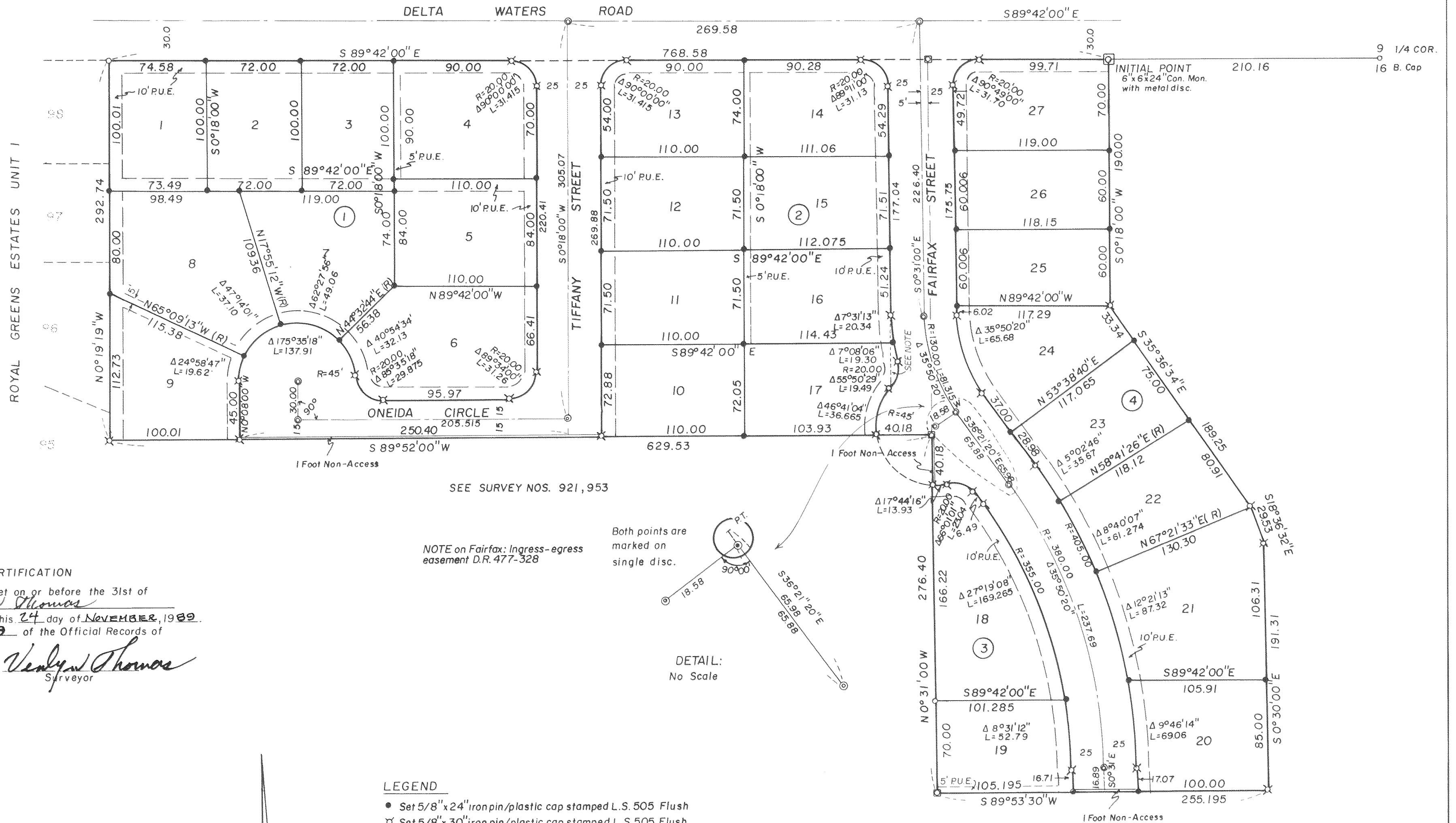


11207

# STERLING HEIGHTS UNIT NO. 1

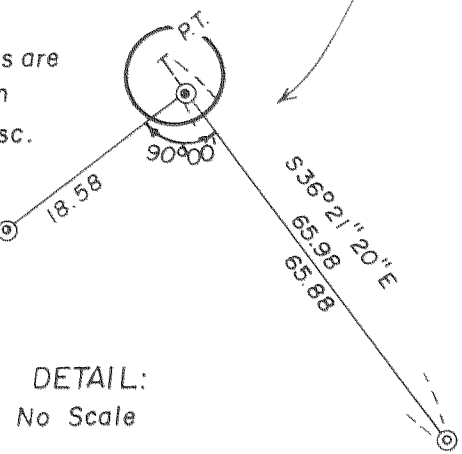
N.W. 1/4 SECTION 16, T. 37S., R. 1W., W.M.  
CITY OF MEDFORD, JACKSON COUNTY, OREGON



SEE SURVEY NOS. 921, 953

NOTE on Fairfax: Ingress-egress  
easement D.R. 477-328

Both points are  
marked on  
single disc.



