

APPROVAL:

*Joh. Ferguson* 5/24/91  
ASHLAND PLANNING COMMISSION DATE  
PA # 91-002

MINOR LAND PARTITION

PARTITION PLAT No. P-53-1991

LOCATED IN

N.E. 1/4 of Section 14, T.39S., R.1E., W.M.  
City of Ashland, Jackson County, Oregon  
693 Washington Street

RECORDING

Filed for record this the 30 day of May, 1991  
at 11:37 o'clock A.M. and recorded as Partition Plat No.  
P-53-1991 of the Records of Jackson County, Oregon.  
Index Volume 2, Page 53.

*Kathleen S. Beckett* County Clerk  
*Samuel E. ...* Deputy

COUNTY SURVEYOR File No. 12528

APPROVAL

Examined and Approved this 17th day of May, 1991.

*James H. Olson*  
City Surveyor

We certify that pursuant to authority granted to us by the Ashland Planning  
Commission in open meeting Feb. 12, 1991 this map is hereby approved.  
Dated this 24th day of May, 1991.

*Neil Benson* President  
*Joh. Ferguson* Secretary

FOR

MAYERS, ROBERT W./LYNN H.

4888 Highway 66

LAWRENCE, STEPHEN K./SUSAN B.

550 Crowson Road  
ASHLAND, OREGON

WATER RIGHTS STATEMENT:

See Document No. 91-12124 of the  
Official Records of Jackson County, Oregon.

NOTE:

Basis of Bearing: True Meridian at the North-South centerline  
of Section 14 as derived from the N.O.A.A. net on file in the  
Office of the Jackson County Surveyor. The Reference line for  
bearing control for this survey was taken from the North one-  
quarter corner and the North Center-North one-sixty-fourth  
corners as shown hereon and as referenced on Filed Survey  
Number 9668.

SURVEYOR'S CERTIFICATE:

I, Douglas C. McMahon, a duly Registered Surveyor of the State of  
Oregon, do hereby certify that this map correctly represents a survey  
made by me and complies with the regulations for Minor Land Partitions  
and the following is an accurate description of the parent tract of  
land as set forth hereon:

Commencing at the quarter (1/4) corner common to Sections 11 and  
14 in Township 39 South, Range 1 East of the Willamette Meridian in Jackson  
County, Oregon; thence South 1096.78 feet (Record 1096.68 feet) and East 495.65 feet (Record  
495.66 feet) to a 5/8" iron pin for the true Point of Beginning; thence South 89°50'37" East  
89.18 feet to the average centerline of a Creek; thence along the average  
centerline of said Creek: North 07°40'02" East 112.36 feet; North 16°14'57" East  
181.37 feet; North 04°01'08" West 69.53 feet (Record North 04°04'34" West 69.52 feet)  
feet to a 5/8" iron pin situated on the Southerly right-of-way line of a  
frontage road as described in Instrument recorded as No. 72-00467 of the  
Official Records of Jackson County, Oregon; thence along said Southerly  
right-of-way line as follows: North 89°50'37" West 23.09 feet;  
North 78°32'01" West 50.99; North 89°50'37" West 75.99 feet (Record 75.92 feet) to  
a lead plug and tack (Record 5/8" iron pin); thence, leaving said right-of-way line,  
South 00°09'23" West 365.00 feet to the true point of beginning.

Subscribed and sworn to before me  
this 24th day of April, 1991.

*Douglas C. McMahon*  
SURVEYOR

*Cheryl A. Ferns*

12-25-93

DEDICATION:

KNOW ALL MEN BY THESE PRESENTS that we, Robert  
W. Mayers, Lynn H. Mayers, Stephen K. Lawrence and Susan  
B. Lawrence, DBA S-B Development, an Oregon Partnership,  
are owners in fee simple of the parcel 1 and parcel 2  
as shown hereon and have caused the same to  
be surveyed, mapped and platted as shown hereon.  
We hereby dedicate for public use over, across and through,  
the utility easement shown hereon.

S-B DEVELOPMENT:

*Robert W. Mayers*  
Robert W. Mayers - General Partner

State of Oregon  
County of Jackson  
on April 11, 1991, before me, the undersigned,  
a Notary Public in and for said County and State, personally  
appeared Robert W. Mayers known to me to be one of the  
partners of the above named partnership that executed the  
within instrument and acknowledged to me that such partner-  
ship executed the same.

