

ECHO BEND ESTATES

A SUBDIVISION IN D.L.C. #1, T. 26 S., R. 5 W. W.M.
JAMES W. BYRON, REG. PROFESSIONAL LAND SURVEYOR
SCALE 1" = 200'

CERTIFICATE OF SURVEYOR

STATE OF OREGON }
COUNTY OF DOUGLAS } SS
I, JAMES W. BYRON, BEING FIRST DULY SWORN, DEPOSE AND SAY THAT I HAVE CORRECTLY SURVEYED AND MARKED WITH PROPER MONUMENTS THE LANDS DELINEATED ON THE ANNEXED PLAT, OF WHICH THE FOLLOWING IS A TRUE AND CORRECT DESCRIPTION: BEGINNING AT THE INITIAL POINT, A 2" IRON PIPE SET IN THE SOUTH WESTERLY RIGHT OF WAY LINE OF COUNTY ROAD NO. 200, FROM WHICH THE NORTHEAST CORNER OF D.L.C. NO. 41 BEARS N 1° 21' 10" E 2605.31'; THENCE ALONG A CURVE TO THE LEFT, THE LONG CHORD OF WHICH BEARS S. 23° 21' 15" W. 183.15' TO A 3/4" IRON ROD; THENCE S. 0° 13' E. 173.03' TO A 3/4" IRON ROD; THENCE ALONG A CURVE TO THE RIGHT, THE LONG CHORD OF WHICH BEARS S. 8° 50' W. 99.51' TO A 3/4" IRON ROD; THENCE S. 72° 05' E. 188.3' TO A 3/4" IRON ROD IN THE EAST LINE OF D.L.C. NO. 41; THENCE S. 0° 13' E. 387.66' ALONG SAID D.L.C. LINE TO A 3/4" IRON ROD; THENCE CONTINUING S. 0° 13' E. 50.0' TO THE LOW BANK OF THE NORTH UMPQUA RIVER; THENCE ALONG THE LOW BANK OF SAID RIVER THE FOLLOWING COURSES AND DISTANCES: S 69° 03' 50" W. 493.16', S 84° 40' 50" W. 875.37', N 77° 50' 10" W. 398.43', N 57° 00' 30" W. 173.64', N 17° 24' 10" W. 286.83', N 27° 42' W. 312.53', N 17° 50' 50" E. 271.39' AND N 8° 32' 40" W. 345.53'; THENCE EAST 69.21' TO A 3/4" IRON ROD; THENCE CONTINUING EAST 331.23' TO A 3/4" IRON ROD; THENCE S. 7° 08' 30" E. 505.16' TO A 3/4" IRON ROD; THENCE ALONG A CURVE TO THE LEFT, THE LONG CHORD OF WHICH BEARS S. 54° 54' 30" E. 662.66' TO A 3/4" IRON ROD; THENCE N. 77° 19' 30" E. 670.45' TO A 3/4" IRON ROD; THENCE ALONG A CURVE TO THE LEFT, THE LONG CHORD OF WHICH BEARS N. 38° 33' 15" E. 321.24' TO A 3/4" IRON ROD; THENCE N. 0° 13' W. 173.03' TO A 3/4" IRON ROD; THENCE ALONG A CURVE TO THE RIGHT, THE LONG CHORD OF WHICH BEARS N. 23° 21' 15" E. 230.72' TO A 3/4" IRON ROD IN THE SOUTH WESTERLY RIGHT OF WAY LINE OF SAID COUNTY ROAD NO. 200; THENCE S. 43° 04' 30" E. 60.0' TO THE POINT OF BEGINNING. CONTAINING 29.32 ACRES IN D.L.C. #1 T. 26 S., R. 5 W. W.M.

James W. Byron
JAMES W. BYRON
REG. PROF. LAND SURVEYOR, NO. 303

James W. Byron

SUBSCRIBED AND SWORN TO BEFORE ME THIS 15th DAY OF December 1960.

