

LEGEND

- Indicates 5/8" diam. Iron Pin w/plastic cap mkd. "E.L. SWAIN-RLS 759" found per R.S.N. 7631 unless otherwise noted.
 - Indicates 5/8" x 24" steel pin w/plastic cap mkd. "D.A. EDWARDS-RPLS 2339" set.
 - () Indicates Record Data as noted
- R.S.N. = Recorded Survey Number
 SCALE: 1" = 60'
 BASIS OF BEARINGS: N.O.A.A. true bearings via existing control established on R.S.N. 11433 & PATTERSON STREET SUBDIVISION.

PARTITION PLAT NO. P-2-1991

A MINOR LAND PARTITION located in Donation Land Claim No. 42 & the North 1/2 of Section 9 & the South 1/2 of Section 4 in T. 39 S., R. 1 E., W.M., City of Ashland in Jackson County, Oregon.

November 28, 1990

SURVEYED FOR: Denis Toney Construction
96 Crowson Road
Ashland, Oregon 97520

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

REGISTERED PROFESSIONAL LAND SURVEYOR

David A. Edwards

OREGON
DAVID A. EDWARDS
2339

SURVEYOR'S CERTIFICATE

STATE OF OREGON) SS
County of Jackson)

I, David A. 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 Donation Land Claim Number 42 in Township 39 South, Range 1 East of the Willamette Meridian in Jackson County, Oregon; thence South 89° 57' 42" East 184.79 feet to the Southwest corner of Donation Land Claim Number 41 in said Township; thence South 89° 57' 42" East, along the South line of said Claim Number 41, 896.71 feet; thence South 0° 02' 18" West 60.00 feet to a 5/8 inch steel pin on the South line of Hersey Street and being the true point of beginning; thence continue South 0° 02' 18" West 556.24 feet to a 5/8 inch iron pin; thence South 89° 57' 42" East 377.975 feet to a 5/8 inch iron pin; thence North 0° 02' 18" East 556.24 feet to a 5/8 inch steel pin on said South line of Hersey Street; thence North 89° 57' 42" West 377.975 feet to the true point of beginning.

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

David A. Edwards

SURVEYOR

David A. Edwards
Surveyor

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

Subscribed and sworn to before me this 30th day of November, 1990.

APPROVALS P.A. # 90-215

We certify that pursuant to authority granted to us by the Ashland Planning Commission in open meeting of Nov. 13, 1990, this map is hereby approved.

President

Secretary

EXAMINED and approved this 20th day of December, 1990. Jamie Wilson
City Surveyor

RECORDER'S CERTIFICATE

Filed for record this 3 day of January, 1991, at 2:39 o'clock, P.M. and recorded as Partition Plat No. P-2-1991 of the Records of partition plats of Jackson County, Oregon.

Index Volume 2 Page 2 County Surveyor File No. 12354

Kathleen S. Beckett
County Clerk

Deputy

STATEMENT OF WATER RIGHTS: Document Number 91-00227, Official Records.

DEDICATION

KNOW ALL MEN BY THESE PRESENTS, that I, Denis Toney, dba Denis Toney Construction, am the owner in fee simple of the lands designated hereon as Parcels 1, 2 and 3 and that I have caused the partitioning as shown hereon. That portion of Parcels 1, 2 and 3 situated within the "Mutual Private Access Easement", as shown hereon, shall be utilized for ingress and egress to said Parcels 1, 2 and 3. Restrictions of any kind, maintenance of said "Mutual Private Access", and to the extent these or any other provisions that are felt necessary by the dedicator herein, shall be set forth as encumbrances in the deed conveying said parcels of land to the new landowners, their heirs, assigns or successors in interest. I do hereby dedicate to the City of Ashland those "Public Utility Easements" shown hereon. Public and private emergency vehicles shall have the right of ingress and egress over and across said "Mutual Private Access Easement".

