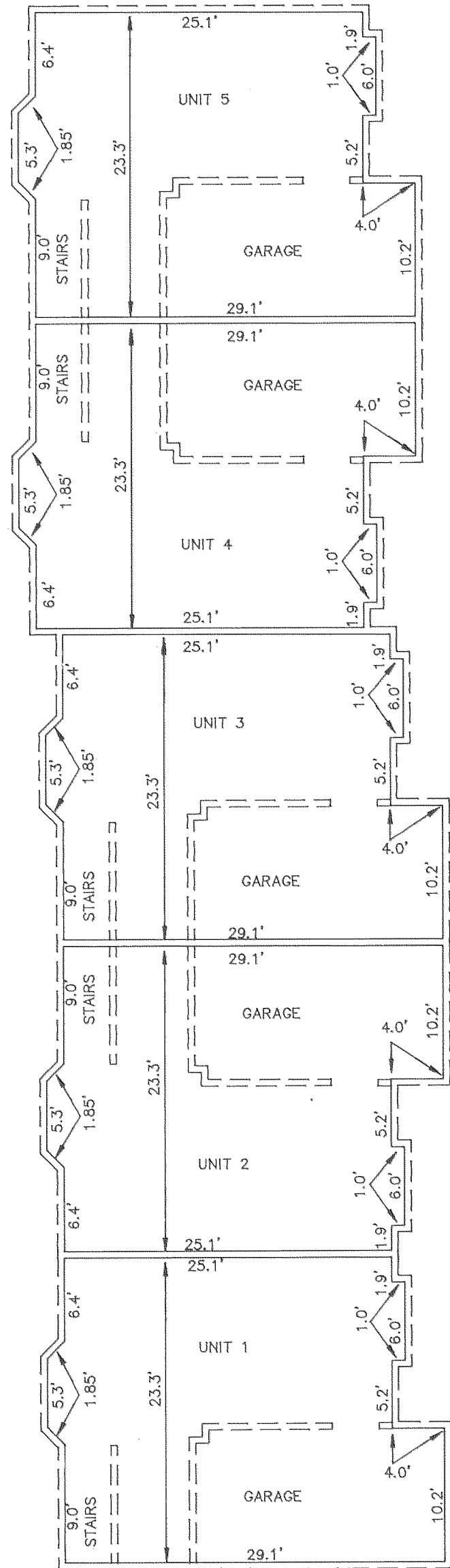
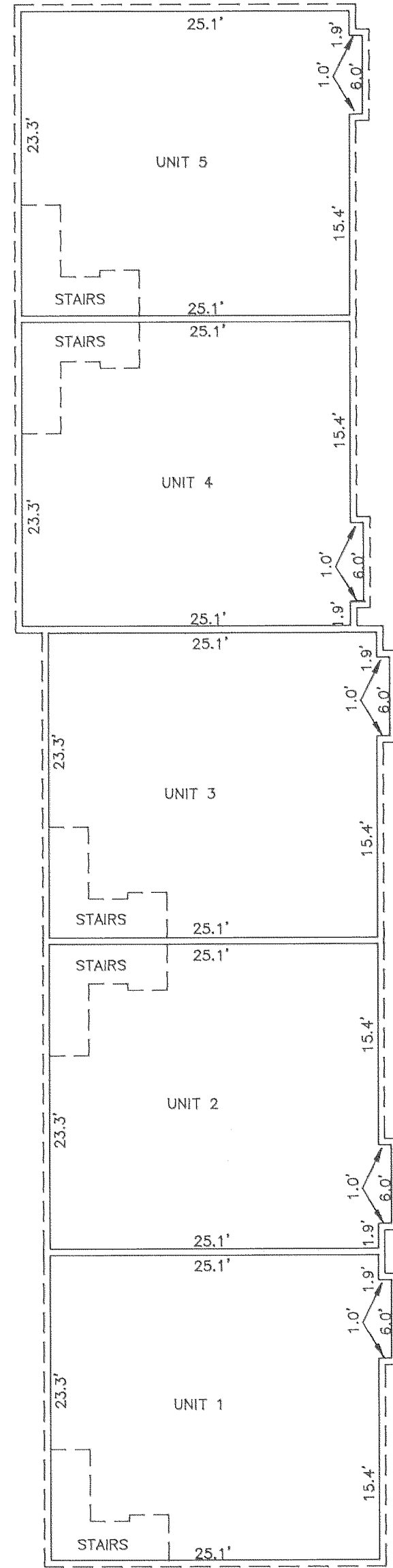


