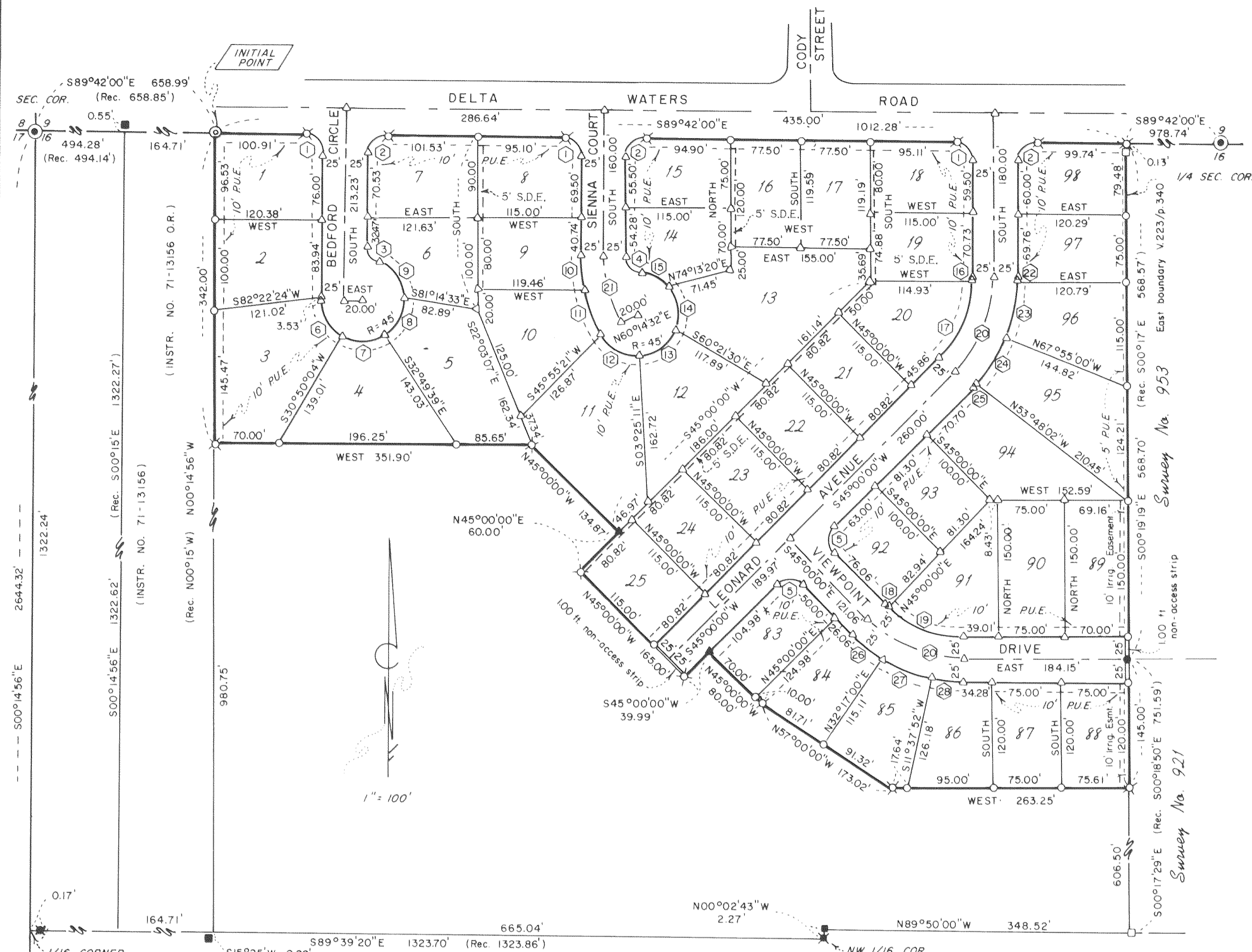


ROYAL GREENS ESTATES UNIT I

LOCATED IN NORTHWEST 1/4 of SECTION 16, T.37S., R.1W., W.M. CITY OF MEDFORD, JACKSON COUNTY, OREGON



DEDICATION

KNOW ALL MEN BY THESE PRESENTS, that we, W. L. Moore, Noel A. Moore, and Charles C. DeCarlow, dba W. L. Moore Construction Co., are the owners in fee simple of the land hereon described and that we have subdivided the same into lots and streets as shown hereon, and the number of the lots and length and bearing of all lines are plainly set forth, and that this is a correct representation of the said subdivision and we do hereby dedicate to the public for public use all streets shown hereon, together with all easements as shown hereon, and we do hereby designate said subdivision as ROYAL GREENS ESTATES, UNIT 1.

