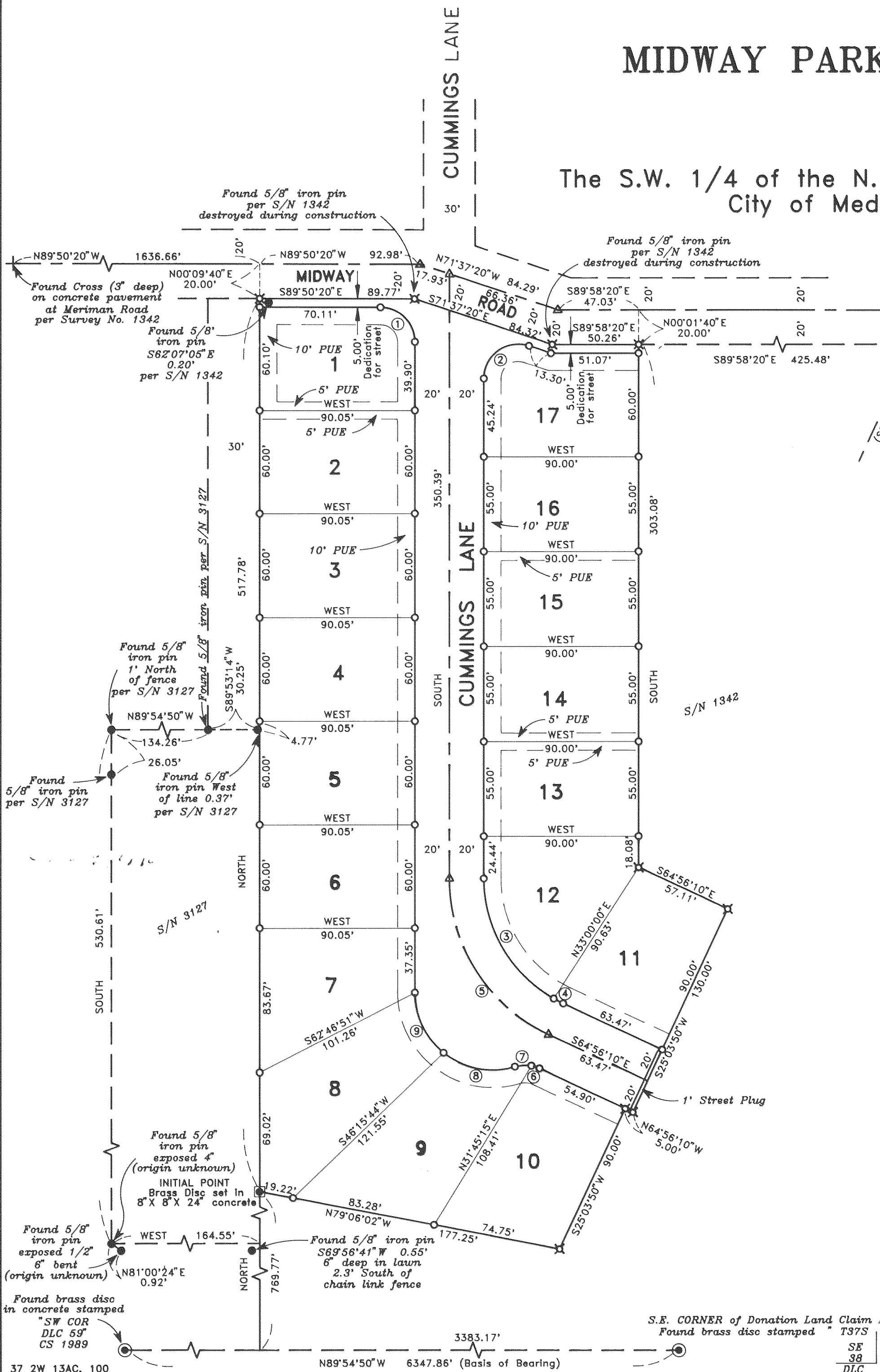


# MIDWAY PARK SUBDIVISION, UNIT NO. 1

Located in:

The S.W. 1/4 of the N.E. 1/4 of Section 13, T.37S., R.2W., W.M.  
City of Medford, Jackson County, Oregon