ROSE COURT CONDOMINIUMS

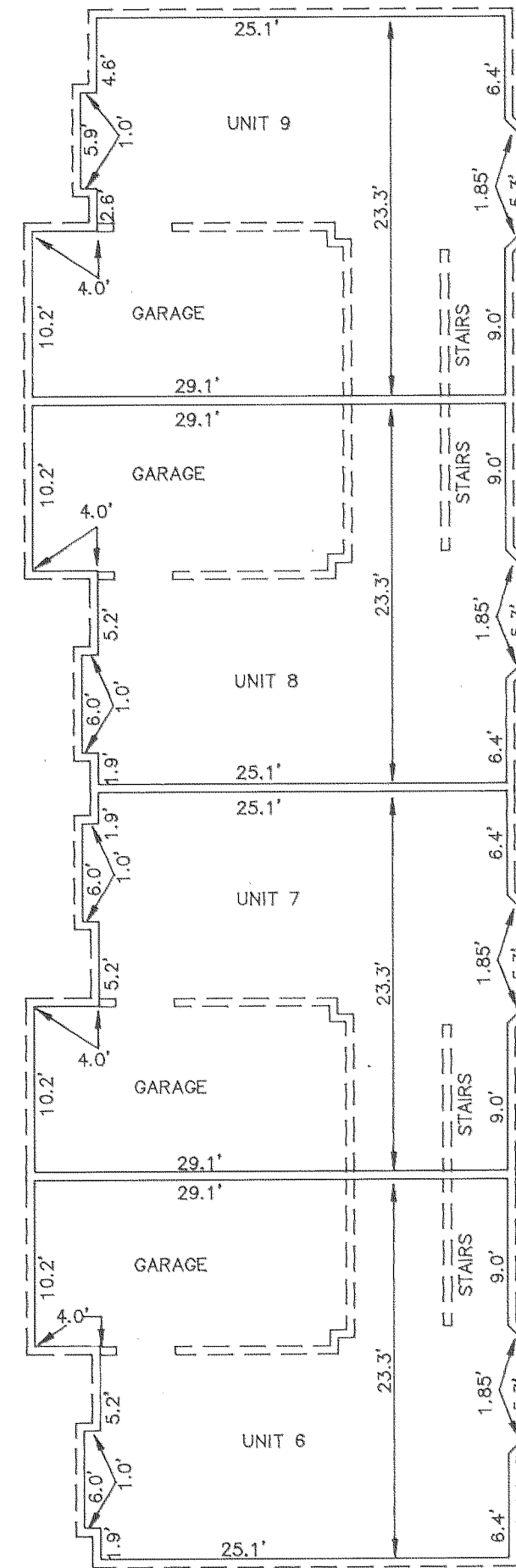
LOCATED IN THE N.E. 1/4 OF SECTION 15 AND D.L.C. NO.45,
T. 39 S., R. 1 E., W.M., ASHLAND, JACKSON COUNTY, OREGON
DATE: JULY 27, 1990



