

PARTITION PLAT NO. P-51-1994

LOCATED in the NW 1/4 of Section 15, T. 38 S., R. 1 W., W.M.,
City of Phoenix, Jackson County, Oregon.

March 30, 1994

SURVEYED FOR: Harlan C. and Mary Ann Elkin
306 Ashland Avenue
Medford, Oregon 97504

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

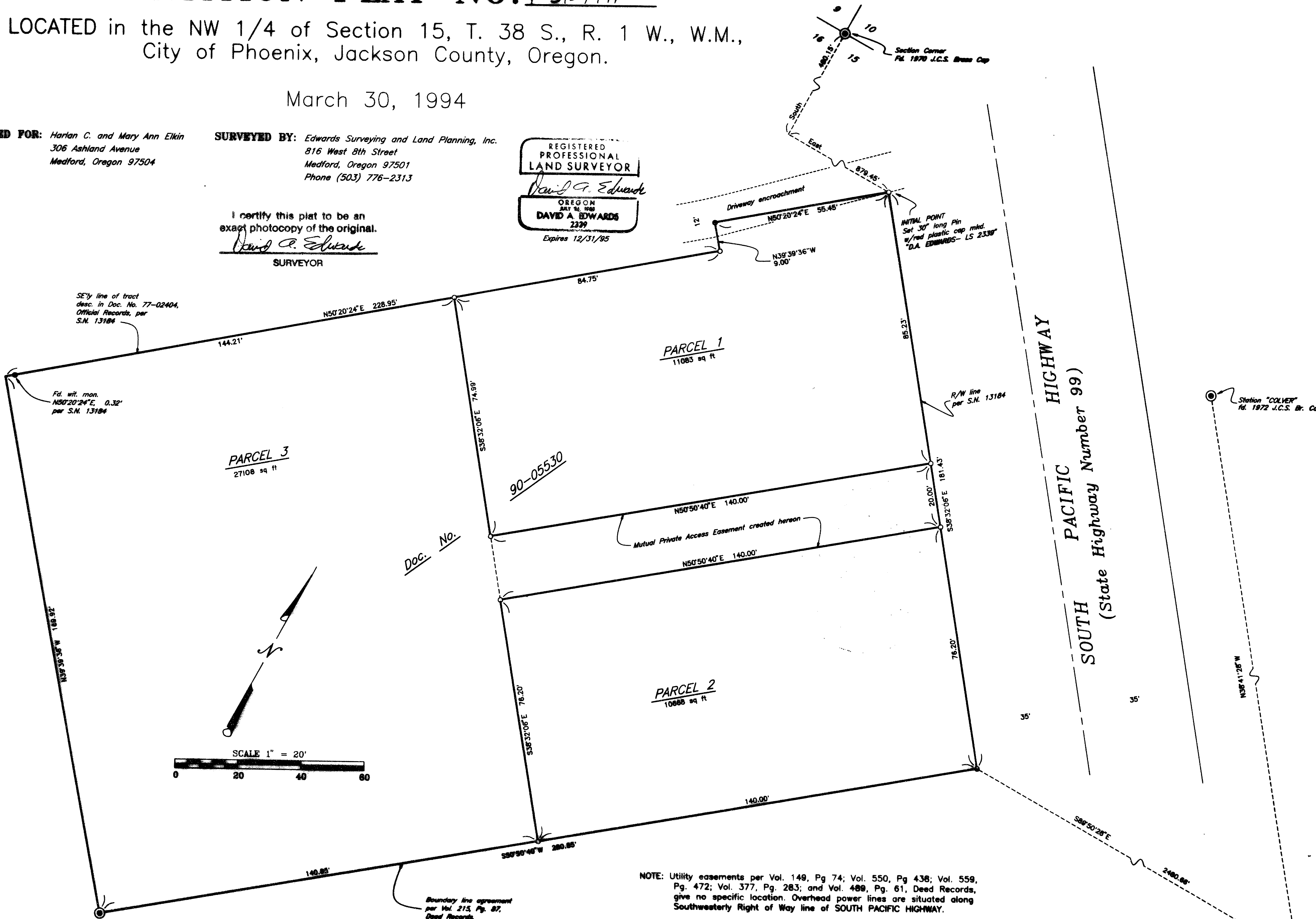
REGISTERED
PROFESSIONAL
LAND SURVEYOR

DAVID A. EDWARDS
2339
Expires 12/31/95

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

David A. Edwards

SURVEYOR



SE'y line of tract desc. in Doc. No. 77-02404, Official Records, per S.N. 13184

Fd. wit. mon. N50°20'24"E, 0.32' per S.N. 13184

PARCEL 3
27108 sq ft

PARCEL 1
11083 sq ft

PARCEL 2
10888 sq ft

90-05530

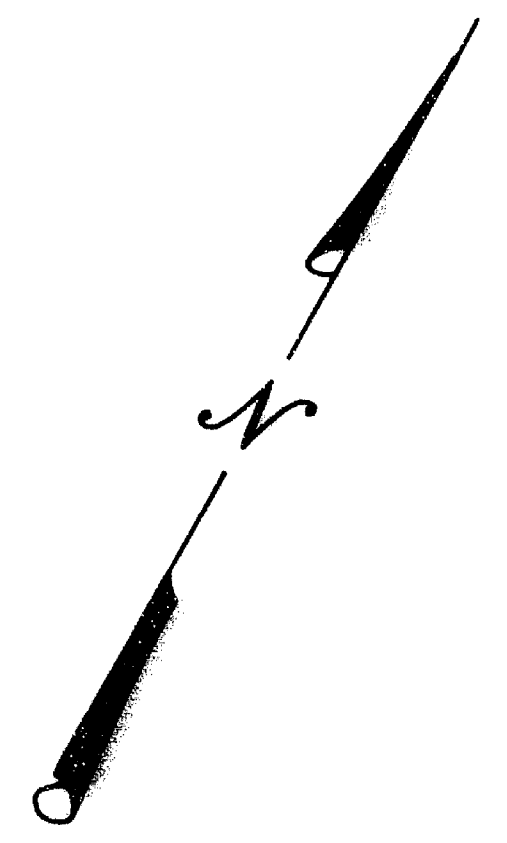
Doc. No.

Mutual Private Access Easement created hereon

R/W line per S.N. 13184

Station "COLVER" Id. 1972 J.C.S. Br. Cap

Station "LOWRY" Id. 1972 J.C.S. Br. Cap



NOTE: Utility easements per Vol. 149, Pg 74; Vol. 550, Pg 438; Vol. 559, Pg. 472; Vol. 377, Pg. 283; and Vol. 489, Pg. 61, Deed Records, give no specific location. Overhead power lines are situated along Southwesterly Right of Way line of SOUTH PACIFIC HIGHWAY.

Boundary line agreement per Vol. 215, Pg. 87, Deed Records.

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 14001

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

SURVEY FOR: Harlan and Mary Ann Elkin
306 Ashland Avenue
Medford, Oregon 97504

LOCATION: In the NW 1/4 of Section 15, T. 38 S.,
R. 1 W., W.M., City of Phoenix,
Jackson County, Oregon.

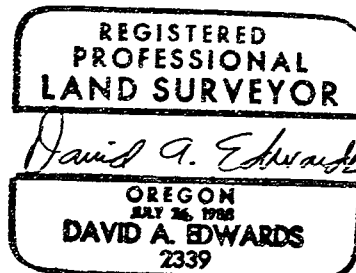
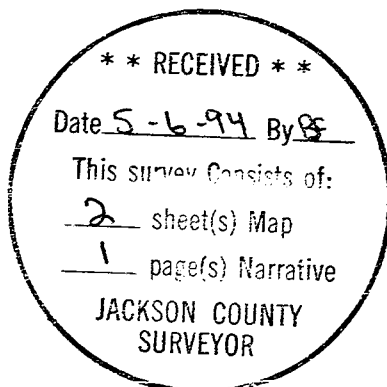
PURPOSE: Land Partition; City File No. MLP-94-5: To
locate and monument the boundaries of Parcels
1, 2 and 3, as shown on the accompanying plat,
and to prepare and record said plat for the
purpose of creating said Parcels, as well as to
create a Mutual Private Access Easement as
shown.

PROCEDURE: Utilizing existing control points and data
