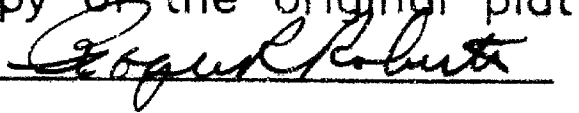
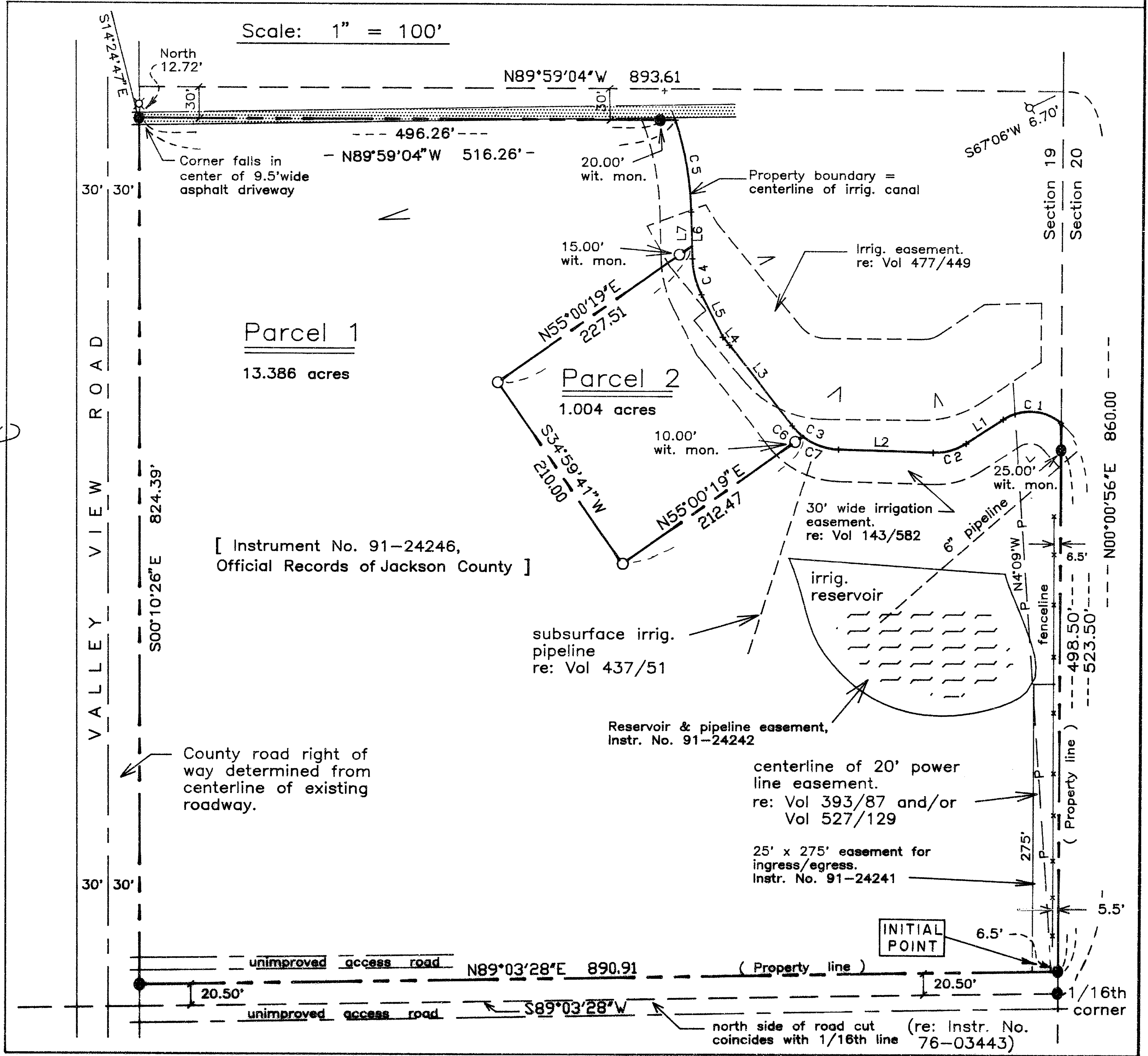
