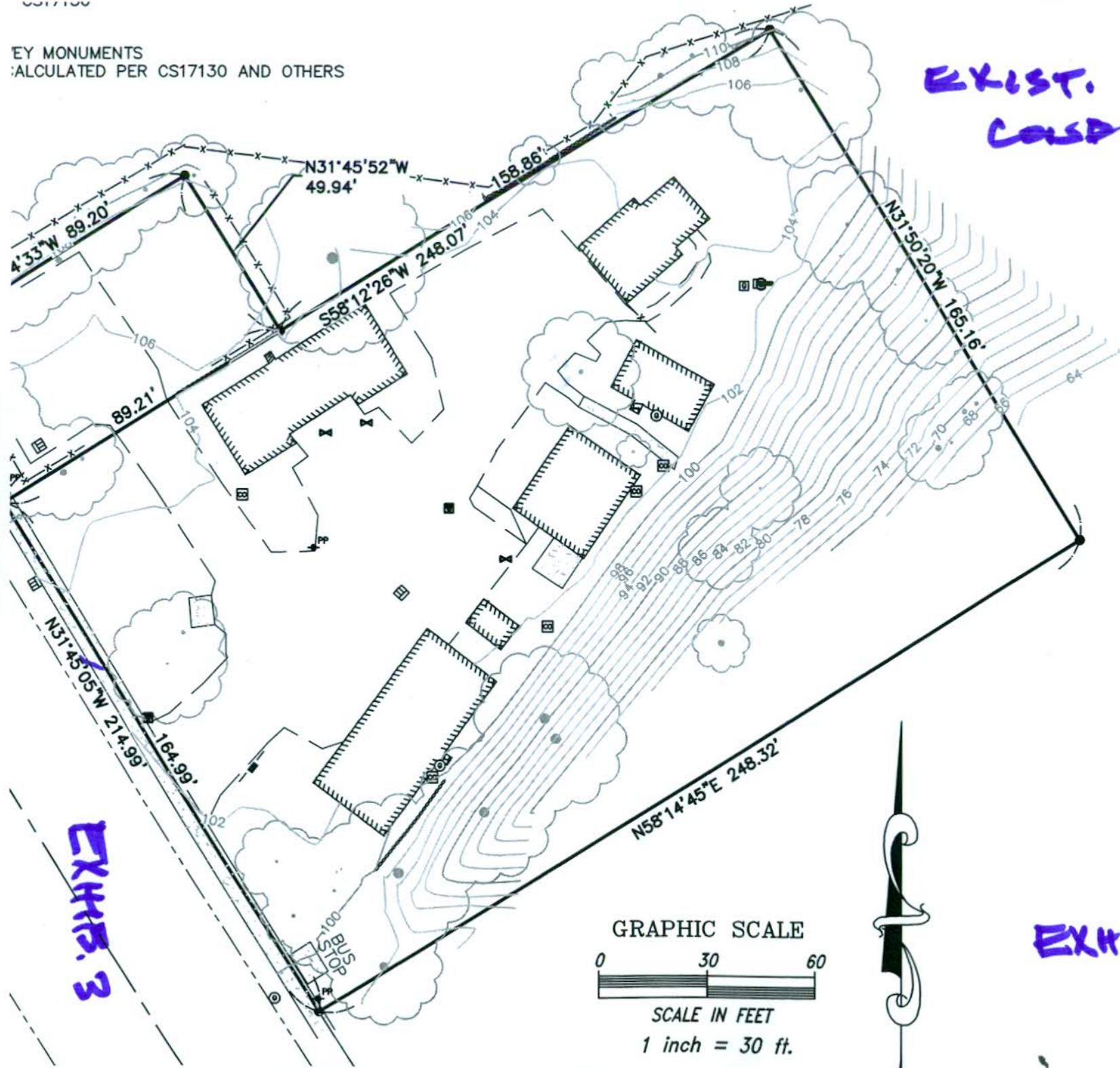


CS17130
EY MONUMENTS
CALCULATED PER CS17130 AND OTHERS

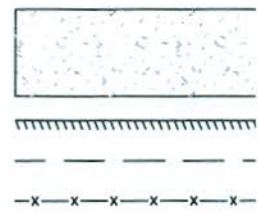
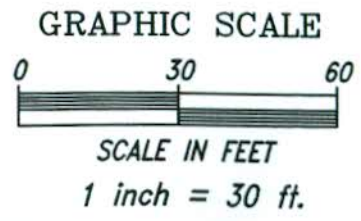
ELEV.
Elevation
9649, u