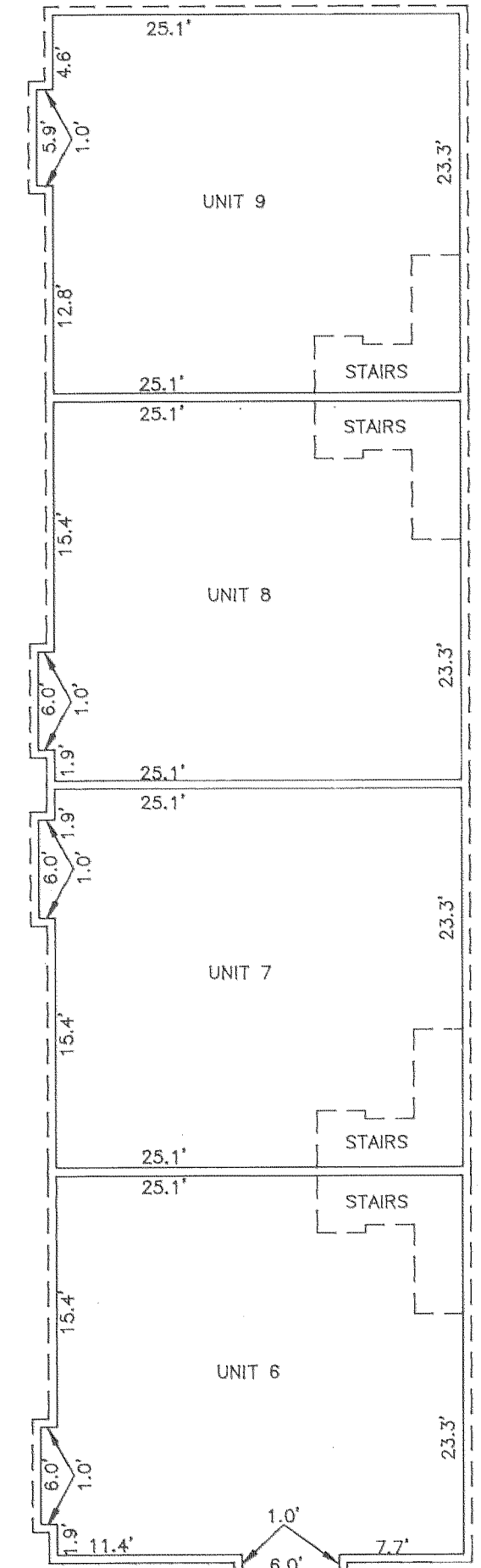
FIRST FLOOR



SECOND FLOOR



FIRST FLOOR



SECOND FLOOR

I, GARY D. KAISER, A REGISTERED PROFESSIONAL LAND SURVEYOR OF THE STATE OF OREGON, CERTIFY THAT THE PLAT FULLY AND ACCURATELY DEPICTS THE BOUNDARIES OF THE UNITS OF THE BUILDING AND THAT CONSTRUCTION OF THE UNITS AND BUILDINGS AS DEPICTED ON THE PLAT HAS BEEN COMPLETED.

G. D. Kaiser

G. D. Kaiser
SURVEYOR

SCALE: 1" = 10'

I HEREBY CERTIFY THAT THIS IS A PHOTOCOPY OF THE ORIGINAL PLAT
G. D. Kaiser
SURVEYOR

GARY D. KAISER
R.P.L.S. ORE. 803
C.W.R.E. ORE. 73

KAISER SURVEYING
108 MISTLETOE STREET
MEDFORD, OREGON 97501

PHONE
MEDFORD (503) 779-8040
SHADY COVE (503) 878-3995

12178

SURVEY NO. _____

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

SURVEY FOR: OAKCREST DEVELOPMENT CORP.
295 EAST MAIN, SUITE 15
ASHLAND, OR 97520

SURVEY BY: KAISER SURVEYING
108 MISTLETOE STREET
MEDFORD, OR 97501

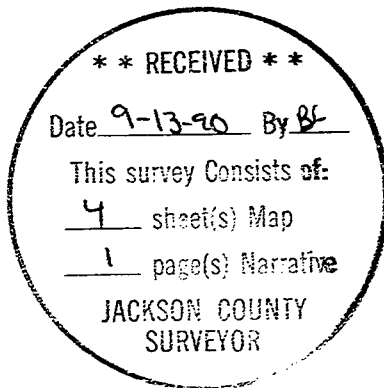
LOCATION: NE ¼ OF SECTION 15 AND D.L.C. NO.
45, T. 39 S., R. 1 E., W.M.,
ASHLAND, JACKSON COUNTY, OREGON

BASIS OF BEARINGS: Filed Survey No. 8692 (the outside
boundary of ROSE COURT CONDOMINIUMS
is identical with the boundary of
Parcel No. 3 of S.N. 8694).

