

# PARTITION PLAT NO. P-68-1993

LOCATED in the SE 1/4 of Sec. 5, T. 39 S., R. 1 E., W.M.,  
Jackson County, Oregon

July 22, 1993

SURVEYED FOR: *Jeff Monosoff, Barry Sander & Goldye Wolf*  
1835 Ashland Mine Road  
Ashland, Oregon 97520

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

*David A. Edwards*  
SURVEYOR

REGISTERED PROFESSIONAL LAND SURVEYOR

*David A. Edwards*  
OREGON  
DAVID A. EDWARDS  
2339

Expires 12/31/93

SURVEYED BY: *Edwards Surveying and Land Planning, Inc.*  
823 West 8th Street  
Medford, Oregon 97501  
Phone (503) 776-2313

### LEGEND

- Indicates 5/8" diam. I. Pin w/cap mkd. "LS-759" fd. per S.N. 8936 unless noted otherwise.
- Indicates 5/8" x 24" steel pin w/red plastic cap mkd. "D.A. EDWARDS-LS 2533"
- ( ) Denotes Deed Record Data except where noted.
- X—X Fence Line
- S.N. = Survey Number
- SCALE: 1" = 100'
- BASIS OF BEARINGS: Survey Number 8936

RECEIVED

Date 8-13-93 By DE

This survey consists of:  
1 Map  
1 Narrative

JACKSON COUNTY SURVEYOR

### SURVEYOR'S CERTIFICATE

I, David A. Edwards, a Registered Professional Land Surveyor of the State of Oregon, do certify that I have correctly surveyed and marked with the proper monuments as provided by law, the tract of land shown hereon and that this plat is a correct representation of said tract and that the following is an accurate description of the boundary lines:

Commencing at a brass capped iron pipe marking the accepted West one-quarter of Section 5, Township 39 South, Range 1 East of the Willamette Meridian in Jackson County, Oregon; thence South 89° 05' 07" East 20.00 feet to a point on the East line of Ashland Mine Road; thence South 0° 10' 13" East, along said East line, 90.00 feet to a 5/8" inch diameter iron pin marking the INITIAL POINT; thence South 27° 55' 02" East 142.83 feet to a 5/8 inch diameter steel pin; thence South 1° 06' 15" East 119.935 feet to a 5/8 inch diameter steel pin; thence South 89° 05' 07" East 518.35 feet to a 5/8 inch diameter iron pin; thence North 30° 56' 54" East 386.92 feet to a point on the North line of that tract described in Document Number 89-17049, Official Records for said County and State; thence South 89° 05' 07" East 511.05 feet to the Northeast corner of said tract; thence South 0° 32' 35" East 990.14 feet, (record 990 feet), to the Southeast corner of said tract; thence North 89° 05' 07" West 1324.31 feet to a point on the West line of said Section 5; thence North 0° 10' 13" West, along said West line, 749.62 feet to a point on the Southeastery line of said Ashland Mine Road; thence North 40° 59' 47" East, along said road line, 30.38 feet; thence North 0° 10' 13" West 127.13 feet to the initial point.

*David A. Edwards*  
Surveyor

### APPROVALS - 93-7-MP & 93-18-LLA

Approved by the Jackson County Dept. of Planning & Development.

By *Carol Parker* Date: 8-10-93

EXAMINED and approved this 10 day of August, 1993

*Wesley Thomas*  
Jackson County Surveyor

### DECLARATION

KNOW ALL PERSONS BY THESE PRESENTS, that we, Barry J. Sander and Goldye Wolf, husband and wife, and Jeffrey Monosoff are the owners in fee simple of the lands described hereon in the "Surveyor's Certificate" and that we have caused the partitioning as shown hereon. We do hereby create the 25 foot wide mutual access easement, as shown hereon, for the joint benefit of Parcel 1 and Parcel 2.

