

BRIARWOOD SUBDIVISION

IN THE CITY OF MEDFORD

Being a portion of Lots 6 & 7 of CRESTBROOK ORCHARD TRACTS, located in the N.E. 1/4 of Sec. 28, T.37 S., R.1 W., W.M., City of Medford, Jackson County, Oregon

SURVEY FOR: 61bb Mitchell & Lee Moyer
1375 Flintridge
Eugene, OR 97401

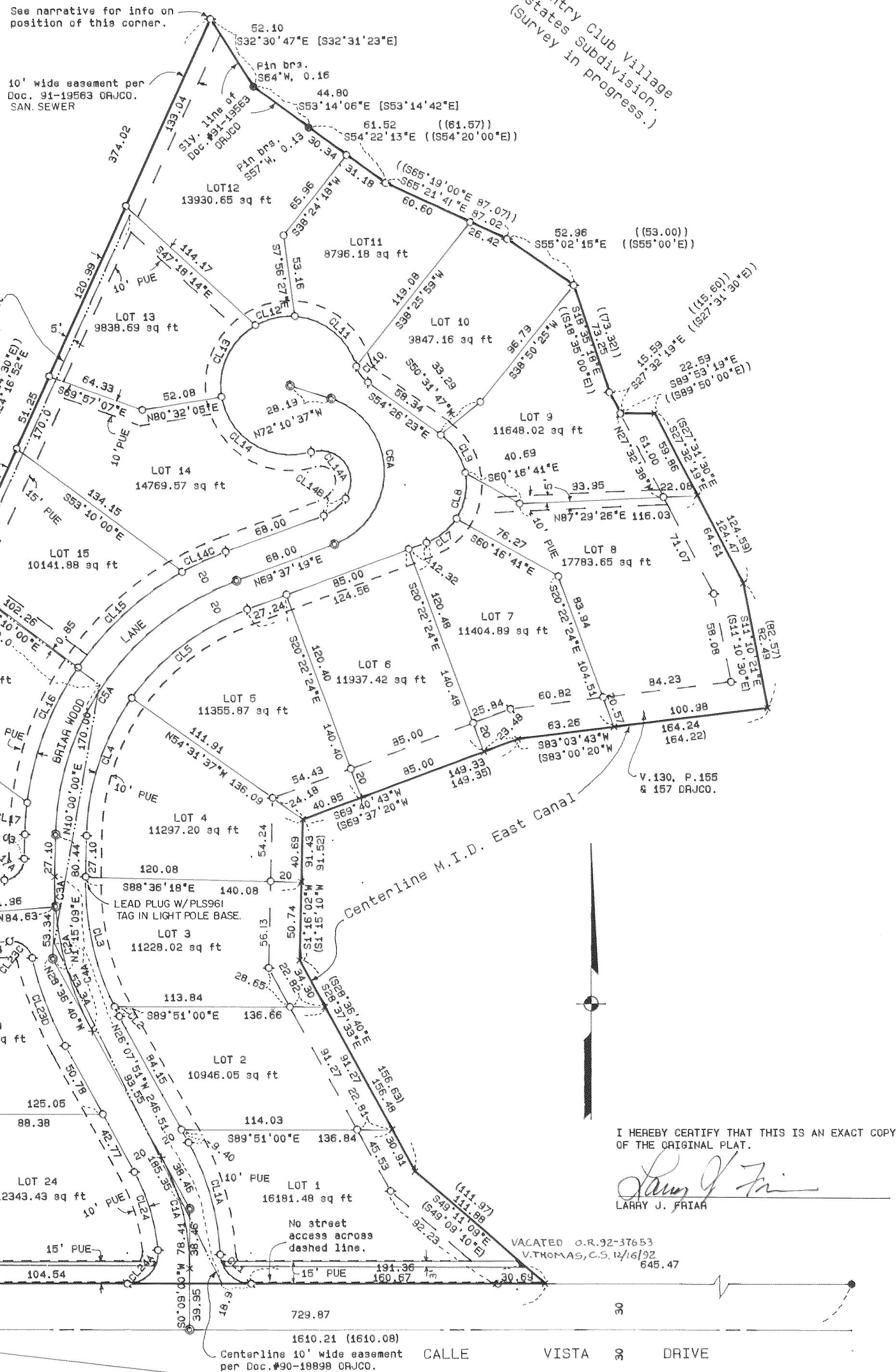
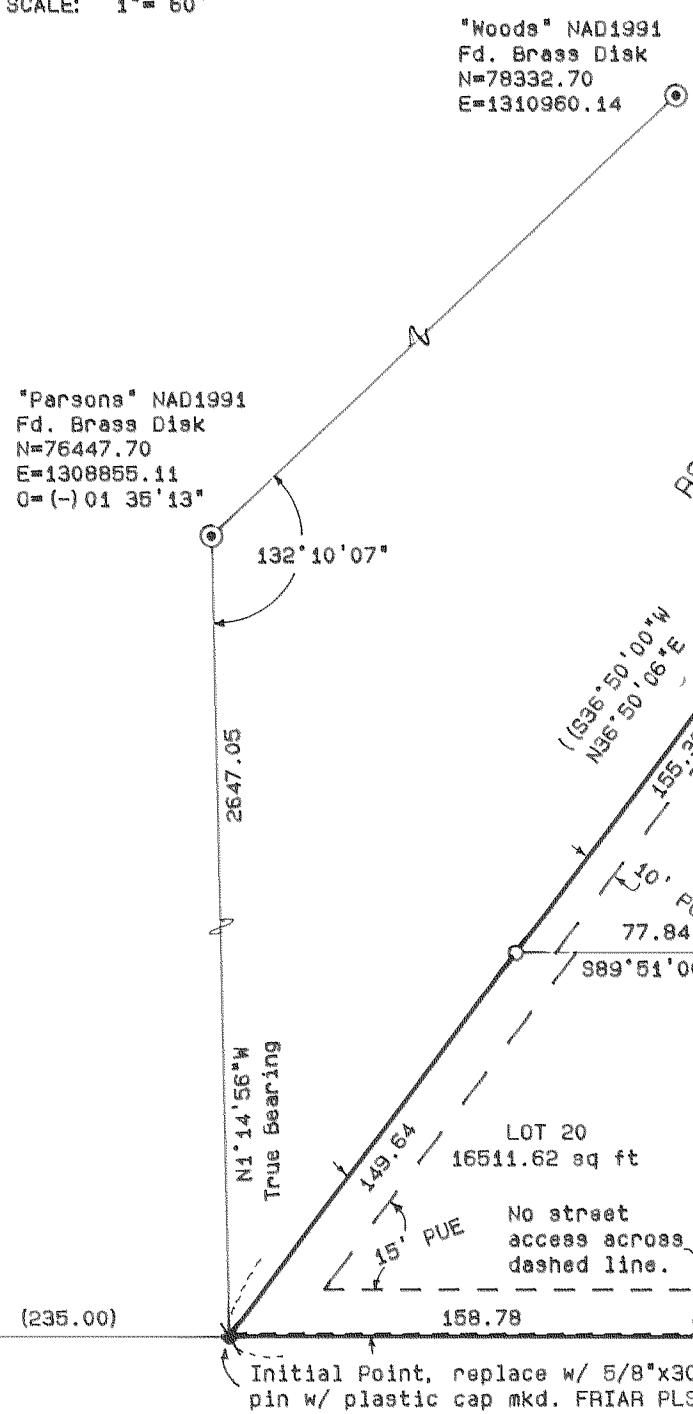
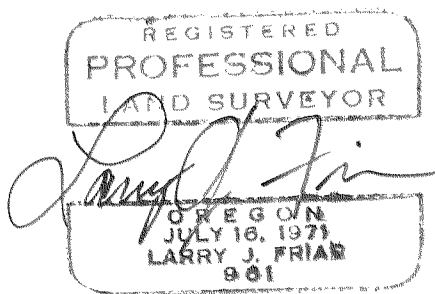
SURVEY BY: L.J. Friar & Associates, P.C.
Consulting Land Surveyors
304 South Holly Street
Medford, Oregon 97501
Phone: (503) 772-2782