established by this office during the execution
of Survey Number 13184, computed the new parcel
boundary locations. A tie was then made to the
geodetic monuments as shown. Monuments set on
this survey consist of 5/8" x 24" or 30" steel
pins with red plastic caps mkd. "D.A. EDWARDS-
LS 2339" or a lead plug and tack set in
concrete with a brass tag mkd. "L.S. 2339".

**BASIS OF
BEARINGS:** Survey Number 13184.

EQUIPMENT: Nikon DTM-A5 Electronic Total Station.

**DATE
COMPLETED:** March 30, 1994.



Expires 12/31/95

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City of Phoenix, Jackson County, Oregon.

SURVEYED FOR: Harlan C. and Mary Ann Elkin
306 Ashland Avenue
Medford, Oregon 97504

March 30, 1994

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

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:

Commencing at the Northwest corner of Section 15, Township 38 South, Range 1 West, Willamette Meridian in Jackson County, Oregon; thence South 480.15 feet and East 879.45 feet to a point on the Southwesterly right of way line of State Highway Number 99, said point being also the most Northerly corner of that tract described in Document Number 90-05530, Official Records for said County and State and being also the INITIAL POINT; thence South 38° 32' 06" East, along said right of way line, 181.43 feet to the most Easterly corner of said tract; thence South 50° 50' 40" West 280.85 feet to the most Southerly corner of said tract; thence North 39° 39' 36" West, along the Southwesterly line of said tract described in Document Number 90-05530, 169.92 feet to the most Southerly corner of that tract described in Document Number 77-02404, said Official Records; thence North 50° 20' 24" East, along the Southeasterly line of last said tract, 228.95 feet; thence North 39° 39' 36" West 9.00 feet to an angle point in said Southeasterly line; thence North 50° 20' 24" East 55.45 feet to the initial point.