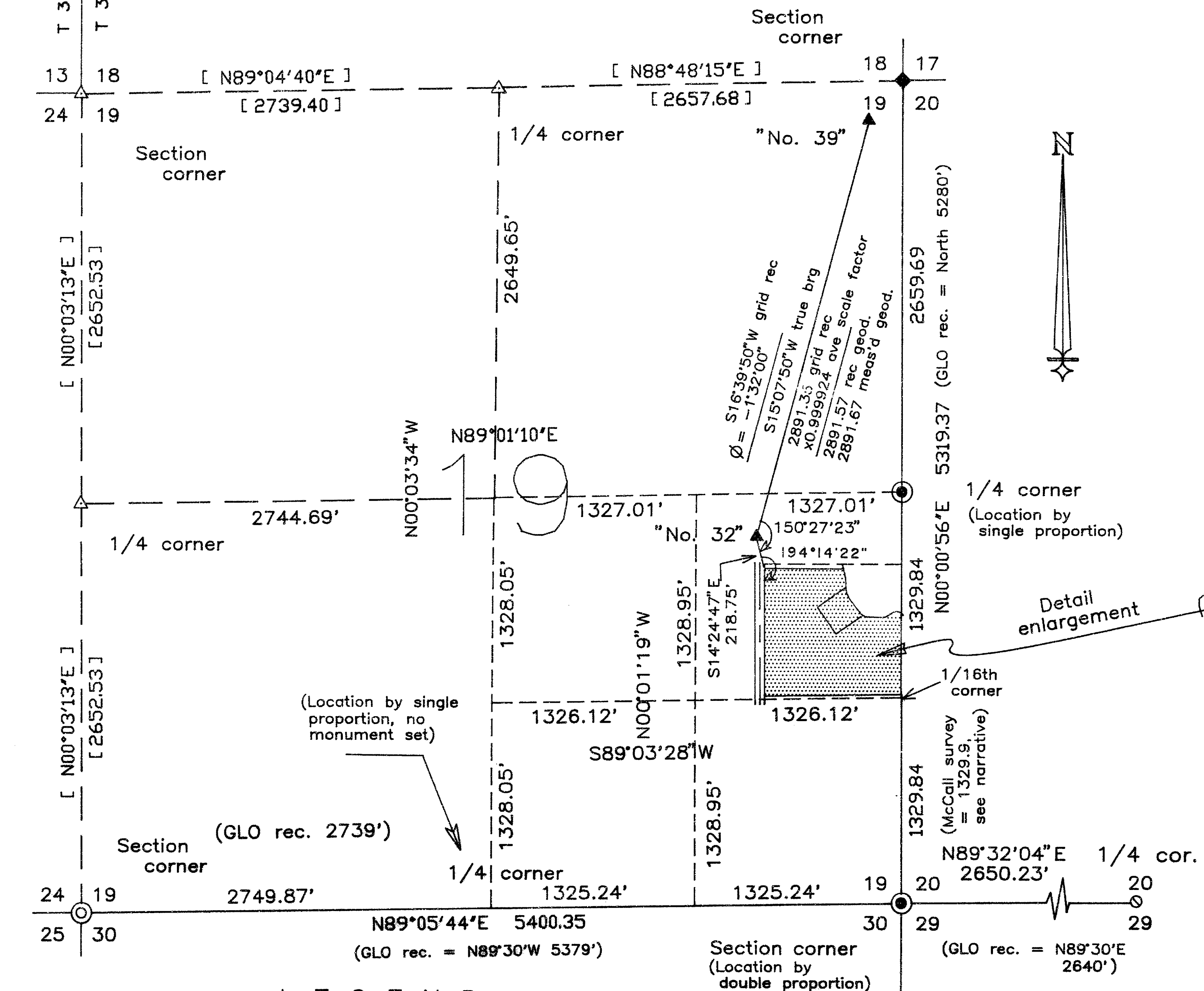
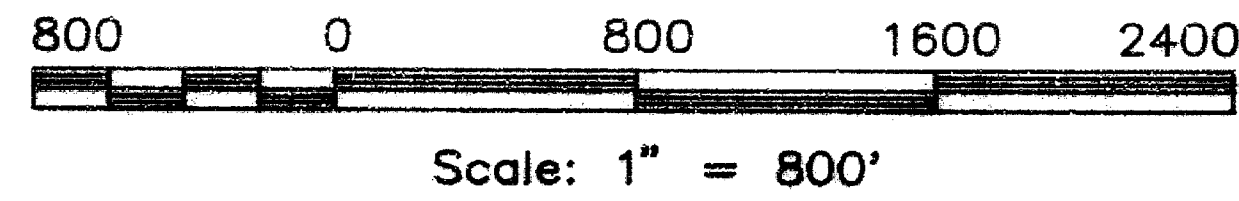


