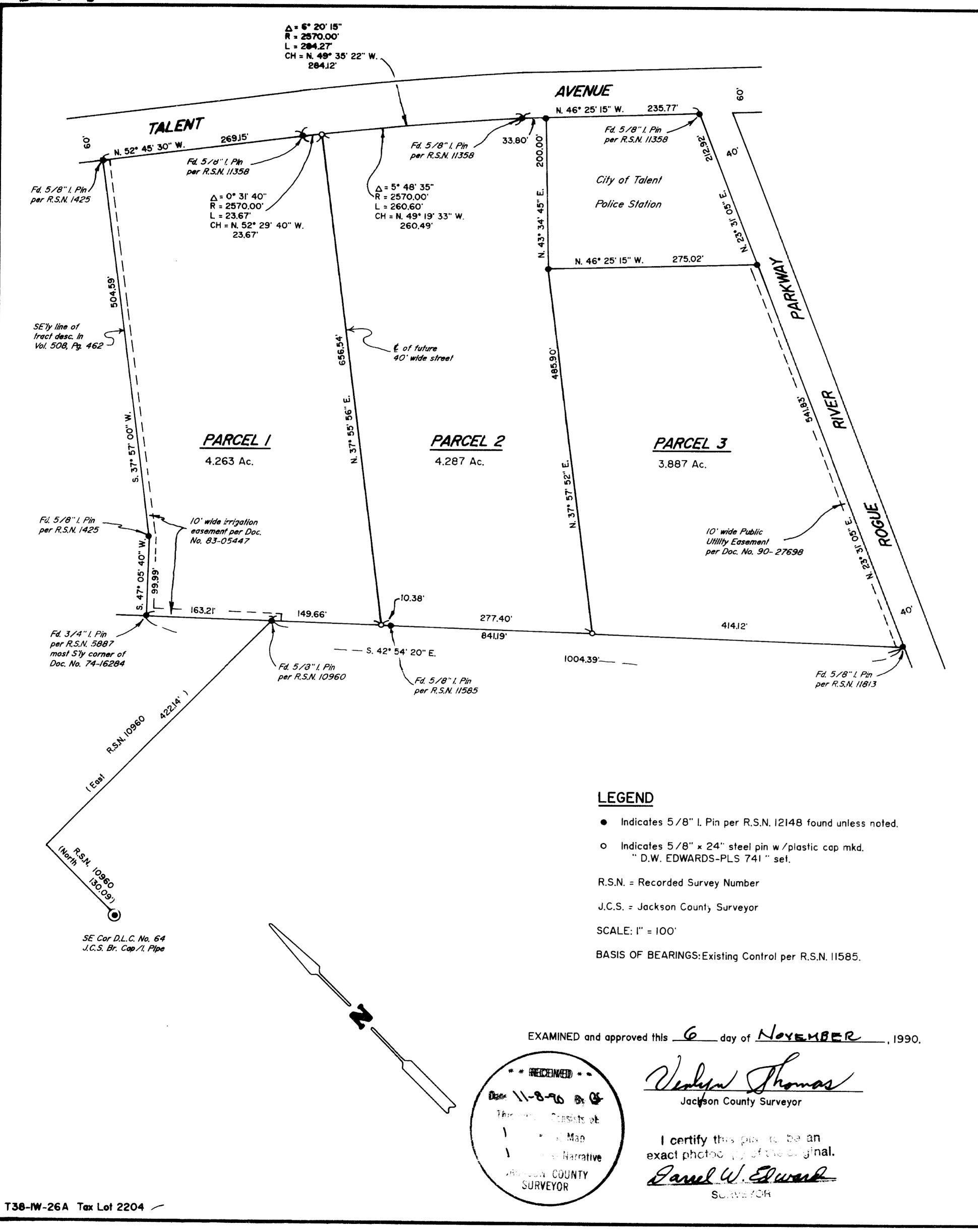
12279



PARTITION PLAT NO. P-130-1990

A MINOR LAND PARTITION located in the NE 1/4 of Section 26, T. 38 S., R. I W., W.M., City of Talent, Jackson County, Oregon.

