

PARTITION PLAT NO. P-129-1992

MINOR LAND PARTITION (LDP-92-12)

LOCATED IN:

The S.E. 1/4 of Section 16, T.37S., R.1W., W.M.
City of Medford, Jackson County, Oregon

FOR:

DON VAN SLACK

APPROVALS:

MEDFORD CITY PLANNING:

James M. ...
Director
Date December 3, 1992
Examined and approved this 23 day of NOVEMBER 1992.
Paul D. ...
City Surveyor

RECORDER'S CERTIFICATE:
FILED FOR RECORD THIS 10 DAY OF December 1992, AT 2:17 O'CLOCK,
P.M. AND RECORDED AS PARTITION PLAT NO. P-129-1992 OF "RECORD OF
PARTITION PLATS" IN JACKSON COUNTY, OREGON. (INDEX VOLUME 3 PAGE 129.)

Kathleen S. Beckett
County Clerk
Cheryl ...
Deputy

FILED IN THE OFFICE OF THE JACKSON COUNTY SURVEYOR
AS NO. 13268

WATER RIGHTS STATEMENT: The lands identified within this plat do have a recorded water right as issued to Permit No. G-5369, Certificate No. G-5304

SURVEYOR'S CERTIFICATE:
I, Darrell L. Huck, 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 herein:

Commencing at the southwest corner of Lot 17 of STEWART ACRES in Section 16, Township 37 South, Range 1 West, Willamette Meridian in Jackson County, Oregon, according to the official plat thereof, now of record; thence along the West line of said Lot 17 North 03°57'43" West 586.56 feet to the Southwest corner of that tract of land described in Volume 392 Page 417 of the Deed Records of Jackson County, Oregon for the POINT OF BEGINNING; thence along the South line of said Volume 392 Page 417 South 89°40'45" East 495.01 feet to the Northwest corner of that tract of land described in Volume 601 Page 370 of said Deed Records; thence SOUTH 32.63 feet to intersect the Northerly right-of-way line of Normil Terrace; thence along said Northerly right-of-way line along the arc of a 80.00 foot radius curve to the left (the long chord to which bears South 26°32'45" West 86.55 feet) a distance of 91.44 feet; thence South 06°12'00" East 7.57 feet; thence along the arc of a 447.46 foot radius curve to the right (the long chord to which bears South 03°31'30" West 151.17 feet) a distance of 151.90 feet; thence South 13°15'00" West 58.98 feet; thence along the arc of a 20.0 foot radius curve to the right (the long chord to which bears South 75°29'30" West 35.40 feet) a distance of 43.45 feet; thence North 42°16'00" West 89.26 feet; thence along the arc of a 230.00 foot radius curve to the left (the long chord to which bears North 67°59'30" West 199.66 feet) a distance of 206.53 feet; thence South 86°17'00" West 121.04 feet; thence along the arc of a 20 foot radius curve to the right (the long chord to which bears North 48°50'22" West 28.22 feet) a distance of 31.33 feet to the west line of said Lot 17; thence along said west line North 03°57'43" West 186.34 feet to the point of beginning.

DECLARATION:

KNOW ALL MEN BY THESE PRESENTS that John L. Van Slack and Dale I. Van Slack as Trustees of the Van Slack Family Revocable Trust dated April 19, 1990, are the owners of the parcel of real property situated in Jackson County, Oregon and have caused the same to be surveyed, mapped and plotted as shown hereon. We hereby dedicate for public use all utility easements and a 15' strip of land for street purposes, as shown hereon.

IN WITNESS THEREOF, I have set my hand and seal this 23 day of NOVEMBER, 1992.

John L. Van Slack - Trustee
By Donald L. Van Slack Attorney-In-Fact
Dale I. Van Slack - Trustee
By Donald L. Van Slack Attorney-In-Fact

STATE OF OREGON)
County of Jackson) ss.

This instrument was acknowledged before me on May 20, 1992 by Donald L. Van Slack as attorney-in-fact for John L. Van Slack and Dale I. Van Slack, Trustees of the Van Slack Family Revocable Trust dated April 19, 1990.

Before me:

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

ALSO, Commencing at the Southwest corner of Lot 17 of STEWART ACRES, in Section 16, Township 37 South, Range 1 West, Willamette Meridian in Jackson County, Oregon; thence along the South line of said Lot 17 South 89°46'25" East 374.23 feet to the Southeast corner of that tract of land as described in Volume 572 Page 355 of the Deed Records of Jackson County, Oregon for the POINT OF BEGINNING; thence continue along the South line of said Lot 17 and its Easterly extension South 89°46'25" East 626.33 feet to intersect the Southerly right-of-way line of Normil Terrace; thence along said Southerly right-of-way line along the arc of a 230.00 foot radius curve to the right (the long chord to which bears North 65°10'13" West 191.52 feet) a distance of 197.53 feet; thence North 40°34'00" West 48.24 feet; thence along the arc of a 984.93 foot radius curve to the right (the long chord to which bears North 36°02'00" West 155.70 feet) a distance of 155.86 feet; thence North 31°30'00" West 48.40 feet; thence along the arc of a 924.93 foot radius curve to the left (the long chord to which bears North 36°04'30" West 147.55 feet) a distance of 147.71 feet; thence North 40°39'00" West 124.50 feet; thence along the arc of a 20.00 foot radius curve to the left (the long chord to which bears South 66°34'30" West 38.21 feet) a distance of 50.81 feet; thence South 06°12'00" East 7.57 feet; thence along the arc of a 507.46 foot radius curve to the right (the long chord to which bears South 03°31'30" West 171.44 feet) a distance of 172.27 feet; thence South 13°15'00" West 58.98 feet; thence along the arc of an 80.00 foot radius curve to the right (the long chord to which bears South 51°39'43" West 99.41 feet) a distance of 107.27 feet to the Northeast corner of that tract as described in said Volume 572 Page 355; thence along the east line of said tract SOUTH 182.58 feet to the point of beginning.