PARTITION PLAT NO. P-7-1993
 located in
Southeast quarter of Section 19
Township 38 South, Range 1 East, WM.
Jackson County, Oregon

I certify this to be an exact copy of the original plat

 Surveyor

(File No. 91-36-NF/91-24-MP)

SURVEY FOR
 Robert & Sylvia Bieniek
 684 Oak Knoll Drive
 Ashland, Oregon
 December 1, 1992



- LEGEND**
- ▲ = Found 3/4" iron pin, re: Survey No. 5011
 - ◆ = Found Jackson County Surveyor brass cap monument
 - △ = Corner position determined from state plane coordinates as determined by Filed Survey No. 5011.
 - ⊙ = Found 5/8" iron pin, re: Filed Survey No. 9041
 - ⊚ = Found 3" brass cap monument stamped "Swain Surveying" or "RLS 759".
 - ⊘ = Found 1/2" iron pipe, exposed 5", in N-S fence line
 - ⊙ = Found 1/2" iron pipe, pinched top, exposed 8".
 - ⊚ = Set 2.5" brass cap on 1.5" galvanized iron pipe, with references. (See narrative).
 - = Set 5/8" x 30" iron pin with orange plastic cap marked "R ROBERTS LS 1656".
 - = Set 5/8" x 24" iron pin with orange plastic cap marked "R ROBERTS LS 1656".
 - wit. mon. = witness monument, set back on property line from true corner.
 - Vol 527/129 = typical reference to volume and page of the Deed Records of Jackson County.
 - [] = Measurements derived from Filed Survey No. 5011, converted from state plane grid to geodetic.
 - GLO = General Land Office record measurement.
- Basis of bearing: Filed Survey No. 5011, from Pt. No. 32 to Pt. No. 39


LINE TABLE

No.	Bearing	Dist
L1	S57°20'31"W	43.02
L2	N88°20'36"W	93.33
L3	N38°50'46"W	98.28
L4	N40°20'35"W	9.79
L5	N27°03'08"W	45.50
L6	N1°35'42"W	44.28
L7	N1°35'42"W	32.31

CURVE TABLE

No.	Delta	Radius	Arc	Chord
C1	72°03'02"	48.00	60.36	N86°37'58"W 56.46
C2	34°13'52"	56.50	33.76	S74°27'28"W 33.26
C3	49°32'50"	60.00	51.89	N63°39'11"W 50.28
C4	25°29'25"	80.00	35.59	N14°20'25"W 35.30
C5	16°57'23"	300.00	88.78	N10°04'23"W 88.46
C6	13°45'44"	60.00	14.41	N45°45'38"W 14.38
C7	38°47'06"	60.00	37.48	N70°32'03"W 36.87

LANDMARK SURVEYING
 205 West Ninth Street
 Medford, Oregon
 Tel (503) 772-2071
 (92-008)

REGISTERED
PROFESSIONAL LAND SURVEYOR

 JULY 14, 1978
ROGER R. ROBERTS
 Expires 12/31/94

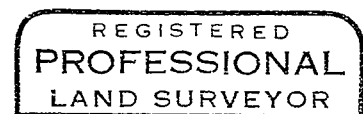
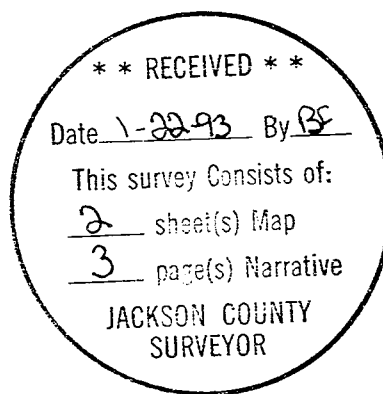
13322

South 1/16th corner between Sections 19 and 20.

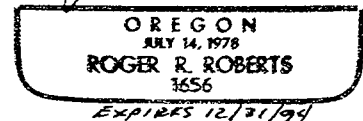
Set a $\frac{5}{8}$ inch diameter x 30 inch long iron pin, 3" deep, with orange plastic cap marked "R ROBERTS LS 165". A $\frac{1}{2}$ " dia., 4" tall bolt at the top southeast corner of a concrete irrigation box bears N30°31'W 3.38 ft. A $1\frac{1}{2}$ " x 6" tall pipe at the center of the west end of the irrigation box bears N75°56'W 16.42 ft. The 1/16 corner falls at the north edge of an unimproved access road.