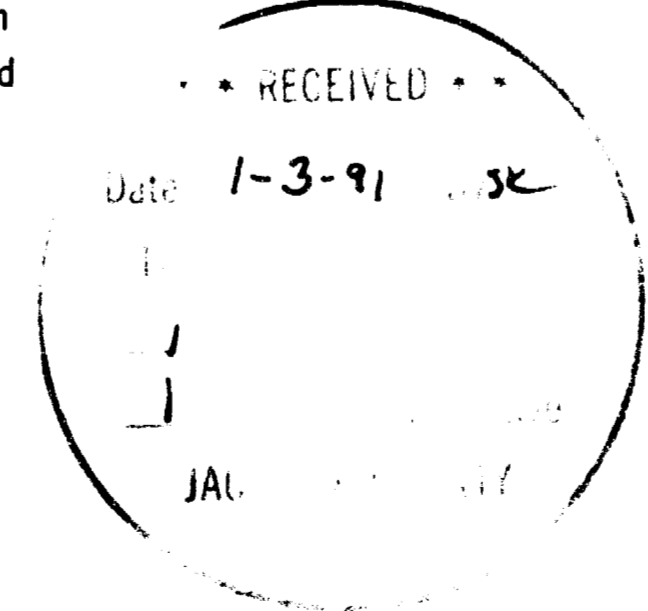
IN WITNESS WHEREOF, I have set my hand and seal this 4th day of December, 1990.

STATE OF OREGON) SS
County of Jackson)

December 4, A.D. 1990. Personally appeared before me the above named Denis Toney and acknowledged the foregoing instrument to be his voluntary act and deed.

Kim L. Carson
Notary Public for Oregon

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



SURVEY NUMBER 12354

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: Denis Toney Construction
96 Crowson Road
Ashland, Oregon 97520

LOCATION: In the North 1/2 of Section 9, the South 1/2 of
Section 4 and in D.L.C. No. 42, T. 39 S.,
R. 1 E., W.M., City of Ashland, Jackson County,
Oregon.

PURPOSE: Minor Land Partition; P.A. No. 90-215: To
locate and monument the property boundaries of
Parcels 1, 2 and 3, as shown on the
accompanying plat and dedicate certain Public
Utility Easements as shown.

PROCEDURE: The outside boundary of the parent tract was
determined by utilizing existing monuments and
data of record per Recorded Surveys Numbered
7421, 7631, 11433 and the recorded plat of
PATTERSON STREET SUBD. The latter two surveys
were by this office and certain control points
established during those surveys were used for
control as well. Data found in deed Vol. 264,
Pg. 52 and in Document No. 69-05303 was also
used to establish the outside boundary.
Monuments set on this survey consist of 5/8" x
24" steel pins with red plastic caps mkd. "D.A.
EDWARDS-RPLS 2339".

BASIS OF
BEARINGS: N.O.A.A. true bearings via existing control
established on R.S.N. 11433 and PATT. ST. SUBD.

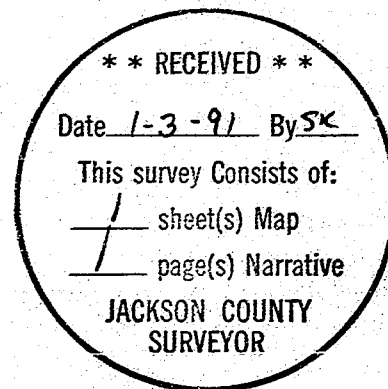
EQUIPMENT: Nikon NTD-4 Semi-automatic theodolite/E.D.M.

DATE
COMPLETED: November 28, 1990.

REGISTERED
PROFESSIONAL
LAND SURVEYOR

David A. Edwards

OREGON
JULY 26, 1906
DAVID A. EDWARDS
2339



91-00896

5 00
6 00

11:19

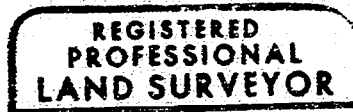
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AFFIDAVIT OF CORRECTION

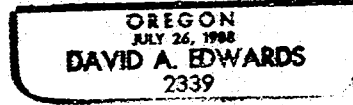
Be it hereby noted that the easement distance along the North line of Parcel 3 as shown on that certain Minor Land Partition recorded as Partition Plat No. P-2-1991 of the records of partition plats in the Office of the County Clerk, Jackson County, Oregon, and recorded as survey number ~~12354~~ in the office of the Jackson County Surveyor, which presently reads 44.00 feet, should be corrected to read 57.00 feet.

Date: Jan. 11, 1991

David A. Edwards
David A. Edwards R.P.L.S. No. 2339
Central Point, Oregon



David A. Edwards



CERTIFICATION

I, Verlyn Thomas, Jackson County Surveyor, hereby certify that I have examined this Affidavit of Correction, and that the changes are permitted in accordance with Chapter 209, Paragraph 255, Oregon Revised Statutes.

Verlyn Thomas
Verlyn Thomas, Jackson County Surveyor

Jackson County, Oregon
Recorded
OFFICIAL RECORDS

11:19 JAN 14 1991 A M.

KATHLEEN S. BECKETT
CLERK and RECORDER

By Jay Lander Deputy