*Barry J. Sander* *Goldye Wolf*  
Barry J. Sander Goldye Wolf

*Jeffrey Monosoff*  
Jeffrey Monosoff

STATE OF OREGON )  
County of Jackson ) ss Aug. 9 A.D., 1993

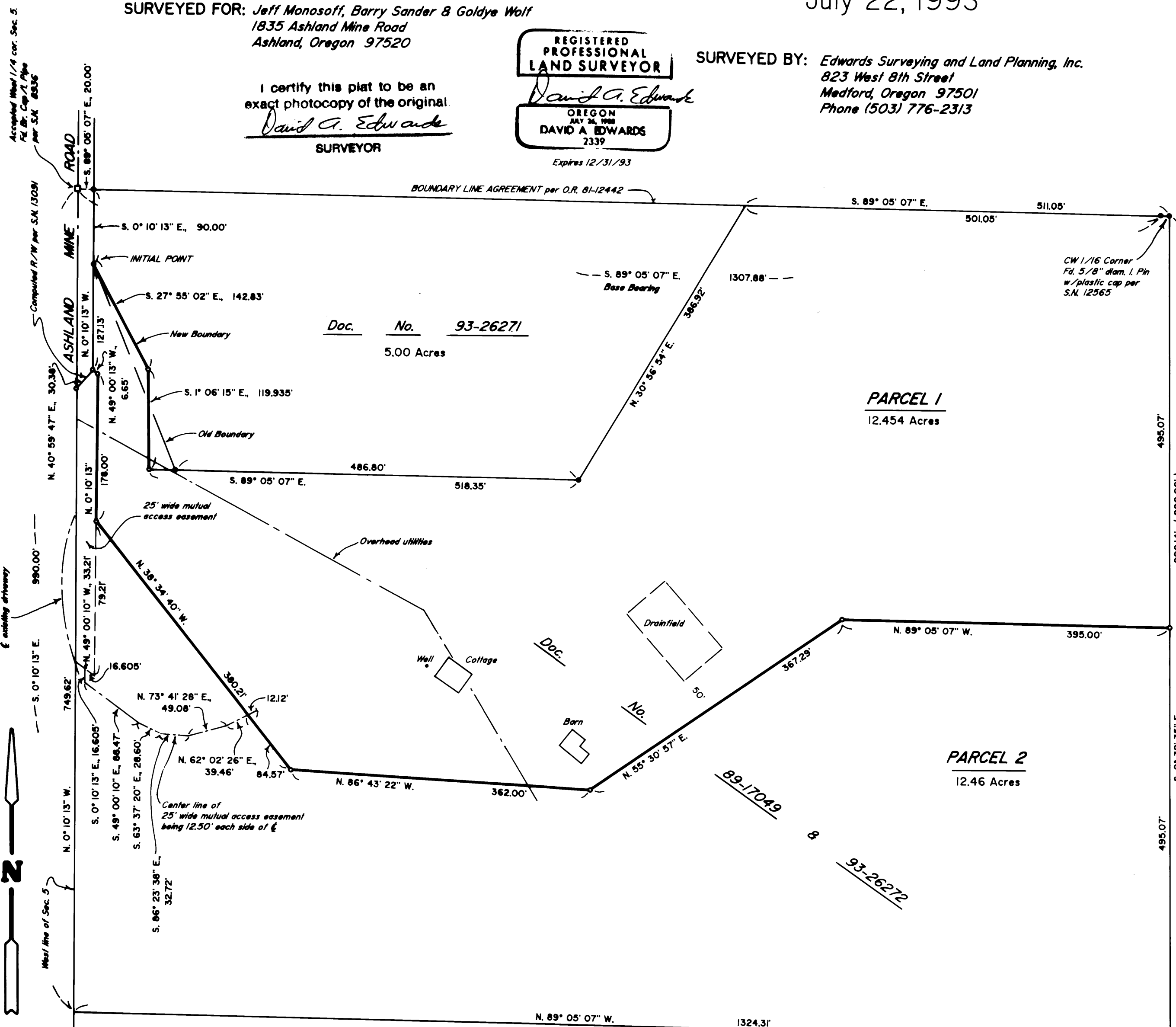
Personally appeared before me the above named Barry J. Sander, Goldye Wolf and Jeffrey Monosoff, each of whom did acknowledge the foregoing instrument to be their voluntary act and deed.

