

NORTH HEIGHTS SUBDIVISION

PHASE TWO

LOCATED in D.L.C. No. 40 & the South 1/2 of Sec. 34, T. 35 S., R. 1 W., W.M. and in D.L.C. No. 44 & the North 1/2 of Sec. 3, T. 36 S., R. 1 W., W.M., City of Eagle Point, Jackson County, Oregon.

SURVEYED FOR: Adams and Bunn
P.O. Box 1084
Medford, Oregon 97501

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

REGISTERED PROFESSIONAL LAND SURVEYOR
David A. Edwards
OREGON
DAVID A. EDWARDS
2339
Expires 12/31/93

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

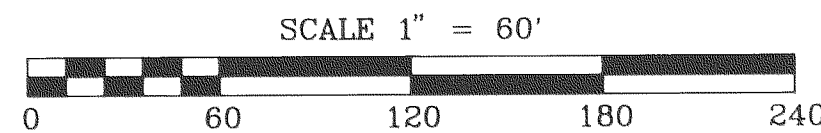
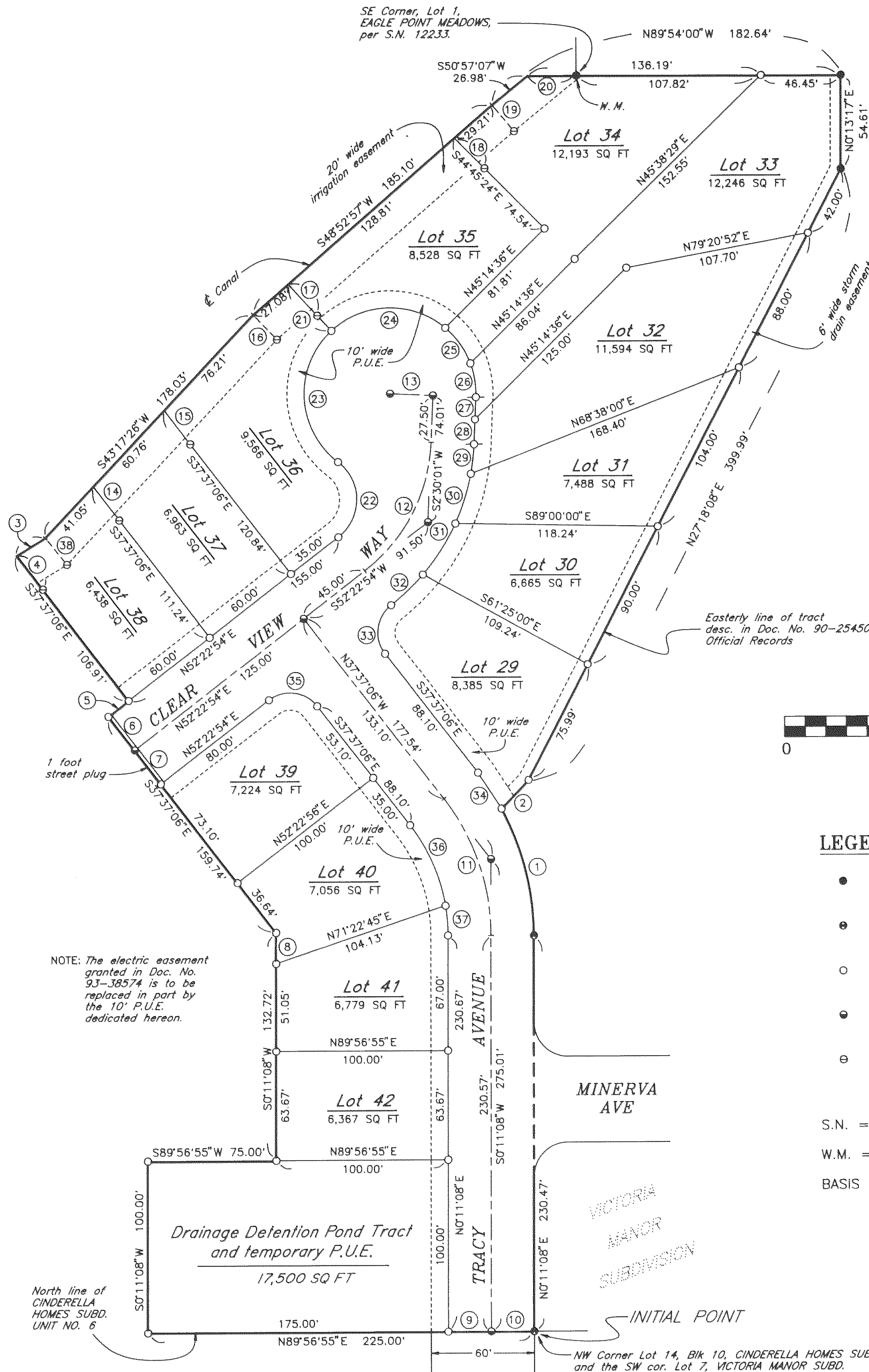
David A. Edwards
SURVEYOR

