

MINOR LAND PARTITION PARTITION PLAT No. P-92-1994

Located in the Northeast Quarter of the Southwest Quarter of Section 19, Township 37 South, Range 1 West of the Willamette Meridian, Jackson County, Oregon.

for

PACIFIC WEST COAST CONSTRUCTION, INC.

1315 Beekman Avenue
Medford, Oregon 97501

APPROVALS:

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

[Signature]
Planning Director
August 31, 1994
Date

Examined and approved this 20 day of May 1994

[Signature]
City Surveyor

All taxes, fees, assessments or other charges as required by O.R.S. 92.095 have been paid as of Sept. 13 1994

Assessor *[Signature]* Deputy Date Sept. 13 1994

Tax Collector *[Signature]* Deputy Date 9-13-94
Filed for record this 13 day of September 1994 at 2:46

o'clock P.M., and recorded as Partition Plat No. P-92-1994 of the Records of Jackson County, Oregon. Index Volume 5, Page 92.

[Signature] *[Signature]*
County Clerk Deputy

County Surveyor's File No. 14188

DECLARATION:

KNOW ALL MEN BY THESE PRESENTS, that Charles R. Lewis and Patricia Royce-Hopker, as tenants by entirety of the lands hereon described, and that we have partitioned the same into lots as shown hereon and size of the lots 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 all easements shown hereon.

[Signature] *[Signature]*
Charles R. Lewis Patricia Royce-Hopker

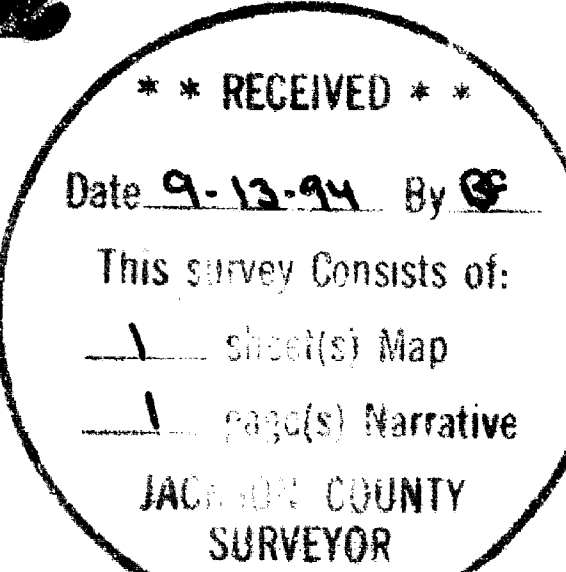
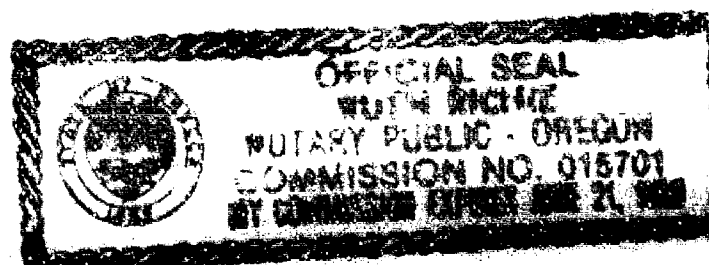
State of Oregon)
) SS
County of Jackson)

Personally appeared the above named, Charles R. Lewis and Patricia Royce-Hopker, acknowledge the foregoing to be their voluntary act and deed.

Before me *[Signature]* My commission expires 6/30/96

LEGEND:

- PUE = Public Utilities Easement
- S/N = Filed Survey Number
- Basis of Bearing is S/N 10002
- () Record data per S/N 10002
- found 5/8 inch iron pin with cap marked "Thomas LS 505", or as described
- found 2 inch brass disk set in concrete, or as described
- set 5/8 by 24 inch iron pin with plastic cap marked "PLS 2189"
- set 5/8 by 30 inch iron pin with plastic cap marked "PLS 2189"
- a = delta=90° long chord= 21.21
radius=15.00 feet length= 23.56
bearing=N45°09'12"E
- b = 16.00 feet N89°42'50"W d=16.00 feet N89°42'50"W
- c = 35.30 feet N 0°21'40"E e= 10.00 feet N 0°21'40"E



