

APPROVALS:

John M. Lyall 2-12-92
ASHLAND PLANNING COMMISSION Date
P.A. No. 91-135

We certify that pursuant to authority granted to us by the Ashland Planning Commission in open meeting of Oct. 8 1991, this plat is hereby approved this 12 day of FEBRUARY 1992

And Thompson President
John M. Lyall ASPLC Secretary
Examined and approved this 5th day of FEB 1992
Barrett R. Linn ASPLC City Surveyor

PARTITION PLAT NO. P-18-1992

LOCATED IN LOTS 3 and 4, HIGHLAND PARK ADDITION TO THE CITY OF ASHLAND IN D.L.C. NO. 39 IN THE S.W. 1/4 OF SEC. 9, T39S, R1E, W.M. FOR JACKSON COUNTY, OR

PETER JENSEN
216 MEADE ST.
ASHLAND, OR 97520

RECORDING

Filed for record this 14 day of February 1992 at 1:50 o'clock P.M.
and recorded as PARTITION PLAT NO. P-18-1992 of the records of Jackson County, Oregon. Index Volume 3 at Page 18

Rothman S. Beckett County Clerk
Alvin E. Bartlett Deputy

BASIS OF BEARING: True Meridian of N-S centerline of Section 9, as derived from the N.O.A. net, established in 1908 and on file in the Office of the Jackson County Surveyor. The reference line for bearing control for this survey was taken from monuments on the West line of D.L.C. No. 39, as shown hereon, and as referenced on filed Survey No. 5850 in the Office of the Jackson County Surveyor.



SCALE 1"=40'

LEGEND

○ = Set 5/8" x 24" I. Pin (tagged R.P.L.S. 638) unless noted otherwise

● = Found monument as noted

P.U.E. = Public Utility Easement

Rec. = Plat Record

SURVEY BY:

George Burrell, P.L.S.
1379 Brookdale Road
Medford, OR 97504
(503) 772-4614
Jan. 7, 1992

OWNER'S DECLARATION

KNOW ALL MEN BY THESE PRESENTS, that we, Peter A. Jensen and Krystyna A. Jensen, husband and wife as tenants by the entirety, are the fee simple owners of the lands described in the annexed Surveyors Certificate, and that we have caused the partitioning as shown hereon, and we do hereby dedicate to the public for public use, an easement 10 feet in width, over, across and through and adjacent to the Southerly boundary of Parcel No. 2 as shown hereon for public utility purposes.