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 the INITIAL POINT, which is the Northwest corner of Lot 14, Block 10, CINDERELLA HOMES SUBDIVISION UNIT NO. 6, according to the Official plat thereof, now of record in Jackson County, Oregon; thence North 0° 11' 08" East 230.47 feet to a 5/8 inch diameter steel pin; thence along the arc of a 154.78 foot radius curve to the left, being concave to the southwest and having a long chord which bears North 14° 04' 03" West 76.22 feet, a distance of 77.01 feet to a 5/8 inch diameter steel pin; thence North 43° 28' 30" East 22.99 feet to a 5/8 inch diameter steel pin; thence North 27° 18' 08" East 399.99 feet to a 5/8 inch diameter steel pin; thence North 0° 13' 17" East 54.61 feet to a 5/8 inch diameter steel pin; thence North 89° 54' 00" West 182.64 feet to a point in the center of the Eagle Point Irrigation District canal, 26.98 feet; thence South 48° 52' 57" West, along the center of said canal, 185.10 feet; thence South 43° 17' 26" West, along the center of said canal, 178.03 feet; thence South 58° 42' 03" West, along the center of said canal, 19.58 feet; thence South 37° 37' 06" East 106.91 feet to a 5/8 inch diameter steel pin; thence South 52° 22' 54" West 15.00 feet to a 5/8 inch diameter steel pin; thence South 37° 37' 06" East 159.74 feet to a 5/8 inch diameter steel pin; thence South 0° 11' 08" West 132.72 feet to a 5/8 inch diameter steel pin; thence South 89° 56' 55" West 75.00 feet to a 5/8 inch diameter steel pin; thence South 0° 11' 08" West 100.00 feet to a 5/8 inch diameter steel pin marking a point on the North line of said CINDERELLA HOMES SUBDIVISION UNIT NO. 6; thence North 89° 56' 55" East 225.00 feet to the INITIAL POINT.

David A. Edwards
Surveyor



LEGEND

- Indicates 5/8" diam. I. Pin w/plastic cap mkd. "D.A. EDWARDS-LS 2339" fd. per S.N. 12233.
- Indicates 5/8" rebar w/plastic cap mkd. "KAISER RLS 803" fd. per Plat of Victoria Manor Subd.
- Indicates 5/8" x 30" steel pin w/red plastic cap mkd. "D.A. EDWARDS-LS 2339" set.
- Indicates 5/8" x 30" steel pin w/alum. cap mkd. "LS 2339" set.
- Indicates 5/8" x 30" steel pin w/red plastic cap mkd. "D.A. EDWARDS-LS 2339" set as a W.M.