**CURVE TABLE**

CURVE	DELTA	RADIUS	LENGTH	CHORD	BEARING
1	89°50'20"	20.00'	31.36'	28.24'	S44°55'10"E
2	108°22'40"	20.00'	37.83'	32.44'	N54°11'20"E
3	60°31'36"	80.00'	84.51'	80.64'	N30°15'48"W
4	04°24'34"	80.00'	6.16'	6.16'	N62°43'53"W
5	64°56'10"	100.00'	113.33'	107.37'	S32°28'05"E
6	14°19'30"	20.00'	5.00'	4.99'	S72°05'55"E
7	27°39'52"	20.00'	9.66'	9.56'	N86°54'24"E
8	55°59'37"	45.00'	43.98'	42.25'	S78°55'43"E
9	50°55'55"	45.00'	40.00'	38.70'	S25°27'57"E

**LOT SIZE**

LOT NO.	SQUARE FEET
1	5,315
2	5,403
3	5,403
4	5,403
5	5,403
6	5,403
7	5,449
8	6,479
9	6,499
10	6,497
11	5,704
12	5,772
13	4,950
14	4,950
15	4,950
16	4,950
17	5,477

All deferred monuments will be set no later than  
Feb. 1 1993.

*Douglas C. McMahon*  
Surveyor

All deferred monuments are now set, see Document  
No. 94-38215 of Official Records this 25 day of  
October 1994.

Approved: *Verlyn Thomas*  
Jackson County Surveyor

HOFFBUHR & ASSOCIATES, INC.  
1062 E. JACKSON STREET MEDFORD, OREGON  
779-4641  
BY: DOUGLAS C. McMAHAN PLS No. 1913  
SCALE: 1 inch = 50 feet August 24, 1992  
BASIS OF BEARING - SURVEY NUMBER 3005  
(S.E. CORNER D.L.C. NO. 38 - S.W. CORNER D.L.C. NO. 59)

- O = Set 5/8"x24" Iron pin with plastic cap stamped "D. McMahan LS 1913".
- X = Set 5/8"x30" Iron pin with plastic cap stamped "D. McMahan LS 1913".
- = Found 5/8" Iron pin
- ⊙ = Found brass cap monument
- △ = Deferred Monument
- S/N = Filled Survey Number
- PUE = Easement for public utilities, storm drainage, gas, water, electric, telephone, cable television and sanitary sewer construction and maintenance

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

REGISTERED  
PROFESSIONAL  
LAND SURVEYOR  
*Douglas C. McMahon*  
OREGON  
JULY 18 1950  
DOUGLAS C. McMAHAN  
No. 1913

# MIDWAY PARK SUBDIVISION, UNIT NO. 1

Located in:

The S.W. 1/4 of the N.E. 1/4 of Section 13, T.37W., R.2W., W.M.  
City of Medford, Jackson County, Oregon

\*\*\* DECLARATION \*\*\*

KNOW ALL MEN BY THESE PRESENTS, that George C. Bray and David C. Bunce are the owners in fee simple of the lands hereon described, and that we 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 we do hereby dedicate to the public for public use the streets shown hereon, together with those easements labeled as public utility easements, and we hereby grant to the City of Medford in fee simple, that area portrayed and designated hereon as a Street Plug. By its approval of this plat, the City of Medford declares that upon dedication of the extension of the affected street, it thereby dedicates the street plug for public street purposes. We hereby designate said subdivision as MIDWAY PARK SUBDIVISION, UNIT NO. 1.

\*\*\* 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:

BEGINNING at a point which bears N89°54'50"W 3383.17 feet and NORTH 769.77 feet from the Southeast corner of Donation Land Claim No. 38 in Township 37 South, Range 1 West, Willamette Meridian, Jackson County, Oregon, said point being marked with a brass disc set in concrete for the INITIAL POINT OF BEGINNING; thence NORTH 517.78 feet to a point on the Southerly right-of-way line of Midway Road; thence along said right-of-way line South 89°50'20" East 89.77 feet; thence South 71°37'20" East 84.32 feet; thence South 89°58'20" East 50.26 feet; thence leaving said right-of-way line SOUTH 303.08 feet; thence South 64°56'10" East 57.11 feet; thence South 25°03'50" West 130.00 feet; thence North 64°56'10" West 5.00 feet; thence South 25°03'50" West 90.00 feet; thence North 79°06'02" West 177.25 feet to the Initial Point of Beginning.

