

LAND PARTITION SURVEY PARTITION PLAT NO. P-111-1994

APPROVAL:

[Signature]
ASHLAND PLANNING COMMISSION
P.A. No. 54,057

10-28-94
DATE

APPROVAL:

Examined and approved this 20 day of October, 1994.

[Signature]
City Surveyor

We certify that pursuant to authority granted to us by the Ashland Planning Commission in open meeting of JUNE 14, 1994, this map is hereby approved. Dated this 25 day of OCTOBER, 1994.

[Signature] President *[Signature]* Secretary

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

located in the

NW 1/4 of Section 8, T. 39 S., R. 1 E., W.M.,
City of Ashland, Jackson County, Oregon

for

Anna M. Hassell
25 Westwood Street
Ashland, Oregon 97520

DECLARATION

KNOW ALL PERSONS BY THESE PRESENTS, that we, Anna M. Hassell and Janos P. Markus 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. That area of Parcel 3 designated as a "Mutual Private Access" shall be utilized for mutual ingress and egress to Parcel 1 and Parcel 3. Restrictions of any kind, maintenance of said "Mutual Private Access", and to the extent these or other provisions that are felt necessary by the declarant herein, shall be set forth as encumbrances in the deed conveying said parcels to the new landowners, their heirs, assigns or successors in interest. Public and private emergency vehicles shall have the right of ingress and egress over said "Mutual Private Access Easement".

[Signature]
Anna M. Hassell

[Signature]
Janos P. Markus by *[Signature]*
as his attorney in fact.

STATE OF OREGON)
County of Jackson) ss. Sept. 26, 1994.

The above instrument was acknowledged before me by Anna M. Hassell and Anna M. Hassell, as attorney-in-fact on behalf of Janos P. Markus.

Before me: *[Notary Seal]* *Toni R. Clark*
Notary Public for Oregon

RECORDING

FILED FOR RECORD THIS THE 28 DAY OF October, 1994 AT 3:52 O'CLOCK
P. M. AND RECORDED AS PARTITION PLAT NO. P-111-1994 OF THE RECORDS
OF JACKSON COUNTY, OREGON. INDEX VOLUME 5, PAGE 111.

Kathleen S. Beckett County Clerk *Cheryl Angeris* Deputy

COUNTY SURVEYOR FILE NO. 14259

DATE: September 26, 1994

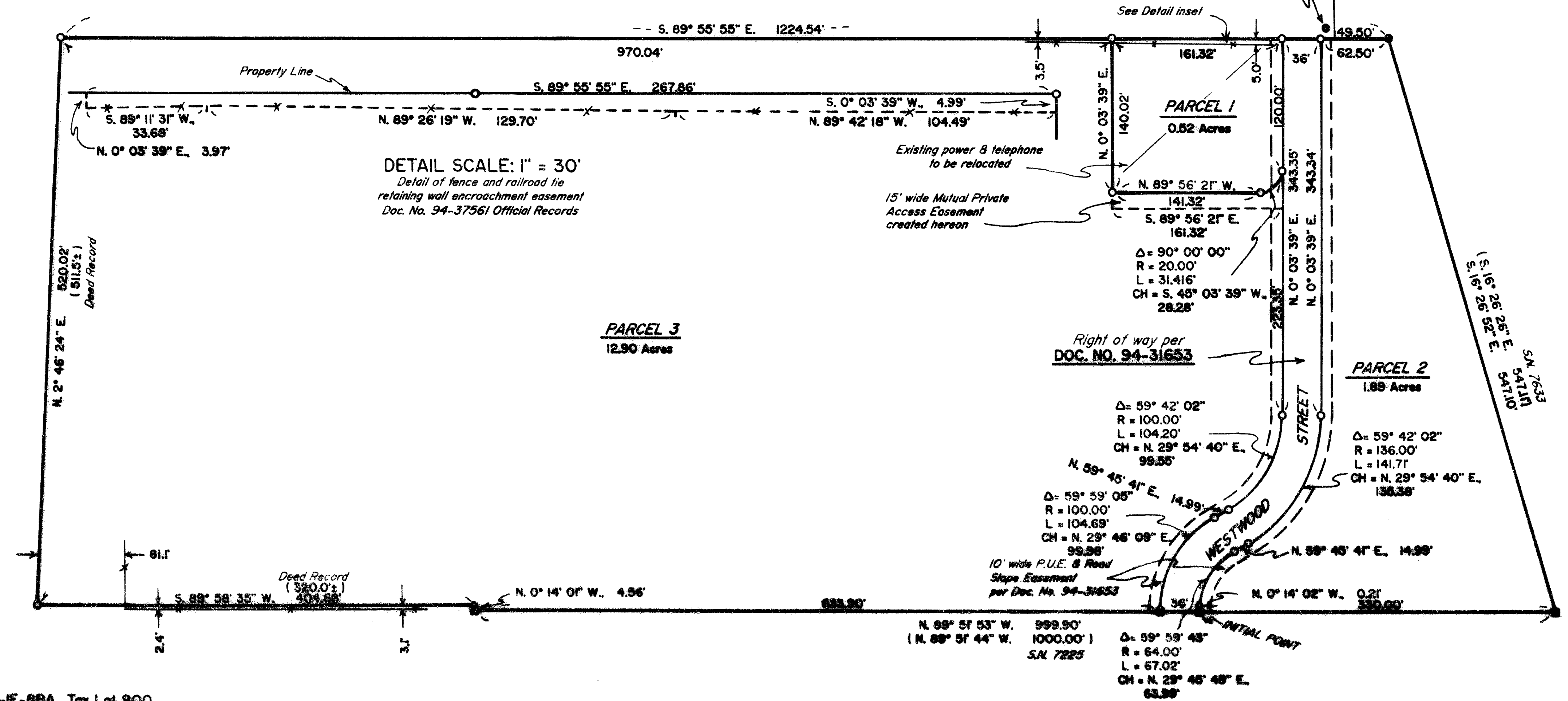
WATER RIGHTS STATEMENT:

