

PARTITION PLAT No. P- 77- 1993

Located in the northeast and southeast quarters of Section 11 and the northwest and southwest quarters of Section 12, Donation Land Claim No. 58, Township 37 South, Range 2 West of the Willamette Meridian, City of Central Point, Jackson County, Oregon.

for

ALMETA D. HORSLEY and ALICE DAY COOPER

Mr. Richard Fairclo, Attorney at Law
280 Main Street
Klamath Falls, Or. 97601

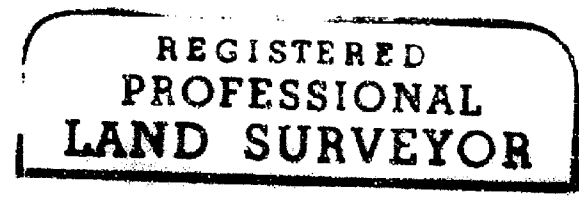
SURVEYOR'S CERTIFICATE:

State of Oregon }
County of Jackson } SS

I, Herbert A. Farber, a duly registered Professional Land Surveyor of the State of Oregon, being first duly sworn, do hereby certify that I have correctly surveyed and marked with proper monuments, as provided by law, the tract of land hereon shown, said plat being a correct representation of the same, and the following is an accurate description of the boundary lines:

Commencing at the Northeast corner, marked with a concrete monument with a brass cap, of Donation Land Claim No. 54, Township 37 South, Range 2 West of the Willamette Meridian, City of Central Point, Jackson County, Oregon, thence South 89°53'44" East, along the center line of Hopkins Road, 1250.12 feet to the terminus of said Road marked with a 5/8 inch iron pin and the Initial Point of the Partition shown hereon; thence South 0°04'00" East, along the east line of the AMENDED PLAT of PITT VIEW SUBDIVISION according to the Official Plat, now of record, 855.82 feet to a 5/8 inch iron pin on the north right of way line of Pittview Avenue; thence along the arc of a curve to the right having a radius of 50.00 feet, a central angle of 286°15'37" for a distance of 249.81 feet to a 5/8 inch iron pin (the long chord of which bears South 0°04'00" East 60.00 feet); thence continuing South 0°04'00" East, along said east line, 748.65 feet to a 5/8 inch iron pin; thence East, along the south line of the tract described in Instrument No. 71-06639 of the Official Records of Jackson County, Oregon, 1135.20 feet to a 5/8 inch iron pin; thence North, along the southeasterly boundary of said tract, 480.18 feet to a 5/8 inch iron pin; thence East, along said boundary, 213.84 feet to a 5/8 inch iron pin; thence North 7°00'00" East, along said boundary, 848.10 feet to a 5/8 inch iron pin; thence North 56°02'24" East, along said boundary, 153.57 feet to a 5/8 inch iron pin on the southwesterly right of way line of Interstate Five as described in Volume 469, Page 350 of the Deed Records of said County; thence North 42°03'30" West, along said southwesterly line, 105.88 feet to a 5/8 inch iron pin; thence North 33°31'38" West, along said southwesterly line, 202.24 feet to a 5/8 inch iron pin; thence North 42°03'30" West, along said southwesterly line, 1478.56 feet; thence South 89°56'54" West, along the south line of THE MEADOWS, according to the Official Plat thereof, now of record, 409.53 feet to a 5/8 inch iron pin; thence South 0°04'00" East, along the east line of PITT VIEW SUBDIVISION, according to the Official Plat thereof, now of record, 787.88 feet to the Initial Point.

Herbert A. Farber
Herbert A. Farber, PLS 2188



WATER RIGHTS STATEMENT:

There are no water rights appurtenant to this property.

