

STERLING POINTE SUBDIVISION

Located in:

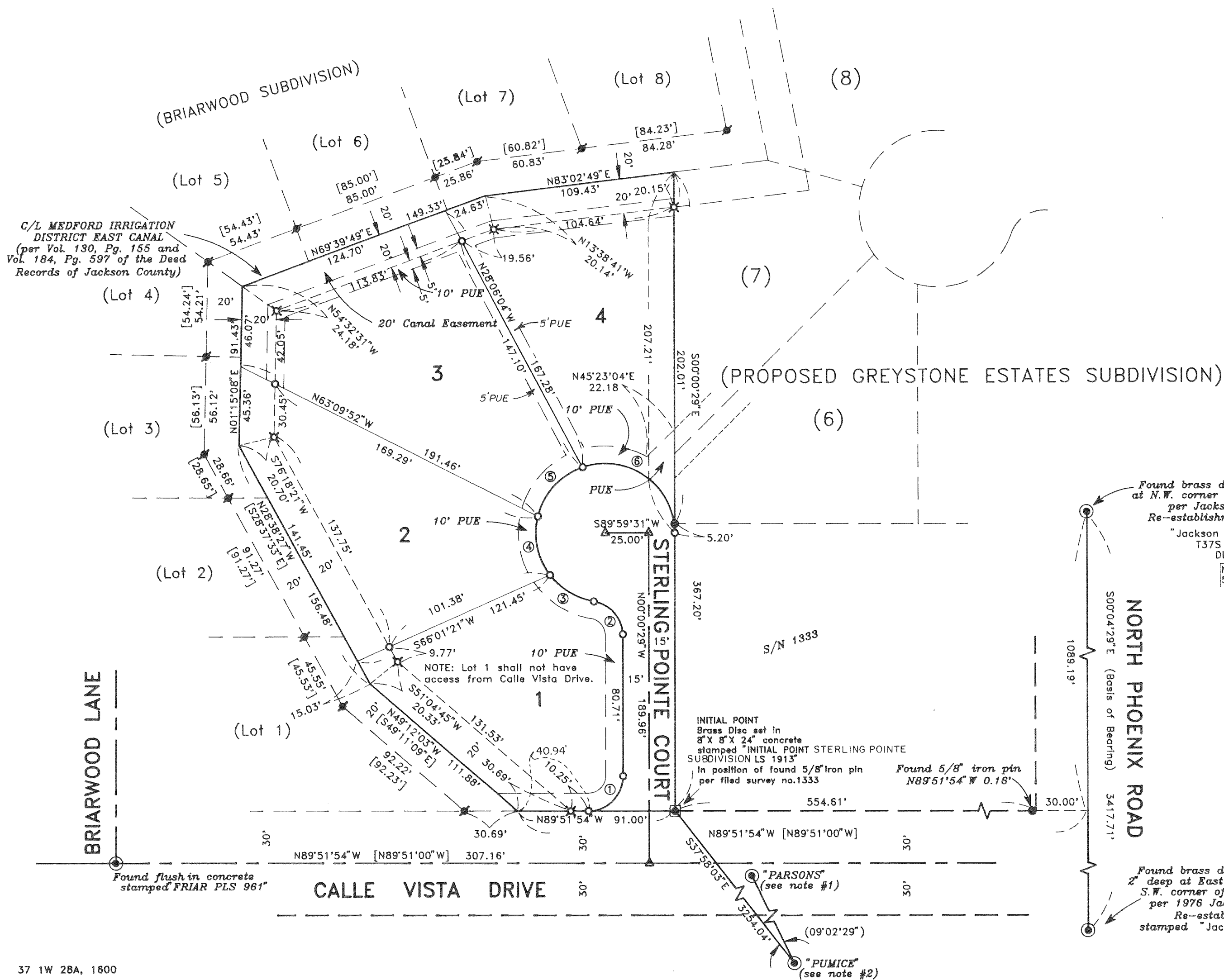
Lot 6 and 7 of CRESTBROOK ORCHARD TRACTS in the N.E. 1/4 of Section 27, T.37W., R.1W., W.M. City of Medford, Jackson County, Oregon

NOTE #1: "PARSONS"
Found brass cap
marked "City of Medford"
1971
Do Not Disturb

NOTE #2: "PUMICE"
Brass cap marked
"City of Medford"
PUMICE
No. B98
1643.471
Do Not Disturb

CURVE TABLE

CURVE	DELTA	RADIUS	LENGTH	CHORD	BEARING
1	90°08'35"	20.00'	31.47'	28.32'	S45°03'49"W
2	80°24'21"	20.00'	28.07'	25.82'	S40°12'40"E
3	43°18'34"	40.00'	30.24'	29.52'	S58°45'33"E
4	50°57'52"	40.00'	35.58'	34.42'	S11°37'21"E
5	57°14'44"	40.00'	39.97'	38.32'	S42°28'58"W
6	108°53'11"	40.00'	76.02'	65.08'	N54°27'05"W



All deferred monuments will be set no later than

Feb. 1 1994.

