

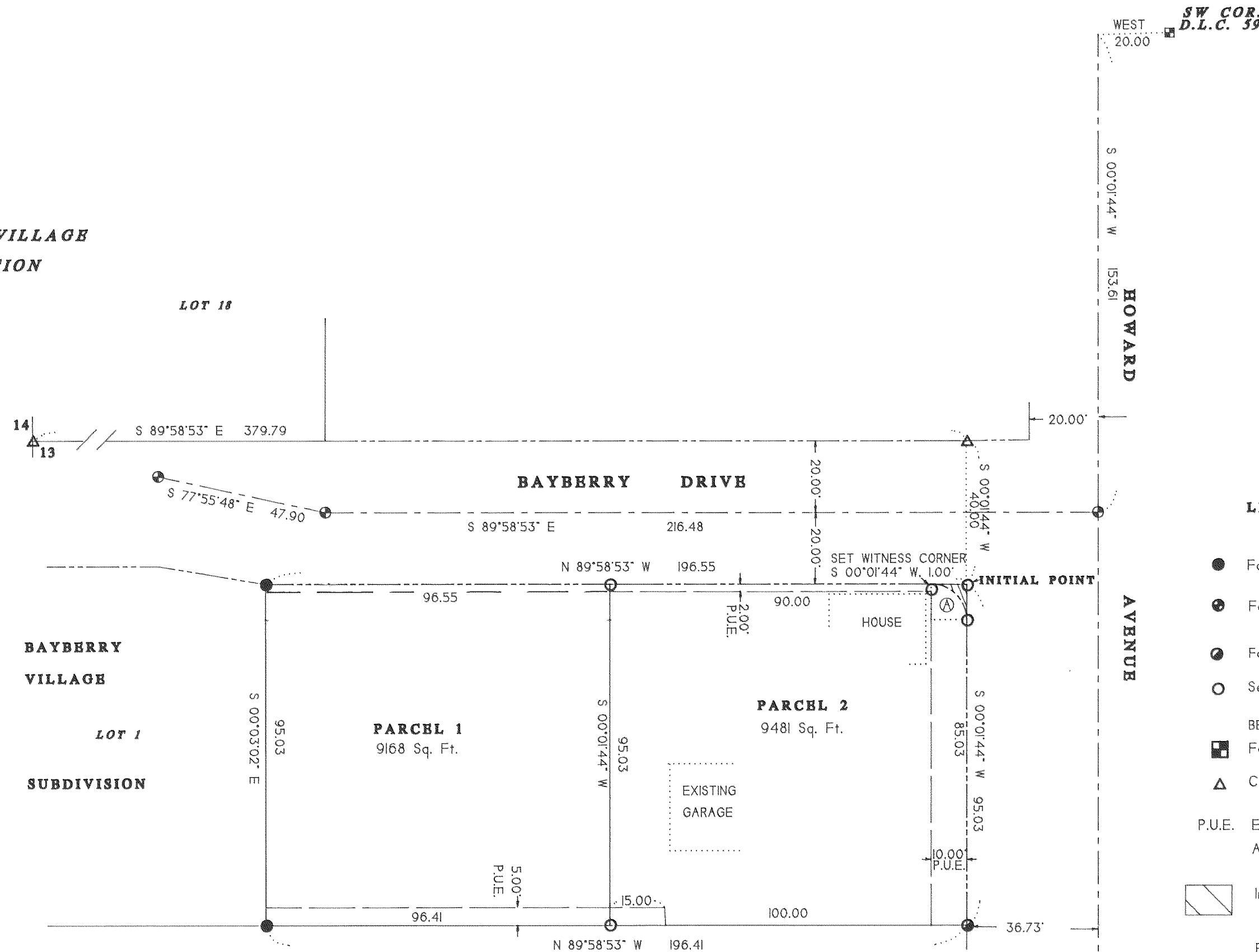
PARTITION PLAT NO. P-46-1994

LOCATED IN
NW1/4 OF THE SW1/4 OF SECTION 13, T.37S., R.2W., W.M.
CITY OF MEDFORD, JACKSON COUNTY, OREGON



1" = 30'