Chas Doerner
CHAS. DOERNER
COUNTY CLERK

DEDICATION

KNOW ALL MEN BY THESE PRESENTS, THAT WE R. H. FRANKS AND WINNIFRED M. FRANKS, HIS WIFE, OWNERS OF THE LAND REPRESENTED AND DESCRIBED ON THE ANNEXED PLAT, HAVE CAUSED THE SAME TO BE SURVEYED AND PLATED BY THE NAME OF "ECHO BEND ESTATES"; AND WE HEREBY DEDICATE TO THE USE OF THE PUBLIC FOREVER, THE STREETS SHOWN THEREON.
IN TESTIMONY WHEREOF THE SAID R. H. FRANKS AND WINNIFRED M. FRANKS HAVE HEREUNTO SET THEIR HANDS THIS 15th DAY OF December 1960.

R. H. Franks
R. H. FRANKS

Winnifred M. Franks
WINNIFRED M. FRANKS

STATE OF OREGON }
COUNTY OF DOUGLAS } SS
ON THE 15th DAY OF December 1960, BEFORE ME APPEARED R. H. FRANKS AND WINNIFRED M. FRANKS TO ME PERSONALLY KNOWN, WHO BEING DULY SWORN, DID SAY THAT THEY ARE THE LAWFUL OWNERS OF THE TRACT OF LAND DELINEATED ON THE ANNEXED PLAT, AND THAT THEY DO HEREBY ACKNOWLEDGE THAT THEY SIGNED THE ACCOMPANYING DEDICATION AS THEIR FREE AND VOLUNTARY ACT AND DEED.
IN TESTIMONY WHEREOF I HAVE HEREUNTO SET MY HAND AND AFFIXED MY OFFICIAL SEAL THIS DAY AND YEAR ABOVE WRITTEN.

NOTE: ALL LOTS IN THIS SUBDIVISION ARE SUBJECT TO PROTECTIVE COVENANTS ON FILE IN THE OFFICE OF THE COUNTY CLERK IN VOL. 299 D. R., PAGE 127 DOUGLAS COUNTY OREGON.