DATE: JULY 27, 1990

PURPOSE: To prepare a plat per the
condominium law as set forth in
O.R.S. Chapter 100.

PROCEDURE: Made both horizontal and vertical
field measurements to 9 existing condo units, both interior
and exterior building lines, in relation to the property line
as established on Filed Survey No. 8692 and being described
in Instrument No. 89-17639 O.R.



G. D. Kaiser



ROSE COURT CONDOMINIUMS

LOCATED IN THE N.E. 1/4 OF SECTION 15 AND D.L.C. NO.45,
T. 39 S., R. 1 E., W.M., ASHLAND, JACKSON COUNTY, OREGON
DATE: JULY 27, 1990

DECLARATION

KNOW ALL MEN BY THESE PRESENTS that Oakcrest Development Corporation, an Oregon Corporation, is the owner in fee simple and does hereby make, establish and declare the annexed map to be a true and correct map of the land owned and laid out by us as ROSE COURT CONDOMINIUMS, said land being more specifically described in Surveyor's Certificate, hereunto annexed, and we hereby commit said land to the operation of the condominium law as set forth in Chapter 100 of the Revised Oregon Statute. We also dedicate to the public for public use the Public Utility Easement Shown Hereon.

IN WITNESS WHEREOF, I set my hand and seal this 8 day of

August 1990.

Charles Hamilton vice president
CHARLES HAMILTON, VICE PRESIDENT

STATE OF OREGON)
)ss
County of Jackson)

Personally appeared the above named CHARLES HAMILTON Vice President of OAKCREST DEVELOPMENT CORPORATION, and acknowledged the foregoing instrument to be his voluntary act and deed.

Subscribed and sworn to before me this 8th day of August 1990

Kathy Borton
KATHY BORTON
NOTARY PUBLIC - OREGON
My Comm. Expires 1/11/94

SURVEYOR'S CERTIFICATE:

STATE OF OREGON)
)ss
County of Jackson)

I, Gary D. Kaiser, a duly registered professional land surveyor of the State of Oregon, being first duly sworn, do hereby certify that the tract of land hereon shown has been correctly surveyed and marked with proper monuments as provided by law, and that the following is an accurate description of its boundary lines:

Commencing at the Southeast corner of Donation Land Claim No. 45, Township 39 south, Range 1 East of the Willamette Meridian in Jackson County, Oregon; thence North 76° 20' 49" West, 51.45 feet to a found 5/8" rebar with plastic cap; thence along the Northeastly right-of-way line of Siskiyou Boulevard, North 56° 07' 30" West, 339.77 feet to a concrete monument with bronze disk set at the most Westerly corner of PATRICK SQUARE, a recorded condominium, for the INITIAL POINT OF BEGINNING; thence along the Northwesterly boundary of said condominium, North 33° 52' 30" East, 135.21 feet (Record=135.22 feet); thence North 56° 07' 30" West, 2.00 feet to a 5/8" rebar with plastic cap set on said Northwesterly boundary; thence along said Northwesterly boundary and the Northeastly extension thereof, North 33° 52' 30" East, 149.05 feet to a 5/8" rebar with plastic cap found set for the most Easterly corner of Tract "B" as described in Instrument No. 89-17639 of the Official Records of said County; thence North 89° 54' 46" West, 41.83 feet to a found 5/8" rebar with plastic cap set for the most Westerly corner of said tract (also being the Easterly terminus of that boundary established by agreement and recorded as Instrument No. 80-26431 of said Official Records); thence along said agreement boundary, North 40° 41' 50" West, 74.19 feet to a found 3/4" iron pipe; thence along said agreement boundary, South 33° 45' 10" West, 94.30 feet to a found 5/8" rebar with plastic cap; thence along said agreement boundary, South 40° 00' 00" East, 2.03 feet to a found 5/8" rebar with plastic cap; thence along said agreement boundary, South 33° 52' 30" West, 87.87 feet to found 5/8" rebar; thence leaving said agreement boundary, South 56° 07' 30" East, 81.13 feet; thence South 33° 52' 30" West, 73.00 feet to a found 5/8" rebar; thence South 78° 52' 30" West, 35.36 feet to a found 5/8" rebar with plastic cap set on the Northeastly right-of-way line of said Siskiyou Boulevard; thence along said Boulevard line South 56° 07' 30" East, 50.00 feet to the INITIAL POINT OF BEGINNING.

