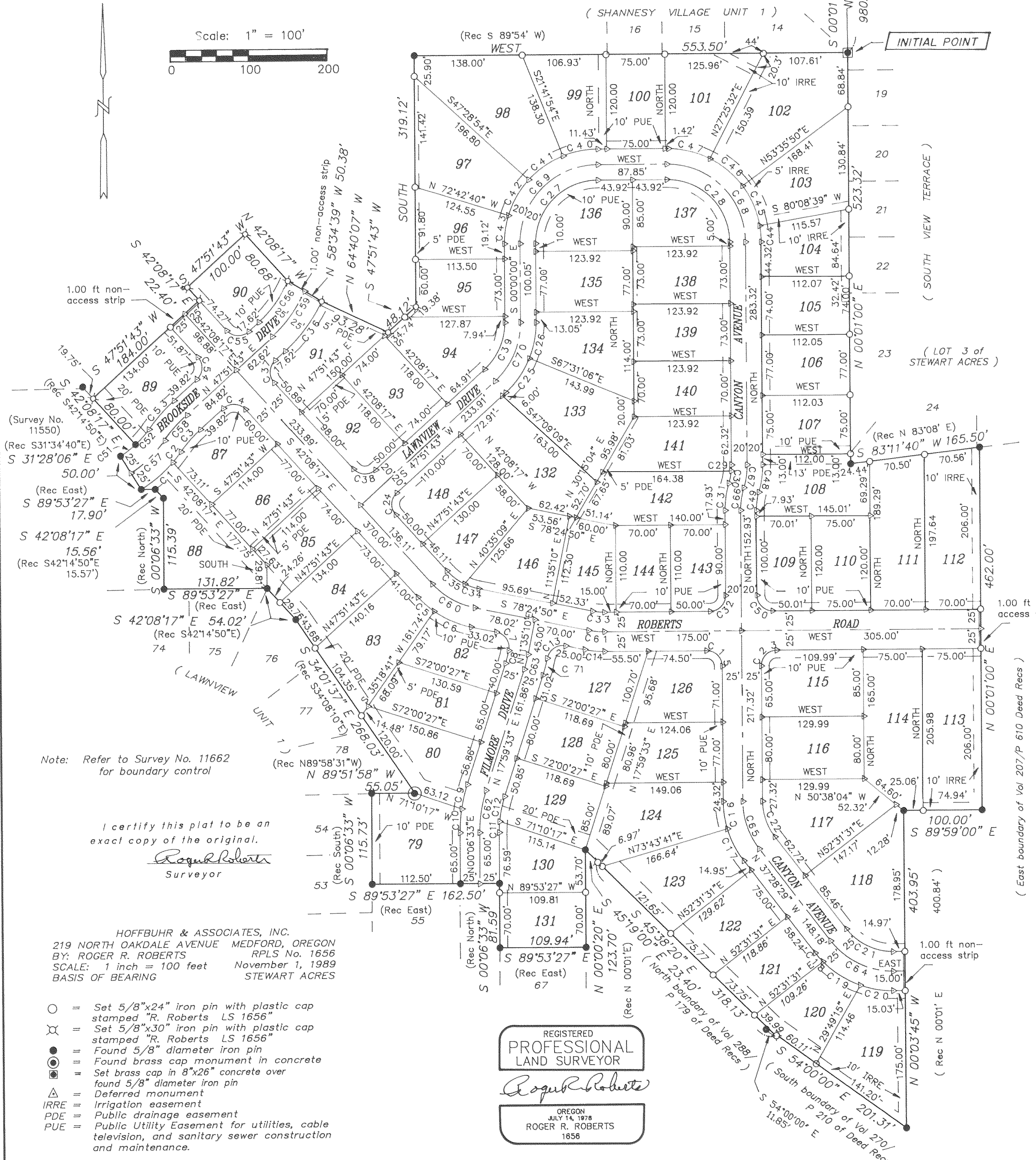
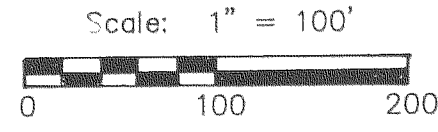


# LAWNVIEW SUBDIVISION UNIT II

Located in a Portion of Lots 2, 10, 11, & 12 of STEWART ACRES  
In the Southeast quarter-section of Section 17  
Township 37 South, Range 1 West, Willamette Meridian  
City of Medford, Jackson County, Oregon