I hereby certify that this is an exact copy of the original.
Herbert A. Farber

DECLARATION:

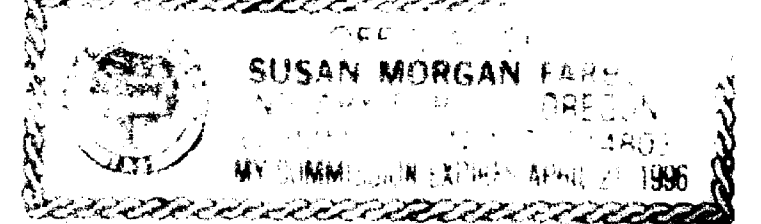
KNOW ALL MEN BY THESE PRESENTS, that Almeta Day Horsley and Alice Day Cooper, Trustee of the Cooper Trust dated September 11, 1991 each as to an undivided one half interest as tenants in common of the lands hereon described, and that we have partitioned the same into parcels as shown hereon and size of the parcels and the lengths of all lines are plainly set forth, and that this plat is a correct representation of the Partition, and we do hereby dedicate to the public for public use easement (b) shown hereon, and we do hereby grant to Bear Creek Valley Sanitary Authority easements (A) and (B) as shown hereon to correct errors in previous documents as noted.

Almeta Day Horsley *Alice Day Cooper*
Almeta Day Horsley Alice Day Cooper, Trustee

State of Oregon }
County of Jackson } SS

Personally appeared the above named, Almeta Day Horsley and Alice Day Cooper, Trustee of the Cooper Trust, acknowledge the foregoing to be their voluntary act and deed.

Before me: *Susan Morgan Farber* My commission expires 4-21-96



APPROVALS:

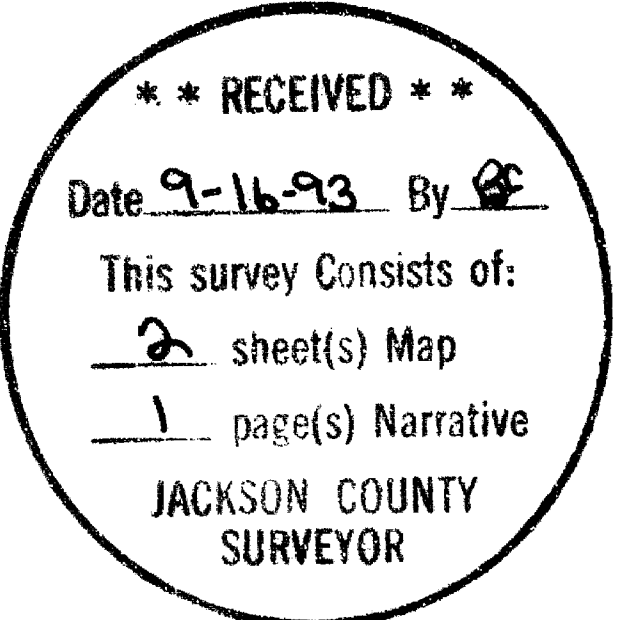
Reviewed by the City of Central Point for conformance with land use regulations for minor land use partition and granted minor land partition approval via City Council Resolution No. 258, County Surveyor approval required pursuant to ORS 92.100.

Larry Lommel 9-7-93 *Charles E. P. Paul* 9-7-93
City Representative Date CHAIRMAN
PLANNING Comm.

Examined and approved by the Jackson County Surveyor this 14 day of September, 1993.
William Thomas
County Surveyor

RECORDDER:

Filed for record this 16 day of September, 1993 at 3:40 o'clock P.M. and recorded as Partition Plat No. P- 77- 1993 of the Official Records of Jackson County, Oregon. Index Volume 4, Page 27
Kathleen S. Beckett *Jay A. Hamilton*
County Clerk Deputy
County Surveyor's File No. 13653



Survey No. **13653**

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

Survey for: Almeta D. Horsley and Alice Day Cooper
% Mr. Richard Fairclo, Attorney at Law
280 Main Street
Klamath Falls, Oregon 97601

Location: Located in the northeast and southeast
quarters of Section 11 and the northwest and
southwest quarters of Section 12, Donation
Land Claim No. 58, Township 37 South, Range 2
West of the Willamette Meridian, City of
Central Point, Jackson County, Oregon.