October 26, 1990

SURVEYED FOR: Talent Land Development Corp. 720 S. Grape Street Medford, Oregon 9750/ 772-9890

SURVEYED BY: Edwards Surveying and Land Planning Inc. 1014 East Pine Street

Central Point, Oregon 97502 Phone: (503) 664-1539

REGISTERED PROFESSIONAL LAND SURVEYOR

Danel W. Edward

SURVEYOR'S CERTIFICATE

County Surveyor File No. 12279

County Clerk

STATE OF OREGON) SS County of Jackson)

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 Southeast corner of Donation Land Claim Number 64 in Section 26, Township 38 South, Range I West of the Willamette Meridian in Jackson County, Oregon; thence North 130,09 feet; thence East 422.14 feet to a 5/8 inch iron pin marking the true point of beginning of the herein described tract of land; thence South 42° 54' 20" East 841.19 feet to a point on the Northwesterly right of way line of Rogue River Parkway; thence North 23° 31' 05" East, along said Northwesterly line, 541.83 feet; thence North 46° 25' 15" West, parallel with the Southwesterly right of way line of Talent Avenue, 275.02 feet; thence North 43° 34' 45" East 200.00 feet to a point on said Southwesterly line; thence along said Southwesterly line the following courses and distances: North 46° 25' 15" West 33.80 feet to a 5/8 inch steel pin; thence along the arc of a 2570.00 foot radius curve to the left having a long chord which bears North 49° 35' 22" West 284.12 feet, a distance of 284.27 feet to a 5/8 inch steel pin; thence North 52° 45′ 30″ West 269.15 feet to a 5/8 inch iron pin on the Southeasterly line of that tract described in Volume 508, Page 462, Deed Records for said County and State; thence leaving said Southwesterly right of way line, South 37° 57' 00" West 504.59 feet to a 3/4 inch iron pin marking the most Southerly corner of said tract; thence South 47° 05' 40" West 99.99 feet to the most Southerly corner of that tract of land described in Document Number 74-16284, Official Records for said County and State; thence South 42° 54' 20" East 163.21 feet to the true point of beginning.

Frui J. Tourson Danel W Edward Surveyor
$rac{\pi}{2} G_{ij} N N$
Subscribed and sworn to before me this 3/5+ day of 3c.oper, 1990.
APPROVALS MP 90-4
By Tank July Date Www. 7, 1990 City of Talent Planning Dept.
By April PE. Date Nov. 7, 1990 City of Talent Engineer
RECORDER'S CERTIFICATE Filed for record this 8 day of November 1990, at 1:57 o'clock, P.M. and
recorded as Partition Plat No. $P-130-1990$ of the Records of partition plats of Jackson County,
Oregon. Index Volume Page
Kathbern S. Beckett Glenda E. Bartlett

STATEMENT OF WATER RIGHTS: Document Number 90-28286, Official Records.

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:

Talent Land Development Corp.

720 South Grape Street Medford, Oregon 97501

LOCATION:

In the NE 1/4 of Section 26, T. 38 S., R. 1 W., W.M., City of Talent, Jackson County, Oregon.

PURPOSE:

Minor Land Partition: To locate and monument the boundaries of Tax Lot 2204, which has reached its present configuration through a land trade between T.L.D.C. and the City of

Talent.

PROCEDURE:

The outside boundary of the parent tract was determined by utilizing existing monuments of record per Recorded Surveys Numbered 1425, 5887, 10960, 11358, 11585, 11813 and 12148 as shown on the accompanying plat. Monuments set on this survey consist of 5/8" x 24" steel pins with yellow plastic caps mkd. "DW EDWARDS-PLS

741".

BASIS OF

BEARINGS:

Existing control points per R.S.N. 11565

EQUIPMENT:

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

DATE

COMPLETED:

October 26, 1990

* * RECEIVED * *

Date _8-90 By \\
This survey Consists of:
__\ sheet(s) Map
_\ page(s) Narrative

JACKSON COUNTY
SURVEYOR

PROFESSIONAL LAND SURVEYOR

DANEL W ELWOND

OREGON
DARREL W. EDWARDS

REGISTERED

AND THE RESIDENCE OF THE PROPERTY OF THE PROPE

DARREL W. ED