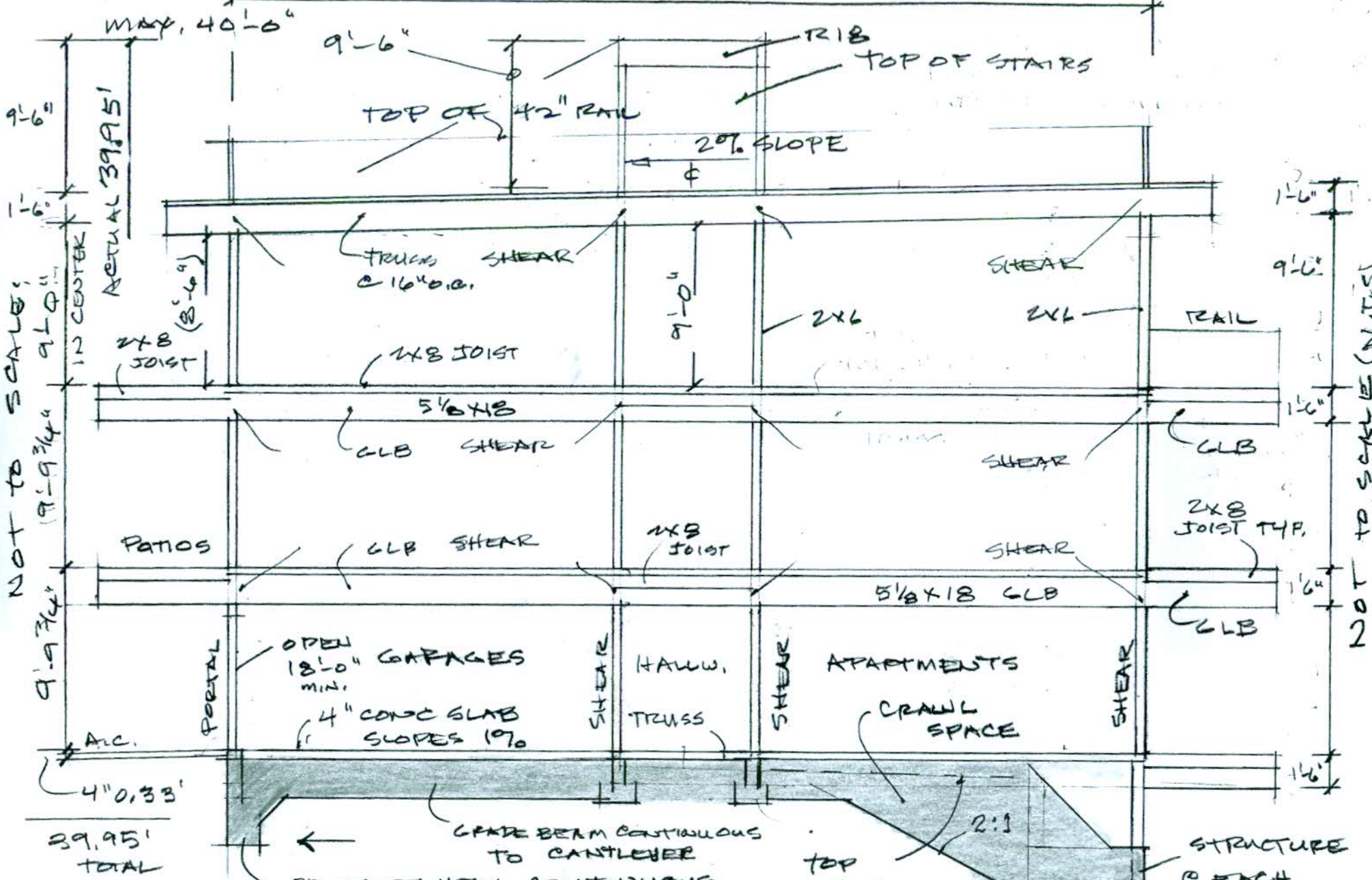
EXIST.
CONDITIONS



EXHIB. 3

EXHIB. 3





NOT TO SCALE

NOT TO SCALE (NOTES)

10
EXIST

FEIFER: CONC.

SECTION STUDY

VIEW FROM WEST

SCALE: 1/8" = 1'-0" 9/25/2021
REV. 4/4/2022

STRUCTURE @ EACH CLB 19' O.C. ±
PRESSURE HEEL
EXIST. ± SLOPE 2/2

gene@innovdc.com

From: Frederick Ulrich <fulrich@nlfr.org>
Sent: Friday, April 1, 2022 5:06 PM
To: gene@innovdc.com
Subject: RE: Rainbow Villa/ Site Study: 16 Units: 4250 SE US Highway 101, Lincoln City, Oregon

Gene,

Thank you for your patience on this.

Your drawing meets the 2019 OFC requirements for access and water supply (location of hydrants). A supervised hydrant flow test will still be needed to verify adequate water supply for the fire sprinkler system for the building.

I hope this message is satisfactory for your needs.



Frederick (Ed) Ulrich
Fire Marshal

North Lincoln Fire & Rescue
District #1

Phone: 541-996-2233
Cell: 541-921-9024
Fax: 541-996-5344
Email: fulrich@nlfr.org

Administrative Offices
Bob Everest Station 14
PO Box 200
2525 NW Highway 101
Lincoln City, OR 97367

From: gene@innovdc.com <gene@innovdc.com>
Sent: Friday, April 01, 2022 10:55 AM
To: Frederick Ulrich <fulrich@nlfr.org>