CURVE TABLE

No.	Delta	Radius	Arc	Tangent	Chord	Chord Brg
1	17 30'39"	175.00	53.48	26.95	53.28	N 49 47'11"E
2	5 32'32"	175.00	16.93	8.47	16.92	N 38 15'38"E
3	12 22'22"	175.00	37.79	18.97	37.72	N 41 40'33"E
4	90 00'00"	20.00	31.42	20.00	28.28	S 87 08'17"E
5	12 33'03"	125.00	27.38	13.75	27.33	S 48 24'48"E
6	23 43'31"	125.00	51.76	26.26	51.39	S 66 33'05"E
7	90 00'00"	20.00	31.42	20.00	28.28	S 33 24'50"E
8	6 24'23"	150.00	16.77	8.39	16.76	S 14 47'21"W
9	9 07'39"	200.00	31.86	15.96	31.83	S 13 25'43"W
10	8 45'21"	200.00	30.56	15.31	30.53	S 4 29'14"W
11	5 22'52"	150.00	14.09	7.05	14.08	N 2 47'59"E
12	12 30'07"	150.00	32.73	16.43	32.67	N 11 44'29"E
13	90 00'00"	20.00	31.42	20.00	28.28	N 56 35'10"E
14	11 35'10"	125.00	25.28	12.68	25.23	S 84 12'25"E
15	90 00'00"	20.00	31.42	20.00	28.28	S 45 00'00"E
16	16 16'19"	125.00	35.50	17.87	35.38	S 8 08'10"E
17	21 12'10"	125.00	46.26	23.40	45.99	S 26 52'24"E
18	6 47'00"	125.00	14.80	7.41	14.79	S 40 51'59"E
19	26 03'44"	125.00	56.86	28.93	56.37	S 57 17'21"E
20	19 40'47"	125.00	42.93	21.68	42.72	S 80 09'36"E
21	52 31'31"	75.00	68.76	37.01	66.37	N 63 44'14"W
22	37 28'29"	75.00	49.05	25.44	48.18	N 48 44'14"W
23	90 00'00"	20.00	31.42	20.00	28.28	N 45 00'00"E
24	90 00'00"	20.00	31.42	20.00	28.28	N 2 51'43"E
25	25 22'49"	120.00	53.16	27.02	52.72	N 35 10'19"E
26	22 28'54"	120.00	47.09	23.85	46.78	N 11 14'27"E
27	90 00'00"	80.00	125.66	80.00	113.14	N 45 00'00"E
28	90 00'00"	80.00	125.66	80.00	113.14	S 45 00'00"E
29	5 30'32"	80.00	7.69	3.85	7.69	S 2 45'16"W
30	11 29'07"	80.00	16.04	8.05	16.01	S 11 15'05"W
31	16 59'39"	120.00	35.59	17.93	35.46	S 8 29'49"W
32	90 00'00"	20.00	31.42	20.00	28.28	S 45 00'00"W
33	11 35'10"	75.00	15.17	7.61	15.14	N 84 12'25"W
34	14 30'26"	75.00	18.99	9.55	18.94	N 71 09'37"W
35	21 46'07"	75.00	28.50	14.42	28.32	N 53 01'20"W
36	22 31'50"	200.00	78.65	39.84	78.14	S 36 35'48"W
37	90 00'00"	20.00	31.42	20.00	28.28	N 2 51'43"E
38	90 00'00"	20.00	31.42	20.00	28.28	N 87 08'17"W
39	47 51'43"	80.00	66.83	35.50	64.90	S 23 55'52"W
40	21 41'54"	120.00	45.45	23.00	45.17	S 79 09'03"W
41	25 46'59"	120.00	54.00	27.47	53.55	S 55 24'36"W
42	25 13'47"	120.00	52.84	26.86	52.41	S 29 54'13"W
43	17 17'20"	120.00	36.21	18.24	36.07	S 8 38'40"W
44	9 51'21"	120.00	20.64	10.35	20.62	N 4 55'41"W
45	26 32'49"	120.00	55.60	28.31	55.10	N 23 07'46"W
46	26 10'17"	120.00	54.81	27.89	54.34	N 49 29'24"W
47	27 25'32"	120.00	57.44	29.28	56.89	N 76 17'10"W
48	16 59'39"	120.00	35.59	17.93	35.46	S 8 29'49"W
49	16 59'39"	80.00	23.73	11.95	23.64	S 8 29'49"W
50	90 00'00"	20.00	31.42	20.00	28.28	N 45 00'00"W
51	11 03'27"	125.00	24.12	12.10	24.09	N 53 01'05"E
52	12 22'22"	225.00	26.18	13.14	26.13	N 41 29'22"E
53	90 00'00"	20.00	31.42	20.00	28.28	N 41 40'33"E
54	90 00'00"	20.00	31.42	20.00	28.28	N 2 51'43"E
55	24 34'22"	150.00	64.33	32.67	63.84	N 35 34'32"E
56	23 03'18"	150.00	60.36	30.59	59.95	N 47 01'00"E
57	23 03'18"	150.00	60.36	30.59	59.95	N 41 40'33"E
58	12 22'22"	200.00	43.19	21.68	43.10	N 41 40'33"E
59	36 16'33"	100.00	63.31	32.76	62.26	S 60 16'33"E
60	11 35'10"	100.00	20.22	10.15	20.19	S 84 12'25"E
61	17 53'10"	175.00	54.62	27.53	54.40	N 9 03'03"E
62	17 35'10"	100.00	49.79	24.89	49.56	N 14 47'24"E
63	6 24'23"	175.00	19.57	9.79	19.56	N 3 44'14"W
64	52 31'31"	100.00	91.67	49.34	88.50	N 63 44'14"W
65	37 28'29"	100.00	65.41	33.92	64.25	N 48 44'14"W
66	16 59'39"	100.00	29.66	14.94	29.55	N 8 29'49"E
67	16 59'39"	100.00	29.66	14.94	29.55	N 8 29'49"E
68	90 00'00"	100.00	157.08	100.00	141.42	N 45 00'00"W
69	90 00'00"	100.00	157.08	100.00	141.42	S 45 00'00"W
70	47 51'43"	100.00	83.54	44.38	81.13	S 23 55'52"W
71	6 24'23"	200.00	22.36	11.19	22.35	N 14 47'23"E

