

# PARKWOOD SUBDIVISION

LOCATED IN:

The Northwest 1/4 of Section 17  
Township 37 South, Range 1 West, Willamette Meridian  
City of Medford, Jackson County, Oregon

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

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

KNOW ALL MEN BY THESE PRESENTS, that We, Michael T. Mahar and Louis F. Mahar 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. We hereby designate said subdivision as PARKWOOD SUBDIVISION.

IN WITNESS WHEREOF, We have set our hands and seals this 5th day of September, 1990.

[Signature]  
MICHAEL T. MAHAR

[Signature]  
LOUIS F. MAHAR

STATE OF OREGON )  
County of Jackson ) ss.  
Date: September 5, 1990  
Personally appeared the above named Michael T. Mahar and Louis F. Mahar and acknowledged the foregoing instrument to be their voluntary act and deed.  
Before me:

[Signature]  
CHEYLA A. BONE  
NOTARY PUBLIC - OREGON  
My Commission Expires 12-23-93

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

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

[Signature]  
James M. Evershead  
Planning Director

OCTOBER 15, 1990  
Date

STATE OF OREGON )  
County of Jackson ) ss.

I, Douglas C. McMahan, 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 a 3/4 inch iron pipe at the Southwest corner of Lot 3, Block 1 of ROGUE VALLEY HEIGHTS EXTENSION according to the Official Plat thereof, now of record in Jackson County, Oregon; thence EAST 340.51 feet; thence South 193.31 feet to a point for the Northwest corner of Lot 1, Block 7 of NORTHGATE SUBDIVISION UNIT NO.2, according to the Official Plat thereof, now of record in Jackson County, Oregon, said point being marked with a brass disc set in concrete for the INITIAL POINT OF BEGINNING; thence along the Westerly boundary of said NORTHGATE SUBDIVISION UNIT NO.2, SOUTH 97.10 feet; thence North 89°44'31" West 39.70 feet (Record West 39.54 feet); thence continue along said Westerly boundary, South 00°00'09" East 559.29 feet (Record South 559.33 feet) to the Southwest corner thereof; thence continue South 00°00'09" East 70.41 feet to the Northwest corner of Lot 7, Block 3 of NORTHGATE SUBDIVISION-UNIT NO.1, according to the Official Plat thereof, now of record in said Jackson County; thence continue South 00°00'09" East (Record South) along the Westerly boundary of said Subdivision, 448.00 feet; thence North 89°54'00" West 119.89 feet; thence SOUTH 8.00 feet to the Northerly boundary of said NORTHGATE SUBDIVISION UNIT NO.1; thence along said Northerly boundary, North 89°52'30" West (Record North 89°54'10" West) 180.49 feet to the Northwest corner thereof; thence North 00°00'46" East (Record North), along the Easterly boundary of GRANDVIEW UNIT NO.1, according to the Official Plat thereof, now of record in said Jackson County, a distance 471.36 feet to the Northeast corner thereof; thence North 00°03'41" West 208.37 feet; thence North 89°53'55" West 200.00 feet; North 00°34'00" East 124.00 feet; thence North 89°53'55" West 10.33 feet; thence North 00°34'00" East 223.75 feet; thence South 89°54'32" East 26.09 feet; thence North 00°34'00" East 124.00 feet; thence South 89°53'55" East 179.20 feet; North 00°00'04" East 123.97 feet to the Southerly line of Temple Drive; thence along said Southerly line South 89°53'55" East 0.37 feet; thence along the arc of 256.11 foot radius curve to the right (the long chord to which bears South 73°21'08" East 145.88 feet) an arc distance of 147.92 feet; thence along the arc of a 316.11 foot radius curve to the left (the long chord to which bears South 73°21'11" East 180.05 feet) an arc distance of 182.58 feet; thence South 89°53'55" East 27.88 feet to the Initial Point of Beginning.

[Signature]  
Douglas C. McMahan  
SURVEYOR

Subscribed and sworn before me this 5th day of September, 1990.

[Signature]  
CHEYLA A. BONE  
NOTARY PUBLIC - OREGON  
My Commission Expires 12-23-93

REGISTERED  
PROFESSIONAL  
LAND SURVEYOR  
[Signature]  
DOUGLAS C. McMAHAN  
No. 1013

Examined and approved this 9th day of OCTOBER, 1990

[Signature]  
Robert Steel  
City Engineer

[Signature]  
Paul D. Lewis  
City Surveyor

Examined and approved as required by O.R.S. 92.100 as of 16 October 1990

[Signature]  
Sheep Swift  
Assessor, Department of Assessment

Examined and approved as required by O.R.S. 94.036 as of October 16, 1990

[Signature]  
B. Weider  
Tax Collector

RECEIVED  
Date 10-25-90 By SM  
This summary consists of:  
2 sheets of Map  
1 page of Narrative  
JACKSON COUNTY  
SURVEYOR

Water Rights Statement:  
See Instrument No. 90-27017 of the Official Records

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

Filed for record this 25 day of October, 1990 at 11:28 O'Clock A M. and recorded in Volume 16 of Plats at page 89 of records of Jackson County, Oregon.