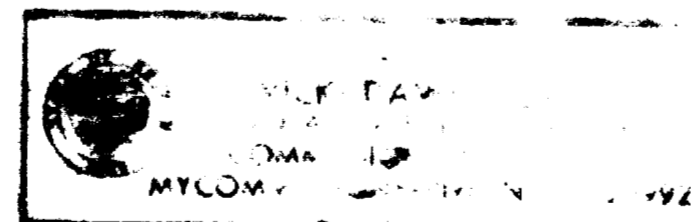
Peter A. Jensen
Peter A. Jensen

Krystyna A. Jensen
Krystyna A. Jensen

STATE OF OREGON S.S.
COUNTY OF JACKSON

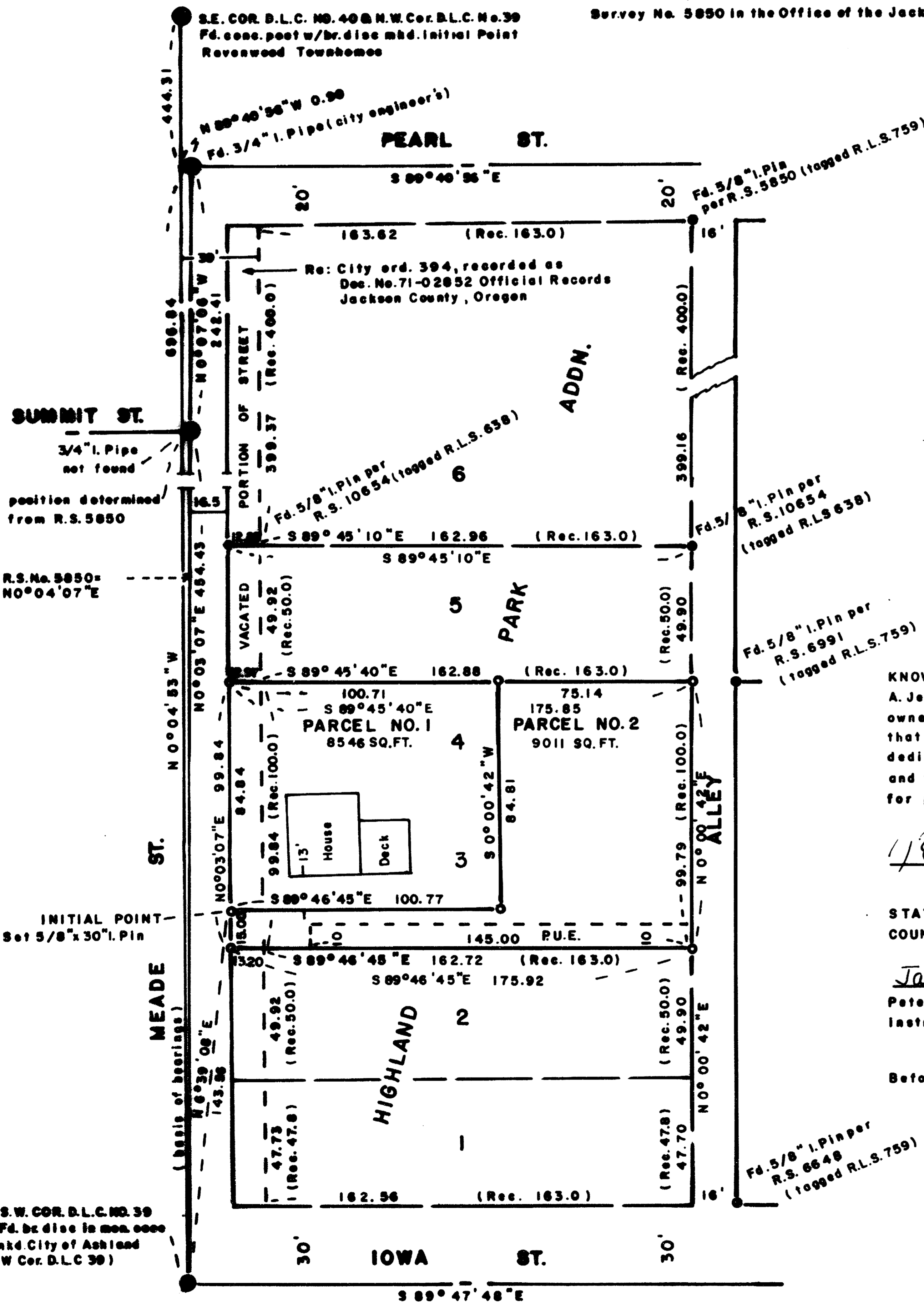
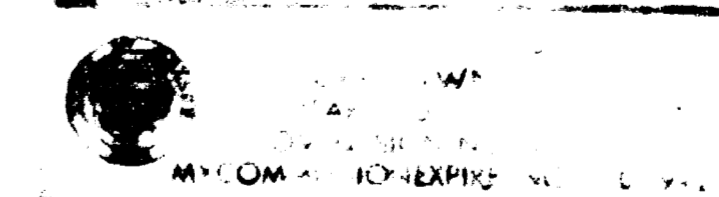
January 9, A.D. 1992 Personally appeared the above named Peter A. Jensen and Krystyna A. Jensen, and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me: *Vicki Dawn Curtis*



I hereby certify that this plat is a exact photocopy of the original

George Burrell
Surveyor



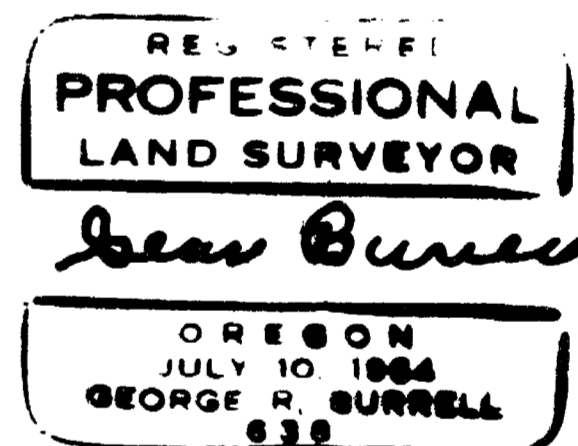
Jackson County Surveyor File No. 12869

SURVEYOR'S CERTIFICATE

I, George R. Burrell, a duly Registered Professional Land Surveyor of the State of Oregon, hereby certify that this plat correctly represents a properly monumented survey made by me of Parcels No. 1 and 2, and the following is the title description as recorded in Document No. 87-05809 and Document No. 89-23973-7 of the Official Records of Jackson County, Oregon, for the land herein partitioned:

LOT 3 and LOT 4 of the HIGHLAND PARK ADDITION to the City of Ashland, Jackson County, Oregon, according to the Official Plat thereof, now of record. TOGETHER WITH that portion of Meade Street vacated by Ordinance No. 394 of the City of Ashland, record of which appears in instrument recorded as No. 71-02852 of the Official Records of Jackson County, Oregon adjacent to and West of the West line of the above described tract.

