

PARTITION PLAT NO. P-19-1992.

MINOR LAND PARTITION (LDP-91-17)

LOCATED IN:

D.L.C. 63 in the S.E. 1/4 of Section 11, T.37S., R.2W., W.M. City of Medford, Oregon

FOR:

STEVE HARTHUN 1175 East Main Suite 2C Medford, Oregon 97504

APPROVALS:

MEDFORD CITY PLANNING:

James McAmah 2/14/92 Director Date

Examined and approved this 17 day of Jan., 1992.

Paul DeWitt City Surveyor

RECORDER'S CERTIFICATE: FILED FOR RECORD THIS 20th DAY OF February 1992, AT 4:06 O'CLOCK, P.M. AND RECORDED AS PARTITION PLAT NO. P-19-1992 OF "RECORD OF PARTITION PLATS" IN JACKSON COUNTY, OREGON. (INDEX VOLUME 3 PAGE 19.)

Kathleen S. Beckett County Clerk Janet Keller Deputy

FILED IN THE OFFICE OF THE JACKSON COUNTY SURVEYOR AS NO. 12874

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

SURVEYOR'S CERTIFICATE: I, Douglas C. McMahan, 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:

Beginning at a 5/8 inch steel pin, from which the monument at the Northwest corner of Donation Land Claim No. 63 in Township 37 South, Range 2 West of the Willamette Meridian in Jackson County, Oregon, bears North 226.31 feet (Record North 226.40 feet) and West 2413.68 feet (Record West 2413.75 feet) distant, same being the Southwest corner of that tract described in Volume 345, Page 430 of the Dead Records of Jackson County, Oregon; thence South 00°02'18" West 186.09 feet to the North right-of-way line of Ellen Avenue; thence along said right-of-way line North 89°59'36" East 111.25 feet to the intersection of the North right-of-way line of Ellen Avenue with the West right-of-way line of Marilee Street; thence North along said West right-of-way line 186.08 feet; thence leaving said West right-of-way line West 111.12 feet to the point of beginning.

Douglas C. McMahan SURVEYOR

DECLARATION:

KNOW ALL MEN BY THESE PRESENTS that, Steve A. Harthun, and Debra J. Harthun are the owners of the parcel of real property represented on this Partition Plat and have caused the same to be surveyed, mapped and plotted as shown hereon. I hereby dedicate for public use all utility easements shown hereon.

IN WITNESS THEREOF, I have set my hand and seal this 27th day of December, 1991.

Steve A. Harthun Debra J. Harthun Steve A. Harthun Debra J. Harthun

STATE OF OREGON) County of Jackson) ss. Dec. 27, 1991

Personally appeared the above named Steve A. Harthun and Debra J. Harthun and acknowledged the forgoing instrument to be their voluntary act and deed.

Before me: Cheryl A. Feins NOTARY PUBLIC - OREGON My Commission Expires 12-25-93

We, First Interstate Bank of Oregon, N.A., are the undersigned beneficiaries of a certain Trust Deed recorded April 11, 1980, as instrument No. 90-08591, Official Records of Jackson County, Oregon, affecting the land described herein, hereby release from the lien of said Trust Deed all property shown hereon as described to the public for public use.

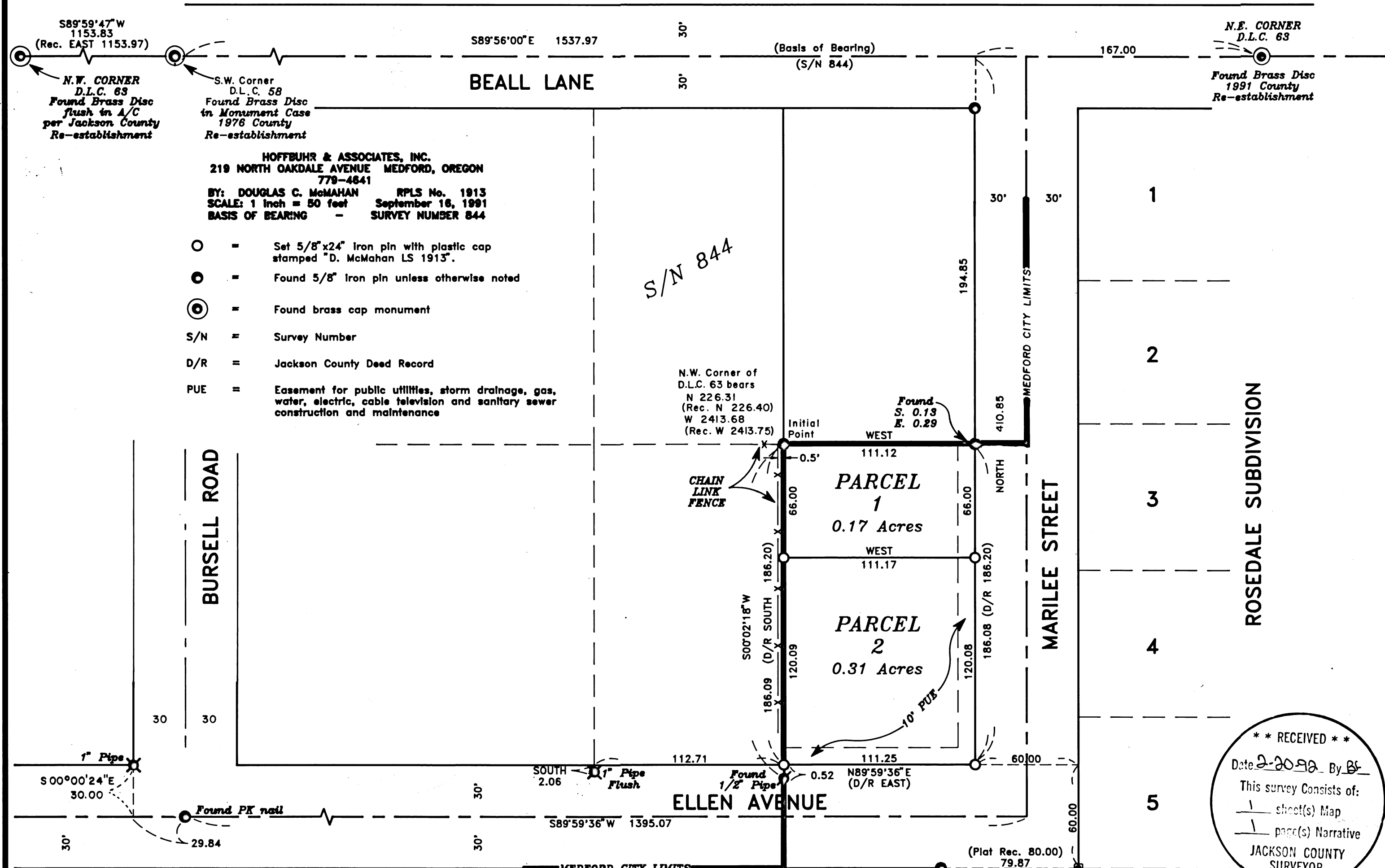
Signed this 20 day of December, 1991.