Darrell L. Huck
SURVEYOR

5/8" iron pin
in concrete
S.E. CORNER LOT 18
STEWART ACRES

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Darrell L. Huck
OREGON
FEBRUARY 4, 1993
DARRELL L. HUCK
2023

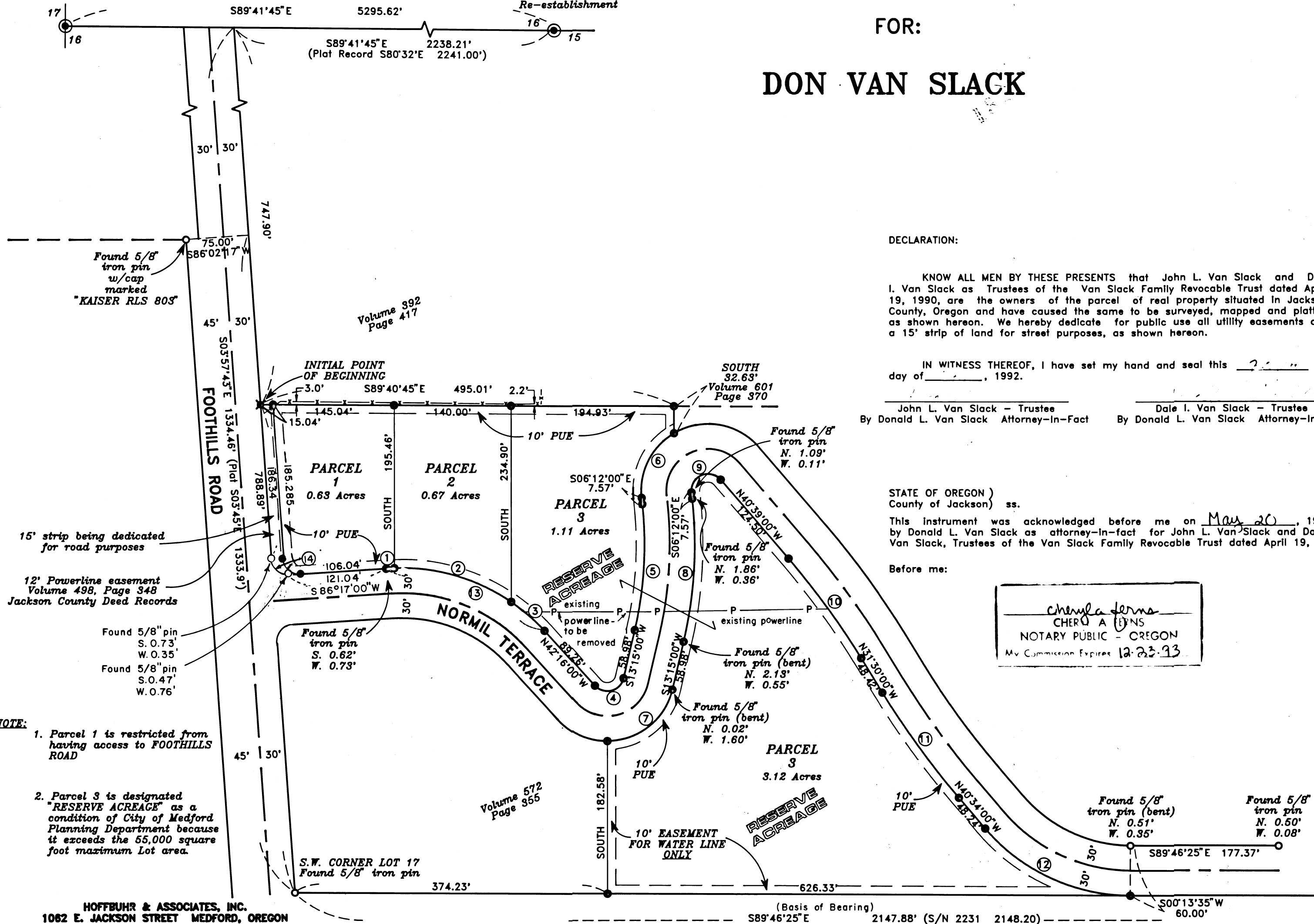
Expires 12/31/93

I certify this plat to be an exact photocopy of the original.
Darrell L. Huck
SURVEYOR