[Signature]  
Kathleen J. Beahitt  
County Clerk

[Signature]  
Joy A. Rametis  
Deputy

I certify this plat to be an exact photocopy of the original.  
[Signature]  
Douglas C. McMahan  
SURVEYOR

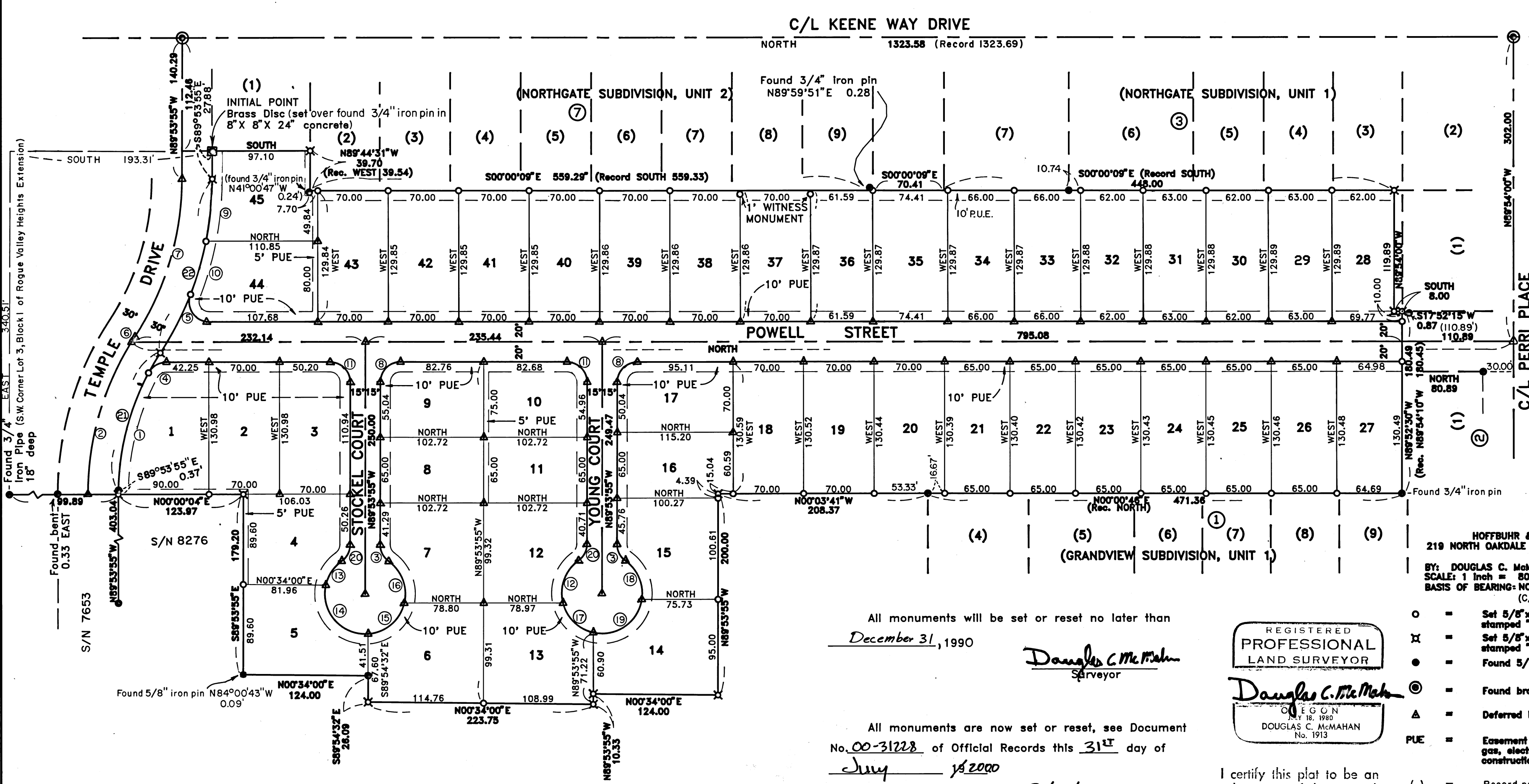
CURVE TABLE

No.	Delta	Radius	Arc	Chord	Chord Brg
1.	27°57'24"	256.11	124.97	123.73	S 75°55'13"E
2.	31°46'02"	286.11	158.63	156.61	S 74°00'55"E
3.	54°18'53"	20.00	18.96	18.26	N 62°56'39"E
4.	61°56'31"	20.00	21.62	20.58	S 30°58'15"E
5.	111°19'23"	20.00	38.86	33.03	N 55°39'42"E
6.	11°19'31"	286.11	6.62	6.62	S 57°27'45"E
7.	33°03'33"	286.11	165.25	162.96	N 73°21'12"W
8.	89°53'55"	20.00	31.38	28.26	S 44°56'58"E
9.	11°15'01"	316.11	62.07	61.97	S 84°16'25"E
10.	9°58'17"	316.11	55.01	54.95	S 73°39'56"E
11.	90°06'05"	20.00	31.45	28.31	S 45°03'03"W
12.	68°40'40"	40.00	47.95	45.13	N 69°55'22"W
13.	41°59'10"	40.00	29.31	28.66	N 56°34'37"W
14.	106°33'53"	40.00	74.40	64.13	S 49°08'51"W
15.	72°23'29"	40.00	50.54	47.24	S 40°19'50"E
16.	67°41'13"	40.00	47.25	44.55	N 69°37'49"E
17.	63°01'45"	40.00	44.00	41.82	S 44°13'25"W
18.	63°02'53"	40.00	44.02	41.83	N 67°18'38"E
19.	93°52'28"	40.00	65.54	58.45	S 34°13'41"E
20.	54°18'53"	20.00	18.96	18.26	N 62°44'29"W
21.	33°05'33"	256.11	147.92	145.88	S 73°21'08"E
22.	33°05'33"	316.11	182.58	180.05	S 73°21'11"E

**PARKWOOD SUBDIVISION**  
 LOCATED IN:  
 THE NW 1/4  
 OF SEC.17 T. 37 S., R. 1 W., W.M.  
 CITY OF MEDFORD, JACKSON COUNTY, OREGON

LOT SIZE

LOT NO.	SQUARE FEET
1	10,236
2	9,169
3	9,097
4	9,074
5	9,377
6	10,533
7	9,283
8	6,676
9	7,618
10	7,618
11	6,676
12	9,283
13	10,277
14	10,397
15	9,245
16	7,425
17	7,974
18	9,138
19	9,133
20	9,129
21	8,475
22	8,476
23	8,477
24	8,478
25	8,479
26	8,480
27	8,460
28	8,118
29	8,182
30	8,052
31	8,182
32	8,052
33	8,571
34	8,571
35	9,663
36	7,999
37	9,090
38	9,090
39	9,090
40	9,089
41	9,089
42	9,089
43	9,089
44	9,601
45	9,197



All monuments will be set or reset no later than  
December 31, 1990  
*Douglas C. McMahon*  
