

APPROVAL:

*John M. ...*  
ASHLAND PLANNING COMMISSION  
P.A. #91-063

1-24-92  
DATE

APPROVAL:

Examined and approved this 14th day of January, 1992.

*Jane Wilson*  
City Surveyor

# MINOR LAND PARTITION

PARTITION PLAT NO. P-13-1992

located in

Lots II & 12, WOOLENS ADDITION to the City of Ashland and the Southeast quarter of Section 5, T. 39 S., R. 1 E., W.M., Jackson County, Oregon.

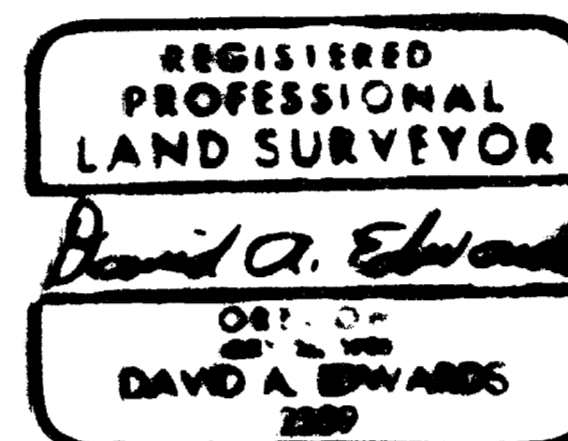
for

*Dale T. & Kimberly Rooklyn*  
255 Scenic Drive  
Ashland, OR. 97520

DATE: November 22, 1991

SURVEYED BY:

Edwards Surveying and Land Planning Inc.  
823 W. 8th Street  
Medford, Oregon 97501  
Phone: (503) 776-2313



RECORDING

FILED FOR RECORD THIS THE 5 DAY OF February 19 92 AT 2:33 O'CLOCK P.M. AND RECORDED AS PARTITION PLAT NO. P-13-1992 OF THE RECORDS OF PARTITION PLATS OF JACKSON COUNTY, OREGON. INDEX VOLUME 3, PAGE 13.

*Kathleen S. Beckett* County Clerk  
*Gloria E. Bartlett* Deputy

COUNTY SURVEYOR FILE NO. 12854

WATER RIGHTS STATEMENT: There are no water rights appurtenant to this property.

SURVEYOR'S CERTIFICATE

I, David A. Edwards, a Registered Professional Land Surveyor of the State of Oregon, 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 a 2 inch iron pipe marking the accepted Southwest corner Government Lot 4 in Section 5, Township 39 South, Range 1 East, of the Willamette Meridian in Jackson County, Oregon; thence North 7° 23' 23" East 115.63 feet to a 5/8 inch steel pin marking the Southeast corner of that tract described in Document Number 89-18225, Official Records for said County and State, being the initial Point; thence along the South line of said tract the following courses and distances: West 164.97 feet to a 5/8 inch steel pin; thence North 59° 47' 58" West 15.26 feet to a 5/8 inch steel pin; thence South 65° 31' 28" West 66.34 feet to a 5/8 inch steel pin marking a point on the East line of Alta Avenue as established on the plat recorded as Volume 9, Page 76 of "Minor Land Partitions" in the records of Jackson County, Oregon; thence leaving said South line and bearing North 0° 27' 53" West, along said East line, 130.96 feet to a 5/8 inch steel pin marking a point on the South line of tract described in Document Number 79-14497, said Official Records; thence South 89° 52' 09" East (record South 89° 52' 36" East), along said South line and the South line of tract described in Document Number 83-17049, said Official Records, 192.91 feet to a point on the West line of Scenic Drive; thence South 0° 27' 54" East, along said West line, 3.42 feet to an angle point in said West line; thence South 23° 30' 23" East 117.00 feet to the Initial Point.

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

*David A. Edwards*  
SURVEYOR

*David A. Edwards*  
Surveyor

DECLARATION

KNOW ALL MEN BY THESE PRESENTS, that we, David W. Deller and Toby K. Deller are the owners in fee simple and that we, Dale T. Rooklyn and Kimberly Meyer-Rooklyn are the contract purchasers of the lands as shown hereon and more particularly described in the "Surveyor's Certificate" and that we have caused the partitioning as shown hereon. We do hereby create the 4.00 foot wide pedestrian easement along the entire North line of Parcel 2 for the purpose of allowing the owners of Parcel 1 pedestrian access to Scenic Drive. Said easement shall not preclude the use of said 4.00 foot wide strip by the owners of Parcel 2 in ways that do not obstruct said pedestrian access.