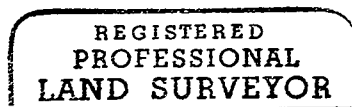
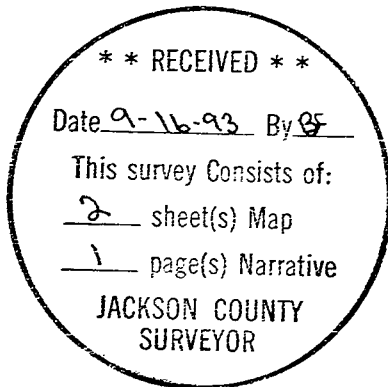
Purpose: To survey and monument a land partition
approved by the Central Point Planning
Commission on July 6, 1993 by Resolution No.
257.

Procedure: Controlling corners were tied in a closed
traverse. The corner point were computed and
established as shown on the accompanying Plat.

Bearing is based on Filed Survey No. 12947 in
the Jackson County Surveyors office.

Surveyed by: Farber & Sons, Inc.
Farber Surveying
908 East Jackson
Medford, Oregon 97504

Date: August 27, 1993



Herbert A. Farber



Expires 12/31/93

LEGEND:

Bearing is based on Filed Survey No. 12947 of the records of the Jackson County Surveyor.

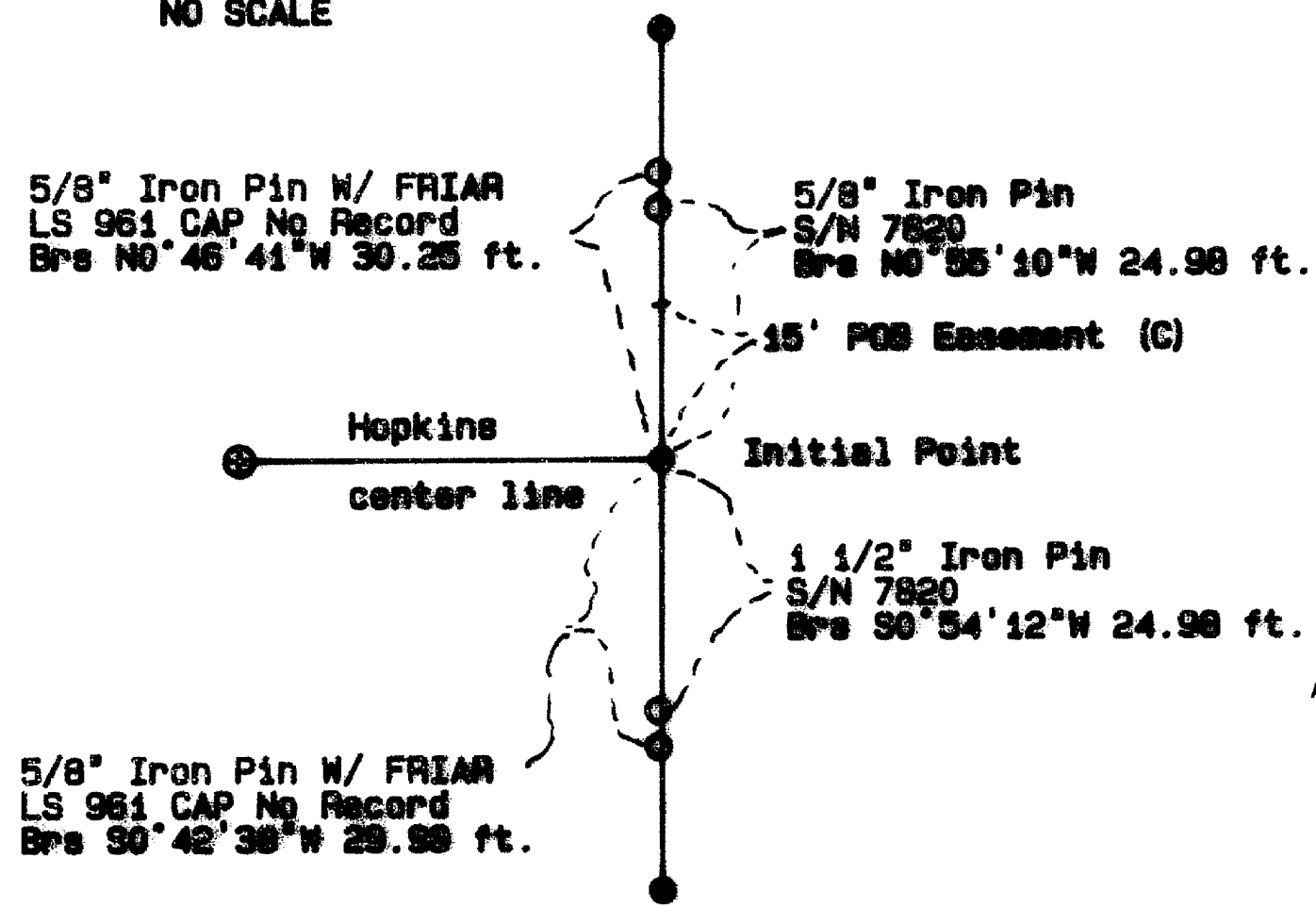
- Found monument as described.
- ⊙ Found concrete monument with Brass Cap as described.
- Set 5/8 X 30 inch iron pin with a yellow plastic cap marked "FARBER PLS 2188".

