

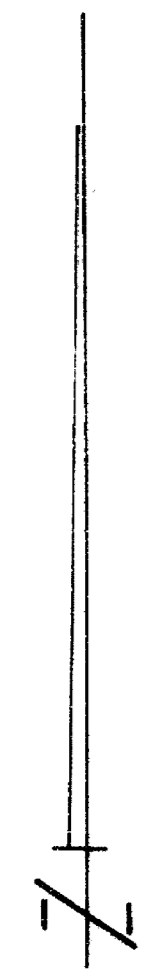
MAJOR LAND PARTITION

LOCATED IN THE NW 1/4 OF SECTION 3, T.37S.,R.1W.,W.M. JACKSON COUNTY, OREGON

DATE
FEBRUARY 22, 1988

SURVEY FOR
TOM SPATZ
4419 GRANT ROAD
CENTRAL POINT, OREGON

SURVEY BY
BOYDEN SURVEYORS
108 MISTLETOE STREET
MEDFORD, OREGON



PROFESSIONAL
LAND SURVEYOR
Ya. O. Kavan

** RECEIVED **
Date 4-19-88 By SK
This survey consists of:
1 sheet(s) Map
2 page(s) Narrative
JACKSON COUNTY
SURVEYOR

SCALE: 1" = 100'

BASIS OF BEARINGS
FILED SURVEY No. 9703

LEGEND

- FOUND 5/8" REBAR WITH PLASTIC CAP (JACKSON COUNTY DEPT. OF PUBLIC WORKS)
- ✗ FOUND MONUMENT AS INDICATED
- SET 5/8" X 24" REBAR WITH PLASTIC CAP MARKED "KAISER R.L.S. 803"
- ✗ SET 3/4" X 36" GALV. IRON PIPE WITH 2 1/2" BR. CAP (SEE NARRATIVE FOR CAP MARKINGS AND AND CORNER REFERENCES)

APPROVAL

APPROVED BY THE JACKSON COUNTY DEPARTMENT OF PLANNING AND DEVELOPMENT (FILE No. 87-S-MJP)

BY *[Signature]* DATE 4-6-88

RECORDERS CERTIFICATE

FILED FOR RECORD THIS THE 19 DAY OF April 1988 AT 3:55 O'CLOCK P.M. AND RECORDED IN VOLUME 3, PAGE 3 OF MAJOR LAND PARTITIONS IN JACKSON COUNTY, OREGON.

COUNTY CLERK: Matthew S. [Signature] DEPUTY: [Signature]

WATER RIGHT STATEMENT

INSTRUMENT No. 88-0222 OFFICIAL RECORDS STA. 212+79.74

I HEREBY CERTIFY THAT THIS IS A PHOTOCOPIY OF THE ORIGINAL PLAT
Ya. O. Kavan
SURVEYOR

1/4 COR.
FD. BR. DISK IN CONC.
FL. WITH PAVEMENT
(C.S. RE-ESTAB.)

PARCEL No. 1
36.00 Ac. ±

PARCEL No. 2
3.00 Ac. ±

DECLARATIONS

1. PARCEL No. 1, AT THE TIME OF RECORDING OF THE FINAL MAP, HAS NOT BEEN SHOWN TO BE SUITABLE FOR DEVELOPMENT AND WILL REQUIRE, AT THE MINIMUM, THE PROVISION OF SEWAGE DISPOSAL FACILITIES, PRIOR TO THE ISSUANCE OF A BUILDING OR MOBILE HOME SET-UP PERMIT BY THE JACKSON COUNTY DEPARTMENT OF PLANNING AND DEVELOPMENT.

2. PARCEL No. 2, AT THE TIME OF RECORDING OF THE FINAL MAP, HAS NOT BEEN SHOWN TO BE SUITABLE FOR DEVELOPMENT AND WILL REQUIRE, AT THE MINIMUM, THE PROVISION OF A POTABLE WATER SUPPLY PRIOR TO THE ISSUANCE OF BUILDING OR MOBILE HOME SET-UP PERMIT BY THE JACKSON COUNTY DEPARTMENT OF PLANNING AND DEVELOPMENT.

PARCEL No. 1 HAS CITY OF MEDFORD WATER AVAILABLE AND SERVICING THE FARM WORKERS QUARTERS.

FOOTHILL ROAD PER INST. No. 85-08951 O.R.