Douglas C. McMahan
Surveyor

All deferred monuments are now set, see Document No. 94-38216 of Official Records this 25 day of October 1994.

Approved: *Douglas C. McMahan*
Jackson County Surveyor

LOT SIZE

LOT NO.	SQUARE FEET
1	13,662
2	15,142
3	18,300
4	15,611

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Douglas C. McMahan
D.C. McMahan
JULY 8, 1980
D.L.C. No. 58

Found brass disc in concrete at N.W. corner of D.L.C. No. 58 per Jackson County Re-establishment stamped "Jackson County 1980" T37S R1W DLC NW 58

HOFFBUHR & ASSOCIATES, INC.
1082 E. JACKSON STREET MEDFORD, OREGON 778-4841
BY: DOUGLAS C. McMAHAN PLS No. 1913
SCALE: 1 inch = 50 feet August 7, 1992
BASIS OF BEARING - FILED SURVEY NO. 12901 (WEST LINE D.L.C. NO. 58)

- = Set 5/8"x24" Iron pin with plastic cap stamped "D. McMahan LS 1913".
- ⊗ = Set 5/8"x30" Iron pin with plastic cap stamped "D. McMahan LS 1913".
- = Found 5/8" Iron pin per S/N 1333
- ⊙ = Found 5/8" Iron pin w/cap marked "FRIAR PLS 961" per BRIARWOOD SUBDIVISION PLAT
- ⊕ = Found brass disc monument
- △ = Deferred Monument
- PUE = Easement for public utilities, storm drainage, gas, water, electric, telephone, cable television and sanitary sewer construction and maintenance
- S/N = Filled Survey Number
- [] = per BRIARWOOD SUBDIVISION PLAT

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

STERLING POINTE SUBDIVISION

Located in:

Lot 6 and 7 of CRESTBROOK ORCHARD TRACTS in the N.E. 1/4 of Section 28, T.37W., R.1W., W.M. City of Medford, Jackson County, Oregon

*** DECLARATION ***

KNOW ALL MEN BY THESE PRESENTS, that Michael T. Mahar is the owner in fee simple of the lands hereon described, and that I have subdivided the same into lots and streets as shown hereon, and the number of each lot and the course and length of all lines are plainly set forth, and that this plat is a correct representation of the subdivision, and I do hereby dedicate to the public for public use the streets shown hereon, together with those easements labeled as public utility easements. I hereby designate said subdivision as STERLING POINTE SUBDIVISION.

[Signature]
MICHAEL T. MAHAR

STATE OF OREGON)
County of Jackson) ss.

Date: August 7, 1992

Personally appeared the above named MICHAEL T. MAHAR, and acknowledged the foregoing instrument to be his voluntary act and deed.

Before me:

Cheryl Ferns
CHERYL FERNS
NOTARY PUBLIC - OREGON
My Commission Expires 12-23-93

*** APPROVALS ***

Medford City Planning:

I certify that, pursuant to authority granted in Ordinance No. 5785 this plat is hereby approved.

James M. Eichenlaub
Planning Director

SEP 14, 1992
Date

Examined and approved this 9th day of September, 1992

Robert Deuel
City Engineer

Paul H. Lewis
City Surveyor

Examined and approved by the Medford Irrigation District in regular session this 11 day of August, 1992.

Mike Russell
President

Bill Caldwell
Secretary

Examined and approved as required by O.R.S. 92.100 as of Sept. 16, 1992

Richard B. Mills Deputy
Assessor, Department of Assessment

Examined and approved as required by O.R.S. 92.095 as of Sept 16, 1992

Kathleen McManama
Tax Collector

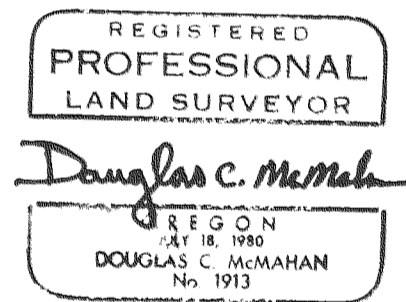
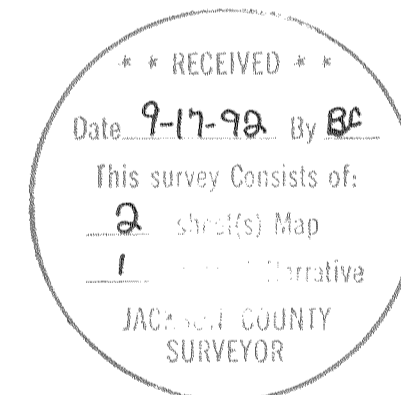
*** SURVEYOR'S CERTIFICATE ***

STATE OF OREGON)
County of Jackson) ss.