Basis of bearing: Filed Survey No. 5011
Pt. No. 32 to Pt. No. 39

Date: December 28, 1992



Roger R. Roberts



EXPIRES 12/31/99

Roger R. Roberts
LANDMARK SURVEYING
205 West Ninth Street
Medford, Oregon 97501

other road was not actually on the property as indicated in the description, but south of the property. Since the instrument was a bargain and sale deed between the Stranbergs and Eshoos, I contacted John Stanberg, Jr. and George Eshoo. They both indicated that the roadway referred to in the deed was the access road from Valley View Road easterly to the Eshoo property in Section 20. In mapping the north edge of the ditch cut for this road, it was found to coincide very closely with the south boundary of the northeast quarter of the southeast quarter of Section 19. This 1/16th line was therefore used as the south boundary of the "20 foot, 6 inch" strip. The south boundary of the subject parcel was therefore placed at 20.50 feet north of and parallel with the 1/16th line.

The following described monuments were set and references taken:

1/4 Section corner between Sections 29 and 30.

Set a 1.5" x 36" galvanized iron pipe, 6 inches deep, with 2.5" brass cap marked

T38S R1E
1/4
S 30 $\frac{1}{4}$ S 29
LS 1656
1992

from which a $\frac{5}{8}$ inch diameter iron pin bears N5°33'E 33.57 ft;
a $\frac{5}{8}$ inch diameter iron pin bears N86°53'E 35.89 ft;
a $\frac{5}{8}$ inch diameter iron pin bears S3°55'E 38.35 ft.;
a $\frac{5}{8}$ inch diameter iron pin bears S86°53'W 33.69 ft.
Each pin is 3" deep, with an orange plastic cap marked "R ROBERTS LS 1656". The most northerly corner of a small barn bears S70°17'W 51.12 ft. A 4" steel pipe roof support at the most easterly corner of the barn bears S17°42'W 46.00 ft. The corner lies 4 feet west of a north-south pipe and smooth wire fence.

Section corner common to Sections 19, 20, 29, and 30.

Set a 1.5" x 36" galvanized iron pipe, 6 inches deep, with 2.5" brass cap marked

T38S R1E
S 19 $\frac{1}{4}$ S 20
S 30 $\frac{1}{4}$ S 29
LS 1656
1992

from which a $\frac{5}{8}$ inch diameter iron pin bears N48°50'E 23.50 ft;
a $\frac{5}{8}$ inch diameter iron pin bears S48°50'W 18.57 ft.;
a $\frac{5}{8}$ inch diameter iron pin bears N40°10'W 26.45 ft.
Each pin is 3" deep, with an orange plastic cap marked "R ROBERTS LS 1656". A headless concrete nail, driven flush with the top surface of a concrete irrigation box, bears S40°10'E 8.40 feet. The nail is 10" east and 12" north of the southwest corner of the irrigation box.

1/4 Section corner between Sections 19 and 20.

Set a 1.5" x 36" galvanized iron pipe, exposed 2 inches, in a mound of stone, with 2.5" brass cap marked

T38S R1E
1/4
S 19 $\frac{1}{4}$ S 20
LS 1656
1992

from which a $\frac{5}{8}$ inch dia. iron pin, flush, bears N00°51'W 23.13 ft;
a $\frac{5}{8}$ inch diameter iron pin, 3" deep, bears N88°27'W 17.27 ft;
a $\frac{5}{8}$ inch diameter iron pin, flush, bears S00°51'E 33.46 ft.;
a $\frac{5}{8}$ inch diameter iron pin, 3" deep in the center of an unimproved road running north-south, bears S88°27'E 53.14 ft.
Each pin is topped with an orange plastic cap marked "R ROBERTS LS 1656".

SURVEY NARRATIVE TO COMPLY WITH PARAGRAPH 205.250
OREGON REVISED STATUTES

SURVEY FOR: Robert and Sylvia Bieniek
684 Oak Knoll Drive
Ashland, Oregon

LOCATION: Southeast quarter of Section 19, Township 38 South,
Range 1 East of the Willamette Meridian, Jackson
County, Oregon.