BAYBERRY VILLAGE
SUBDIVISION



LEGEND

- Found 5/8" iron rod with yellow plastic cap marked "TEMPLIN LS 2359" per "BAYBERRY VILLAGE SUBDIVISION"
- ⊙ Found Brass Cap monument per "BAYBERRY VILLAGE SUBDIVISION"
- ⊙ Found 1/2" iron pipe per recorded survey number 218
- Set 5/8"x 30" rebar with yellow plastic cap marked "TEMPLIN LS 2359"
- BEARINGS BASED UPON "BAYBERRY VILLAGE SUBDIVISION", the centerline of Bayberry Drive.
- ⊠ Found Brass Cap monument, SW corner D.L.C. 59
- △ Calculated position
- P.U.E. EASEMENT FOR PUBLIC UTILITIES, DRAINAGE, CABLE TELEVISION, AND CONSTRUCTION AND MAINTENANCE OF SANITARY SEWER AND WATER LINES
- ▨ Indicates area to be dedicated to the public for additional right of way

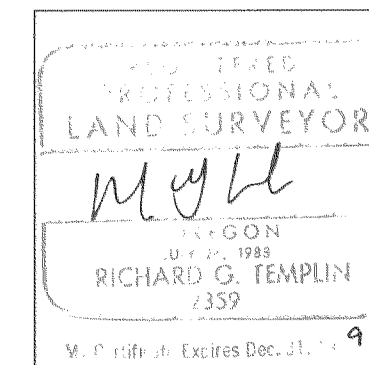
Per City of Medford request: the easements on Volume 181, Page 102 of the Deed Records and O.R. 79-10241-42 are not plot able

CURVE DATA

- ⊙ R - 10.00
- △ - 89°59'23"
- L - 15.71
- LC BRG - N 44°58'35" W
- LC - 14.14

I CERTIFY THAT THIS IS AN EXACT COPY OF THE ORIGINAL PLAT.

Richard G. Templin
RICHARD G. TEMPLIN L.S. 2359



RICHARD TEMPLIN LAND SURVEYING
100 POORMAN CREEK RD. 899-2032 / 474-7720 JACKSONVILLE, OREGON

MINOR LAND PARTITION
LOCATED IN
NW1/4 OF THE SW1/4 OF SECTION 13, T.37S., R.2W., W.M.
CITY OF MEDFORD, JACKSON COUNTY, OREGON

SURVEYED FOR: Mr. Jim Salyer
P.O. Box 2720
White City, Or. 97503

DATE: March 15, 1994

PARTITION PLAT NO. P-46-1994

LOCATED IN
NW 1/4 OF THE SW 1/4 OF SECTION 13, T.37S., R.2W., W.M.
CITY OF MEDFORD, JACKSON COUNTY, OREGON

SURVEYOR'S CERTIFICATE

I, Richard G. Templin, a duly registered surveyor of the State of Oregon, depose and say that this map correctly represents a survey made by me and complies with regulations for Minor Land Partitions. The following is an accurate description of the parent tract of land, as set forth hereon:

Commencing at the One Quarter corner common to Sections 13 and 14, Township 37 South, Range 2 West of the Willamette Meridian, Jackson County, Oregon; thence South 89°58'53" East, along the East-West centerline of said Section 13, 379.79 feet to a 5/8" iron rod on the Westerly right of way line of Howard Avenue; thence South 00°01'44" West, along said Westerly line, 40.00 feet to a 5/8" iron rod, being the INITIAL POINT OF BEGINNING; thence continue South 00°01'44" West, along said Westerly line, 95.03 feet to a 1/2" iron pipe; thence North 89°58'53" West, 196.41 feet to a 5/8" iron rod (said point being also the Southeast corner of Lot I, "BAYBERRY VILLAGE SUBDIVISION", recorded in Volume 19, Page 9 of the Subdivision Records of Jackson County, Oregon; thence North 00°03'02" West, 95.03 feet to a 5/8" iron rod at the Northeast corner of said Lot I; thence South 89°58'53" East, along the South right of way line of Bayberry Drive, 196.55 feet to the initial point of beginning.

M.G.H.
Richard G. Templin L.S. 2359

DECLARATION

KNOW ALL MEN BY THESE PRESENTS, that we, Burle C. Welburn and Jim D. Salyer, are the owners in fee simple of the land shown hereon and that we have caused the same to be divided into parcels as shown hereon. We hereby dedicate and convey to the public, for public use, the 2.00, 5.00 and 10.00 foot wide public utility easement, and the area shown in hatched, for right of way purposes.

Burle C. Welburn Jim D. Salyer
Burle C. Welburn Jim D. Salyer

STATE OF Oregon)
COUNTY OF Jackson) S.S.

This certifies that on this 6th day of April, 1994, before me a Notary Public, personally appeared Burle C. Welburn and Jim D. Salyer and acknowledged the foregoing instrument to be of their voluntary act and deed.