Note: Refer to Survey No. 11662 for boundary control

I certify this plat to be an exact copy of the original.

*Roger Roberts*  
Surveyor

HOFFBUHR & ASSOCIATES, INC.  
219 NORTH OAKDALE AVENUE MEDFORD, OREGON  
BY: ROGER R. ROBERTS RPLS No. 1656  
SCALE: 1 inch = 100 feet November 1, 1989  
BASIS OF BEARING STEWART ACRES

- = Set 5/8"x24" iron pin with plastic cap stamped "R. Roberts LS 1656"
- ⊗ = Set 5/8"x30" iron pin with plastic cap stamped "R. Roberts LS 1656"
- = Found 5/8" diameter iron pin
- ⊙ = Found brass cap monument in concrete
- ⊠ = Set brass cap in 8"x26" concrete over found 5/8" diameter iron pin
- △ = Deferred monument
- IRRE = Irrigation easement
- PDE = Public drainage easement
- PUE = Public Utility Easement for utilities, cable television, and sanitary sewer construction and maintenance.

REGISTERED PROFESSIONAL LAND SURVEYOR

*Roger Roberts*  
OREGON  
JULY 14, 1978  
ROGER R. ROBERTS  
1656

All deferred monuments will be set no later than May 1, 1990.

*Roger Roberts*  
Surveyor

All deferred monuments are now set, see Document No. 94-40083 of the Official Records.

Approved: *Verlynn Thomas* 11-9-94  
Jackson County Surveyor

# LAWNVIEW SUBDIVISION UNIT II

Located in  
A PORTION OF LOTS 2, 10, 11 & 12 of STEWART ACRES  
In the southeast quarter-section of Section 17  
Township 37 South, Range 1 West, Willamette Meridian  
City of Medford, Jackson County, Oregon

\*\*\* DEDICATION \*\*\*

KNOW ALL MEN BY THESE PRESENTS, that we, Westside Lumber, Inc., an Oregon Corporation, are the owners in fee simple of the lands hereon described, and that we have subdivided the same into lots and streets as shown hereon, and the number of each lot and the course and length 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 the streets shown hereon, together with those easements labeled as public utility easements and public drainage easements, and we hereby designate said subdivision as LAWNVIEW SUBDIVISION UNIT II.

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 extension of the affected street, it will dedicate the 1-foot nonaccess strip for public street purposes.

Westside Lumber, Inc.:  
Charles DeCarlow, President  
Noel Moore, Secretary

STATE OF OREGON )  
County of Jackson ) ss.