PURPOSE: Locate and monument the exterior boundaries and
partition lines for that minor partition approved by
Jackson County Planning File No. 91-36-NF/91-24-MP.

PROCEDURE: The boundary of the parent tract was controlled on
the east side by the east boundary of Section 19.
The location of this section line was not apparent due to a lack of
available monumentation. No information or evidence could be found
for the location of the southeast corner of Section 19, nor for the
quarter section corners to the west, north and south. Available
section corner and quarter corner control for proportioning was
found as shown on the map. The quarter corner between Sections 29
and 30 was determined from the calls given in the original notes of
the surveys of Donation Land Claim 44 and 45. From these original
notes, the 1/4 corner was determined from the northwest corner of
Donation Land Claim 45 as being record East 920.70 feet, and record
North 491.70 feet. This position falls 0.50 feet east of a north-
south line drawn between the nearest available public land survey
corners, being the northeast corner of said Section 19 on the
north, and the southeast corner of said Section 30 to the south.
This point falls 98 feet north of Meyers Creek. The original notes
call for " a dry branch " being 184.8 feet south of the original
corner. Natural and manmade changes in the location of the stream
bed probably account for a large portion of the difference.

The southeast corner of Section 19 was then determined by
double proportionate measurement, and the quarter corners on the
south and east boundaries of Section 19 determined by single
proportionate measurement. The resultant distance of 2659.68 feet,
from the southeast corner of Section 19 northerly to the East 1/4
corner, compares very well with the measurements shown in the notes
of a survey of that line by M.L. McCall in May of 1887. His notes
show a distance of 2659.8 feet. (City of Ashland Field Book A,
page 130).

The northeast boundary of the parent tract was determined
along the centerline of the Talent Irrigation District East Canal.
Measurements were taken along the canal and a geometric centerline
computed.

The property is bounded on the west by Valley View Road. No
monumentation could be found along the existing roadway, or any
documentation to accurately determine the right of way location.
For the purpose of this survey, the physical centerline of the
present roadway was used to determine a centerline, and the right
of way boundary 30 feet east of this line.

The south boundary was described as being along the north
boundary of a ". . . strip of land twenty feet six inches (20'6")
in width . . . northerly of and running adjacent to the existing
road located on the following described property, . . . ". The
description, given in Jackson County Instrument No. 76-03443, then
described the property which is hereby being surveyed. The
existing road on the property (shown on the map) did not seem to
fit the circumstance for determining a property line. The only

PARTITION PLAT NO. P-7-1993

located in
Southeast Quarter of Section 19
Township 38 South, Range 1 East, WM.
Jackson County, Oregon
(File No. 91-36-NF/91-24-MP)

KNOW ALL MEN BY THESE PRESENTS, that we, Robert P. Bieniek and Sylvia J. Bieniek, are the owners in fee simple of the lands as shown hereon, and have caused the same to be surveyed and partitioned into Parcels 1 and 2 as shown hereon, and the sizes of the parcels and the course and length of all lines are plainly set forth, and that this is a correct representation of the partition.

IN WITNESS WHEREOF we have set our hands and seals this 5th day of January, 1993.

Robert P. Bieniek By: Shirley Irene Long
Robert P. Bieniek Shirley Irene Long
Power of Attorney

Sylvia J. Bieniek By: Shirley Irene Long
Sylvia J. Bieniek Shirley Irene Long
Power of Attorney

On this the 5th day of Jan, 1993, personally appeared Shirley Irene Long who, being duly sworn, did say that she is the attorney in fact for Robert P. Bieniek and Sylvia J. Bieniek, and that she executed the foregoing instrument by authority of and on behalf of said principals, and she acknowledges said instrument to be the act and deed of said principals.

Shirley Irene Long
Shirley Irene Long

STATE OF OREGON)
County of Jackson) ss

On this the 5th day of Jan, 1993, before me personally appeared Shirley Irene Long, who acknowledged the foregoing instrument to be her voluntary act and deed.

Kelly B. Adolph
Notary Public for Oregon



APPROVALS:

Approved by the Jackson County Planning Department

By: Dick Combs Date: 1-16-93

Approved by the Jackson County Surveyors Office

By: Verlyn Thomas Date: 12/29/92

Filed in the Office of Jackson County Surveyor as Survey No. 13322

STATEMENT OF WATER RIGHTS:

There are no water rights appurtenant to the lands included in this partition.

