

LEGEND

- BRASS CAP
- FND 5/8" IR W/ YPC MARKED "BRANCH ENG INC.", UNLESS OTHERWISE NOTED
- SET 5/8"x30" IR W/ YPC MARKED "PLS 655"
- FND 5/8" IR W/ YPC MARKED "BRANCH ENG INC.", UNLESS OTHERWISE NOTED, DESTROYED, RESET 5/8"x30" IR W/ YPC MARKED "PLS 655"
- ◆ SET 5/8"x30" IR POST MONUMENTED W/ YPC MARKED "PLS 655"
- NOTHING FOUND, NOTHING SET
- BOUNDARY LINE
- ADJACENT PROPERTY LINE
- LOT LINES
- CENTERLINE
- - - 10' PUBLIC UTILITY & PRIVATE SLOPE EASEMENT
- - - PRIVATE SLOPE EASEMENT
- IR IRON ROD
- IP IRON PIPE
- FND FOUND
- YPC YELLOW PLASTIC CAP
- CSF COUNTY SURVEY FILE
- LCODR LANE COUNTY OREGON DEED RECORDS
- LPPN LAND PARTITION PLAT NUMBER
- PUE PUBLIC UTILITY EASEMENT
- PRUE PRIVATE UTILITY EASEMENT
- Private Vegetation Setback Easement
- Tree Conservation Easement

MOUNTAINGATE 1ST ADDITION

S1/2, SECTION 34, T.17S., R.3W., W.M.
 N1/2, SECTION 3, T.18S., R.3W., W.M.
 SPRINGFIELD, LANE COUNTY, OREGON
 SURVEYED: JULY 8, 2004