### POST MONUMENTATION CERTIFICATION

Deferred Monuments will be set on or before the 31st of  
December, 1989. *Verlyn Thomas*  
All monuments are now set this 24 day of NOVEMBER, 1989.  
See Document No. 9-21669 of the Official Records of  
Jackson County, Oregon.

*Verlyn Thomas*  
Surveyor

REGISTERED  
PROFESSIONAL  
LAND SURVEYOR

*Verlyn Thomas*  
OREGON  
MAY 13, 1980  
VERLYN D. THOMAS  
503

### LEGEND

- Set 5/8" x 24" iron pin/plastic cap stamped L.S. 505 Flush
  - ⊗ Set 5/8" x 30" iron pin/plastic cap stamped L.S. 505 Flush
  - ⊙ Set brass disc in concrete (deferred)
  - Found 5/8" iron pin
  - ⊠ Found 3/4" bolt
  - (R) Radial bearings
- P.U.E. = Public Utility Easement, water facilities, sanitary  
and storm sewers, cable T.V. and irrigation facilities

### BASIS OF BEARINGS

SURVEY NO. 830

SCALE 1" = 60'

RECEIVED  
Date 6/14/88 By sc  
This survey consists of:  
2 sheet(s) Map  
1 page(s) Narrative  
JACKSON COUNTY  
SURVEYOR

This is to certify that this tracing is an exact copy of  
the original plat.

*Verlyn Thomas*

SHEET 2 OF 2 SHEETS

11207 2R/18

# STERLING HEIGHTS UNIT NO. 1

N.W. 1/4 SECTION 16, T.37S., R.1W., W.M.  
CITY OF MEDFORD, JACKSON COUNTY, OREGON

### SURVEYOR'S CERTIFICATE

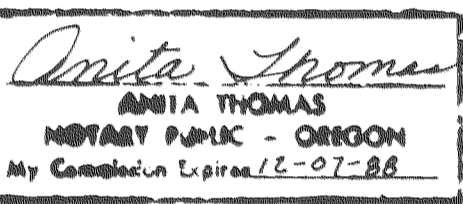
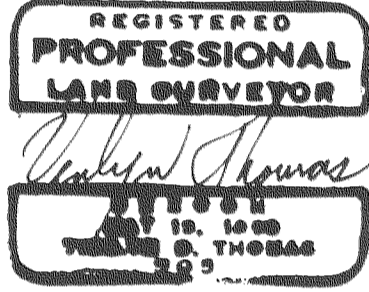
STATE OF OREGON)  
)ss  
County of Jackson)

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

Beginning at a concrete monument with metal disc on the south line of Delta Waters Road for the Initial Point of Beginning, from which the Quarter Corner between Sections 9 and 16, Township 37 South, Range 1 West, Willamette Meridian, Jackson County, Oregon, bears South 89° 42' 00" East, 210.16 feet; thence South 0° 18' 00" West, 190.00 feet; thence South 35° 36' 34" East, 189.25 feet; thence South 18° 36' 32" East, 29.53 feet; thence South 0° 30' 00" East, 191.31 feet to the north line of Parcel described in Volume 228, page 126 of the Deed Records of Jackson County, Oregon; thence along said north line, South 89° 53' 30" West (record South 89° 48' West) 255.195 feet to a found 3/4" iron bolt established for the northwest corner of said parcel; thence North 0° 31' 00" West (record North 0° 30' 00" West) 276.40 feet to a found 3/4" iron bolt; thence South 89° 52' 00" West, 629.53 feet to the east line of ROYAL GREENS ESTATES UNIT 1, in the City of Medford; thence along said east line, North 0° 19' 19" West, 292.74 feet to the north line of said Section 16; thence along said north line, South 89° 42' 00" East, 768.58 to the Initial Point of Beginning.

Verlyn Thomas  
Surveyor

Subscribed and sworn to before me this 15<sup>th</sup> day of April, 1988.  
Anita Thomas My Commission expires: 12-07-88



### DEDICATION

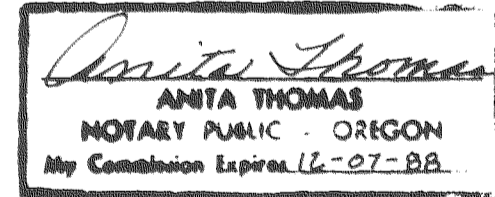
KNOW ALL MEN BY THESE PRESENTS, That INDEPENDENT INVESTMENTS, INC., an Oregon Corporation is the owner in fee simple of the lands hereon described, and that we have subdivided the same into lots, blocks and streets as shown hereon, and the number and size of the lots and the lengths of all lines are plainly set forth, and that this plat is a correct representation of the Subdivision, and we do hereby dedicate to the public for public use all streets shown, together with all easements as shown hereon, and we do hereby grant to the City of Medford in fee simple that area portrayed and designated hereon as a non-access strip. By its approval of this plat, the City of Medford declares that upon the approved dedication of the extension of the affected street, it thereby dedicates this non-access strip for public street purposes. We do hereby designate said subdivision as STERLING HEIGHTS UNIT NO. 1.