On this, the 12<sup>th</sup> day of DECEMBER, 1989, before me appeared Charles DeCarlow and Noel Moore, both to me personally known, who being duly sworn, did say that he, the said Charles DeCarlow, is President and he, the said Noel Moore, is the Secretary of Westside Lumber, Inc., the within named Corporation, and that the said instrument was signed on behalf of said Corporation by authority of its Board of Directors, and Charles DeCarlow and Noel Moore acknowledge said instrument to be the free act and deed of said Corporation.

Before me:

Cheryl A. Ferns  
CHERYL A. FERNS  
NOTARY PUBLIC - OREGON  
My Commission Expires 12-23-89

\*\*\* APPROVALS \*\*\*

Medford City Planning:  
I certify that, pursuant to authority granted in Ordinance No. 5785 this plat is hereby approved.

James M. Eakin  
Planning Director

December 8, 1989  
Date

Examined and approved by the Medford Irrigation District in regular session this 12<sup>th</sup> day of December, 1989.

Ed Eakin  
President

Francis W. Hitchcock  
Secretary

Examined and approved this 4<sup>th</sup> day of December, 1989.

Robert Deval  
City Engineer

Paul D. Lewis  
City Surveyor

Examined and approved as required by O.R.S. 92.100 as of 19 DECEMBER 1989.

Sheryl Swift  
Assessor, Department of Assessment

Examined and approved as required by O.R.S. 94.036 as of Dec 19, 1989.

Pauline M. Manama  
Tax Collector

\*\*\* RECEIVED \*\*\*  
Date 12/27/89 By SK  
This survey consists of  
2 sheet(s) Map  
1 page(s) Narrative  
JACKSON COUNTY  
SURVEYOR

\*\*\* SURVEYOR'S CERTIFICATE \*\*\*

STATE OF OREGON )  
County of Jackson ) ss.

I, Roger R. Roberts, a duly Registered Professional Land Surveyor of the State of Oregon, being 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 plat is a correct representation of the same, and the following is an accurate description of the boundary lines:

Commencing at the brass cap monument at the northeast corner of SHANNESY VILLAGE SUBDIVISION, UNIT 1, said point also being the northeast corner of Lot 2 of STEWART ACRES, according to the Official Plats thereof now of record in Jackson County, Oregon; thence South 00°01'00" West 980.78 feet to the southeast corner of said SHANNESY VILLAGE, UNIT 1, now being marked by a brass disk set in concrete, said point being the northeast corner of that tract described in Volume 407, Page 104 of the Deed Records of said County, for the INITIAL POINT OF BEGINNING; thence West (record South 89°54' West) along the north boundary of said described tract 553.50 feet; thence, leaving said north boundary, South 319.12 feet; thence South 47°51'43" West 48.12 feet; thence North 64°40'07" West 93.28 feet; thence North 58°34'39" West 50.38 feet; thence North 42°08'17" West 80.68 feet; thence South 47°51'43" West 100.00 feet; thence South 42°08'17" East 22.40 feet; thence South 47°51'43" West 184.00 feet to a point on the easterly boundary of that tract described in Instrument No. 89-03290 of the Official Records of said County; thence along the easterly boundary of said tract the following: South 42°08'17" East (Record South 42°14'50" East) 80.00 feet; thence along the arc of a 125.00 foot radius nontangent curve to the right (the long chord to which bears South 53°01'05" West 24.09 feet) a distance of 24.12 feet; thence South 31°28'06" East (record South 31°34'40" East) 50.00 feet; thence South 89°53'27" East (record East) 17.90 feet; thence South 42°08'17" East 15.56 feet (record South 42°14'50" East 15.57 feet); thence South 00°06'33" West (record South) 115.39 feet to the southeast corner of said described tract, said point being on the north boundary of LAWNVIEW SUBDIVISION, UNIT NO. 1, according to the Official Plat thereof, now of record; thence South 89°53'27" East (record East), along the north boundary of said Subdivision, 131.82 feet to the northeast corner of Lot 75 of said Subdivision; thence along the northeasterly boundary of said Subdivision the following: South 42°08'17" East (record South 42°14'50" East) 54.02 feet; thence South 34°01'37" East (record South 34°08'10" East) 268.03 feet; thence North 89°51'58" West (record North 89°58'31" West) 55.05 feet; thence South 00°06'33" West (record South) 115.73 feet; thence South 89°53'27" East (record East) 162.50 feet; thence South 00°06'33" West (record South) 81.59 feet; thence South 89°53'27" East (record East) 109.94 feet to the northeast corner of Lot 67 of said LAWNVIEW SUBDIVISION, UNIT NO. 1, said point being on the east boundary of Lot 11 of said STEWART ACRES; thence along said east boundary North 00°00'20" East (record North 00°01' East) 123.70 feet to an angle point on the southerly boundary of that tract described in Volume 470, Page 210 of the Deed Records of said County; thence along said southerly boundary South 45°19'00" East 23.40 feet to a point on the northerly boundary of that tract described in Volume 288, Page 179 of the Deed Records of said County; thence along said northerly boundary South 45°38'20" East 318.13 feet to a point on the southerly boundary of said tract described in Volume 470, Page 210 of the Deed Records; thence along said southerly boundary South 54°00'00" East 201.31 feet to a point on the east boundary of that tract described in Volume 207, Page 610 of the Deed Records of said County; thence along said east boundary North 00°03'45" West 403.95 feet (record North 00°01' East 400.84 feet); thence South 89°59'00" East 100.00 feet; thence North 00°01'00" East 462.00 feet to a point on the southerly boundary of Lot 3 of STEWART ACRES; thence along said southerly boundary South 83°11'40" West (record South 83°08' West) 165.50 feet to the southwest corner of said Lot 3; thence, along the west boundary of said Lot 3, North 00°01'00" East 523.32 feet to the initial point of beginning.

