

APPROVAL:

*[Signature]*  
ASHLAND PLANNING COMMISSION  
P.A. # 93-438  
Property Line Adjustment

12-15-93  
DATE

APPROVAL:

Examined and approved this 14th day of December, 1993.

*[Signature]*  
City Surveyor

LAND PARTITION SURVEY

PARTITION PLAT NO. P-7-1994

located in  
Lot 9, BRIGGS SUBDIVISION UNIT NO. 3, and in  
the NW 1/4 of Section 23, T. 39 S., R. 1 E., W.M., City of Ashland,  
Jackson County, Oregon  
for

Sherry Johnston  
1405 Tolman Creek Road  
Ashland, Oregon 97520

RECORDING

FILED FOR RECORD THIS THE 21 DAY OF January, 1994  
A.M. AND RECORDED AS PARTITION PLAT NO. P-7-1994 OF THE RECORDS  
OF JACKSON COUNTY, OREGON. INDEX VOLUME 5, PAGE 7

*[Signature]* County Clerk  
*[Signature]* Deputy

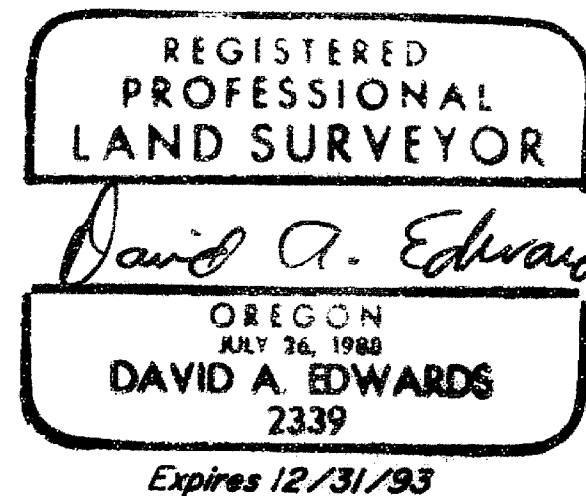
COUNTY SURVEYOR FILE NO. 13819

DATE: September 27, 1993

WATER RIGHTS STATEMENT: There are no water rights appurtenant to this property.

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

I certify this plat to be an  
exact photocopy of the original.  
*[Signature]*  
SURVEYOR



DECLARATION

KNOW ALL PERSONS BY THESE PRESENTS, that the heirs and devisees under the last will and testament of Daniel W. Johnston, deceased, are the owners in fee simple of the lands described hereon in the "Surveyor's Certificate" and that Sherrill T. Johnston is the duly appointed Personal Representative of the Estate of said Daniel W. Johnston and that she has caused the property line adjustment as shown hereon.

*[Signature]* P.R.  
Sherrill T. Johnston, P.R.

STATE OF CALIFORNIA )  
County of Ventura ) ss Nov. 30, 1993.

SURVEYOR'S CERTIFICATE

I, David A. Edwards, a Registered Professional Land Surveyor of the State of Oregon, do hereby 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:

Beginning at a brass cap in concrete marking the initial point of BRIGGS SUBDIVISION UNIT NO. 2, being also the Southwest corner of Lot 9, BRIGGS SUBDIVISION UNIT NO. 3, and being also the INITIAL POINT of the herein described lands; thence North 0° 13' 03" West 420.02 feet to the Southwest corner of Lot 10 of said UNIT NO. 3; thence North 89° 46' 57" East 130.00 feet to the Southeast corner of said Lot 10; thence North 0° 13' 03" West 76.47 feet to the Northeast corner of said Lot 10; thence along the arc of a 45.00 foot radius curve to the left, being concave to the Northwest and having a long chord which bears North 56° 50' 19" East 64.504 feet, a distance of 71.917 feet to the Southwest corner of Lot 8 in said UNIT NO. 3; thence North 89° 46' 57" East 145.294 feet to the Southeast corner of said Lot 8; thence South 36° 49' 41" West 108.875 feet to a 3/4 inch diameter iron pin; thence South 0° 07' 39" West 80.38 feet to a 3/4 inch diameter iron pin; thence South 89° 49' 40" East 143.02 feet to a 3/4 inch diameter iron pin; thence South 0° 06' 43" East 155.60 feet to a 3/4 inch diameter iron pin; thence North 89° 59' 21" East 224.93 feet to a 3/4 inch diameter iron pin marking a point on the West line of Tolman Creek Road; thence South 0° 05' 47" East, along said West line, 36.94 feet to a 3/4 inch diameter iron pin; thence North 89° 54' 39" West 156.14 feet to a 5/8 inch diameter iron pin; thence South 0° 05' 45" East 145.003 feet to a 3/4 inch diameter iron pin; thence North 89° 54' 40" West 155.834 feet to a 5/8 inch diameter steel pin; thence South 0° 06' 47" East 25.19 feet to a 3/4 inch diameter iron pin; thence South 88° 31' 23" West 318.61 feet to the initial point.

