

LEGEND

- Indicates monument found as noted.
- Indicates 5/8" x 24" steel pin w/ plastic cap mkd. "D.W. EDWARDS-PLS 741" set.
- x-x-x Fence Line
- R.S.N. = Recorded Survey Number
- SCALE: 1" = 50'
- BASIS OF BEARINGS: Computed bearing between Station #17 and NW corner D.L.C. No. 43 per 1983 datum, as provided by Jackson County Surveyor.
- P.U.E. = Public Utility Easement: Electricity, Telephone, Natural Gas, Cable T.V., Water, Sanitary Sewer, and Storm drain construction and maintenance.

DEDICATION

KNOW ALL MEN BY THESE PRESENTS, that I, Lawrence F. Katz, being the owner in fee simple of the lands shown hereon and designated as Parcels 1, 2 and 3, and I have caused the partitioning as shown hereon. I hereby dedicate to the City of Phoenix the 10.00 foot wide Public Utility Easement as shown hereon.

IN WITNESS WHEREOF I have set my hand and seal this 13th day of April, 1990.

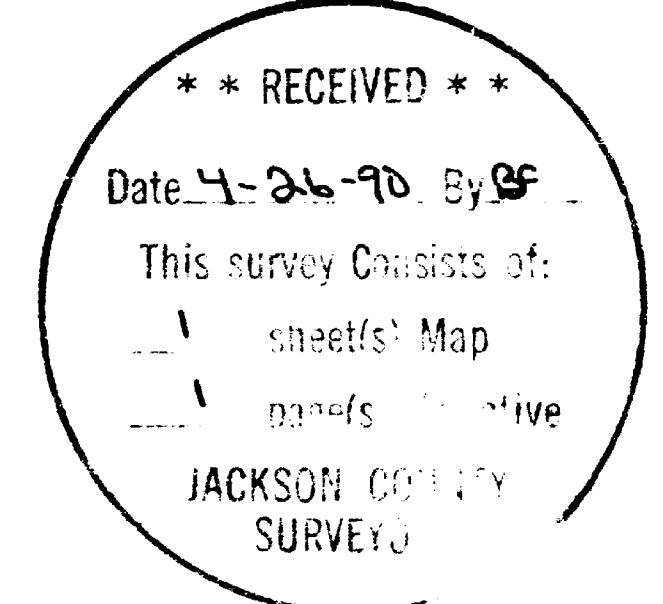
Lawrence F. Katz
Lawrence F. Katz

STATE OF OREGON)
County of Jackson) SS

April 26, A.D. 1990. Personally appeared before me the above named Lawrence F. Katz and acknowledged the foregoing instrument to be his voluntary act and deed.

Kim S. Carson
Notary Public for Oregon
My commission expires October 5, 1993

Before me: Kim S. Carson
KIM L. CARSON
NOTARY PUBLIC - OREGON
My Commission Expires 10-5-93



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

Darrel W. Edwards
SURVEYOR

NOTE: Prior to the development of Parcels 2 and 3, certain improvements, including screening and paving of the flag drive, installation of required sewer, water and storm drainage improvements. A drainage plan must be prepared and approved and any required easements shall be dedeed to the City of Phoenix or the appropriate utility company. For a complete listing of requirements, see the City staff report dated February 1, 1990.

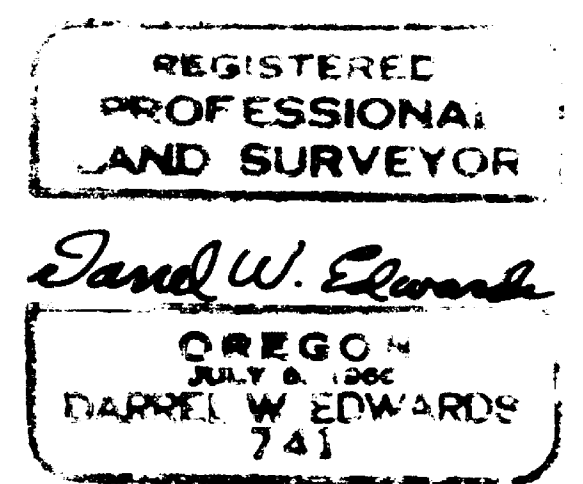
STATEMENT OF WATER RIGHTS: Document Number 90-10065, Official Records.