S/N = Filed Survey No.

Inet. No. = Instrument No. of the Official Records of Jackson County, Oregon.

Vol., Page = Volume and Page of the Deed Records of Jackson County, Oregon.

DETAIL
NO SCALE

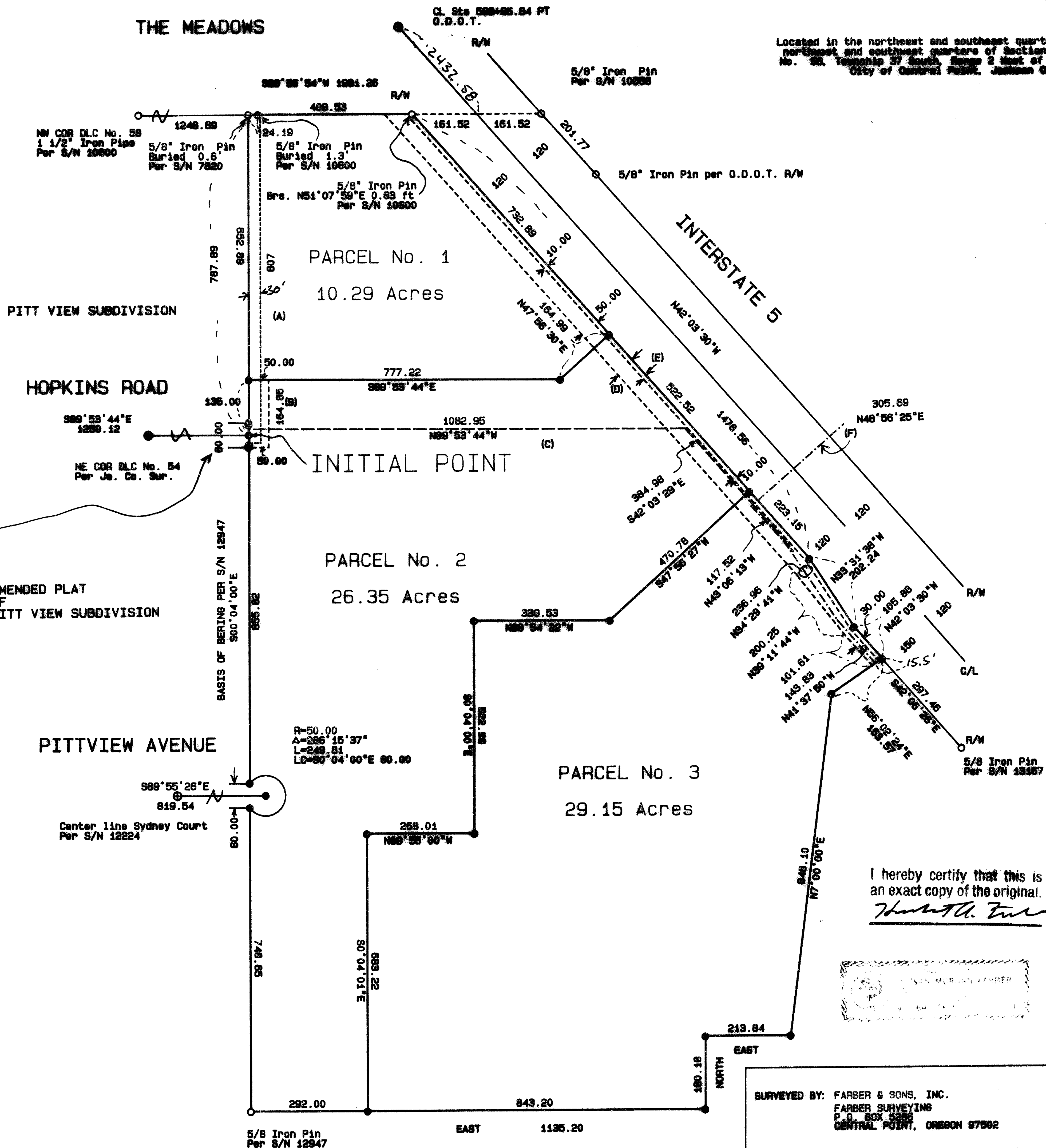


EASEMENTS:

- (A) Inst. No. 74-04223, 74-04329, 74-03925 a sanitary sewer easement to Bear Creek Valley Sanitary Authority (BCVSA). The written easement does not fit the existing location of the sanitary sewer. It is therefore re-conveyed hereon, being 30.00 feet in width and 507 feet in length with the same stipulations as the previous easement.
- (B) Temporary Easement for ingress and egress, being 50.00 feet wide and 164.85 feet in length, dedicated hereon and shall be extinguished and terminated upon approval by the City of Central Point of a public street to Parcel No. 1 also shown hereon.
- (C) Inst. No. 67-07009 Water line easement, being 15 feet on each side of the center line shown hereon, to the City of Medford.
- (D) Inst. No. 70-11372 a sanitary sewer easement to BCVSA. The written easement does not fit the existing location of the sanitary sewer. It is therefore re-conveyed hereon, with the same stipulations as the previous easement. Widths vary from 50 to 30 feet as shown hereon.