*[Signature]*  
Surveyor

All taxes, fees, assessments or other charges as required by O.R.S. 92.095 have been paid as of 1/20/94.

*[Signature]*  
Tax Collector

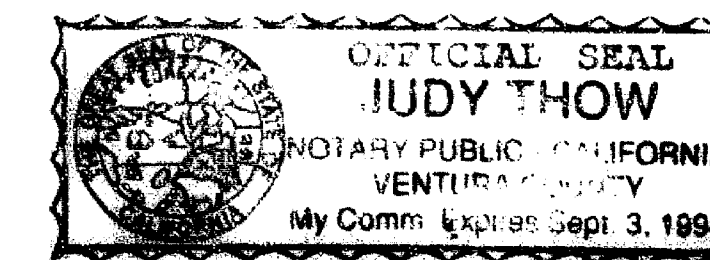
Examined and approved as required by O.R.S. 92.100 this 20th day of JANUARY, 1994.

*[Signature]*  
Assessor, Department of Assessment

On this the 30th day of November, 1993, personally came before me the above named Sherrill T. Johnston, Personal Representative of the Estate of Daniel W. Johnston, who did acknowledge the foregoing instrument to be her voluntary act and deed.

Before me: *[Signature]*

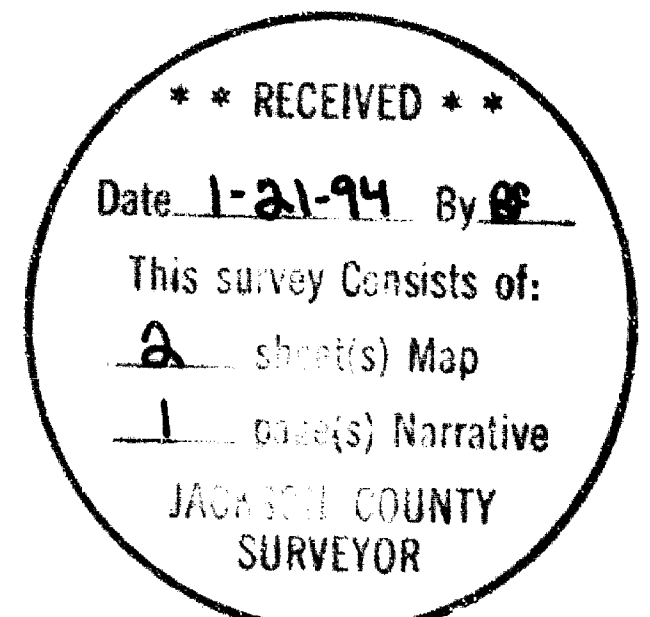
*[Signature]*  
Notary Public for California



NOTES: Overhead power line easements per Vol. 326, Pg. 177 and Vol. 332, Pg. 314 do not appear to affect the property described hereon do to a lack of said overhead lines on the property.

There is no description of any easements found in Vol. 393, Pg. 223.

No specific location is described for a septic drainfield easement or for a City water line easement in Vol. 535, Pg. 261, Deed Records.



# Edwards Surveying & Land Planning Inc.

816 West 8th Street  
Medford, OR 97501  
Tel.: (503) 776-2313  
FAX: (503) 776-9978



223 SW "I" Street  
Grants Pass, OR 97526  
Tel.: (503) 471-7059  
FAX: (503) 471-7809

SURVEYING • ENGINEERING • PLANNING

SURVEY NUMBER 13819

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

**SURVEY FOR:** Sherry Johnston  
1405 Tolman Creek Road  
Ashland, Oregon 97520

**LOCATION:** In Lot 9, BRIGGS SUBD. UNIT NO. 3 and in the NW  
1/4 of Section 23, T. 39 S., R. 1 E., W.M., in  
the City of Ashland, Jackson County, Oregon.

**PURPOSE:** Land Partition; Property Line Adjustment;  
Planning Dept. File No. P.A. 93-138: To locate  
and monument the new boundary line between  
Parcel 1 and Parcel 2 as shown on the  
accompanying plat and to prepare and record  
said plat for the purpose of adjusting the  
configuration of boundary.