- LEGEND:
- - Found 5/8" iron pin per RS 1333.
 - ⊙ - Found 5/8" iron pin per RS 6624.
 - ⊗ - Found 5/8" iron pin w/ plastic cap mkd. MCHAHAN PLS 1913 per Country Club Village Estates Subd. (Survey in progress.)
 - ⊕ - Set 5/8" x 30" iron pin with plastic cap mkd. FRIAR PLS 961.
 - ⊖ - Set 5/8" x 24" iron pin with plastic cap mkd. FRIAR PLS 961.
 - ⊙ - Set 3" Brass disk mkd PLS 961 in conc.
 - () - Record data per RS 1333.
 - (()) - Record data per RS 6624.
 - [] - Record data per Document No. 91-19563, ORJCO.
 - PUE - Public Utility Easement.
 - ORJCO - Official Records of Jackson County, Oregon.
 - DRJCO - Deed Records of Jackson County, Oregon.

BASIS OF BEARINGS: S. Line Lots 6 & 7 CRESTBROOK ORCHARD TRACTS per RS 1333.

DATE: March 31, 1992 SCALE: 1" = 60'

No.	Delta	Radius	Length	Long Chord
C1A	28°45'40"	150.00	75.30	N14°13'50"W 74.51
C2A	24°13'46"	200.00	84.59	N16°29'47"W 83.95
C3A	05°38'03"	200.00	19.66	N01°33'54"W 19.66
C4A	29°51'49"	200.00	104.24	N13°40'45"W 103.07
C5A	68°22'10"	180.00	214.79	N35°26'14"E 202.27
C6A	141°47'56"	50.00	123.74	N01°16'39"W 94.49
C1B	48°47'07"	50.00	42.57	S61°13'33"W 41.30
CL1	96°58'09"	20.00	30.36	N46°21'56"W 27.53
CL1A	25°43'50"	170.00	76.34	N15°44'45"W 75.70
CL2	02°14'24"	180.00	7.04	N27°29'28"W 7.04
CL3	27°37'25"	180.00	86.78	N12°33'34"W 85.94
CL4	34°07'48"	160.00	95.31	N18°19'03"E 93.91
CL5	34°14'22"	160.00	95.61	N52°30'08"E 94.20
CL7	36°25'09"	40.00	25.42	N51°24'45"E 25.00
CL8	44°28'30"	40.00	31.05	N10°57'55"E 30.28
CL9	43°10'03"	40.00	30.14	N32°51'22"W 29.43
CL10	38°17'21"	20.00	13.37	N35°17'43"W 13.12
CL11	69°46'51"	45.00	54.81	N51°02'22"W 51.48
CL12	34°06'37"	45.00	26.79	S77°01'04"W 26.40
CL13	69°25'12"	45.00	54.52	S25°14'54"W 51.25
CL14	98°13'41"	45.00	77.15	S58°34'47"E 68.04
CL14A	142°24'16"	20.00	49.71	S36°29'17"E 37.87
CL14B	34°54'16"	30.00	18.28	S52°10'11"W 17.99
CL14C	08°53'25"	200.00	31.03	S65°10'38"W 31.00
CL15	26°28'16"	200.00	92.40	S47°29'50"W 91.58
CL16	27°05'22"	200.00	94.56	S20°43'01"W 93.68
CL17	05°55'10"	200.00	20.66	S04°12'44"W 20.65
CL17A	84°21'57"	14.00	20.61	S43°26'08"W 18.90
CL17B	21°54'20"	70.00	26.76	S74°39'56"W 26.60
CL18	26°52'46"	70.00	32.84	S50°16'23"W 32.54
CL19	29°59'36"	45.00	23.56	S21°50'12"W 23.29
CL20	39°23'21"	45.00	30.94	S12°51'18"E 30.33
CL21	42°08'12"	45.00	33.09	S53°37'04"E 32.35
CL22	54°06'25"	45.00	42.49	N78°15'39"E 40.93
CL23	91°01'53"	45.00	71.50	N05°41'29"E 64.21
CL23A	76°39'28"	20.00	26.76	N01°29'44"W 24.81
CL23B	48°47'06"	30.00	25.54	N61°13'33"E 24.78
CL23C	91°38'46"	14.00	19.95	S53°33'31"E 18.30
CL23D	15°52'30"	220.00	60.96	S20°40'25"E 60.76
CL24	23°31'18"	130.00	53.37	S16°51'01"E 53.00
CL24A	95°14'22"	20.00	33.24	S42°31'49"W 29.55



I HEREBY CERTIFY THAT THIS IS AN EXACT COPY OF THE ORIGINAL PLAT.