Cc: 'Shareka Sadaf' <shareka.arch03@gmail.com>; 'Shareka Sadaf' <info@fusionlodging.com>; 'Sazzadur Rahman' <sazzadur@fusionlodging.com>; 'Ashiqur Rahman' <ashiqur@fusionlodging.com>
Subject: FW: Rainbow Villa/ Site Study: 16 Units: 4250 SE US Highway 101, Lincoln City, Oregon

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you know the content is safe.

Good morning, Ed-

Thank you for your helpfulness previously.

Attached is the site plan you discussed with me previously, now drawn to scale. The 28 feet radius for the turn around has worked out well.

EXHIB. 11

Rainbow Villa : LEGAL

RECORDING REQUESTED BY:

Western

3469 NW Highway 101
Lincoln City, OR 97367



AFTER RECORDING RETURN TO:

Order No.: WT0217890-CAS
Shafiu Azam Chowdhury
13630 NW Trevino St
Portland, OR 97229

SEND TAX STATEMENTS TO:

Shafiu Azam Chowdhury
13630 NW Trevino St
Portland, OR 97229

APN: R245476
R247956
Map: 07-11-27-CA-00600
07-11-27-CA-00700

Lincoln County, Oregon		2021-08490
08/30/2021 03:32:01 PM		
DCC WD	Cnt=1 Pgs=4 Sln=12	
\$20.00 \$11.00 \$10.00 \$60.00 \$7.00		\$108.00
<small>I, Dana W. Jenkins, County Clerk, do hereby certify that the within instrument was recorded in the Lincoln County Book of Records on the above date and time. With this my hand and seal of said office affixed.</small>		
 Dana W. Jenkins, Lincoln County Clerk		