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

[Signature]

SURVEYOR'S CERTIFICATE:

State of Oregon)
) SS
County of Jackson)

I, Herbert A. Farber, a duly registered Professional Land Surveyor of the State of Oregon, 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:

Beginning at a 5/8 inch iron pin being the INITIAL POINT on the West line of Wabash Avenue which bears North 0°21'40" West (record North 0°22' West), 2306.40 feet, from the corner common to Sections 19, 20, 29 and 30 in Township 37 South, Range 1 West of the Willamette Meridian, Jackson County, Oregon; thence along said West line, North 0°21'40" West, 100.05 feet, (record North 0°22' West 100.26) feet to a 5/8 inch iron pin; thence North 89°42'50" West, 180.46 feet, (record North 89°42' West, 180.48 feet) more or less to the Westerly line of that parcel described in Volume 332, Page 36, Deed Records of Jackson County, Oregon; thence along the Westerly line of said parcel and Westerly line of Parcel described in Volume 562, Page 247, Deed Records of Jackson County, Oregon, South 0°20'39" East, 100.59 feet (record South 0°21' East, 100.68 feet) to the Northwest corner of that certain parcel described in a contract dated August 7, 1972, between Carl F. Timmerman and Lettie A. Timmerman, "vendors", to Harriet B. Eddy purchaser; thence along the North line of said contract parcel, South 89°53'05" East, 180.48 feet (record South 89°50' East, 180.50 feet), more or less, to the INITIAL POINT.

[Signature]
Herbert A. Farber, PLS 2189

WATER RIGHT STATEMENT:

No water right is appurtenant to the property

RELEASE:

We, Wallace M. Crank and Marian Crank, husband and wife or the survivor, the undersigned beneficiary of a certain Trust Deed recorded February 5, 1991, as Instrument No. 92-03213, of the Official Records of Jackson County, Oregon, affecting the land described hereon, hereby release from the lien of said Trust Deed all property shown hereon to be public use.

Signed this 20th day of April 1994.
[Signature] *[Signature]*
Wallace M. Crank Marian Crank