- (E) Inst. No. 80-04041 a gas line easement to CP National and Inst. No. 91-23655 to Washington Water Power Co., being 10 feet in width adjacent to the southwesterly right of way line of Interstate 5.
- (F) Inst. No. 86-06359 a water line easement to the City of Medford being 10 feet on each side of the center line shown hereon.

Vol. 158, Page 5 is not identifiable.
Vol. 114, Page 580 is not on this property.

THE MEADOWS



Located in the northeast and southeast quarters of Section 11 and the northwest and southwest quarters of Section 12, Donation Land Claim No. 88, Township 37 South, Range 2 West of the Willamette Meridian, City of Central Point, Jackson County, Oregon.

I hereby certify that this is an exact copy of the original.

Herbert A. Farber

REGISTERED PROFESSIONAL LAND SURVEYOR

HERBERT A. FARBER
2189

Expires 12/31/03

SURVEYED BY: FARBER & SONS, INC.
FARBER SURVEYING
P.O. BOX 8256
CENTRAL POINT, OREGON 97502

OFFICE:
908 EAST JACKSON
MEDFORD, OREGON 97504
PHONE: (503) 776-0846

COMPUTED BY: FAF, HAF
SCALE: 1 inch = 200 feet
DATE: 8-27-93

ROTATION: 0°
ORIGIN: 9200.000 N 8880.000 E
JOB No.: 9226-01