

PARTITION PLAT NO. P-48-1993

\*\*\*\*\* SURVEYOR'S CERTIFICATE \*\*\*\*\*

I, JAMES E. HIBBS, A REGISTERED LAND SURVEYOR OF THE STATE OF OREGON, HEREBY CERTIFY THAT THIS PLAT CORRECTLY REPRESENTS A SURVEY MADE BY ME, AND CONFORMS WITH THE REGULATIONS FOR PARTITIONS, AND REPRESENTS LAND, THE EXTERIOR OF WHICH BEING ACCURATELY DESCRIBED AS FOLLOWS:

Commencing at the Northwest corner of Donation Land Claim No. 64 of Township 38 South, Range 1 West, Willamette Meridian, Jackson County, Oregon; thence along the North line of said claim, South 89°59'29" East, 767.20 feet (DR East, 11.28 chains); thence North 0°00'31" East, 403.56 feet (DR North, 6.49 chains) to the Southwest corner of Volume 89, Page 48, Jackson County Deed Records as said point was shown on filed Survey No. 203 in the Jackson County Surveyor's Office; thence North 2°58'40" West (DR North 3" West), 150.00 feet to the INITIAL POINT OF BEGINNING; thence North 89°59'29" West (DR West), 132.00 feet to the Easterly line of Gibson Street; thence along said Easterly line, North 2°58'40" West (DR North 3" West), 150.00 feet; thence South 89°59'29" East (DR East), 132.00 feet; thence South 2°58'40" East (South 3" East), 150.00 feet to the INITIAL POINT OF BEGINNING.

James E. Hibbs  
SURVEYOR

\*\*\*\*\* RECORDER'S CERTIFICATE \*\*\*\*\*

Filed for record this 10 day of June, 1993, at 1:53 o'clock P.M., and recorded as Partition Plat No. P-48-1993 of the records of Jackson County, Oregon.

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Kathleen S. Beckett Glenda E. Bartlett  
County Clerk Deputy

County Surveyor File No. 13535

\*\*\*\*\* WATER RIGHTS STATEMENT \*\*\*\*\*

There are no water rights appurtenant to this Partition according to information from the Jackson County Watermaster's Office.

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

Approved by the CITY OF TALENT PLANNING DEPARTMENT:

By: Paul Ouff Date: May 20, 1993

APPROVED BY THE JACKSON COUNTY SURVEYOR'S OFFICE:

By: Verlyn Thomas Date: June 10, 1993

MINOR LAND PARTITION  
Located in the S.W. 1/4 of Sec. 23,  
T.38 S., R.1 W., W.M. City of Talent  
Jackson County, Oregon

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

PURPOSE: To survey and monument the corners of three parcels created through a Minor Land Partition.  
PROCEDURE: Tied corners set by Survey Nos. 203, 5914, 6238 and the NW Cor. of DLC 64 re-established by the Jackson County Surveyor's Office into a closed loop traverse. The descriptions in the area around this survey contain erroneous distance calls from the N.W. Cor. of DLC 64 to the S.W. corner of V.89, P.48, JCDA. The position of said S.W. corner was calculated from data per Survey No. 203, beginning at the found 1" iron axle as shown, Survey No. 203 stated on the map that a 3/4" pipe and remains of original corner described by record as E-11.28 CH & N-6.49 CH from the N.W. corner of DLC 64 was found. A thorough search did not find the 3/4" pipe, but the remains of what appears to be a cedar post were found at the calculated position. Therefore I hold the calculated position as the best evidence of the position of the S.W. corner of the tract intended to be described in V.89, P.48, JCDA. From the above corner position, held the East & West lines of the Partition parallel to the monuments found along the Gibson Street right-of-way and the North & South lines parallel to the North line of DLC 64 as shown. Calculated the position of and set monuments at the corners of three parcels as shown hereon.

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

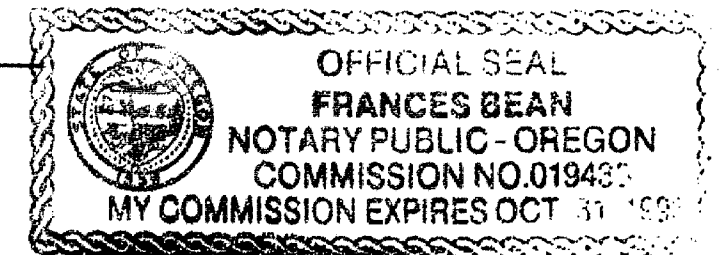
Know all men by these presents that we, David Reid and Laure Reid, husband and wife, are the owners in fee simple of the land shown hereon, more particularly described in the Surveyor's Certificate, and that we have partitioned the same into the parcels as shown.