IN WITNESS WHEREOF, we have set our hands and seals this 29th day of November, 1991.

*David W. Deller*  
David W. Deller

*Toby K. Deller*  
Toby K. Deller

*Dale T. Rooklyn*  
Dale T. Rooklyn

*Kimberly Meyer-Rooklyn*  
Kimberly Meyer-Rooklyn

STATE OF OREGON ) SS  
County of Jackson ) November 29 A.D. 1991

Personally appeared before me the above named David W. Deller, Toby K. Deller, Dale T. Rooklyn and Kimberly Meyer-Rooklyn and acknowledged the foregoing instrument to be their voluntary act and deed.

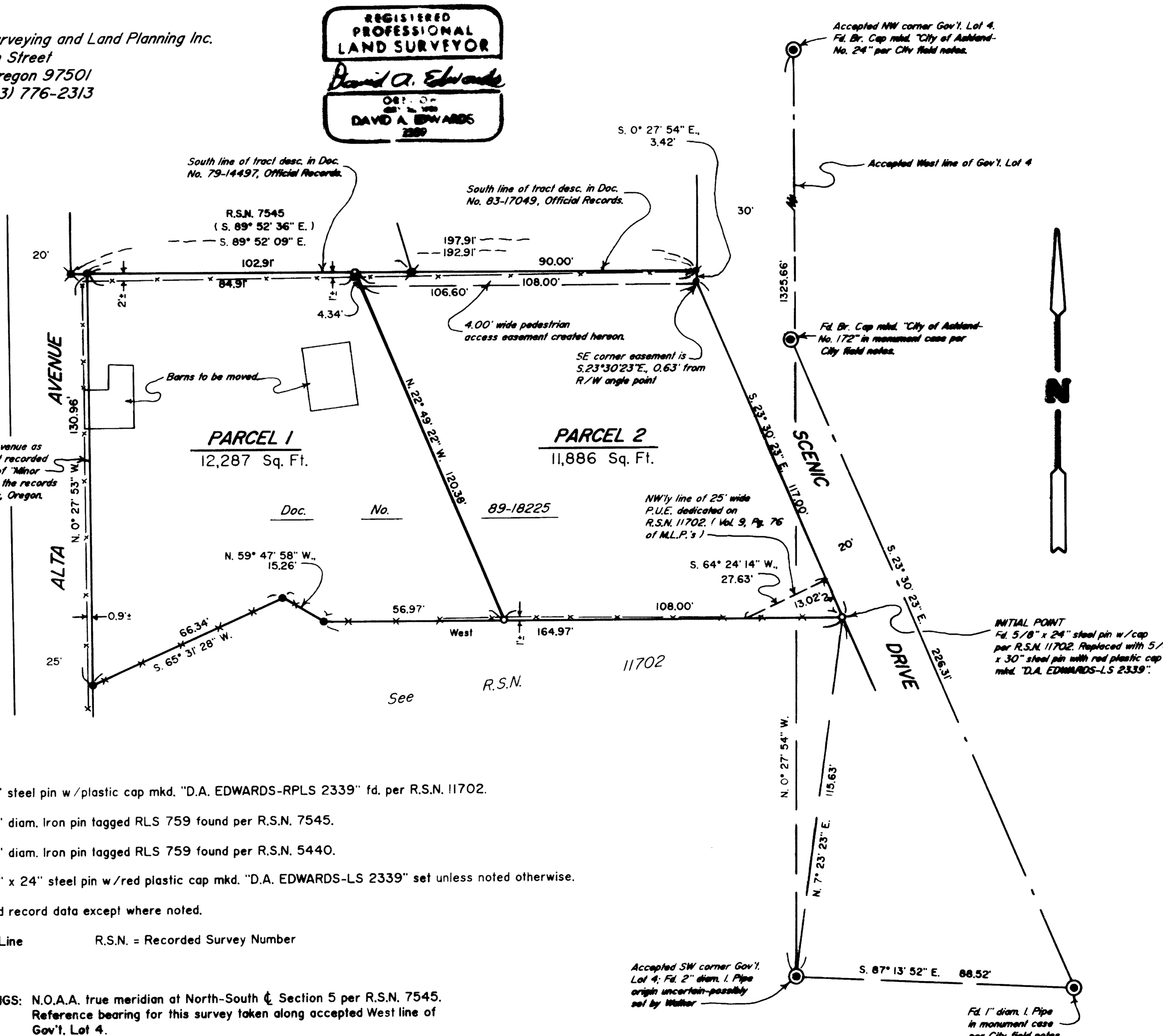
Before me:

*Toni R. Clark*  
TONI R. CLARK  
NOTARY PUBLIC - OREGON  
My Commission Expires March 18, 1994

RECEIVED  
Date: 2-5-92 By: [Signature]  
This survey consists of:  
1 sheet(s) Map  
1 page(s) Narrative  
JACKSON COUNTY SURVEYOR

LEGEND

- Indicates 5/8" steel pin w/ plastic cap mkd. "D.A. EDWARDS-RPLS 2339" fd. per R.S.N. 11702.
- ✕ Indicates 5/8" diam. Iron pin tagged RLS 759 found per R.S.N. 7545.
- ✕ Indicates 5/8" diam. Iron pin tagged RLS 759 found per R.S.N. 5440.
- Indicates 5/8" x 24" steel pin w/ red plastic cap mkd. "D.A. EDWARDS-LS 2339" set unless noted otherwise.
- ( ) Denotes deed record data except where noted.
- x—x—x Fence Line R.S.N. = Recorded Survey Number
- SCALE: 1" = 30'
- BASIS OF BEARINGS: N.O.A.A. true meridian at North-South ( Section 5 per R.S.N. 7545. Reference bearing for this survey taken along accepted West line of Gov't. Lot 4.



# Edwards Surveying & Land Planning Inc.

DARREL W. EDWARDS  
OREGON REG. 741  
ARIZONA REG. 9746



DAVID A. EDWARDS  
OREGON REG. 2339

REGISTERED LAND SURVEYORS  
823 WEST 8TH ST.  
MEDFORD, OREGON 97501  
(503) 776-2313 • (503) 471-7059

SURVEY NUMBER 12854

## SURVEY NARRATIVE TO COMPLY WITH CHAPTER 209, PARAGRAPH 250, OREGON REVISED STATUTES

**SURVEY FOR:** Dale and Kimberly Rooklyn  
255 Scenic Drive  
Ashland, Oregon 97520

**LOCATION:** In Lots 11 & 12, WOOLEN'S ADD. to the City of  
Ashland & the SE 1/4 of Sec. 5, T. 39 S.,  
R. 1 E., W.M., Jackson County, Oregon.

**PURPOSE:** Minor Land Partition; Planning Dept. File No.  
P.A. 91-063. To monument the boundary common to  
Parcel 1 and Parcel 2 as shown on the  
accompanying plat and to prepare and record  
said plat in order to create said parcels.

**PROCEDURE:** Utilized for control monuments of record per  
recorded surveys numbered 5440, 7545, 11702 and  
accepted Gov't. Lot corner and street center  
line monuments as shown on the accompanying  
plat. The parent tract was surveyed by me on  
R.S.N. 11702 and is described in Document  
Number 89-18225. Another survey by this  
office, (R.S.N. 12387), used a more  
comprehensive method to reestablish the right  
of way of Alta Avenue than said R.S.N. 11702.  
The difference is slight, however, and for  
the purpose of the current survey I hold to  
the limits of the right of way dedication per  
said R.S.N. 11702. Monuments set on this  
survey consist of 5/8" x 24" steel pins with  
red plastic caps mkd. "D.A. EDWARDS-LS 2339".

**BASIS OF  
BEARINGS:** N.O.A.A. true meridian at North-South center  
line of Section 5 per R.S.N. 7545. Reference  
bearing for this survey taken along the  
accepted East line of Gov't. Lot 4.

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

**DATE  
COMPLETED:** November 22, 1991

REGISTERED  
PROFESSIONAL  
LAND SURVEYOR

*David A. Edwards*

OREGON  
JULY 26, 1988  
DAVID A. EDWARDS  
2339

\*\* RECEIVED \*\*

Date 2-5-92 By BE

This survey Consists of:

1 sheet(s) Map

1 page(s) Narrative

JACKSON COUNTY  
SURVEYOR