

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

PURPOSE: To survey and monument three parcels created through a Minor Land Partition. See City of Medford Planning File #LDP-94-23.
PROCEDURE: Tied to monuments set by RS2126 and street centerline monuments for control of the exterior of this Partition. Calculated the position of the Parcels per the tentative plat and set same. Those monuments found as well as those set are as shown hereon.

CURVE DATA TABLE
Table with 7 columns: No., Radius, Delta, Length, Long Chord, Course. Contains data for curve No. 1 with radius 20.00 and delta 90°05'32".

SURVEYOR'S CERTIFICATE

I, JAMES E. HIBBS, A REGISTERED LAND SURVEYOR OF THE STATE OF OREGON, HEREBY CERTIFY THAT THIS PLAT CORRECTLY REPRESENTS A SURVEY MADE BY ME, AND CONFORMS WITH THE REGULATIONS FOR PARTITIONS, AND REPRESENTS LAND, THE EXTERIOR OF WHICH BEING ACCURATELY DESCRIBED AS FOLLOWS:

Commencing at the North one-quarter corner of Section 20, Township 37 South, Range 1 West, Willamette Meridian, Jackson County, Oregon; thence along the North-South centerline of said Section 20, South 0°05'17" East, 1330.17 feet to a brass disk marking the accepted Center-North one-sixteenth corner of said Section 20; thence continue along said centerline, South 0°05'36" East, 1535.78 feet to a point being 60.4 feet Northerly of when measured at right angles to the Southerly line of that tract described in Document No. 75-09267, Official Records of Jackson County, Oregon; thence parallel to and 60.4 feet Northerly of said Southerly line, North 89°59'56" East, 40.00 feet to a 5/8 inch iron pin on the Easterly right-of-way line of Sunrise Avenue and the INITIAL POINT OF BEGINNING; thence along said right-of-way line, North 0°05'36" West, 109.53 feet to the beginning of a curve to the right having a radius of 20.00 feet and a central angle of 90°05'32"; thence along the arc of said curve, 31.45 feet (the long chord of which bears North 44°57'10" East, 28.31 feet) to the Southerly right-of-way line of Spring Street; thence along said right-of-way line, North 89°59'56" East, 17.72 feet; thence North 0°05'00" West, 5.00 feet; thence North 89°59'56" East, 70.00 feet to the Northeast corner of that tract described in Document No. 93-44186, said Official Records; thence along the East line of said tract, South 0°05'00" East, 134.56 feet to a point which is 60.4 feet North of the Southeast corner of said tract; thence parallel to the South line of said tract, South 89°59'56" West, 107.73 feet to the INITIAL POINT OF BEGINNING.

PARTITION PLAT NO. P-95-1994

MINOR LAND PARTITION
Sited in the S.E. 1/4 of Section 20, T. 37 S., R. 1 W., W.M. City of Medford, Jackson County, Oregon
(City of Medford Planning File #LDP-94-28)

SURVEY FOR: Gordon Carrigan, 2930 Bailey Street, Medford, OR 97504

SURVEY BY: L.J. Friar & Associates, P.C., Consulting Land Surveyors, 304 South Holly Street, Medford, Oregon, 97501, Phone: (503) 772-2782

LEGEND:

- Found 3" City of Medford brass capped monument in case.
Found 1/2" iron pipe per RS2126.
Set 5/8" x 24" iron pin with plastic cap mkd. L.J. FRIAR & ASSOC.
Deed record data. ORJCO = Official Records of Jackson County, Oregon.
PUE = Public Utility Easement for power, cable TV, telephone, gas, water, sanitary and storm sewer.
CL = Centerline
A = See course data table.

BASIS OF BEARINGS: CL of Sunrise Avenue per JOHNSON SUBDIVISION.
DATE: June 31, 1994 SCALE: 1" = 20' UNIT OF MEASUREMENT: FEET

APPROVALS

CITY OF MEDFORD PLANNING

Mark Gallagher, Acting Director, Date: Sept. 9, '94
Paul Lewis, City Surveyor

All taxes, fees, assessments and other charges as required by ORS 92.095 have been paid as of 20 September 1994.