WATER RIGHTS: The Jackson County Watermasters Office acknowledged to me there are no water rights appurtenant to the above described tract recorded in said office. Jan. 7, 1992



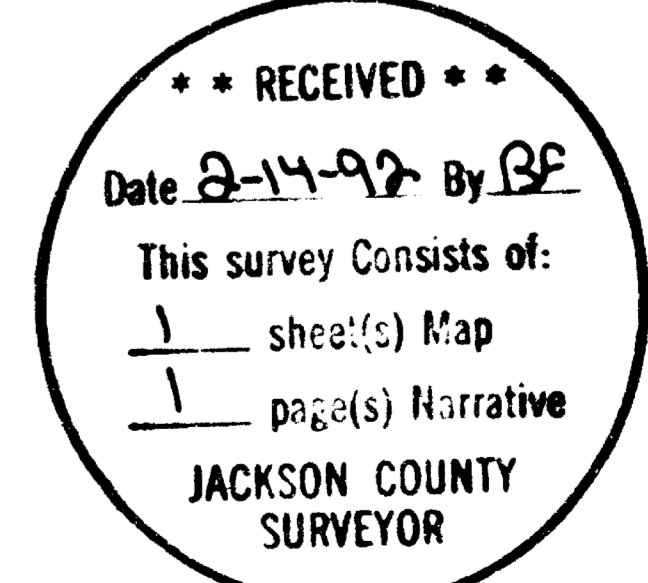
LIEN HOLDER'S DECLARATION

JACKSON COUNTY FEDERAL SAVINGS and LOAN ASSOCIATION, the undersigned, beneficiary of a certain Trust Deed recorded March 27, 1987, as Instrument No. 87-05810, Official Records Jackson County, Oregon, affecting the land described hereon, hereby consent to the partitioning as shown hereon.

Robert R. Horton
Asst. Vice President, Jackson County Federal Savings and Loan Association Bank, F.S.B.

Acknowledged before me this 9th day of January 1992

Vicki Dawn Curtis
Notary Public for Oregon



SURVEY NARRATIVE TO COMPLY WITH O.R.S. 209.250

FOR:

Peter Jensen
216 Meade Street
Ashland, OR 97520

LOCATION:

Lots 3 and 4 of the HIGHLAND PARK ADDN. to the City of Ashland in D.L.C. No. 39 in the S.W. 1/4 of Section 9, Township 39 South, Range 1 East of the W.M. Jackson County, Oregon.

PURPOSE:

To partition lots 3 and 4 of the HIGHLAND PARK ADDN. according to City of Ashland approval and the clients instructions.

PROCEDURE:

The exterior boundaries of said lots 3 and 4 were established from survey control monuments set during the course of recorded survey no. 10654. The monuments defining the West line of D.L.C. No. 39 were held for the West boundary of HIGHLAND PARK ADDN. for proportioning in departure as shown by survey no. 10654.

The City Engineer's monuments along Meade Street were used for establishing the Easterly right of way according to City ordinance no. 394 vacating a portion of said street. In calculating the position for the 3/4" iron pipe located at the center of Meade and Summit Streets, according to R.S. No. 5850 and 10269, a bearing error of 0° 01' was discovered between said pipe position and the S.W. corner of D.L.C. 39.

After discussing this matter with Everett Swain, Surveyor, it was determined that a drafting error of 0° 01' was made on R.S. No. 5850. The correct bearing is North 0° 03' 07" East as shown on the accompanying plat. The interior boundaries of Parcel No. 1 and No. 2 were established according to City requirements and the clients instructions.

BY:

George Burrell, P.L.S.
1379 Brookdale Road
Medford, OR 97504
(503) 772-4614

Jan. 7, 1992

REGISTERED
PROFESSIONAL
LAND SURVEYOR

George Burrell

OREGON
JULY 10, 1964
GEORGE R. BURRELL
632

**** RECEIVED ****
Date 2-14-92 By BF
This survey consists of:
1 sheet(s) Map
1 page(s) Narrative
JACKSON COUNTY
SURVEYOR