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

BASIS OF BEARINGS: Existing control per plat of NORTH HEIGHTS SUBD., PHASE ONE

LINE & CURVE DATA FOR NORTH HEIGHTS SUBDIVISION (PHASE TWO)

	CHORD BEARING	CHORD	RADIUS	ARC	DELTA
1	N14°04'03"W	76.22'	154.78'	77.01'	28°30'22"
2	N43°28'30"E	22.99'			
3	S58°42'03"W	19.58'			
4	S37°37'06"E	25.00'			
5	S52°22'54"W	15.00'			
6	S37°37'06"E	25.00'			
7	S37°37'07"E	25.00'			
8	S00°11'08"W	18.00'			
9	N89°56'55"E	25.00'			
10	N89°56'54"E	25.00'			
11	S18°42'59"E	84.09'	129.78'	85.63'	37°48'13"
12	N27°26'27"E	84.34'	100.00'	87.06'	49°52'54"
13	N87°30'00"W	25.00'			
14	N37°37'06"W	25.00'			
15	N37°37'06"W	25.00'			
16	N43°54'49"W	20.02'			
17	N42°44'48"W	25.00'			
18	N44°45'24"W	25.00'			
19	N40°04'58"W	20.00'			
20	N89°54'00"W	28.37'			
21	S42°44'48"E	37.19'			
22	N00°04'46"W	43.92'	27.69'	50.72'	104°55'21"
23	N02°38'39"W	76.49'	50.00'	87.09'	99°47'38"
24	N88°42'50"E	66.21'	50.00'	72.36'	82°55'16"
25	S35°08'14"E	25.36'	50.00'	25.64'	29°22'38"
26	S08°58'28"E	19.89'	50.00'	20.03'	22°56'54"
27	N02°30'01"E	13.06'			
28	S02°30'00"W	14.44'			
29	S06°28'14"W	17.31'	125.00'	17.32'	07°56'28"
30	S17°25'25"W	30.39'	125.00'	30.47'	13°57'55"
31	S32°31'35"W	35.31'	125.00'	35.43'	16°14'24"
32	S46°30'51"W	25.56'	125.00'	25.60'	11°44'07"
33	S07°22'55"W	28.28'	20.00'	31.42'	90°00'00"
34	S32°58'10"E	25.09'	154.78'	25.12'	9°17'52"
35	S82°37'06"E	28.28'	20.00'	31.42'	89°59'59"
36	N23°25'54"W	51.32'	104.78'	51.85'	28°21'11"
37	N04°34'13"W	17.26'	104.78'	17.28'	09°27'02"
38	N39°00'16"W	20.18'			

NORTH HEIGHTS SUBDIVISION

PHASE TWO

LOCATED in D.L.C. No. 40 & the South 1/2 of Sec. 34, T. 35 S., R. 1 W., W.M. and in D.L.C. No. 44 & the North 1/2 of Sec. 3, T. 36 S., R. 1 W., W.M., City of Eagle Point, Jackson County, Oregon.

DECLARATION

KNOW ALL PERSONS BY THESE PRESENTS, that I, Dan E. Bunn and Minerva B. Miller, are the owners in fee simple of the lands described hereon in the "Surveyor's Certificate" and that Valley of the Rogue Bank is a beneficiary interest holder in said lands and that we have caused the same to be platted into lots, public streets, public utility easements and a storm drain easement as shown on Sheet 2 of this plat. We do hereby dedicate to the City of Eagle Point for use as public streets the areas shown on Sheet 2 as Tracy Avenue and Clear View Way. We do further dedicate to the City of Eagle Point for public use the 6.00 foot wide storm drain easement, the temporary public utility easement and, for underground utilities, the 10.00 foot wide public utilities easements as shown on said Sheet 2. The temporary public utility easement shall be relinquished by the City when it is no longer needed for drainage detention. We hereby dedicate the 20.00 foot wide irrigation easement as shown on said Sheet 2 to the Little Butte Irrigation Company for the existing canal and maintenance thereof. The City of Eagle Point shall have the right of access onto said irrigation easement for maintenance purposes. We do hereby grant to the City of Eagle Point in fee simple that area portrayed and designated on said Sheet 2 as a 1.00 foot wide street plug. By its approval of this plat, the said City of Eagle Point undertakes that upon approved extension of the affected street, it will dedicate the said 1.00 foot wide street plug to the public for street purposes. We do hereby designate said subdivision as NORTH HEIGHTS SUBDIVISION, PHASE TWO.

IN WITNESS WHEREOF, we have set our hands and seals this 14, 27, 28 day of December, 1993.