G. D. Kaiser
SURVEYOR

Subscribed and sworn to before me this 24th day of August

PROFESSIONAL
LAND SURVEYOR
G. D. Kaiser
REGON
EXPIRES 12-31-94

Sheryl Branscum
NOTARY PUBLIC - OREGON
My Comm. Expires 1-15-94

I HEREBY CERTIFY THAT THIS IS A
PHOTOCOPY OF THE ORIGINAL PLAT
G. D. Kaiser
SURVEYOR

** RECEIVED **
Date 9-13-90 By BP
This survey consists of:
4 sheet's Map
1 page(s) Narrative
JACKSON COUNTY
SURVEYOR

APPROVALS:

We certify that pursuant to authority granted to us by the Ashland Planning Comm. in open meeting of July 12 1990 this map is hereby approved.

Dated this 29th day of Aug 1990
Walter PRESIDENT John Payne SEC.

Approved this 24th day of August, 1990

Jame Hobson
City Surveyor

This plat and the dedication hereof is subject to the condition that Talent Irrigation District has no obligation to deliver water, although this land is subject to the statutory powers, rules and regulations, of Talent Irrigation District.

Examined and approved by the Talent Irrigation District in regular session this 7th day of August

Donald M. Mincee President Holl Secretary

Examined and approved as required by O.R.S. 92.100 as of 21 August 1990.

Sheryl Swift
Assessor, Dept. of Assessment

All taxes, fees, assessments, or other charges as required by O.R.S. 94.036 have been paid as of August 29 1990.

Glory Cadde
Tax Collector

RECORDERS CERTIFICATE:

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

By: _____ Deputy _____ County Clerk

Filed for record this 13th day of September, 1990, at 8:57 O'Clock P.M., and recorded in Volume 16 of Plats on page 25 of Records of Jackson County, Oregon.

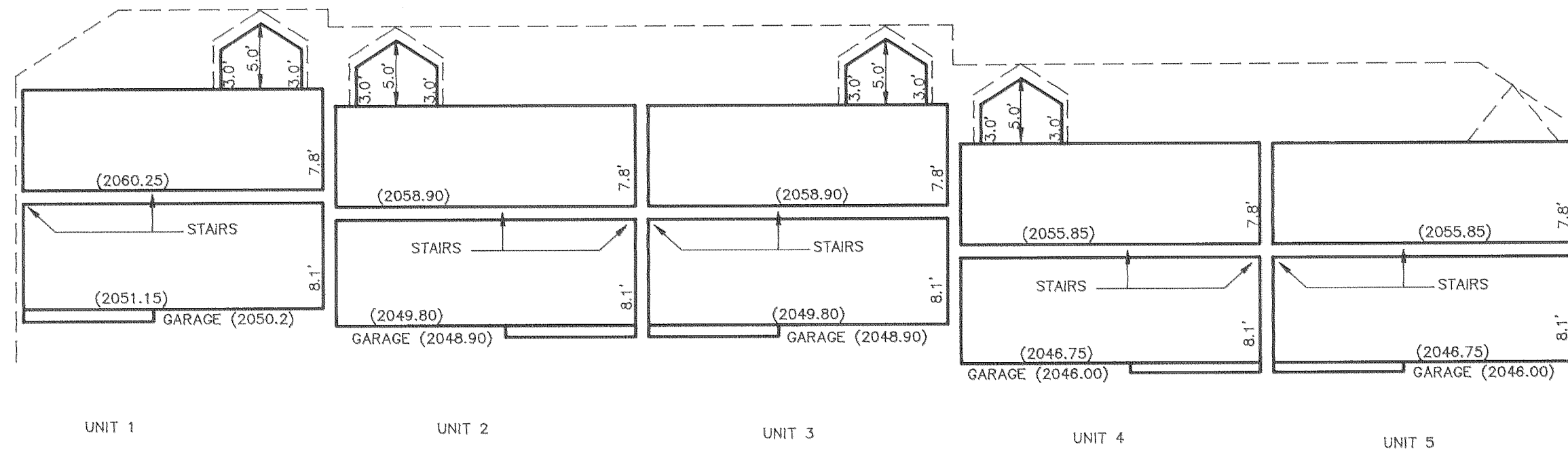
By: Samuel R. Ridd Deputy Kathleen D. Beckett County Clerk