We hereby grant to the City of Medford in fee simple those areas portrayed and designated hereon as 1-foot nonaccess strips. By its approval of this plat, the said City of Medford undertakes that, upon approved dedication of the extension of the affected street, it will dedicate the 1-foot nonaccess strip for public street purposes.

IN WITNESS WHEREOF, we have hereunto set our hands and seals this 24th day of OCTOBER, 1986.

Signatures of W. L. Moore, Noel A. Moore, and Charles C. DeCarlow.

STATE OF OREGON ) ss. County of Jackson)

Personally appeared the above named W. L. Moore, Noel A. Moore, and Charles C. DeCarlow and acknowledged the foregoing instrument to be their voluntary act and deed.

Notary Public - Oregon: Cheryl A. Ferns, My Commission Expires 12-23-89

STATE OF OREGON ) ss. County of Jackson)

CERTIFICATION

I, Roger R. Roberts, a duly Registered Surveyor of the State of Oregon, being first duly sworn, do hereby certify that I have correctly surveyed and marked with the proper monuments as provided by law the tract of land hereon shown and the said plat is a correct representation of the same, and the following is an accurate description of the boundary lines:

Commencing at the brass disk marking the northwest corner of Section 16 in Township 37 South, Range 1 West of the Willamette Meridian in Jackson County, Oregon; thence, along the north boundary of said Section 16, South 89°42'00" East 658.99 feet (record 658.85 feet) to the northeast corner of that tract described in Instrument No. 71-13156 of the Official Records of said Jackson County, said point now marked with a brass disk monument set in concrete for the INITIAL POINT OF BEGINNING of Royal Greens Estates Subdivision; thence continuing along the north boundary of said Section 16, South 89°42'00" East 1012.28 feet to the east boundary of that tract described in Volume 223, Page 340 of the Deed Records of said Jackson County; thence South 00°19'19" East 568.70 feet (record South 00°17' East 568.57 feet); thence South 00°17'29" East (record South 00°18'50" East) 145.00 feet; thence West 263.25 feet; thence North 57°00'00" West 173.02 feet; thence North 45°00'00" West 80.00 feet; thence South 45°00'00" West 39.99 feet; thence North 45°00'00" West 165.00 feet; thence North 45°00'00" East 60.00 feet; thence North 45°00'00" West 134.87 feet; thence West 351.90 feet to the east boundary of that tract described in Instrument No. 71-13156 of the Official Records of said Jackson County; thence along the east boundary of said described tract North 00°14'56" West (record North 00°15' West) 342.00 feet to the point of beginning.

Subscribed and sworn to before me this 28th day of OCTOBER, 1986.

Notary Public - Oregon: Cheryl A. Ferns, My Commission Expires 12-23-89

REGISTERED PROFESSIONAL LAND SURVEYOR

Notary Public - Oregon: Roger R. Roberts, 1656

HOFFBUHR and ASSOCIATES, INC. 219 NORTH OAKDALE MEDFORD, OREGON BY: Roger R. Roberts RPLS No. 1656 SCALE: 1"=100' June 30, 1986 BEARING BASE: Survey No. 830

CURVE DATA

Table with 5 columns: NO., DELTA, RADIUS, LENGTH, CHORD. Contains 28 rows of curve data for the subdivision.

- Legend for monuments and symbols: Set 5/8"x24" iron pin w/plastic cap marked "R. ROBERTS LS 1656", Found Jackson County brass disk, Found 3/4" iron bolt, Found 3/4" iron pipe, Found 1" iron pipe, Found 2" iron pipe, Deferred monument, S.D.E. = Surface drainage easement, PUE = Easement for public utilities, drainage, cable television, and sanitary sewer construction and maintenance.