I certify this to be an exact copy of the original plat.

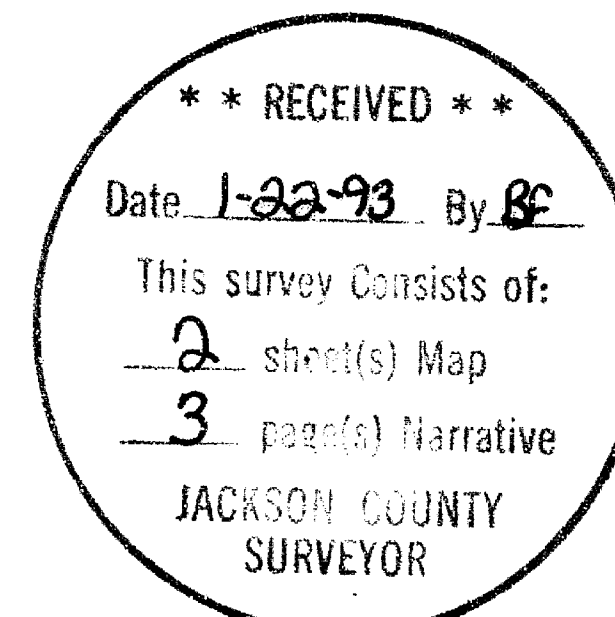
Roger R. Roberts
Surveyor

*** SURVEYORS CERTIFICATE ***

STATE OF OREGON)
County of Jackson) ss

I, Roger R. Roberts, a duly Registered Surveyor of the State of Oregon, being first duly sworn, 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 boundaries:

Commencing at the 5/8 inch diameter iron pin marking the south one-sixteenth corner between Sections 19 and 20 in Township 38 South, Range 1 East of the Willamette Meridian in Jackson County, Oregon; thence North 00°00'56" East, along the east boundary of said Section 19, a distance of 20.50 feet to a 5/8 inch diameter iron pin, for the INITIAL POINT OF BEGINNING, said point being the southeast corner of that parcel described in Instrument No. 91-24246 of the Official Records of said Jackson County; thence, continuing along said east boundary of Section 19, North 00°00'56" East 498.50 feet to a 5/8 inch diameter iron pin witness monument; thence, continuing along said east boundary, North 00°00'56" East 25.00 feet to the centerline of the irrigation canal; thence along said centerline the following: along the arc of a 48.00 foot radius curve to the left (the long chord of which bears North 86°37'58" West 56.46 feet) a distance of 60.36 feet; thence South 57°20'31" West 43.02 feet; thence along the arc of a 56.50 foot radius curve to the right (the long chord of which bears South 74°27'28" West 33.26 feet) a distance of 33.76 feet; thence North 88°25'36" West 93.33 feet; thence along the arc of a 60.00 foot radius curve to the right (the long chord of which bears North 63°39'11" West 50.28) a distance of 51.89 feet; thence North 38°52'46" West 98.28 feet; thence North 40°22'35" West 9.79 feet; thence North 27°05'08" West 45.50 feet; thence along the arc of an 80.00 foot radius curve to the right (the long chord of which bears North 14°20'25" West 35.30 feet) a distance of 35.59 feet; thence North 1°35'42" West 44.28 feet; thence along the arc of a 300.00 foot radius curve to the left (the long chord of which bears North 10°04'23" West 88.46 feet) a distance of 88.78 feet to a point on the north boundary of said parcel described in Instrument No. 91-24246 of said Official Records; thence, leaving said canal centerline, along said north boundary North 89°59'04" West 20.00 feet to a 5/8 inch diameter iron pin witness monument; thence continuing along said north boundary North 89°59'04" West 496.26 feet to the northwest corner of said described parcel, said point being on the east boundary of the right of way of Valley View Road (county road); thence, along said east boundary of Valley View Road, South 00°10'26" East 824.39 feet to the southwest corner of said described parcel; thence North 89°03'28" East, along the south boundary of said described parcel, 890.91 feet to the point of beginning.



RECORDER'S CERTIFICATE:

Filed for record this 22 day of January, 1993, at 1:05 O'Clock, 8 M., and recorded as PARTITION PLAT NO. P-7-1993 of "RECORD OF PARTITION PLATS" in Jackson County, Oregon.

INDEX VOLUME 4 PAGE 7
Kathleen D. Beckett County Clerk
Glenda E. Bertlett Deputy