**PROCEDURE:** The entire outside boundary of each parcel was  
found to be monumented, (except for one  
corner), and the positions of the monuments fit  
the record very well, as shown on the attached  
plat. I therefore set the missing pin and  
monument the adjusted boundary as shown.  
Monuments set on this survey consist of a 5/8"  
x 30" steel pin with a red plastic cap mkd.  
"D.A. EDWARDS-LS 2339".

**BASIS OF  
BEARINGS:** True Meridian at the North-South center line of  
Section 23 as derived from the 1968 Jackson  
County Surveyor N.O.A.A. net. Reference bearing  
for this survey taken from center line  
monuments in Apple Way per the plat of BRIGGS  
SUBD. UNIT NO. 3.

**EQUIPMENT:** Nikon DTM-A5 Electronic Total Station.

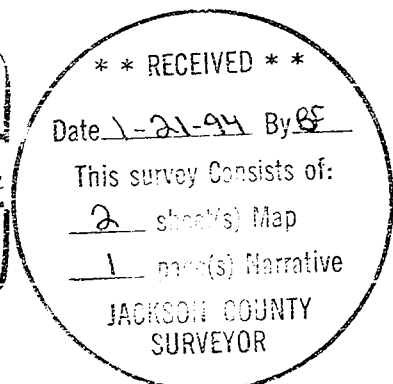
**DATE  
COMPLETED:** September 27, 1993.

REGISTERED  
PROFESSIONAL  
LAND SURVEYOR

*David A. Edwards*

OREGON  
JULY 26, 1988  
DAVID A. EDWARDS  
2339

Expires 12/31/93





# LAND PARTITION SURVEY

## PARTITION PLAT NO. P-7-1994

located in  
 Lot 9, BRIGGS SUBDIVISION UNIT NO. 3, and in  
 the NW 1/4 of Section 23, T. 39 S., R. 1 E., W.M., City of Ashland,  
 Jackson County, Oregon  
 for

**Sherry Johnston**  
 1405 Tolman Creek Road  
 Ashland, Oregon 97520

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

REGISTERED  
 PROFESSIONAL  
 LAND SURVEYOR

*David A. Edwards*

OREGON  
 JAN 26 1968  
 DAVID A. EDWARDS  
 2339

Expires 12/31/03

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

*David A. Edwards*

SURVEYOR

**LEGEND**

- Indicates 5/8" diam. I. Pin w/cap mkd. "RLS 759" per BRIGGS SUBD. UNIT NO. 3 fnd. unless noted otherwise.
- Indicates 3/4" diam. I. Pin w/cap mkd. "RLS 759" per BRIGGS SUBD. UNIT NO. 3 fnd. unless noted otherwise.
- ⊙ Indicates 1" I. Pipe w/2 1/2" diam. br. cap w/punch mark fnd. in mon. case per BRIGGS SUBD. UNIT NO. 3
- Indicates 5/8" x 30" steel pin w/red plastic cap mkd. "D.A. EDWARDS-LS 2339" set.

T.I.D. = Talent Irrigation District      conc. = concrete

S.N. = Survey Number      W.M. = Witness Monument

Vol. & Pg. = Jackson County, Oregon Deed Records

Doc. No. = Official Records for Jackson County, Oregon

( ) Record Date per plat of BRIGGS SUBD. UNIT NO. 3 except where noted

**BASIS OF BEARINGS:** True Meridian of North-South center line of Sec. 23 as derived from the 1968 Jackson County Surveyor N.O.A.A. net. Reference bearing for this survey taken from center line monuments in Apple Way per the plat of BRIGGS SUBD. UNIT NO. 3.

**LINE TABLE**

No.	BEARING	DISTANCE
1	S 0°05'47"E	36.940'
2	S52°15'51"W	61.100'
3	S21°49'31"E	28.830'
4	S09°29'27"W	23.800'
5	S36°03'14"W	41.140'
6	S53°19'16"W	37.140'
7	N17°31'08"W	71.213'
8	N17°31'08"W	60.925'
9	S89°46'57"W	68.354'
10	S89°46'57"W	53.597'
11	N08°38'40"W	44.354'
12	N44°27'59"E	13.228'
13	N89°46'57"E	23.716'
14	S36°49'41"W	72.878'
15	S00°13'03"E	30.570'
16	N85°18'03"W	66.780'
17	N85°18'03"W	72.830'
18	S89°46'57"W	19.814'

**CURVE TABLE**

No.	DELTA	RADIUS	ARC	CHORD	CHORD BEARING	TANGENT
20	91°34'02"	45.000'	71.917'	64.504'	N56°50'19"E	46.248'
21	91°16'22"	55.000'	87.616'	78.641'	N54°37'19"E	56.235'
22	10°46'50"	55.000'	10.349'	10.333'	S14°22'33"W	5.190'