WATER RIGHT STATEMENT:

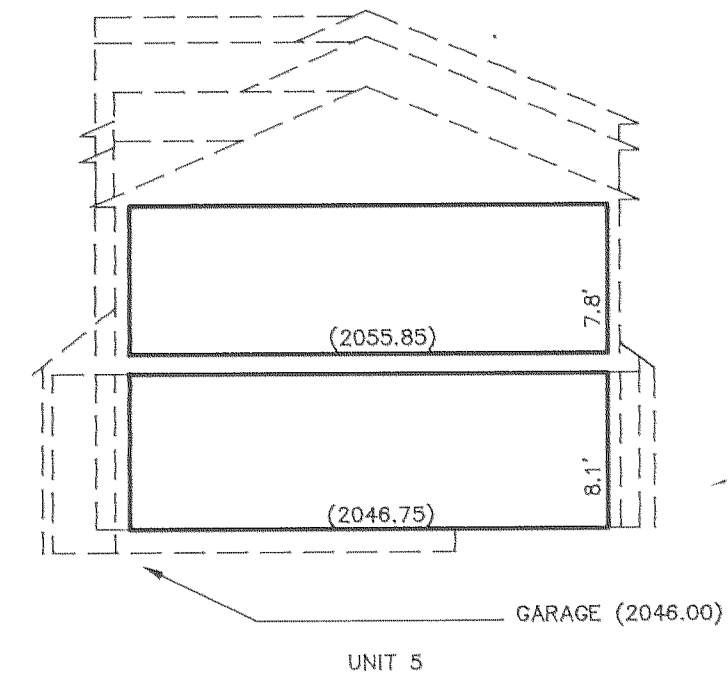
Document No. 90-23412
Official Records of Jackson County, Oregon.