David A. Edwards
Surveyor

I certify this plat to be an exact photocopy of the original
David A. Edwards
SURVEYOR

REGISTERED PROFESSIONAL LAND SURVEYOR

David A. Edwards

OREGON
JULY 26, 1988
DAVID A. EDWARDS
2239

Expires 12/31/95

DECLARATION

KNOW ALL PERSONS BY THESE PRESENTS, that we, Harlan C. Elkin and Mary Ann Elkin, 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 make and create the "mutual private access easement", as shown hereon, for the common use of Parcels 1, 2, and 3, as shown hereon.

Harlan C. Elkin
Harlan C. Elkin

Mary Ann Elkin
Mary Ann Elkin

APPROVALS: MLP-94-5

EXAMINED and approved this 7th day of April, 1994.

Verlynn Thomas
Jackson County Surveyor

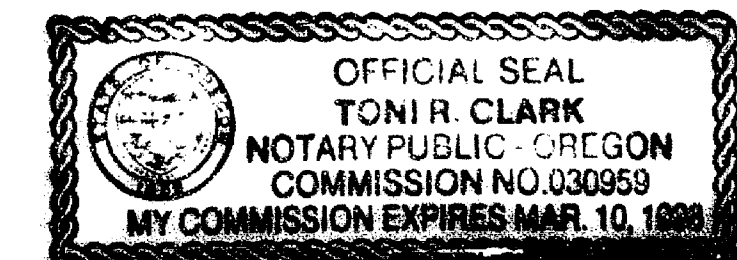
STATE OF OREGON)
County of Jackson) ss April 6, 1994.

EXAMINED and approved this 4th day of MAY, 1994.

Denis L. Murray
Phoenix City Planner

Personally appeared before me the above named Harlan C. Elkin and Mary Ann Elkin, each of whom did acknowledge the foregoing instrument to be their voluntary act and deed.

Before me: Toni R. Clark
Notary Public for Oregon



EXAMINED and approved as required by O.R.S. 92.100 this 4th day of May, 1994.

M. M.
Assessor, Department of Assessment

All taxes, fees, assessments or other charges as required by O.R.S. 92.095 have been paid as of May 4, 1994.

Kathleen Serivattis
Tax Collector

RECORDER'S CERTIFICATE

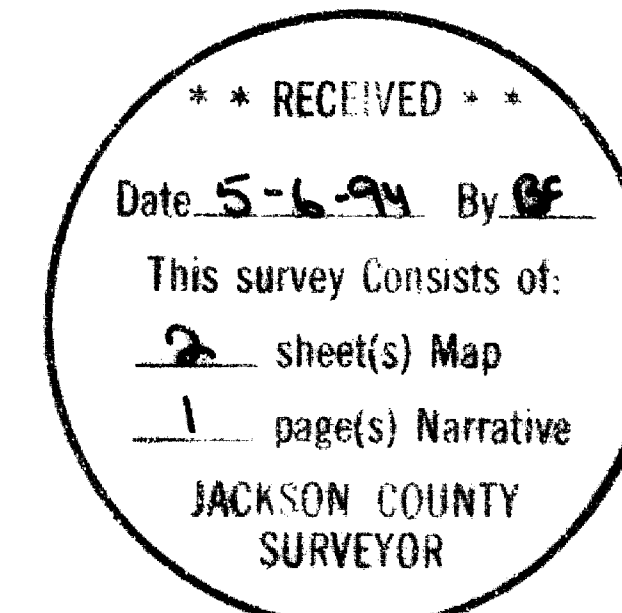
Filed for record this 6 day of May, 1994 at 3:27 o'clock P.M. and recorded as Partition Plat No. P-51-1994 of the records of Jackson County, Oregon.
Index Volume 5, Page 51.

Kathleen S. Beckott
County Clerk

Cheryl Augeris
Deputy

County Surveyor File No. 14001

There are no water rights appurtenant to this property.



LEGEND

- ⊙ Indicates Brass Cap mon., E'ly cor. Lot 3, Block 2, HACIENDA PARK fd.
- Indicates 5/8" diam. I. Pin w/cap mtd. "D.W. EDWARDS-PLS 741" fd.
- Indicates 5/8" x 24" steel pin w/red plastic cap mtd. "D.A. EDWARDS-LS 2338" set unless noted otherwise.
- Indicates lead plug and tack set in conc. w/brass tag mtd. "LS 2338" set.

J.C.S. = Jackson County Surveyor

BASIS OF BEARINGS: Survey Number 13184