George C. Bray  
GEORGE C. BRAY

David H. Bunce  
DAVID H. BUNCE

STATE OF OREGON )  
County of Jackson ) ss.

Date: 8/28/92

Personally appeared the above named GEORGE C. BRAY and DAVID H. BUNCE and acknowledged the foregoing instrument to be their voluntary act and deed.  
Before me:

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

Douglas C. McMahan  
SURVEYOR

\*\*\* APPROVALS \*\*\*

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

James M. Emswiler  
Planning Director

OCT 27, 1992  
Date

Examined and approved by the Rogue River Valley Irrigation District in regular session this 2nd day of Sept., 1992.

Don B. ...  
President

Carroll A. ...  
Asst-Secretary

Examined and approved this 22<sup>nd</sup> day of OCTOBER, 1992.

Lawrence J. ...  
City Engineer  
For: Robert Deuel

Mark ...  
City Surveyor

Examined and approved as required by O.R.S. 92.100 as of 30 October, 1992.

Mark Senne, Deputy  
Assessor, Department of Assessment

Examined and approved as required by O.R.S. 92.095 as of Oct 30, 1992.

Carlene M. ...  
Tax Collector

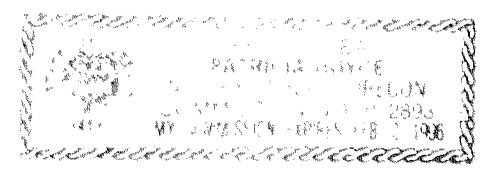
I certify this plat to be an exact photocopy of the original.  
Douglas C. McMahan  
SURVEYOR

Signed this 28<sup>th</sup> day of August, 1992.

John Linton (John Linton)  
Title: Exec V.P.

The foregoing instrument was acknowledged before me this 28 day of August, 1992.

Patricia ...  
Notary Public, State of Oregon



WATER RIGHTS STATEMENT:  
THERE ARE NO WATER RIGHTS APPURTENANT TO THIS PROPERTY.

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

Filed for record this 2 day of November, 1992 at 3:30 o'clock P.M. and recorded in Volume 17 of Plats at page 36 of records of Jackson County, Oregon.

Kathleen S. Beckett  
County Clerk

Jay A. ...  
Deputy

We, QSPD Inc., an Oregon Corporation dba Century 21 Affiliated Brokers, the undersigned beneficiary of a certain Trust Deed Recorded June 26, 1992, as Instrument No. 92-18984, 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 dedicated to the public for public use.

Signed this 7<sup>th</sup> day of OCTOBER, 1992.

W.B. Boylan W.B. BOYLAN  
Title: PRES.

The foregoing instrument was acknowledged before me this 7<sup>th</sup> day of OCT., 1992

Cheryl A. Ferns  
Notary Public, State of Oregon

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

REGISTERED  
PROFESSIONAL  
LAND SURVEYOR

Douglas C. McMahan  
DOUGLAS C. McMAHAN  
No. 1913

SURVEY NO. 13222

SURVEY NARRATIVE TO COMPLY WITH PARAGRAPH 209.250  
OREGON REVISED STATUTES

Survey for: George C. Bray and David H. Bunce  
7888 Old Redwood Highway  
Cotati, California 94931

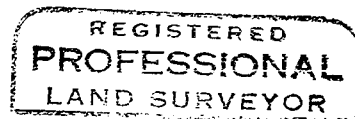
Location: Northeast one-quarter (1/4) of Section 13,  
Township 37 South, Range 2 West, Willamette  
Meridian, City of Medford, Jackson County,  
Oregon

Purpose: To survey, monument and prepare plat for  
MIDWAY PARK SUBDIVISION, UNIT NO. 1, as shown  
on the accompanying maps.

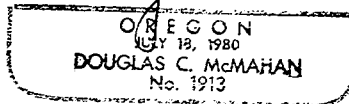
Procedure: Utilizing found monumentation per filed  
Surveys Numbered 1342, 3005 and 3127 for control, I established  
monuments as shown on the accompanying map. Filed Survey No.  
1342 was used to determine the alignment of Midway Road.

Basis of Bearing: Filed Survey No. 3005 (From Southeast corner  
of Donation Land Claim No. 38 to Southwest  
corner of Donation Land Claim No. 59)

Date: August 24, 1992



*Douglas C. McMahan*



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