IN WITNESS WHEREOF, I have set my hand and seal this 15<sup>th</sup> day of April, 1988.  
Gerald A. Schatz  
Gerald A. Schatz, President

STATE OF OREGON)  
)ss  
County of Jackson)

Personally appeared the above named Gerald A. Schatz, President of INDEPENDENT INVESTMENTS, INC., an Oregon Corporation, and acknowledged the foregoing instrument to be his voluntary act and deed.

Before me: Anita Thomas My Commission Expires: 12-07-88

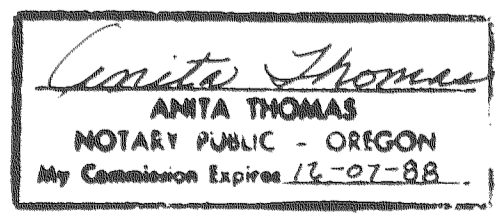


We, CRATER BANK, the undersigned beneficiaries of a certain Trust Deed recorded August 5th, 1986, as Instrument No. 86-14658, Official Records of Jackson County, Oregon, affecting the land described herein, hereby release from the lien of said Trust Deed all property shown hereon as dedicated to the public for public use (and any property granted to the City of Medford in fee simple and designated as a non-access strip).

Signed this 21<sup>st</sup> day of April, 1988.  
Ronald A. Deane  
VICE-PRES

The foregoing instrument was acknowledged before me this 21<sup>st</sup> day of April, 1988.

Anita Thomas  
Notary Public, State of Oregon



### APPROVALS

I certify that pursuant to authority granted to us by the Medford Planning Commission in open meeting of May 26, 1988, the above plat is hereby approved by the Medford Planning Commission. Dated this 26 day of May, 1988.

Richard E. Bridenstine President  
James McIsaac Secretary

Examined and approved by the Medford Irrigation District in regular session this 22<sup>nd</sup> day of April, 1988.

Richard Kayser President  
Keni Whitehead Secretary

Examined and approved this 11<sup>th</sup> day of MAY, 1988.  
By: Don Walker City Engineer  
David M. Bach City Surveyor

Examined and approved as required by O.R.S. 92.100 as of June 2, 1988.

Jerry Wilson  
Assessor, Department of Assessment

All taxes, fees, assessments, or other charges as required by O.R.S. 94.036 have been paid as of June 2, 1988.

Carlene M. Manama  
Tax Collector

For order of the County Court approving this plat see Volume \_\_\_\_\_ Page \_\_\_\_\_ of County Commissioner's Journal of Proceedings.

By: Martha Baker Deputy  
Kathleen S. Beckett County Clerk

Filed for record this 16 day of June, 1988, at 8:00 O'Clock A m., and recorded in Volume 15 of Plats on page 99 of Records of Jackson County, Oregon.

By: Martha Baker Deputy  
Kathleen S. Beckett County Clerk

WATER RIGHT STATEMENT: Document No. 88-11617 Official Records of Jackson County, Oregon.

This is to certify that this tracing is an exact copy of the original plat.  
Verlyn Thomas

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

FOR: Cerald Schatz  
Post Office Box 718  
Medford, Oregon

LOCATION: N. W. 1/4 Sec. 16, T. 37 S., R. 1 W., W. M.  
City of Medford, Jackson County, Oregon

DATE: May, 1988

PURPOSE: To survey and monument a subdivision as approved  
by the City of Medford.

PROCEDURE: The north line of the Subdivision was established  
along the north line of Section 16, and the west  
line is coincident with the east line of ROYAL  
GREENS ESTATES UNIT NO. 1.  
The southerly line was established from those 3/4"  
iron bolts established by Survey Nos. 921 and 953.  
The most southerly iron bolt shown is described by  
Survey No. 953 as having been set to monument the  
Northeast corner of parcel described in Deed Record  
Volume 230, page 156. Said Deed Record Volume 230,  
page 156, describes said Northeast corner as being  
the Northwest corner of tract described in Volume  
228, page 126, said Records. The most southerly  
line of this Subdivision is described as the north  
line of parcel described in said Volume 228, page  
126. Said 3/4" iron bolt was accepted as the  
monumented Northwest corner of Deed Record 228,  
page 126.  
Bearings based upon Survey No. 830.

SURVEYOR: Verlyn Thomas  
304 South Holly  
Medford, Oregon

**\*\* RECEIVED \*\***  
Date 6/16/88 By SK  
This survey consists of  
2 sheet(s) Map  
1 page(s) Narrative  
JACKSON COUNTY  
SURVEYOR

REGISTERED  
PROFESSIONAL  
LAND SURVEYOR

*Verlyn Thomas*

OREGON  
MAY 13, 1960  
VERLYN D. THOMAS  
505