PARTITION PLAT NO. P-21-1990

A MINOR LAND PARTITION located in a portion of Lot 1, HILSINGER SUBDIVISION, NW 1/4 of the NE 1/4 of Section 16, T. 38 S., R. 1 W., W.M., City of Phoenix, Jackson County, Oregon.
April 3, 1990

SURVEYED FOR: Larry Katz
1106 Paradise Lane
Ashland, Oregon 97520

SURVEYED BY: Edwards Surveying and Land Planning Inc.
1014 East Pine Street
Central Point, Oregon 97502
Phone: (503) 664-1539



SURVEYOR'S CERTIFICATE

STATE OF OREGON)
County of Jackson) SS

I, Darrel W. Edwards, a Registered Professional Land 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 as shown hereon and that this plat is a correct representation of said tract and that the following is an accurate description of the boundary lines:

Commencing at the Northwest corner of Lot 1, HILSINGER SUBDIVISION, in Jackson County, Oregon; thence South 89° 33' 10" East along the North line of said Lot, 169.80 feet to the true point of beginning; thence South 89° 33' 10" East 178.20 feet to the Northeast corner of said Lot; thence South 0° 06' 02" West 109.73 feet to the Southeast corner of said Lot; thence South 54° 50' West along the Southeast line of said Lot 1, 167.17 feet to the Easterly corner of a tract of land described in Document Number 76-21460, Official Records for Jackson County, Oregon; thence North 11° 14' 45" West 211.25 feet to the true point of beginning.

Kim S. Carson
KIM L. CARSON
NOTARY PUBLIC
My Commission Expires 10-5-93

Darrel W. Edwards
Surveyor

Subscribed and sworn to before me this 13th day of April, 1990.

APPROVAL MLP 90-1

EXAMINED and approved this 23 day of April, 1990.

Paul Oddy
Phoenix City Planner

EXAMINED and approved this _____ day of _____, 1990.

County Surveyor

RECORDER'S CERTIFICATE

Filed for record this 26 day of April, 1990, at 12:09 o'clock, P. M. and recorded as Partition Plat No. P-21-1990 of the records of Jackson County, Oregon.

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County Surveyor File No. 11997

Kathleen S. Buckitt
County Clerk

Joy A. Ramette
Deputy

Edwards Surveying and Land Planning Inc.
Registered Land Surveyors
1014 East Pine St.
Central Point, Oregon 97502
(503)664-1539

SURVEY NARRATIVE TO COMPLY WITH CHAPTER 209, PARAGRAPH 250,
OREGON REVISED STATUTES

SURVEY FOR: Larry Katz
1106 Paradise Lane
Ashland, Oregon 97520

LOCATION: In a portion of Lot 1, HILSINGER SUBDIVISION &
the NE 1/4 of Section 16, T. 38 S., R. 1 W.,
W.M., City of Phoenix, Jackson County, Oregon.

PURPOSE: To locate and monument the boundaries of that
tract described in Document Number 89-29737,
Official Records of Jackson County, Oregon and
partition said tract into the three parcels
shown on the attached plat and to dedicate
certain easements on said plat.

PROCEDURE: The outside boundary of the parent tract was
determined by utilizing monuments of record per
R.S.N. 6589, R.S.N. 1033, data from the
recorded plat of HILSINGER SUBDIVISION and data
found in the Document noted above. Monuments
set on this survey consist of 5/8" x 24" steel
pins with yellow plastic caps mkd. "D.W.
EDWARDS-RPLS 741".

BASIS OF BEARINGS: Computed bearing between Station #17 and NW
corner D.L.C. 43 per 1983 datum, as provided by
the Jackson County Surveyor.

EQUIPMENT: Nikon NTD-4 Semi-automatic theodolite/E.D.M.

DATE COMPLETED: April 3, 1990.

** RECEIVED **
Date 7-26-90 By BS
This survey Consists of:
1 sheet(s) Map
1 page(s) Narrative
JACKSON COUNTY
SURVEYOR

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Darrel W. Edwards
OREGON
JULY 8, 1962
DARREL W. EDWARDS
741