 Surveyor



All monuments are now set or reset, see Document  
 No. 00-31228 of Official Records this 31<sup>st</sup> day of  
July 192000  
 Approved: *Robert Roberts*  
 Jackson County Surveyor

I certify this plat to be an exact photocopy of the original.  
*Douglas C. McMahon*  
 SURVEYOR

- HOFFBUHR & ASSOCIATES, INC.  
 219 NORTH OAKDALE AVENUE MEDFORD, OREGON
- BY: DOUGLAS C. McMAHAN RPLS No. 1913  
 SCALE: 1 Inch = 80 feet August 31, 1990  
 BASIS OF BEARING: NORTHGATE SUBDIVISION, UNITS 1 & 2  
 (C/L KEENE WAY DRIVE)
- = Set 5/8"x2" iron pin with plastic cap stamped "D. McMahon LS 1913"
  - ⊗ = Set 5/8"x30" iron pin with plastic cap stamped "D. McMahon LS 1913"
  - = Found 5/8" iron pin, unless noted otherwise
  - ⊙ = Found brass cap monument
  - △ = Deferred Monument → SEE SN 165B3
  - PUE = Easement for public utilities, storm drainage, gas, electric, cable television and sanitary sewer construction and maintenance, and water
  - ( ) = Record per plat
  - S/N = Filed Survey No.

SURVEY NO. 12252

SURVEY NARRATIVE TO COMPLY WITH PARAGRAPH 209.250  
OREGON REVISED STATUTES

SURVEY FOR: Pacific Trend Development Company  
1014 North Riverside  
Medford, Oregon 97501

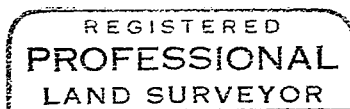
LOCATION: In the Northwest one-quarter (1/4) of Section  
17, Township 37 South, Range 1 West,  
Willamette Meridian, Jackson County, Oregon.

PURPOSE: To survey, monument and prepare plat for  
PARKWOOD SUBDIVISION as per the clients  
request and as shown on the attached map.

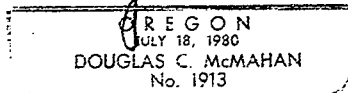
PROCEDURE: Utilizing found monumentation per filed  
Survey No. 8726, per NORTHGATE SUBDIVISION  
UNITS 1 and 2, per GRANDVIEW SUBDIVISION and  
center line monuments as shown for control, I  
establish monuments as shown on the attached  
map.

BASIS OF BEARING: NORTHGATE SUBDIVISION, UNITS 1 and 2

DATE: August 31, 1990



*Douglas C. McMahan*



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