Mark June, deputy Assessor, & Servatius, Tax Collector

DECLARATION

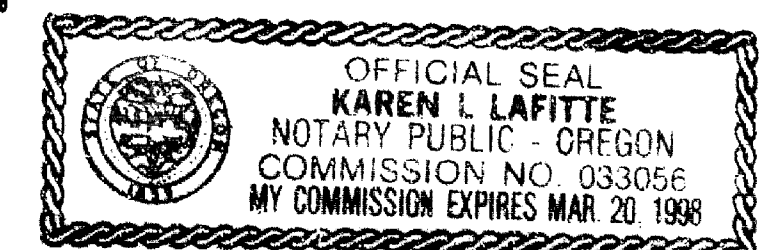
Know all men by these presents that we, Gordon R. Carrigan and Donna M. Carrigan, are the owners in fee of the real property shown hereon, more particularly described in the Surveyor's Certificate, and have partitioned the same into the parcels shown hereon and we hereby dedicate to the public for public use that area shown hereon for street purposes as well as those easements shown hereon labeled Public Utility Easement (PUE).

Gordon R. Carrigan, Donna M. Carrigan

STATE OF OREGON)
COUNTY OF JACKSON)

PERSONALLY appeared the above named Gordon R. Carrigan and Donna M. Carrigan and acknowledged the foregoing instrument to be their voluntary act and deed.
Dated this 25th day of August, 1994.

Before me: Karen J. Lafitte, Notary Public of Oregon



REGISTERED PROFESSIONAL LAND SURVEYOR

James E. Hibbs, OREGON, JULY 17, 1986, JAMES E. HIBBS, 2234, Renewal Date 6-30-95

I HEREBY CERTIFY THAT THIS IS AN EXACT COPY OF THE ORIGINAL PLAT.
James E. Hibbs, SURVEYOR

Sheet 1 of 1

RECORDER'S CERTIFICATE

Filed for record this 21 day of September 1994, at 8:57 o'clock A.M. and recorded as Partition Plat No. P-95-1994 in "Record of Partition Plats" of Jackson County, Oregon.

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Kathleen S. Bickett, County Clerk, Cheryl Augeris, Deputy

County Surveyor File No. 14198

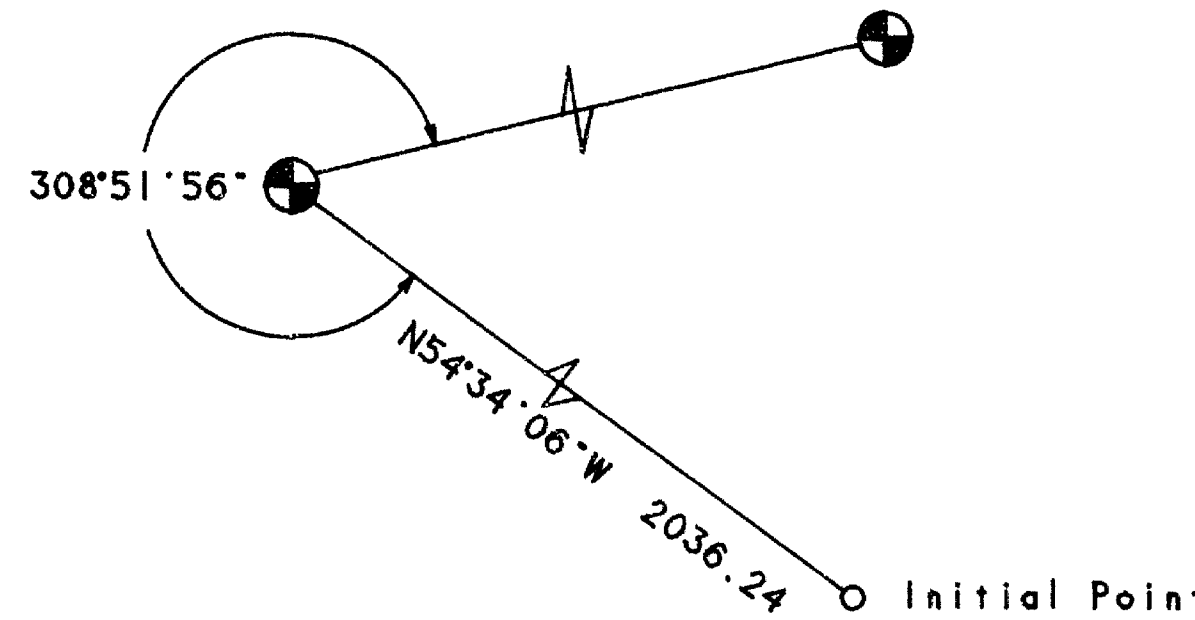
WATER RIGHTS STATEMENT

There are no water rights appurtenant to this Partition according to information from the Jackson County Watermaster's Office.