Chas Doerner
COUNTY CLERK

FILED March 25 1961

COUNTY CLERK

Permit No. 44618

Permit No. 33438

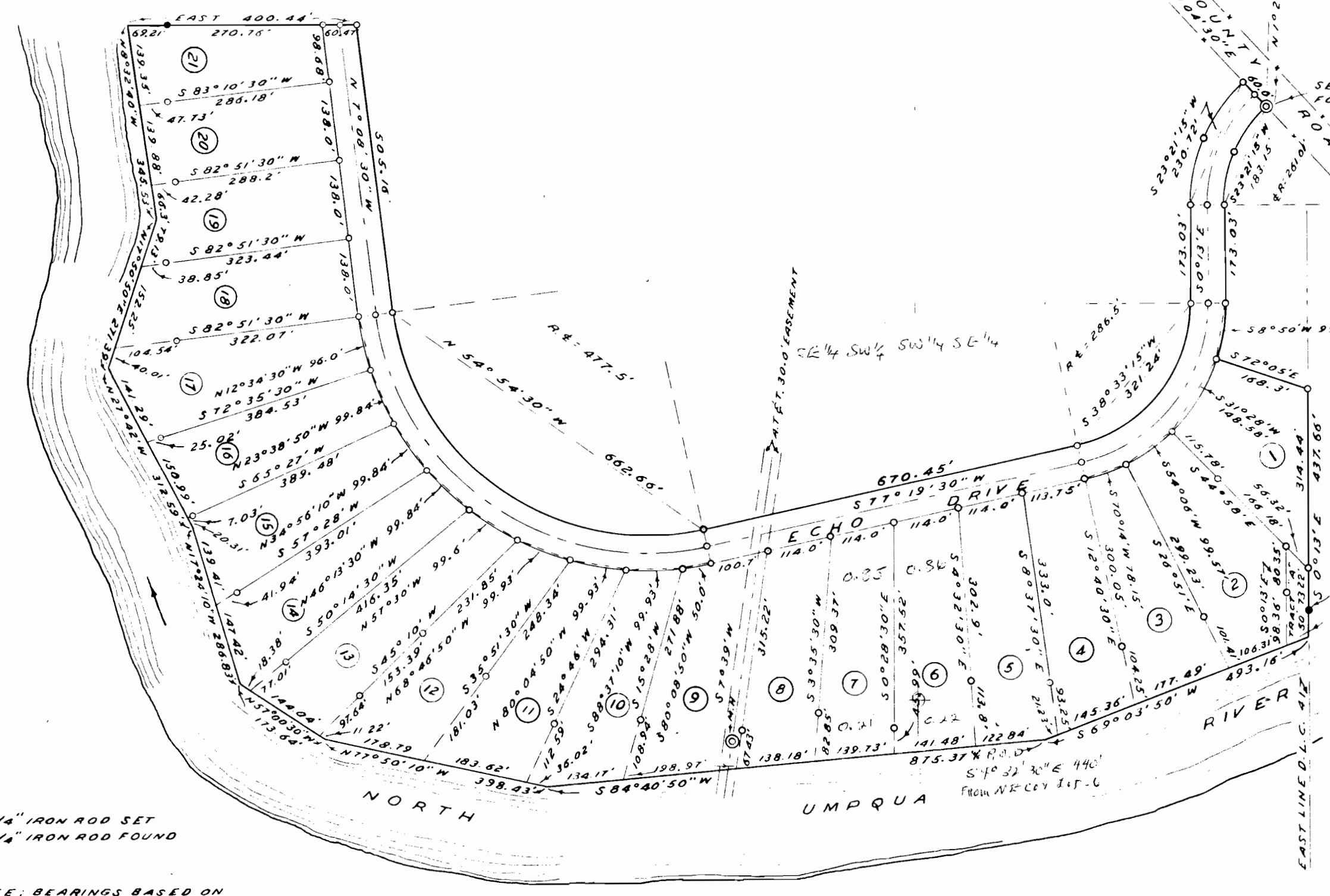
APPROVALS

BY ORDER OF THE COUNTY COURT
APPROVED Jan 30 1961
W. E. Jackson
COUNTY JUDGE
Ray S. ...
COMMISSIONER

BY ORDER OF THE COUNTY PLANNING COMMISSION
APPROVED Jan 26 1961
...
CHAIRMAN
...
SECRETARY

APPROVED January 27 1961
...
COUNTY ASSESSOR

APPROVED Dec 15th 1960
Fred M. Daily
COUNTY SURVEYOR



○ = 3/4" IRON ROD SET
● = 3/4" IRON ROD FOUND

NOTE: BEARINGS BASED ON S 0° 13' E TRUE, PER C S FILE 52/54.

STATE OF OREGON }
COUNTY OF DOUGLAS } SS
I, CHAS. DOERNER, COUNTY CLERK OF DOUGLAS COUNTY OREGON, DO HEREBY CERTIFY THAT THE WITHIN COPY OF PLAY HAS BEEN BY ME COMPARED WITH THE ORIGINAL THEREOF AND THAT IT IS AN EXACT COPY OF THE WHOLE THEREOF AS THE SAME APPEARS ON FILE IN MY OFFICE AND CUSTODY.
WITNESS MY HAND AND OFFICIAL SEAL THIS 24th DAY OF March 1961.

Chas Doerner
COUNTY CLERK

STATE OF OREGON }
COUNTY OF DOUGLAS } SS
I, JAMES W. BYRON, BEING DULY SWORN, DEPOSE AND SAY UPON OATH THAT I AM THE SURVEYOR WHO MADE THE SURVEY AND PREPARED THE FINAL MAP OF "ECHO BEND ESTATES" AND THAT THE FOREGOING TRACING IS AN EXACT COPY OF THE MAP OF "ECHO BEND ESTATES"

James W. Byron
JAMES W. BYRON
REG. LAND SURVEYOR

SUBSCRIBED AND SWORN TO BEFORE ME THIS 15th DAY OF December 1960.

Chas Doerner
COUNTY CLERK