** RECEIVED **
Date 12-10-92 By BE
This survey consists of:
- 1 sheet(s) Map
- 1 page(s) Narrative
JACKSON COUNTY
SURVEYOR

1/4 CORNER
Found brass disc
monument case

1/4 CORNER
Found brass cap per
Jackson County Surveyor
Re-establishment



| CURVE | DELTA | RADIUS | LENGTH | CHORD | BEARING |
|-------|------------|---------|---------|---------|-------------|
| 1 | 01°17'21" | 230.00' | 5.18' | 5.18' | S86°55'41"W |
| 2 | 36°55'21" | 230.00' | 148.22' | 145.67' | N73°57'58"W |
| 3 | 13°14'18" | 230.00' | 53.14' | 53.02' | N48°53'09"W |
| 4 | 124°29'00" | 20.00' | 43.45' | 35.40' | S75°29'30"W |
| 5 | 19°27'00" | 447.46' | 151.90' | 151.17' | S03°31'30"W |
| 6 | 65°29'29" | 80.00' | 91.44' | 86.55' | S26°32'45"W |
| 7 | 76°49'26" | 80.00' | 107.27' | 99.41' | S51°39'43"W |
| 8 | 19°27'00" | 507.46' | 172.26' | 171.44' | S03°31'30"W |
| 9 | 145°33'00" | 20.00' | 50.81' | 38.21' | S66°34'30"W |
| 10 | 09°09'00" | 924.93' | 147.71' | 147.55' | N36°04'30"W |
| 11 | 09°04'00" | 984.93' | 155.86' | 155.70' | N36°02'00"W |
| 12 | 49°12'25" | 230.00' | 197.53' | 191.52' | N65°10'13"W |
| 13 | 51°27'00" | 230.00' | 206.53' | 199.66' | N67°59'30"W |
| 14 | 89°45'17" | 20.00' | 31.33' | 28.22' | N48°50'22"W |

NOTE:
1. Parcel 1 is restricted from having access to FOOTHILLS ROAD
2. Parcel 3 is designated "RESERVE ACREAGE" as a condition of City of Medford Planning Department because it exceeds the 55,000 square foot maximum lot area.

HOFFBUHR & ASSOCIATES, INC.
1082 E. JACKSON STREET MEDFORD, OREGON 97504
779-4841
BY: DARRELL L. HUCK
SCALE: 1 inch = 100 feet
BASIS OF BEARING -
PLS No. 2023
April 28, 1992
SURVEY NO. 2231

● = Set 5/8"x24" Iron pin with plastic cap stamped "D. Huck LS 2023".
✕ = Set 5/8"x30" Iron pin with plastic cap stamped "D. Huck LS 2023".
○ = Found monument as noted
PLAT = STEWART ACRES (RECORDED)
PUE = Easement for public utilities, storm drainage, gas, water, electric, cable television and sanitary sewer construction and maintenance

SURVEY NO. 13268

SURVEY NARRATIVE TO COMPLY WITH PARAGRAPH 209.250
OREGON REVISED STATUTES

For: Don Van Slack
1578 Angel Crest
Medford, Oregon 97504

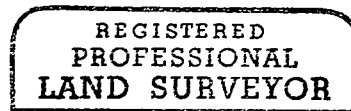
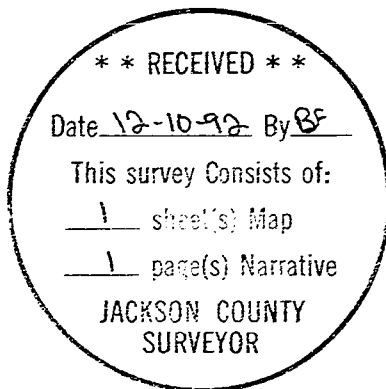
Location: Southeast one-quarter (1/4) of Section 16,
Township 37 South, Range 1 West of the
Willamette Meridian, City of Medford, Jackson
County, Oregon

Purpose: To survey and monument a Minor Land Partition
as approved by the City of Medford Planning
Department, File No. LDP-92-12

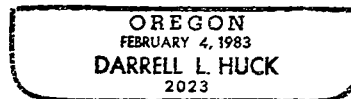
Procedure: Utilizing a one-second theodolite and
electronic distance measuring equipment, a
control traverse was run tying found
monuments as shown on the attached map. The
location of Normil Terrace was determined
from plat record of THAMES AND FORDYCE
SUBDIVISION. The location of Foothills Road
has been determined by Registered Surveyor
Gary Kaiser per recorded Survey No. 10709 and
I refer you to the narrative of that survey.
I held found monuments as shown for the
location of Foothills Road. Monuments were
computed and set as shown on the attached
map.

Basis of Bearing: Recorded Survey No. 2231

Date: April 28, 1992



Darrell L Huck



Darrell L. Huck
L.S. 2023 - Oregon
Registration Expires 12/31/93
Hoffbuhr & Associates, Inc.
1062 E. Jackson Street
Medford, Oregon 97504