EASEMENTS OF RECORD

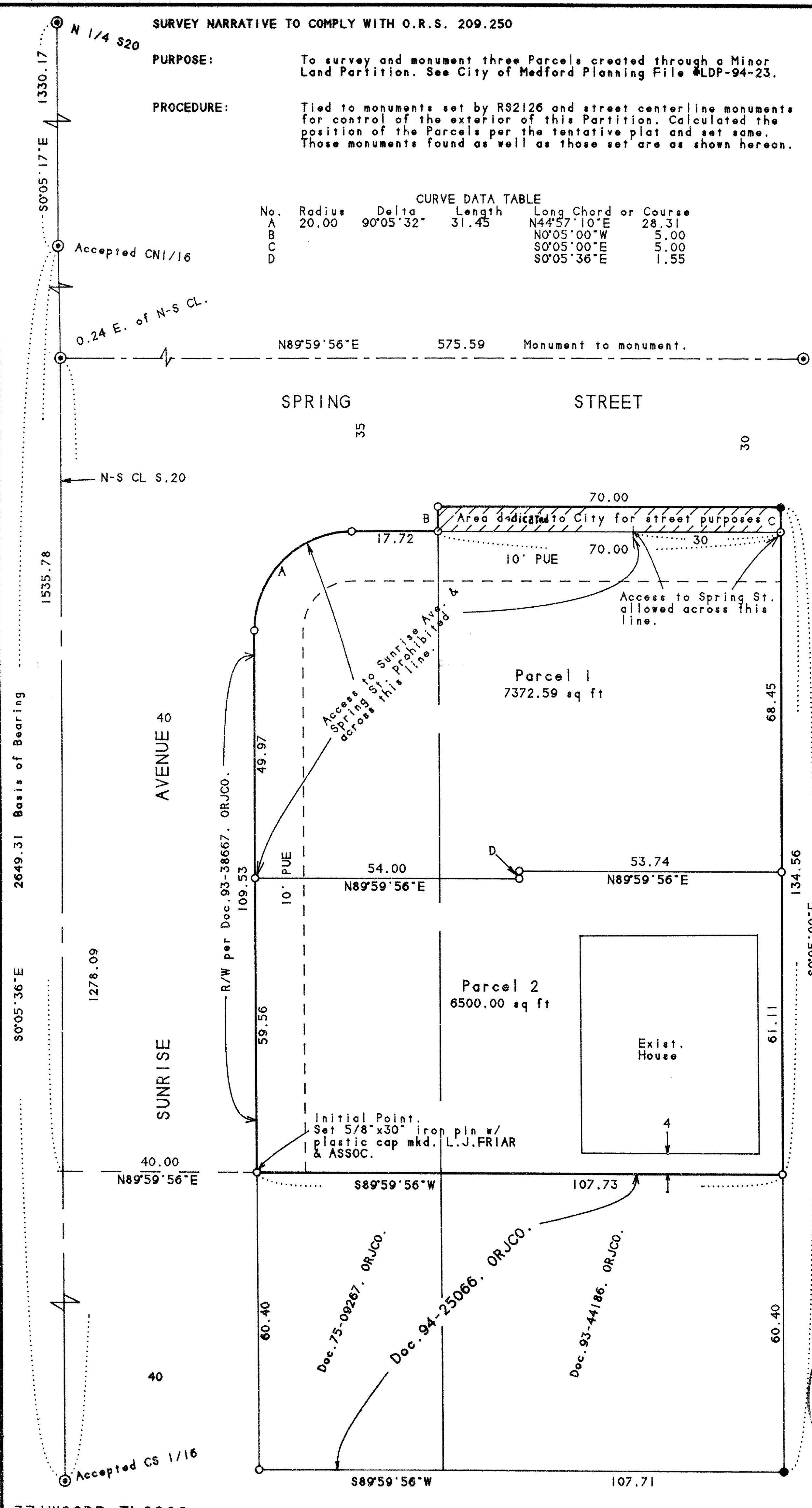
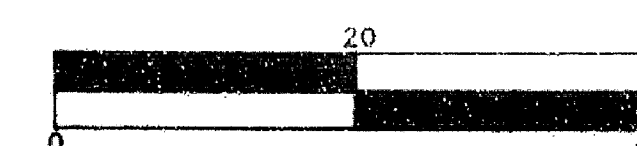
Easements for distribution of electricity per Doc. 79.00666 & 91-14274 ORJCO fall within the PUE shown hereon.

"College" NAD83(91) Fd. Brass disk, N=77629.092m, E=1306224.202m, 0=-1°36'32.23"
"Woods" NAD83(91) Fd. brass disk, N=78332.872m, E=1310960.010m



RECEIVED
Date 9-21-94 By [Signature]
This survey consists of: 1 sheet(s) Map, 0 page(s) Narrative
JACKSON COUNTY SURVEYOR

GEODETIC TIE



371W20DB TL2200