There are no water rights appurtenant to this property.

All taxes, fees, assessments or other charges as required by O.R.S. 92.095 have been paid, as of 10/28/94.

[Signature] Deputy 10/28/94
Assessor Date

[Signature] Deputy 10/28/94
Tax Collector Date



** RECEIVED **
Date 10-28-94 By *[Signature]*
This survey consists of:
- 2 sheets of Map
- 1 sheet of Narrative
JACKSON COUNTY
SURVEYOR

REGISTERED
PROFESSIONAL
LAND SURVEYOR
David A. Edwards
OREGON
DAVID A. EDWARDS
2599
Expires 12/31/95

DETAIL
SCALE: 1" = 100'

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

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 14259

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

SURVEY FOR: Anna M. Hassell
25 Westwood Street
Ashland, Oregon 97520

LOCATION: In the NW 1/4 of Section 8, T. 39 S.,
R. 1 E., W.M., City of Ashland, Jackson County,
Oregon.

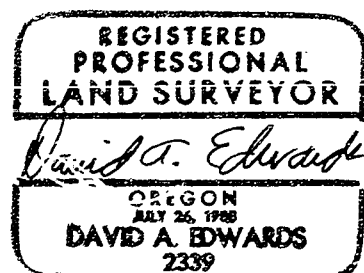
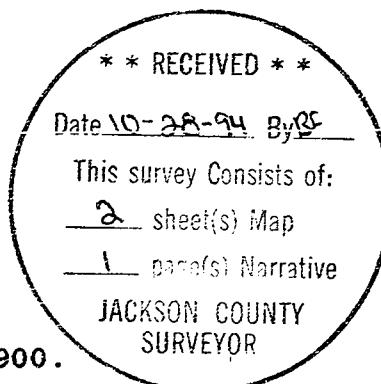
PURPOSE: LAND PARTITION; City file P.A. #94-087: To
locate and monument the boundaries of Parcels 1
2 and 3, as shown on the accompanying plat and
to prepare and record said plat for the purpose
of creating said parcels, as well as a mutual
private access easement as shown.

PROCEDURE: Utilizing for control the found monuments as
shown, as well as data from S.N. 10852,
computed the boundaries of the proposed
parcels. The monument that was set for the West
1/16 corner common to Sections 5 and 8 has been
removed by persons unknown. The face of one
bearing tree was also sawed out. Ties were made
to both trees and a position computed which fit
very well. Due to the severe bearing on the
West line of the NE 1/4 of the NW 1/4 of
Section 8, deed distances along the North and
South lines of the subject tract are very
short. Early deeds indicate a definite intent
to go to said West line. Monuments set on this
survey consist of 5/8" x 30" steel pins with
red plastic caps mkd. "D.A. EDWARDS-LS 2339".

BASIS OF
BEARINGS: True Meridian at the North-South center line of
Section 8 as derived from the Jackson County
Surveyor's 1968 N.O.A.A. net. Reference bearing
for this survey taken from the East-West center
line of Section 8 as shown on S.N. 10852.

EQUIPMENT: Nikon DTM-A5 Electronic Total Station.

DATE
COMPLETED: September 26, 1994.



T39-1E-8BA Tax Lot 900.