All monuments will be set or reset no later than July 30, 1987.

Signature of Roger R. Roberts, Surveyor

All monuments are now set or reset, see Document No. 87-04053 of Official Records this 30th day of March, 1987.

I certify that, pursuant to authority granted to us by the Medford Planning Commission in open meeting of Nov 13, 1986 the above plat is hereby approved by the Medford Planning Commission. Dated this 13th day of November, 1986.

Signature of Gerald W. Burns, President

Signature of Secretary

For order of the County Court approving this plat see Volume \_\_\_\_\_, page \_\_\_\_\_ of County Commissioners Journal of Proceedings.

Signature of Jay A. Ramites, Deputy

Signature of Kathleen S. Beckett, County Clerk

Filed for record this the 26 day of November, 1986 at 2:43 o'clock P.M. and recorded in Volume 70 of plats at page 70 of Records of Jackson County, Oregon.

Signature of Jay A. Ramites, Deputy

Signature of Kathleen S. Beckett, County Clerk

I certify this plat to be an exact photocopy of the original

Signature of Roger R. Roberts, SURVEYOR

RECEIVED stamp: Date 11/24/86 By SC. This survey consists of: 1 sheet(s) Map, 1 page(s) Narrative. JACKSON COUNTY SURVEYOR

Examined and approved by the Medford Irrigation District in regular session this 4th day of November, 1986.

Signature of Harold Compton, President

Signature of Rene Whitehead, Secretary

Examined and approved this 6th day of NOV., 1986.

Signature of Linda McBeach, City Surveyor

Signature of Don Wark, City Engineer

Examined and approved as required by O.R.S. 92.100 as of November 11, 1986.

Signature of Michael K. Olney, Assessor, Department of Assessment

All taxes, fees, assessments or other charges as required by O.R.S. 94.036 have been paid as of Nov. 17, 1986.

Signature of Carlene M. Mansano, Tax Collector

SURVEY NO. 10739SURVEY NARRATIVE TO COMPLY WITH PARAGRAPH 209.250  
OREGON REVISED STATUTES

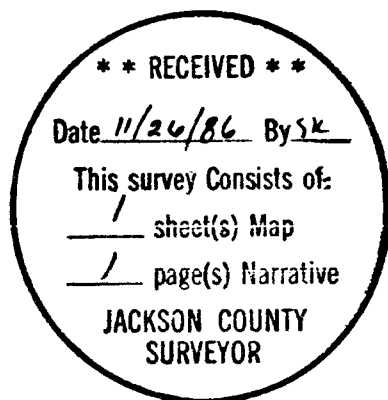
SURVEY FOR: W.L. Moore Construction Co.  
232 Mariposa Terrace  
Medford, Oregon

LOCATION: Northwest quarter of Section 16, Township 37  
South, Range 1 West, W.M., City of Medford,  
Jackson County, Oregon

PURPOSE: Subdivision development: ROYAL GREENS ESTATES,  
UNIT 1

PROCEDURE: The north boundary of Section 16, being the north  
boundary of the subject tract, was used as the basis  
of bearings as shown on Survey 830. The west  
boundary (as described in Instrument No. 86-03443 of  
the Official Records) was determined by the boundary  
of the adjoining tract as described in Instr. No. 71-  
13156. For this reason the line was held parallel  
with the west boundary of Section 16, rather than  
holding the position of the 3/4" diameter iron pipe  
found near the southeast corner of that tract  
described in Instr. No. 71-13156.

The east boundary was determined by deed call to  
the east boundary of that tract described in Volume  
223, Page 340 of the Deed Records. This had  
previously been monumented, as detailed in the  
narrative of Survey 953. These monuments were found  
and held to determine that portion of the east  
boundary. The remainder of the east boundary was  
held as determined in Survey 921.



*Roger R. Roberts*



Roger R. Roberts  
Hoffbuhr & Associates, Inc.  
219 North Oakdale Avenue  
Medford, Oregon 97502

June 30, 1986  
[86-006]

37 1W 16 TL 500