SPACE ABOVE THIS LINE FOR RECORDER'S USE

STATUTORY WARRANTY DEED

Kathleen Johnson Roff, Trustee of The Kathleen Johnson Roff Living Trust, dated June 19, 2016, Grantor, conveys and warrants to Shafiu Azam Chowdhury, as an undivided 40% interest and Bashir Uddin Mahmud, as an undivided 15% interest and Farzana Forhad, as an undivided 20% interest and Sazzadur Rahman, as an undivided 25% interest, Grantee, the following described real property, free and clear of encumbrances except as specifically set forth below, situated in the County of Lincoln, State of Oregon:

PARCEL I:

That portion of Section 27, Township 7 South, Range 11 West, Willamette Meridian, described as follows:

Beginning at a point that is North 1855.2 feet and East 404.2 feet from the 1/32 section corner that is set 660 feet West from the quarter section corner between Sections 27 and 34, Township 7 South, Range 11 West, Willamette Meridian; thence North 34° 15' west 45 feet to the most Westerly corner of the McCready tract described in Deed recorded in Book 108, page 617, Deed Records, which corner is the true point of beginning of the tract herein to be described; thence North 34° 15' West along the Easterly right of way line of the Oregon Coast Highway 165 feet, more or less, to the most Southerly corner of the Currier tract described in Deed recorded in Book 114, page 325, Deed Records; thence North 55° 45' East along the Southerly line of said Currier tract and along the Southerly line of Rogen tract, 259.40 feet; thence South 34° 15' East, 165 feet to the Northerly line of aforesaid McCready tract; thence South 55° 45' West along said Northerly line, 259.46 feet, more or less, to the true point of beginning.

PARCEL II:

That portion of Section 27, Township 7 South, Range 11 West, Willamette Meridian, described as follows:

Beginning at a point 2016.4 feet North and 295.6 feet East of the 1/32 corner which is 660 feet West of the quarter corner between Sections 27 and 34, Township 7 South, Range 11 West, Willamette Meridian, in Lincoln County, Oregon, which is an iron pipe; thence North 34° 15' West 15 feet to the true point of beginning of this tract; thence North 34° 15' West 50 feet; thence North 55° 45' East 100 feet; thence South 34° 15' East 50 feet; thence South 55° 45' West 100 feet to the place of beginning.

