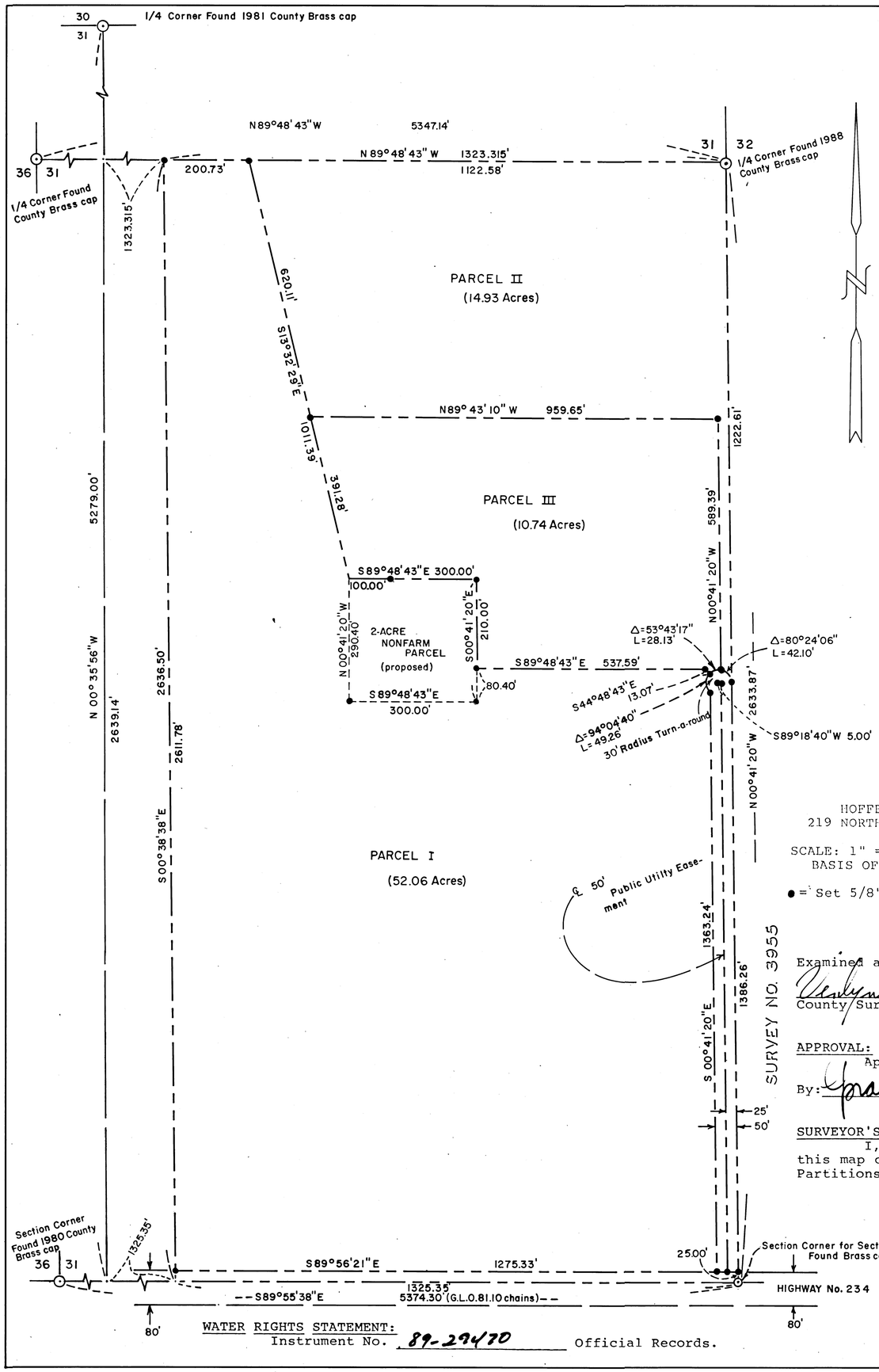

Note:
"This property, at the time of the recording of the final map, has not been shown to be suitable for development and will require, at a minimum, the provision of disposal facilities and of a potable water supply prior to issuance of a building or mobile home set-up permit by the Department of Planning and Development."