Witness my hand and Official Seal.

*Cheryl A. Ferns*  
NOTARY PUBLIC - OREGON  
My Commission Expires 12-23-93

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

*Douglas C. McMahon*  
SURVEYOR

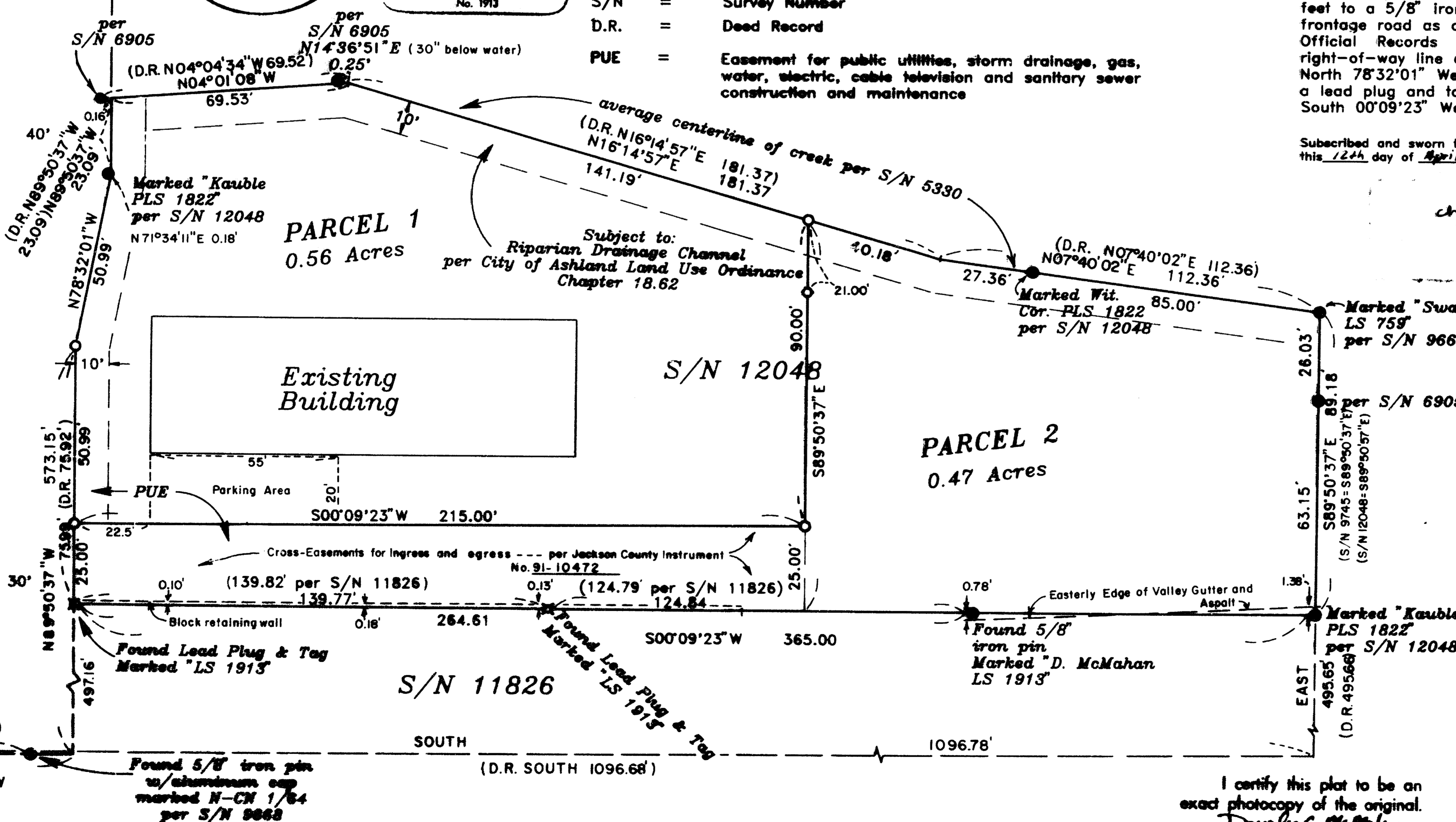
REGISTERED  
PROFESSIONAL  
LAND SURVEYOR  
*Douglas C. McMahon*  
OREGON  
JULY 22, 1980  
DOUGLAS C. MCMAHAN  
No. 1913