Larry J. Friar
LARRY J. FRIAR

371W28A TL1400, 1501 & 2100

Sheet 2 of 2

BRIARWOOD SUBDIVISION

IN THE CITY OF MEDFORD

Being a portion of Lots 6 & 7 of CRESTBROOK ORCHARD TRACTS, located in the N.E. 1/4 of Sec. 28, T.37 S., R.1 W., W.M., City of Medford, Jackson County, Oregon

***** DECLARATION *****

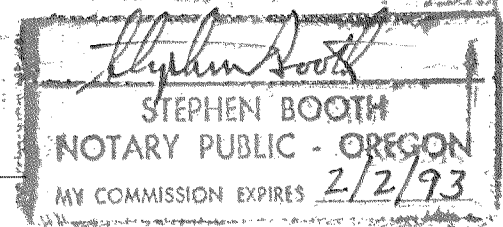
KNOW ALL MEN BY THESE PRESENTS, that L.G.M. Corporation, an Oregon Corporation, is the owner in fee simple of the lands hereon described, and that it has subdivided the same into the lots and streets, and that the size of the lots and the course and length of all lines are plainly set forth, and that this Plat is a correct representation of the Subdivision and that it hereby dedicates to the public for public use the streets shown hereon labeled Briarwood Lane and Augusta Court, respectively, together with those easements shown hereon, labeled as Public Utility Easements (PUE), and it does hereby designate said Subdivision as BRIARWOOD SUBDIVISION.

Gibb W. Mitchell
Gibb W. Mitchell, Secretary

STATE OF OREGON)
County of Jackson)

On this 9th day of April, 1992, before me appeared the above named Gibb W. Mitchell, Secretary of L.G.M. Corporation, and acknowledged the foregoing instrument to be his free act and deed. Gibb W. Mitchell further acknowledges the above instrument was signed on behalf of L.G.M. Corporation, the within named Oregon Corporation.

Before me: Stephen Booth
Notary Public



***** APPROVALS *****

Medford City Planning:
I certify that pursuant to authority granted in ordinance No. 5785, this plat is hereby approved.

James M. Eisenhauer APRIL 23, 1992
Planning Director Date

EXAMINED and approved by the Medford Irrigation District in regular session this 14 day of APRIL, 1992.

W. A. Russell Bice Caldwell
President Secretary

EXAMINED and approved this 14 day of April, 1992

Robert Leavel Paul D. Lewis
City Engineer City Surveyor

EXAMINED and approved as required by O.R.S. 92.100 as of April 24, 1992.

Kishan B. Mills, Deputy
Assessor, Department of Assessment

Examined and approved as required by O.R.S. 92.095 as of April 24, 1992.

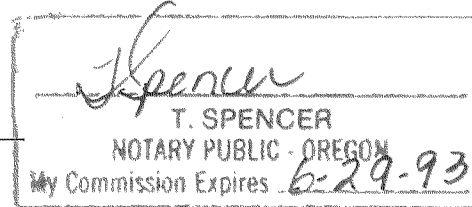
Fary Cadh
Tax Collector

The Bank of Southern Oregon, the undersigned beneficiary of a certain Trust Deed recorded November 20, 1991 as Document No. 91-28295, Official Records of Jackson County, Oregon, affecting the lands shown hereon, does hereby release from the lien of said Trust Deed all property shown hereon as dedicated to the public for public use.

Michael B. Neyt
Mike B. Neyt, President

The foregoing instrument was acknowledged this 15 day of April, 1992.