Laura Heegenrader Title: RE Officer, of First Interstate Bank

STATE OF OREGON) County of Jackson) ss. 12-20, 1991

Personally appeared the above named Laura Heegenrader and acknowledged the forgoing instrument to be her voluntary act and deed.

Before me: Julie Rummey NOTARY PUBLIC - OREGON My Commission Expires 8-31-92



HOFFBUHR & ASSOCIATES, INC. 219 NORTH OAKDALE AVENUE MEDFORD, OREGON 779-4841 BY: DOUGLAS C. McMAHAN RPLS No. 1913 SCALE: 1 inch = 50 feet September 18, 1991 BASIS OF BEARING - SURVEY NUMBER 844

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

RECEIVED \*\* Date 2-20-92 By BS This survey consists of: 1 sheet(s) Map 1 page(s) Narrative JACKSON COUNTY SURVEYOR

PROFESSIONAL LAND SURVEYOR Douglas C. McMahan REGON 247 R. 1980 DOUGLAS C. McMAHAN No. 1913

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

ELLENDALE SUBDIVISION UNIT NO. 1

12874

SURVEY NO. \_\_\_\_\_

SURVEY NARRATIVE TO COMPLY WITH PARAGRAPH 209.250  
OREGON REVISED STATUTES

SURVEY FOR: Steve Harthun  
1175 East Main St. Suite 2C  
Medford, Oregon 97504

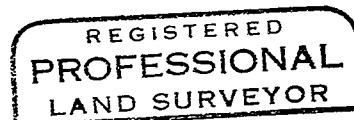
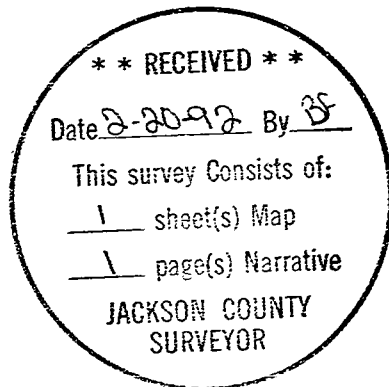
LOCATION: Donation Land Claim No. 63 in the Southeast  
quarter of Section 11, Township 37 South,  
Range 2 West, Willamette Meridian in the City  
of Medford, Jackson County, Oregon.

PURPOSE: To survey and divide into two lots that tract  
of land described in Instrument No. 90-08635  
of Official Records, Jackson County, Oregon

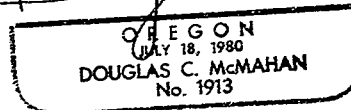
PROCEDURE: Utilizing a one second theodolite and  
electronic distance measuring equipment, a  
control traverse was run tying in the  
monuments shown as found on the attached map.  
The brass disc monument found for the initial  
point of ELLENDALE SUBDIVISION-UNIT NO. 1 was  
used to control the location of Marilee  
Street and Ellen Avenue. The parcel corners  
were then computed and set as shown on the  
attached map.

BASIS OF BEARING: Survey Number 844

DATE: September 16, 1991



*Douglas C. McMahan*



Douglas C. McMahan  
Hoffbuhr & Associates, Inc.  
219 N. Oakdale  
Medford, Oregon 97501