I, Douglas C. McMahan, a duly 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 hereon shown and the plat is a correct representation of the same, and the following is an accurate description of the boundary lines:

Commencing at a brass disc marking the Northwest Corner of Donation Land Claim No. 58 in Township 37 South, Range 1 West of the Willamette Meridian, Jackson County, Oregon: thence South 00°04'29" East along the Westerly line of said Donation Land Claim, 1089.19 feet; thence North 89°51'54" West 30.00 feet to the point of intersection of the Westerly right-of-way line of North Phoenix Road and the Northerly right-of-way line of Calle Vista Drive; thence continue North 89°51'54" West, along the said Northerly right-of-way line of Calle Vista Drive, 554.61 feet to a brass disc in concrete for the INITIAL POINT OF BEGINNING; thence continue North 89°51'54" West, along said Northerly right-of-way line, 91.00 feet to a point for the Southeast corner of BRIARWOOD SUBDIVISION, said point being on the centerline of the Medford Irrigation District's East Canal; thence along the Easterly boundary of said subdivision and centerline of said canal, North 49°12'03" West 111.88 feet; thence North 28°38'27" West 156.48 feet; thence North 01°15'08" East 91.43 feet; thence North 69°39'49" East 149.33 feet; thence N83°02'49" East 109.43 feet; thence leaving said Easterly boundary and centerline of said canal, South 00°00'29" East 367.20 feet to the Initial Point of Beginning.

Douglas C. McMahan
SURVEYOR



WATER RIGHTS STATEMENT:

THERE ARE NO WATER RIGHTS APPURTENANT TO THIS PROPERTY.

RECORDING:

For order of the County Court approving this plat see Volume _____, page _____ of County Commissioners Journal of Proceedings.

Filed for record this 17 day of September, 1992 at 11:50 O'Clock A.M. and recorded in Volume 17 of Plats at page 28 of records of Jackson County, Oregon.

Kathleen S. Beckett
County Clerk

Barbara Kelley
Deputy

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

SURVEY NO. 13152

SURVEY NARRATIVE TO COMPLY WITH PARAGRAPH 209.250
OREGON REVISED STATUTES

Survey for: Michael T. Mahar
1014 N. Riverside Avenue
Medford, Oregon 97501

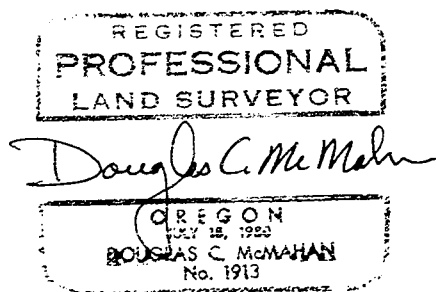
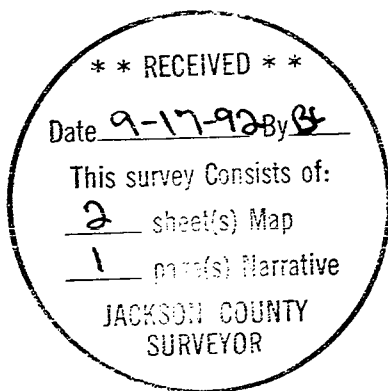
Location: Lot 6 and Lot 7 of Crestbrook Orchard Tracts
in the Northeast one-quarter (1/4) of Section
28, Township 37 South, Range 1 West,
Willamette Meridian, City of Medford, Jackson
County, Oregon

Purpose: To survey, monument and prepare plat for
STERLING POINTE SUBDIVISION.

Procedure: Utilizing found monumentation per Briarwood
Subdivision and filed Surveys No. 1333 and 12901 as shown on the
accompanying map for control, I established monuments as
requested by the client and as shown on the accompanying map.
Control for Calle Vista Drive as based on found monumentation.

Basis of Bearing: Filed Survey NO. 12901 (West line of Donation
Land Claim No. 58)

Date: August 7, 1992



Douglas C. McMahan
Hoffbuhr & Associates, Inc.
1062 East Jackson Street
Medford, Oregon 97504