Subscribed and sworn to before me this 21<sup>st</sup> day of NOVEMBER, 1989.

Cheryl A. Ferns  
CHERYL A. FERNS  
NOTARY PUBLIC - OREGON  
My Commission Expires 12-23-89

REGISTERED  
PROFESSIONAL  
LAND SURVEYOR

Roger R. Roberts

OREGON  
JULY 14, 1978  
ROGER R. ROBERTS  
1555

Water Rights Statement: 89-30512 of the Official Records  
See Instrument No. 89-30512

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

Filed for record this 27 day of December, 1989 at 3:40 O'Clock P. M. and recorded in Volume 16 of Plats at page 46 of records of Jackson County, Oregon.

Kathleen S. Beckett  
County Clerk

Jay A. Ramette  
Deputy

I certify this plat to be an exact copy of the original.  
Roger R. Roberts  
Surveyor

SURVEY NO. 11841

SURVEY NARRATIVE TO COMPLY WITH PARAGRAPH 209.250  
OREGON REVISED STATUTES

SURVEY FOR: Westside Lumber, Inc.  
P.O. Box 3217  
Central Point, Oregon

LOCATION: Stewart Acres, in the southeast quarter-section of  
Section 17, Township 37 South, Range 1 West, WM.,  
City of Medford, Jackson County, Oregon.

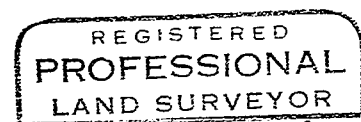
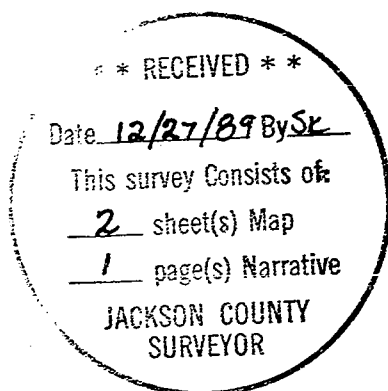
PURPOSE: Subdivision development: LAWNVIEW SUBDIVISION  
UNIT 2.

PROCEDURE: Most of the boundary was controlled by recent  
surveys by this office, particularly Survey No.  
11662. Reference to the various surveys are noted  
on the plat.

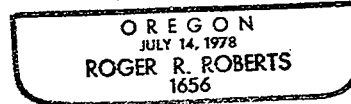
A drafting error was discovered on Survey No.  
11662. The bearing along the east boundary of  
Lots 118 and 119 as shown on this subdivision plat  
is North 00 03'45 West. The same line on the map  
of Survey No. 11662 shows an incorrect bearing of  
South 00 03'45" West.

Basis of bearing: Stewart Acres

December 13, 1989



*Roger R. Roberts*



Roger R. Roberts  
Hoffbuhr & Assoc. Inc.  
219 North Oakdale Ave.  
Medford, Oregon 97501