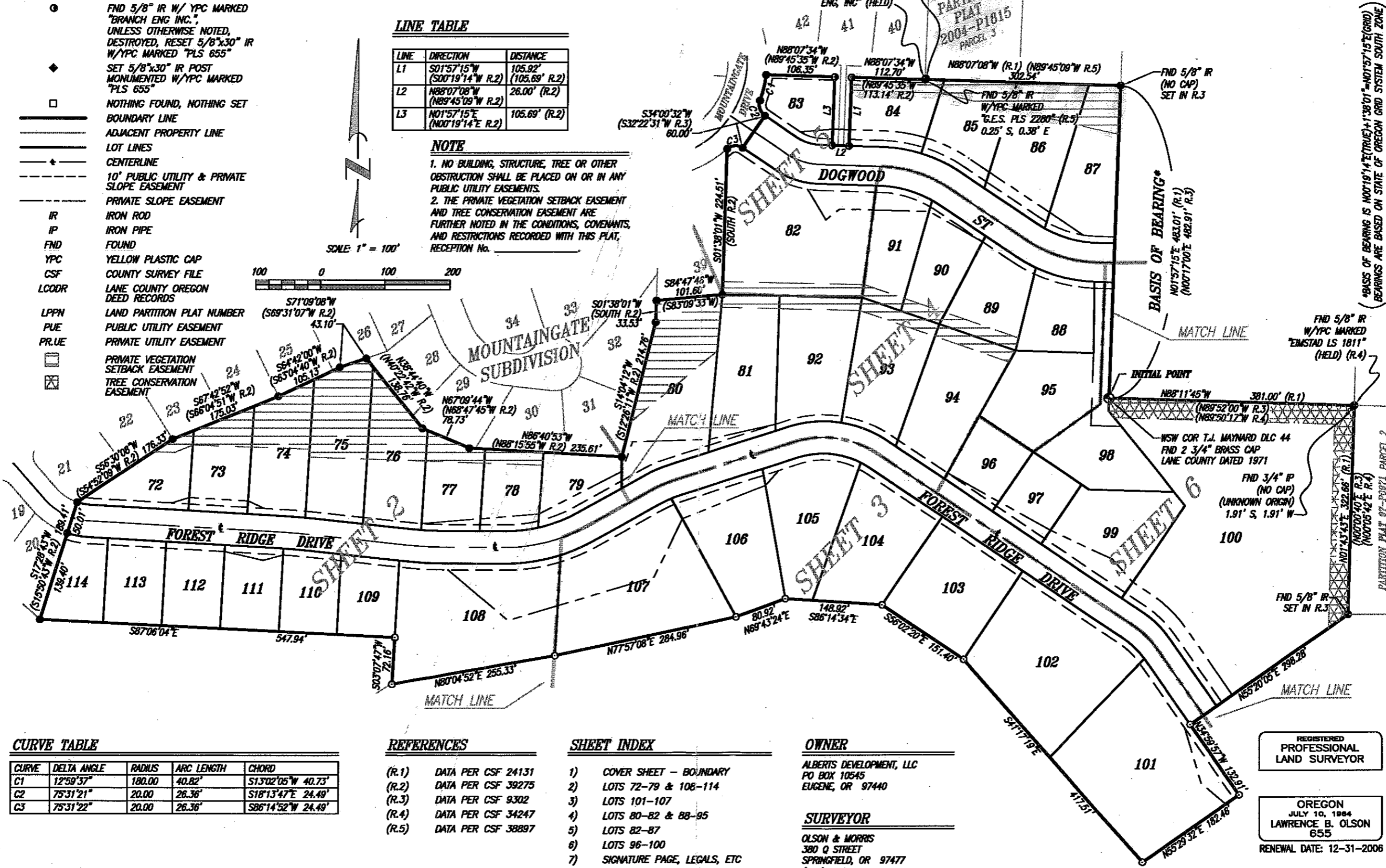
LINE TABLE

LINE	DIRECTION	DISTANCE
L1	S01°57'15"W (S00°19'14"W R.2)	105.92' (105.69' R.2)
L2	N88°07'08"W (N89°45'09"W R.2)	26.00' (R.2)
L3	N01°57'15"E (N00°19'14"E R.2)	105.69' (R.2)

NOTE

1. NO BUILDING, STRUCTURE, TREE OR OTHER OBSTRUCTION SHALL BE PLACED ON OR IN ANY PUBLIC UTILITY EASEMENTS.
2. THE PRIVATE VEGETATION SETBACK EASEMENT AND TREE CONSERVATION EASEMENT ARE FURTHER NOTED IN THE CONDITIONS, COVENANTS, AND RESTRICTIONS RECORDED WITH THIS PLAT, RECEPTION No.

SCALE: 1" = 100'



CURVE TABLE

CURVE	DELTA ANGLE	RADIUS	ARC LENGTH	CHORD
C1	12°59'37"	180.00	40.82'	S13°02'05"W 40.73'
C2	75°31'21"	20.00	26.36'	S18°13'47"E 24.49'
C3	75°31'22"	20.00	26.36'	S86°14'52"W 24.49'

REFERENCES

- (R.1) DATA PER CSF 24131
- (R.2) DATA PER CSF 39275
- (R.3) DATA PER CSF 9302
- (R.4) DATA PER CSF 34247
- (R.5) DATA PER CSF 38897

SHEET INDEX

- 1) COVER SHEET - BOUNDARY
- 2) LOTS 72-79 & 106-114
- 3) LOTS 101-107
- 4) LOTS 80-82 & 88-95
- 5) LOTS 82-87
- 6) LOTS 96-100
- 7) SIGNATURE PAGE, LEGALS, ETC

OWNER

ALBERTS DEVELOPMENT, LLC
 PO BOX 10545
 EUGENE, OR 97440

SURVEYOR

OLSON & MORRIS
 380 Q STREET
 SPRINGFIELD, OR 97477
 (541) 302-9790

REGISTERED PROFESSIONAL LAND SURVEYOR

OREGON
 JULY 10, 1984
 LAWRENCE B. OLSON
 655
 RENEWAL DATE: 12-31-2006

SUR2003-00063
 ASSESSOR'S MAP 18-02-03, PORTION OF TAX LOT 303

Q. ST. SPRINGFIELD, OR 97477 (541) 302-9790

LANE COUNTY SURVEYORS OFFICE
 C.S. FILE NO. _____
 FILING DATE _____

FND 1 1/2" IR (NO CAP) (UNKNOWN ORIGIN) 1.60' N, 1.14' E

PARTITION PLAT 2004-P1815 PARCEL 3

*BASIS OF BEARING IS N00°19'14"E (TRUE) + 1°38'01" = N01°57'15"E (GRID) BEARINGS ARE BASED ON STATE OF OREGON GRID SYSTEM SOUTH ZONE

PARTITION PLAT 07-P0871 PARCEL 2