*Toni R. Clark*  
TONI R. CLARK  
NOTARY PUBLIC - OREGON  
My Commission Expires March 10, 1994

### RECORDER'S CERTIFICATE

Filed for record this 13 day of August, 1993, at 3:53 O'clock P. M. and recorded as Partition Plat No. P-68-1993 of the records of Jackson County, Oregon. Index Volume 4 Page 68

*Kathleen S. Beckott* *Cheryl Augeria*  
County Clerk Deputy  
County Surveyor's File No. 13616 WATER RIGHTS STATEMENT: There are no water rights appurtenant to this property.



NOTE: Easement for electric power per Vol. 400, Pg. 47 is located in Section 6

NOTE FOR PARCEL 2: This property, at the time of the recording of the final plat, has not been shown to be suitable for development due to a potential lack of domestic water and because no sewage disposal system has been approved.

SW Corner NICKELL PLATE ADD.  
Accepted SW 1/16 cor. Sec. 5  
Fid. 1" diam. Iron Axle Shaft  
2" deep

# Edwards Surveying & Land Planning Inc.

DARREL W. EDWARDS  
OREGON REG. 741  
ARIZONA REG. 9746



DAVID A. EDWARDS  
OREGON REG. 2339

REGISTERED LAND SURVEYORS  
823 WEST 8TH ST.  
MEDFORD, OREGON 97501  
(503) 776-2313 • (503) 471-7059

SURVEY NUMBER 13616

SURVEY NARRATIVE TO COMPLY WITH CHAPTER 209, PARAGRAPH 250,  
OREGON REVISED STATUTES

SURVEY FOR: Jeff Monosoff, Barry Sander & Goldye Wolf  
1835 Ashland Mine Road  
Ashland, Oregon 97520

LOCATION: In the SE 1/4 of Section 5, T. 39 S.,  
R. 1 E., W.M., in Jackson County, Oregon.

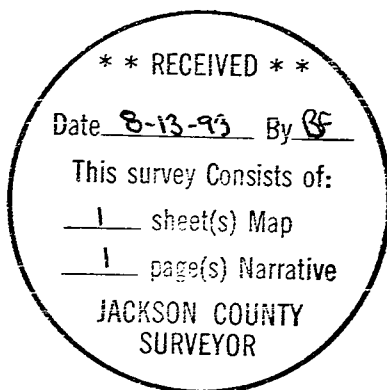
PURPOSE: Land Partition; Planning Dept. File 93-7-MP &  
93-18-LLA: To locate and monument the adjusted  
boundary between tax lots 1400 and 1401 and to  
monument the new boundary between Parcels 1 and  
2 as shown on the accompanying plat. Also, to  
prepare and record said plat for the purpose of  
creating said Parcels and to create a mutual  
access easement as shown.

PROCEDURE: Utilizing for control the found monuments per  
Surveys Numbered 8936 and 12565, as well as  
data found in Document Number 89-17049,  
Official Records, computed the positions for  
the new corners. Monuments set on this survey  
consist of 5/8" x 24" steel pins with red  
plastic caps mkd. "D.A. EDWARDS-LS 2339".

BASIS OF  
BEARINGS: Survey Number 8936 as shown.

EQUIPMENT: Nikon DTM-A5 Electronic Total Station.

DATE  
COMPLETED: July 22, 1993.



REGISTERED  
PROFESSIONAL  
LAND SURVEYOR

*David A. Edwards*

OREGON  
JULY 26, 1988  
DAVID A. EDWARDS  
2339

*Expires 12/31/93*