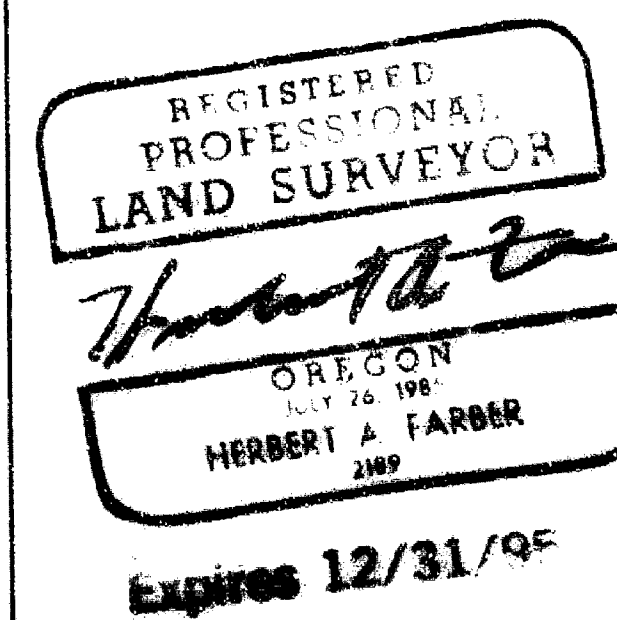
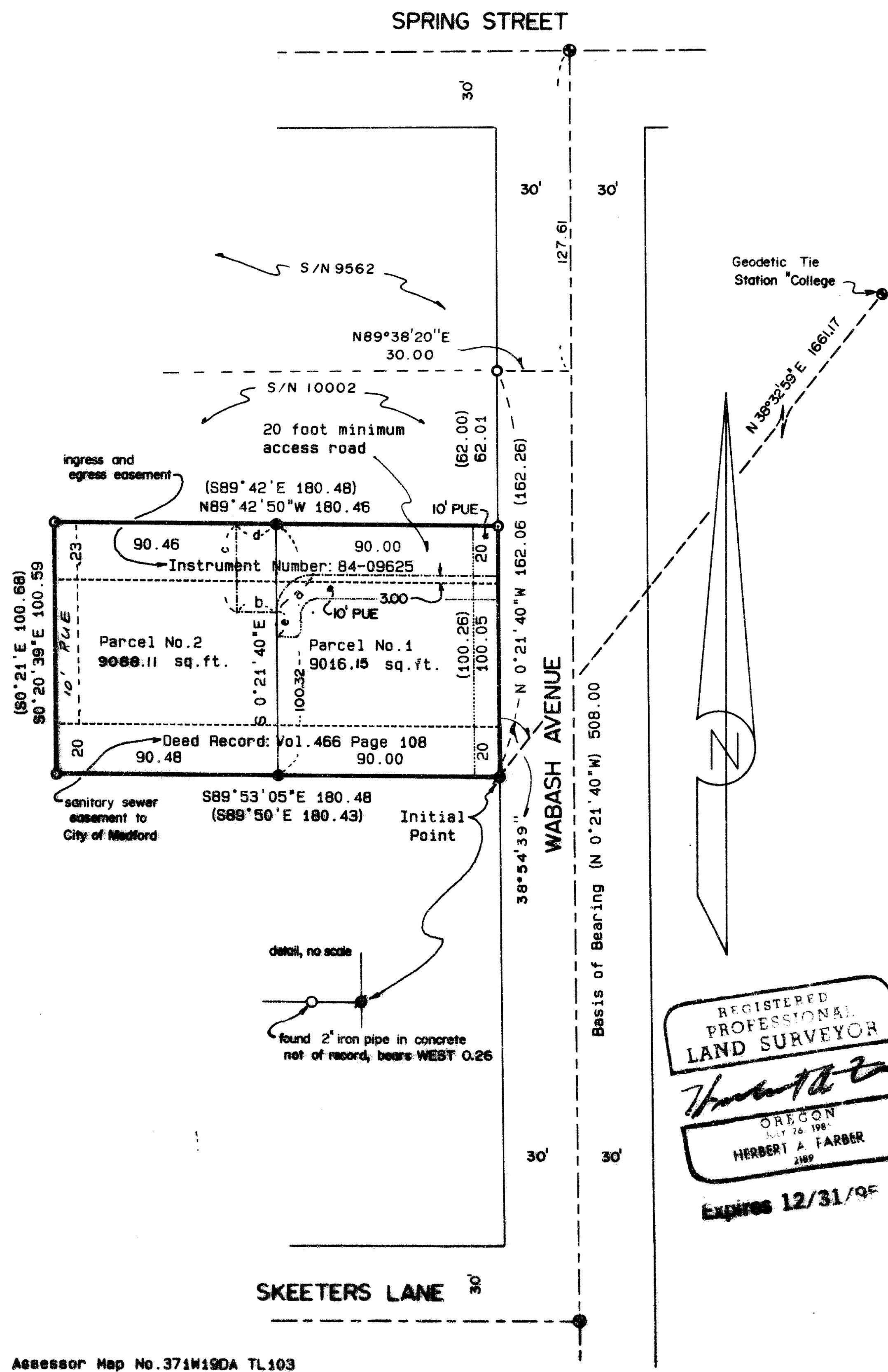
The foregoing instrument was acknowledged before me:
Notary Public, State of Oregon.

SURVEYED BY: FAFBER & SONS, INC.
FAFBER SURVEYING
P.O. BOX 5286
CENTRAL POINT, OREGON 97502

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

COMPUTED BY: FAF, HAF
SCALE: 1 inch = 50 feet
DATE: 7, APRIL, 1994

ROTATION: 0°
ORIGIN: 9960.000 N 9750.000 E
JOB No.: 0238-92



Survey No. **14188**

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

Survey for: Pacific West Coast Construction, Inc.
1315 Beekman Avenue
Medford, Oregon 97501

Location: Located in the Northeast Quarter of the
Southeast Quarter of Section 19, Township 37
South, Range 1 West of the Willamette
Meridian, Jackson County, Oregon.

Purpose: To monument the minor partition, file number
LDP-92-6, as approved by the City of Medford,
approved March 19, 1992.

Procedure: In a closed traverse I tied the controlling
monuments for Tax Lot 103 and Wabash Avenue,
and set the partition corners as indicated on
the accompanying plat

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

Date: April 7, 1992