David Reid Laure Reid  
David Reid Laure Reid

STATE OF OREGON )  
COUNTY OF JACKSON ) ss.

PERSONALLY appeared the above named David Reid and Laure Reid and acknowledged the foregoing instrument to be their voluntary act and deed.  
On this 19<sup>th</sup> day of May, 1993.

Before me: Frances Bean  
Notary Public of Oregon.



SURVEY FOR:  
David Reid  
P.O. Box 199  
Prospect, OR 97536

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

LEGEND:

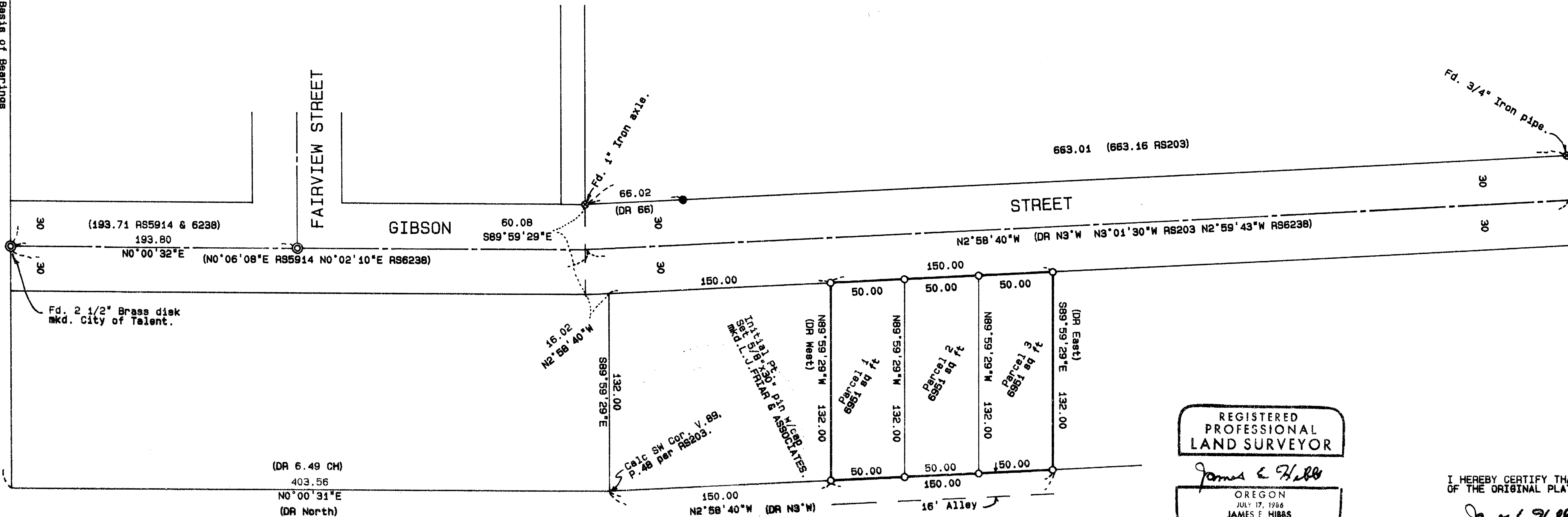
- ⊙ = Found County Surveyor's brass capped monument & accessories.
  - ⊗ = Found monument per RS 203 as shown.
  - ⊙ = Found 3/4" iron pin per RS 5914.
  - = Found 5/8" pin w/ plastic cap mkd. SWAIN RLS759 per RS 6238.
  - = Set 5/8" x 24" iron pin with plastic cap mkd. L.J. FRIAR & ASSOCIATES.
  - ( ) = Record data as shown. DR = Deed record.
- JCDA = Jackson County Deed Records.

BASIS OF BEARINGS: North line DLC 64 per RS 6238.

DATE: April 30, 1993

SCALE: 1" = 60'

NW Cor. DLC 64.  
605.96  
S89°59'29"E  
DR EAST  
(S89°55'31"E RS5914)  
N. line DLC 64 per RS5914.  
767.20 Basis of Bearings  
11.28CH



REGISTERED PROFESSIONAL LAND SURVEYOR  
James E. Hibbs  
OREGON  
JULY 17, 1986  
JAMES E. HIBBS  
2234  
Expires 12-31-93

\*\*\* RECEIVED \*\*\*  
Date 7-10-93 By JE  
This survey consists of:  
1 sheet(s) Map  
0 page(s) Narrative  
JACKSON COUNTY SURVEYOR

I HEREBY CERTIFY THAT THIS IS AN EXACT COPY OF THE ORIGINAL PLAT.  
James E. Hibbs  
SURVEYOR

381W23CA TL3400