M.I.D. CANAL

PRIVATE ROAD

CURVE DATA

①	②	③	④
Δ = 73°30'59"	110°20'35"	45°28'59"	51°46'58"
E. R = 50.00'	30.00'	80.00'	50.00'
E. L = 64.14'	57.78'	63.51'	45.19'
E. T = 37.338'	43.119'	33.933'	24.269'

1115.

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but also that same was considered within the limits of positional tolerance. This matter was further discussed with the surveyor signing Filed Survey No. 8202 to determine if additional pertinent data might favor the position as calculated (but not monumented) on Filed Survey No. 8202. From this control, the position for the NW 1/16 corner was computed and monumented with a 3/4" x 36" galvanized iron pipe set 36" in the ground with a 2 1/2" br. cap marked:

R.L.S. 803

NW 1/16 • S3

1988

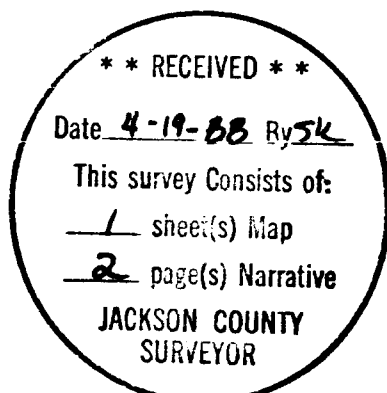
From which:

A 7" W.O. scribed "NW 1/16 S3-BT" bears North 45° 03' West, 55.9 feet to the face of the lower blaze.

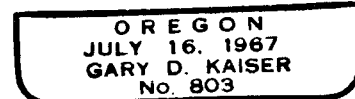
A 7" W.O. scribed "NW 1/16 S3-BT" bears North 29° 09' East, 58.5 feet to the face of the lower blaze.

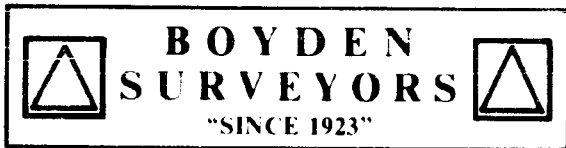
The Easterly right-of-way line of Foothill (County) Road was located per found monuments set on a survey in progress by the Jackson County Department of Public Works. Also see Foothill Road Bargain and Sale Deed, Instrument No 85-08951 O.R., which apparently does not clarify the Westerly right-of-way line of Foothill Road.

The private road and Parcel No. 2 boundaries were located consistent with the approved tentative plat and monumented as shown on the annexed map.



Gary D. Kaiser





MARK E. BOYDEN
RPLS ORE 281

108 MISTLETOE ST., MEDFORD, OREGON 97501
PHONE (503) 773-6000

GARY D. KAISER
RPLS ORE 803

page 1 of 2

SURVEY NO. 1115

SURVEY NARRATIVE TO COMPLY WITH O.R.S. 209.250

SURVEY FOR: TOM SPATZ
4419 Grant Road
Central Point, Oregon

SURVEY BY: BOYDEN SURVEYORS
108 Mistletoe Street
Medford, Oregon

LOCATION: NW ¼ of Section 3, T.37S., R.1W., W.M.,
Jackson County, Oregon.

BASIS OF BEARINGS: Filed Survey No. 9703

DATE: February 27, 1988

PURPOSE: 1. To monument the Southerly boundary of
Parcel No. 1, the boundaries of Parcel
No. 2 and the private road of an approved
Major Land Partition (see County File No.
7-5-MJP).

2. Also to describe Parcel No.s 1 and 2
and the private road.

PROCEDURE:

Ran E.D.M. control traverses around the subject tract and around the NW ¼ of Section 3. Corners re-established by, and of record in, the County Surveyor's Office were found set for the North and West quarter corners and the NW corner of Section 3. Found the 5/8" rebar with plastic cap set for the West 1/16 corner common to said Section 3 and Section 34, T.36S., R.1W., set on Filed Survey No. 9703. We find two positions of record for the center ¼ corner. A 1¼" iron pipe set on Filed Survey No. 2244, which is described in the narrative of said Survey No. 2244 as being set at the theoretical position indicated on Filed Survey No. 1661, and a theoretical position 0.28' South and 0.18' West from said 1¼" pipe used on Filed Survey No. 8202. The 1¼" iron pipe was utilized for corner not only because of its seniority,