ROSE COURT CONDOMINIUMS

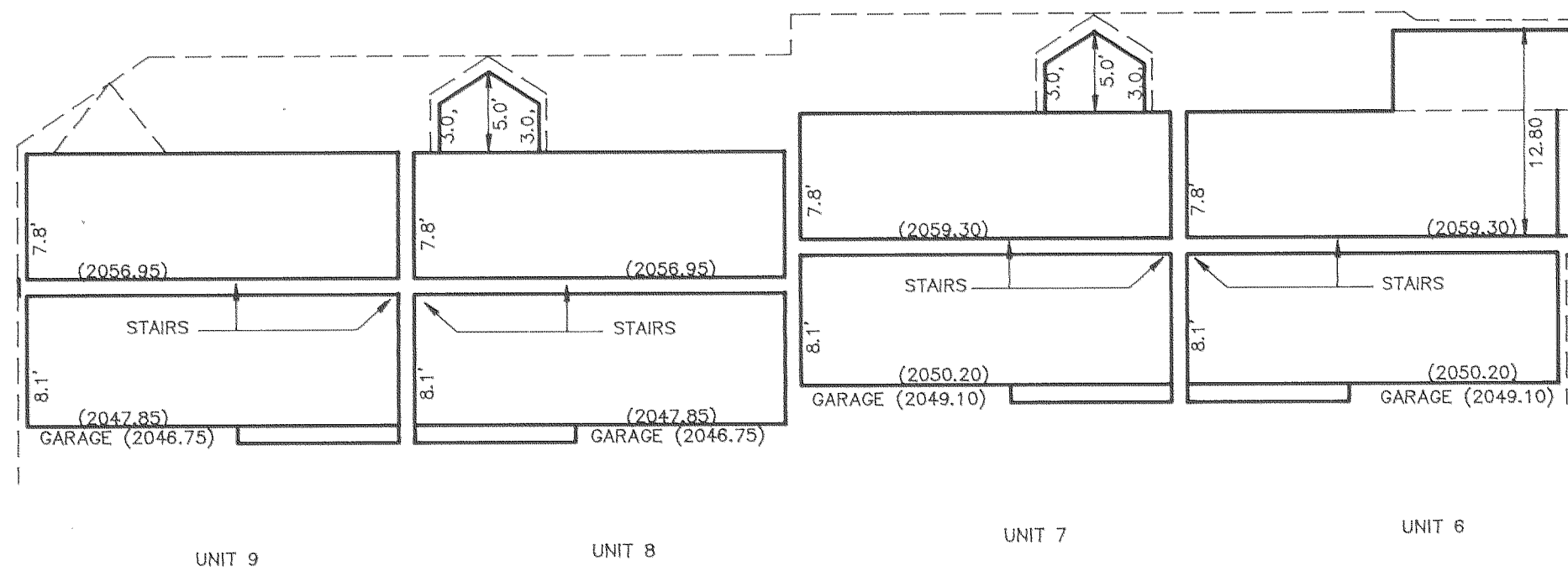
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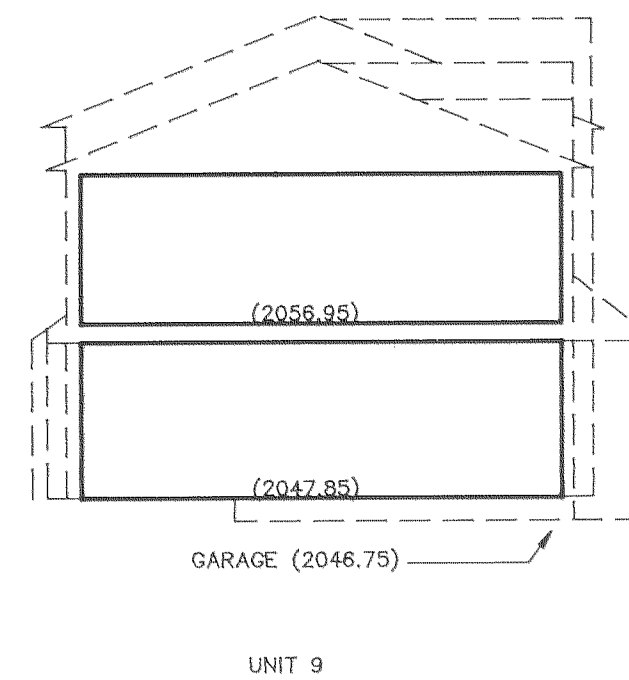
SOUTHEASTERLY SIDE VIEW



NORTHEASTERLY END VIEW



NORTHWESTERLY SIDE VIEW



NORTHEASTERLY END VIEW

Y. O. Ka

NOTE: ELEVATIONS ARE SHOWN IN PARENTHESIS () AND ARE BASED ON CITY OF ASHLAND BENCH MARK NO. 9, A BRASS DISK IN THE WEST CURB OF BESWICK STREET 70' ± SOUTH OF THE CENTERLINE OF SISKIYOU BOULEVARD. ELEVATION = 2067.354

SCALE: 1" = 10'

I HEREBY CERTIFY THAT THIS IS A
PHOTOCOPY OF THE ORIGINAL PLAT
Y. O. Ka
SURVEYOR