[Signature]
Dan E. Bunn

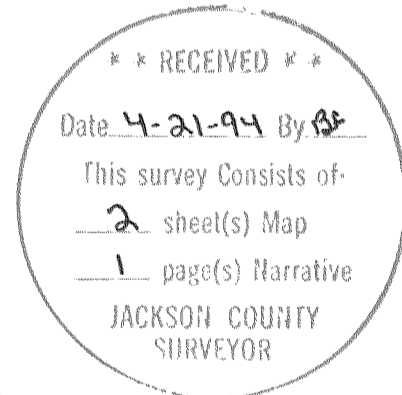
[Signature] P.O.A.
Minerva B. Miller

[Signature]
P.J. Slade, vice-president and manager
Valley of the Rogue Bank

STATE OF OREGON) ss
County of Jackson) December 14, 27 & 28 A.D., 1993

Personally appeared before me the above named P.J. Slade, who did say that he is an authorized officer for Valley of the Rogue Bank and Dan E. Bunn and Minerva B. Miller, each of whom did acknowledge the foregoing instrument to be their voluntary act and deed.

Before me:
[Signature]
TONI R. CLARK
NOTARY PUBLIC - OREGON
My Commission Expires March 10, 1994

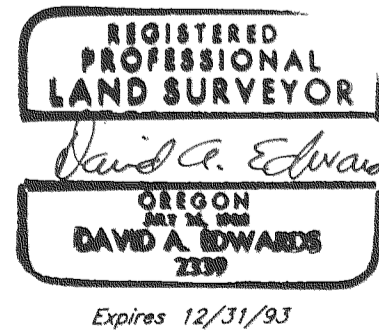


SURVEYED FOR: Adams and Bunn
P.O. Box 1084
Medford, Oregon 97501

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

DATE: December 8, 1993

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



APPROVALS

EXAMINED and approved this 3rd day of January, 1994. [Signature]
Jackson County Surveyor

EXAMINED and approved as required by O.R.S. 92.100 this 18th day of April, 1994.

[Signature]
Assessor, Department of Assessment

All taxes, fees, assessments or other charges as required by O.R.S. 92.095 have been paid as of the 18 day of April, 1994.

[Signature]
Tax Collector

City Administrator of Eagle Point

EXAMINED and approved by the City Administrator of Eagle Point, Jackson County, Oregon. Dated this 13 day of April, 1994.

[Signature]
City Administrator

RECORDER'S CERTIFICATE

Filed for record this 21 day of April, 1994 at 10:19 o'clock A.m. and recorded in Volume 19 of Plats at Page 20 of records of Jackson County, Oregon.

[Signature]
County Clerk

[Signature]
Deputy

For order of the County Court approving this plat see Volume _____, Page _____ of County Commissioners Journal of Proceedings.

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

EXAMINED and approved by the Little Butte Irrigation Company.

By [Signature] Date 4-14-94

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 13972

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

SURVEY FOR: Adams and Bunn
P.O. Box 1084
Medford, Oregon 97501

LOCATION: In D.L.C. No. 40 & the South 1/2 of Sec. 34,
T. 35 S., R. 1 W., W.M. & in D.L.C. No. 44 &
the North 1/2 of Sec. 3, T. 36 S.,
R. 1 W., W.M., City of Eagle Point, Jackson
County, Oregon.

PURPOSE: NORTH HEIGHTS SUBDIVISION, Phase Two; To
monument the lots as shown on the accompanying
plat and to prepare and record said plat for
the purpose of creating said lots and the
streets and easements thereon.

PROCEDURE: Utilizing existing control points and data
determined during the execution of NORTH
HEIGHTS SUBD., Phase One and S.N. 12233.
Monuments found per the plat of Victoria Manor
Subd. fit the Tracy Avenue extension as I had
originally computed same. Monuments set on this
survey consist of 5/8" x 30" steel pins with
red plastic caps mkd. "D.A. EDWARDS-LS 2339" or
with aluminum caps mkd. "LS 2339", as shown on
the accompanying plat.

BASIS OF
BEARINGS: Existing control per R.S.N. 12233.

EQUIPMENT: Nikon DTM-A5 Electronic Total Station.

DATE
COMPLETED: December 8, 1993.