EXMB 12

LAND MARKERS SURVEYING
 4068 HUDSON AVE. NE
 SALEM, OR 97301
 OFFICE (503) 581-0911

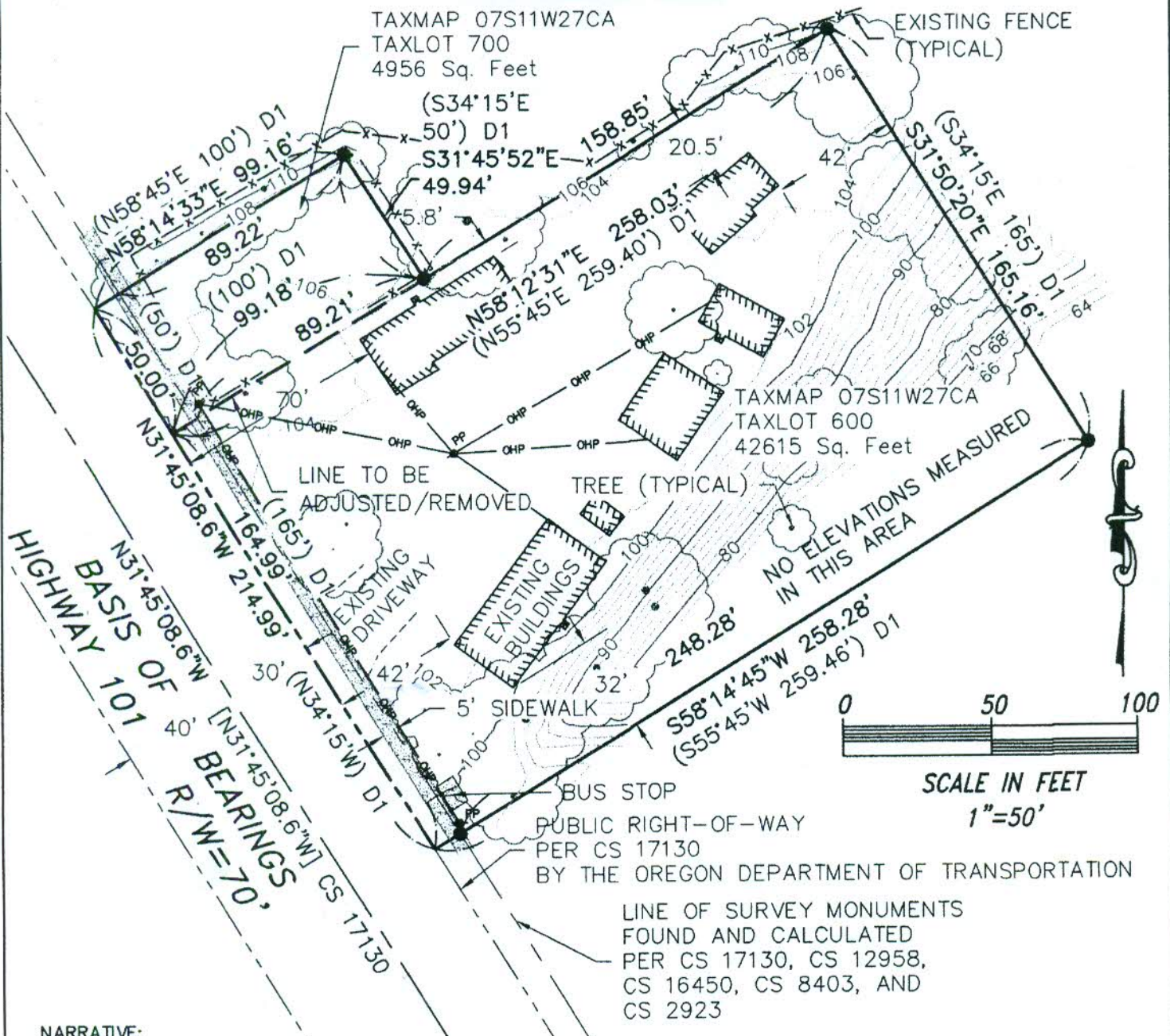


SITE PLAN

PREPARED FOR: GENE PFEIFER JOB #22-003

DATE: MARCH 16, 2022

LOCATED IN THE SOUTHWEST QUARTER OF SECTION 27,
 TOWNSHIP 7 SOUTH, RANGE 11 WEST, WILLAMETTE MERIDIAN,
 LINCOLN CITY, LINCOLN COUNTY, OREGON



NARRATIVE:

The purpose of this map is to illustrate a proposed property line adjustment on that property described in Document 2021-08790. No monuments were set for this map. Basis of Bearing for this project was from said Lincoln County Survey 17130. Book 75, Page 59, Lincoln County Deed Records notes a Water Main easement with no description of location.

LEGEND:

- R/W - RIGHT OF WAY
- D1 - DOCUMENT 2021-08790, LINCOLN COUNTY DEED RECORDS
- CS - LINCOLN COUNTY SURVEY
- - FOUND SURVEY MONUMENT
- OHP - OVER HEAD POWER LINE
- PP - POWER POLE

NOTE:

ALL BOUNDARY INFORMATION SHOWN HEREON IS RECORD INFORMATION FROM DOCUMENT 2021-08790

REGISTERED
 PROFESSIONAL
 LAND SURVEYOR

Troy E. Petersen

OREGON
 JANUARY 10, 2006
 TROY E. PETERSEN
 61408

SIGNED: 03/18/22

EXPIRES: 12/31/22

EXHIB. 13