Before me: T. Spencer
Notary Public of Oregon

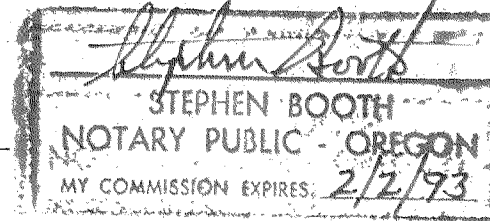


I, B.D. Mitchell, the undersigned beneficiary of a certain Trust Deed recorded November 20, 1991 as Document No. 91-28296, Official Records of Jackson County, Oregon, affecting the lands shown hereon, do hereby release from the lien of said Trust Deed all lands shown hereon as dedicated to the public for public use.

B.D. Mitchell
B.D. Mitchell

The foregoing instrument was acknowledged this 9th day of April, 1992.

Before me: Stephen Booth
Notary Public of Oregon



*** SURVEYOR'S CERTIFICATE ***

I, LARRY J. FRIAR, A REGISTERED LAND SURVEYOR OF THE STATE OF OREGON, HEREBY CERTIFY THAT I HAVE CORRECTLY SURVEYED AND MARKED WITH PROPER MONUMENTS AS PROVIDED BY LAW THE TRACT OF LAND SHOWN HEREON AND THE PLAT IS A CORRECT REPRESENTATION OF THE SAME, AND THE FOLLOWING IS AN ACCURATE DESCRIPTION OF THE EXTERIOR BOUNDARY LINES:

Commencing at a 5/8 inch iron pin being the Southwest corner of LOT 7 of CRESTBROOK ORCHARD TRACTS, according to the official plat thereof, now of record, located in the Northeast one-quarter (1/4) of Section 28 of Township 37 South, Range 1 West, Willamette Meridian, in the City of Medford, Jackson County, Oregon; thence along the South boundary of said lot, South 89°51'00" East, 234.87 feet (record 235.00 feet) to a 5/8 inch iron pin and the INITIAL POINT OF BEGINNING; thence North 36°50'06" East, 597.90 feet (record North 36°50'00" East, 598.00 feet) to a 5/8 inch iron pin; thence North 24°16'52" East, 374.02 feet (record North 24°14'30" East) to a 5/8 inch iron pin at the Southwest corner of that Tract described in Document No. 91-19563, Official Records of Jackson County, Oregon; thence along the South line of said Tract, South 32°30'47" East, 52.10 feet (record South 32°31'23" East) to a 5/8 inch iron pin; thence South 53°14'06" East, 44.80 feet (record South 53°14'42" East) to a 5/8 inch iron pin at the Southeast corner of said Tract, said point also being on the Southerly line of Medford Irrigation District's East Canal; thence leaving said Tract along said Southerly line as follows: South 54°22'13" East, 61.52 feet (record South 54°20'00" East, 61.57 feet) to a 5/8 inch iron pin; South 65°21'41" East, 87.02 feet (record South 65°19'00" East, 87.07 feet) to a 5/8 inch iron pin; South 55°02'15" East, 52.96 feet (record South 55°00' East, 53.00 feet) to a 5/8 inch iron pin; South 18°35'18" East, 73.25 feet (South 18°35'00" East, 73.32 feet) to a 5/8 inch iron pin; South 27°32'19" East, 15.59 feet (record South 27°31'30" East, 15.60 feet) to a 5/8 inch iron pin; thence leaving said Southerly line South 89°53'19" East, 22.59 feet (record South 89°50'00" East) to the centerline of said Canal; thence along said centerline as follows: South 27°32'19" East, 124.47 feet (record South 27°31'30" East, 124.59 feet); South 11°10'21" East, 82.49 feet (record South 11°10'30" East, 82.57 feet); South 83°03'43" West, 164.24 feet (record South 83°00'20" West, 164.22 feet); South 69°40'43" West, 149.33 feet (record South 69°37'20" West, 149.35 feet); South 01°16'02" West, 91.43 feet (record South 01°15'10" West, 91.52 feet); South 28°37'33" East, 156.48 feet (record South 28°36'40" East, 156.63 feet); South 49°11'09" East, 111.88 feet (record South 49°09'10" East, 111.97 feet) to the South boundary of Lot 6 of said CRESTBROOK ORCHARD TRACTS; thence along the South boundary of said Lots 6 and 7, North 89°51'00" West, 729.87 feet to the initial point of beginning.