The above statement is included on this map as a requirement by the Jackson County Department of Planning and Development.

MAJOR LAND PARTITION
LOCATED IN:
The SE 1/4 of Sec 31, T35S, R2W, WM
Jackson County, Oregon

(89-6-MJP)

DEDICATION

KNOW ALL MEN BY THESE PRESENTS that we, Kent Washburn and Debbie Washburn and Wayne Van Wey and Ginger Van Wey, are the owners of the parcels of real property situated in Jackson County, Oregon and have caused the same to be surveyed, mapped, and platted as shown hereon. We hereby dedicate for public use all public utility easements shown hereon.

IN WITNESS THEREOF, I have set my hand and seal this 23rd day of August, 1989.

Kent Washburn Debbie Washburn

STATE OF OREGON)
County of Jackson) ss. 8/23 A.D. 1989

Personally appeared the above named Kent Washburn and Debbie Washburn and acknowledged the forgoing instrument to be their voluntary act and deed.

Before me:

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

IN WITNESS THEREOF, we have set our hands and seals this 23rd day of August, 1989.

Wayne Van Wey Ginger Van Wey

STATE OF OREGON)
County of Jackson) ss. 8/23 A.D. 1989

Personally appeared the above named Wayne Van Wey and Ginger Van Wey and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me:

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

HOFFBUHR & ASSOCIATES, INC.
219 NORTH OAKDALE MEDFORD, OREGON

SCALE: 1" = 200' DATE: AUGUST 17,1989
BASIS OF BEARING SURVEY NO. 3955

● = Set 5/8"X 24"iron pin with cap marked "D.McMahan LS 1913"

Examined and approved this 20 day of November, 1989.

Wesley W. Thomas
County Surveyor

** RECEIVED **
Date 12-14-89 Time 3:45
This survey Consists of:
1 sheet(s) Map
1 page(s) Narrative
JACKSON COUNTY SURVEYOR

APPROVAL:
Approved by the Jackson County Planning Department

By: Lorraine Kurtz Date: December 14, 1989

SURVEYOR'S CERTIFICATE:
I, Douglas C. McMahan, a duly Registered Surveyor of the State of Oregon, do hereby certify that this map correctly represents a survey made by me and complies with the regulations for Major Land Partitions.

Douglas C. McMahan
REGISTERED PROFESSIONAL LAND SURVEYOR
OREGON
DOUGLAS C. McMAHAN
No. 1913

Douglas C. McMahan

WATER RIGHTS STATEMENT:
Instrument No. 89-29470 Official Records.

RECORDER'S CERTIFICATE:
Filed for record this 14 day of December, 1989 at 3:45 o'Clock P.M. and recorded in Volume 3, page 29 of the "Major Land Partition" records of Jackson County, Oregon.

Kathleen S. Beckett
County Clerk

Deputy

35 2W Sec 31 T.L. 900, 901 & 902

SURVEY NO. 11862

SURVEY NARRATIVE TO COMPLY WITH PARAGRAPH 209.250
OREGON REVISED STATUTES

SURVEY FOR: Washburn and VanWey
P.O. Box 841
Medford, Oregon 97501

LOCATION: Southeast one-quarter (1/4) of Section 31, Township 35 South, Range 2 West, Willamette Meridian, Jackson County, Oregon

PURPOSE: To survey, monument and describe the tracts of land as shown on the attached map

PROCEDURE: Utilizing found monumentation as shown on the attached map for control, I set monuments per the clients' request and as shown. The 50 foot public utility easement was not dedicated on this plat as a roadway because of the zoning conditions at this time. This survey does not attempt to monument the exact location of Highway No. 234.

Basis of Bearing: Survey No. 3955

Date: August 17, 1989

* * RECEIVED * *
Date 12-14-89 By BF
This survey Consists of:
1 sheet(s) Map
1 page(s) Narrative
JACKSON COUNTY SURVEYOR

REGISTERED
PROFESSIONAL
LAND SURVEYOR
Douglas C. McMahan
OREGON
JULY 18, 1980
DOUGLAS C. McMAHAN
No. 1913

Douglas C. McMahan
Hoffbuhr & Associates, Inc.
219 North Oakdale
Medford, Oregon 97501