Before me: Douglas W. Day 

RECORDER'S CERTIFICATE

Filed for Record this 27 day of April, 1994, at 4:38 O'Clock, P M. and Recorded as Partition Plat No. P-46-1994 of the Records of Jackson County, Oregon.

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Kathleen S. Beckett Glenda E. Bartlett
County Clerk Deputy

County Surveyor's File number 13983

WATER RIGHTS STATEMENT

Water rights are not appurtenant to the parcels as shown.

APPROVALS

I certify that pursuant to authority granted in Ordinance No. 5785 that this plat is hereby approved.

James M. Emswiler 4/26/94
Planning Director Date

Examined and approved this 13 day of April, 1994.

Paul Lewis
City Surveyor

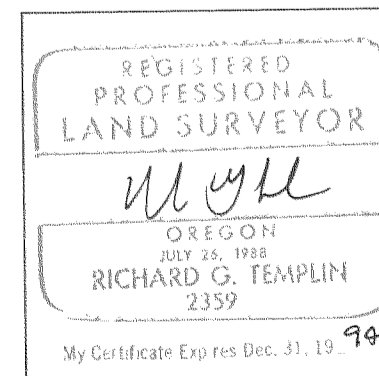
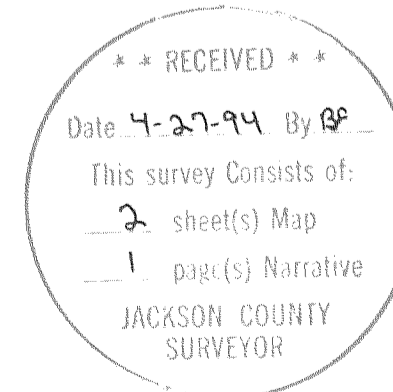
All taxes, fees, assessments or other charges as required by O.R.S. 92.095 have been paid, as of 4-27-94.

M.M. 4-27-94
Assessor Date

J. Applegate 4-27-94
Tax Collector Date

I CERTIFY THAT THIS IS AN EXACT COPY OF THE ORIGINAL PLAT.

M.G.H.
RICHARD G. TEMPLIN L.S. 2359



RICHARD TEMPLIN LAND SURVEYING
100 POORMAN CREEK RD. 899-2032 / 474-7720 JACKSONVILLE, OREGON
MINOR LAND PARTITION
LOCATED IN
NW1/4 OF THE SW1/4 OF SECTION 13, T.37S., R.2W., W.M.
CITY OF MEDFORD, JACKSON COUNTY, OREGON
SURVEYED FOR: Mr. Jim Salyer P.O. Box 2720 White City, Or. 97503
DATE: March 15, 1994

RICHARD G. TEMPLIN
PROFESSIONAL LAND SURVEYOR
100 Poorman Creek Road
Jacksonville, Oregon 97530
Phone/Fax: (503) 899-2032 • 474-7720

NARRATIVE
MINOR LAND PARTITION

Survey No. 13983

SURVEY FOR: Mr. Jim Salyer
P.O. Box 2720
White City, Oregon 97503

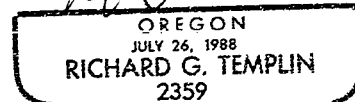
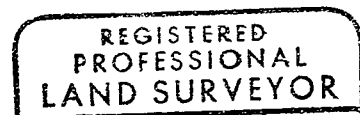
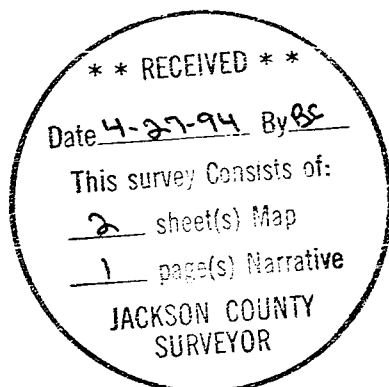
LOCATION: In the NW 1/4 of the SW 1/4 of Section 13,
Township 37 South, Range 2 West, of the
Willamette Meridian, City of Medford, Jackson
County, Oregon.

PURPOSE: To survey and monument Partition lines as shown
on accompanying plat.

DATE: March 15, 1994

BASIS OF Bearings based upon " BAYBERRY VILLAGE
SUBDIVISION", the centerline of Bayberry Drive.

PROCEDURE: From previous set control, computed and set
monuments along with the newly created partition
lines.



My Certificate Expires Dec. 31, 19 94