Larry J. Friar SURVEYOR
REGISTERED PROFESSIONAL LAND SURVEYOR
OREGON JULY 18, 1971 LARRY J. FRIAR 961

***** APPROVALS *****

For order of the County Court approving this plat see Volume _____, Page _____ of County Commissioner's Journal of Proceedings.

By: _____ County Clerk _____ Deputy

*** RECORDER'S CERTIFICATE ***

FILED for record this 1st day of May, 1992, at 11:27 o'clock A.M., and recorded in Volume 17 of Plats on Page 9 of the records of Jackson County, Oregon.

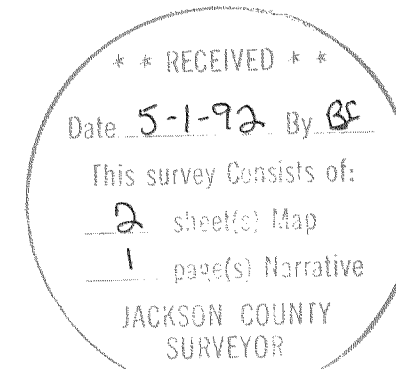
Kathleen S. Beckett Sharon Kelley
County Clerk Deputy

County Surveyor File No. _____

There are no water rights appurtenant to this property.

I HEREBY CERTIFY THAT THIS IS AN EXACT COPY OF THE ORIGINAL PLAT.

Larry J. Friar
LARRY J. FRIAR



SURVEY NO. 12970

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

SURVEY FOR: Gibb Mitchell & Lee Moyer
1375 Flintridge
Eugene, OR 97401

LOCATION: A portion of Lots 6 & 7 of CRESTBROOK ORCHARD TRACTS, located in the N.E. 1/4 of Sec. 28, T.37 S., R.1 W., W.M., City of Medford, Jackson County, Oregon.

PURPOSE: To monument the exterior boundary and lot corners of BRIARWOOD SUBDIVISION.

PROCEDURE: Tied to monuments set during Survey Nos. 1333, 6624 for control of this Subdivision boundary. Also made ties to monuments set by Country Club Village Estates Subdivision (this subdivision still in progress). The South and Westerly boundaries were held by the found pins set by Surveys 1333 and 6624 with the Southeast corner being held at deed record distance from the found pin at the Southwest corner. The most Northerly corner of the subdivision was a found 5/8 pin set by Survey No. 6624 which was subsequently destroyed by sanitary sewer construction. A new monument was set at the original position after the construction of the sewer line was complete. The boundary along the M.I.D. East Canal was determined from a compass adjustment of the record deed calls from the most Northerly corner of the subdivision to the Southeast corner of the subdivision. Calculated the positions of the interior lot corners. Upon consultation with Medford City Surveyor, Paul Lewis, it was decided to hold the R/W centerline of Calle Vista Drive at 30 feet from the South line of Lots 6 & 7, CRESTBROOK ORCHARD TRACTS. At the Initial Point, the found pin was removed and replaced as shown. The two pins set by PLS 1913 during monumentation of Country Club Village Estates Subdivision appear to have been disturbed by recent grading of the canal road. Those monuments found as well as those set are as shown on the attached Plat.

BASIS OF BEARING: S. line of Lots 6 & 7 CRESTBROOK ORCHARD TRACTS per RS 1333

DATE: March 31, 1992

T37S R1W SEC28A TL1400, 1501 & 2100

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

Larry J. Friar, PLS 961
L.J. Friar & Associates P.C.
Consulting Land Surveyors
304 South Holly Street
Medford, OR 97501
(503) 772-2782

REGISTERED
PROFESSIONAL
LAND SURVEYOR
Larry J. Friar
OREGON
JULY 16, 1971
LARRY J. FRIAR
961