at record distance from the calculated northwest corner of Lot 2, Block B, Curtis Tracts and at record right of way width of Curtis Lane.

The southwest corner of Lot 1, Virgeline Subdivision was calculated at proportionate distance between the southwest corner of Lot 2 and the found 1/2" iron pipe at the northeast corner of Lot 7.

99-23276

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N00°17'19"E 149.68'
<S00°12'30"W 150.00>

HICKS STREET
R/W Varies

N00°12'30"E 256.07'
BASIS OF BEARINGS PER VOL. 7, PG. 57, PLAT RECORDS

S.E. Cor.
Lot 5