HOFFBURN & ASSOCIATES, INC.  
219 NORTH OAKDALE AVENUE MEDFORD, OREGON  
778-3841  
BY: DOUGLAS C. MCMAHAN RS No. 1913  
SCALE: 1 inch = 30 feet March 6, 1991  
BASIS OF BEARING (SEE NOTE)

- O = Set 5/8"x24" iron pin with plastic cap stamped "D. McMahon LS 1913".
- = Found 5/8" iron pin unless otherwise noted
- S/N = Survey Number
- D.R. = Deed Record
- PUE = Easement for public utilities, storm drainage, gas, water, electric, cable television and sanitary sewer construction and maintenance

\*\* RECEIVED \*\*  
Date 5-30-91 By *CF*  
This survey consists of:  
1 sheet(s) Map  
1 page(s) Narrative  
JACKSON COUNTY SURVEYOR

WASHINGTON STREET  
right-of-way per Document No. 72-00467 (Deed Records of Jackson County)



Found 2 1/2" brass disc  
flush with o/c marked  
1 1/4" S11 per S/N 8868  
S17  
LS 769

SURVEY NO. 12528

SURVEY NARRATIVE TO COMPLY WITH PARAGRAPH 209.250  
OREGON REVISED STATUTES

SURVEY FOR: Robert W./Lynn H. Mayers  
4890 Highway 66  
Ashland, Oregon

and

Stephen K./Susan B. Lawrence  
550 Crowson Road  
Ashland, Oregon

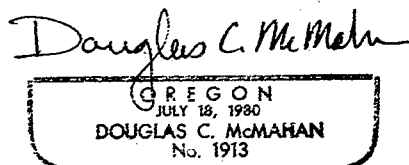
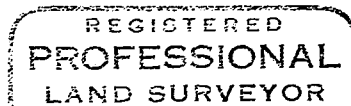
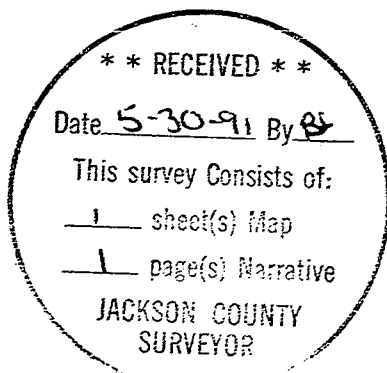
LOCATION: Northeast one-quarter of Section 14, Township  
39 South, Range 1 East, Willamette Meridian,  
City of Ashland, Jackson County, Oregon.

PURPOSE: To survey, monument and prepare plat for a  
Minor Land Partition per clients request and  
in accordance with City of Ashland Planning  
Action 91-002.

PROCEDURE: Utilizing found monumentation per Survey No.  
6905, 9668, 12048 and control established by  
this office in performing Survey No. 11826,  
the boundary of the parent tract was  
established and the partitioned parcel  
monumented per clients request as shown on  
the attached map.

BASIS OF BEARING: True Meridian at the North-South centerline  
of Section 14 as derived from the N.O.A.A.  
net on file in the Office of the Jackson  
County Surveyor. The Reference line for  
bearing control for this survey was taken  
from the North one-quarter corner and the  
North Center-North one-sixty-fourth corners  
as shown on accompanying map and as  
referenced on Filed Survey Number 9668.

DATE: March 6, 1991



Douglas C. McMahan  
Hoffbuhr & Associates, Inc.  
219 N. Oakdale  
Medford, Oregon

APPROVAL:

*John Ferguson* 5/24/91  
ASHLAND PLANNING COMMISSION DATE  
PA # 91-002

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*Edwin Edman* Deputy

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Subscribed and sworn to before me  
this 16th day of April, 1991.

*Douglas C. McMahan*  
SURVEYOR

*chang a jerna*

12-23-93

DEDICATION:

KNOW ALL MEN BY THESE PRESENTS that we, Robert  
W. Mayers, Lynn H. Mayers, Stephen K. Lawrence and Susan  
B. Lawrence, DBA S-B Development, an Oregon Partnership,  
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partners of the above named partnership that executed the  
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ship executed the same.

Witness my hand and Official Seal.

*chang a jerna*  
12-23-93

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

SHEET 1 OF 1