Expires 12/31/95

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SURVEYED BY: *Edwards Surveying and Land Planning Inc.*
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Medford, Oregon 97501
Phone: (503) 776-2313

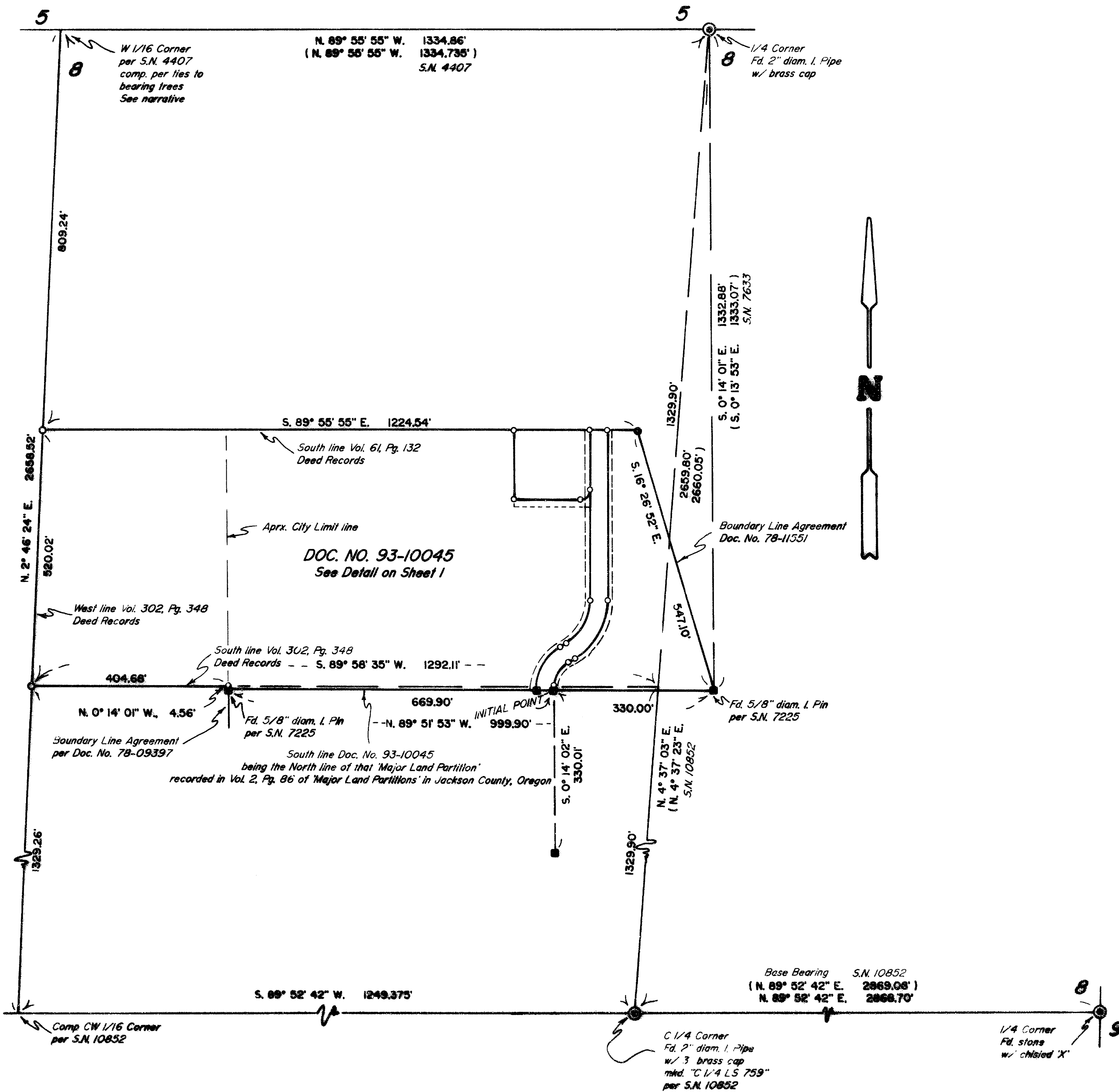
located in the
NW 1/4 of Section 8, T. 39 S., R. 1 E., W.M.,
City of Ashland, Jackson County, Oregon

for
Anna M. Hassell
25 Westwood Street
Ashland, Oregon 97520

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 as 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 Quarter Corner common to Sections 5 and 8, Township 39 South, Range 1 East of the Willamette Meridian, Jackson County, Oregon; thence South 0° 14' 01" East 1332.88 feet to 5/8 inch diameter iron pin monumenting the Northeast corner of that 'Major Land Partition' recorded in Volume 2, Page 86 of 'Major Land Partitions' in Jackson County, Oregon; thence North 89° 51' 53" West, along the North line of said partition, 330.00 feet to a 5/8 inch by 30 inch pin for the INITIAL POINT; thence continuing North 89° 51' 53" West, along said North line, 669.90 feet to a 5/8 inch diameter iron pin monumenting the Northerly terminus of that agreement boundary line described in Boundary Line Agreement recorded as Document Number 78-09397, Official Records for said County and State; thence North 0° 14' 01" West 4.56 feet to a point on the South line of that tract described in Volume 302, Page 348, Deed Records for said County and State; thence South 89° 58' 35" West, along said South line, 404.68 feet to the Southwest corner of last said tract; thence North 2° 46' 24" East 520.02 feet to the Northwest corner of said tract, being also a point on the South line of that tract described in Volume 61, Page 132, said Deed Records; thence South 89° 55' 55" East, along last said South line, 1224.54 feet to a 5/8 inch diameter iron pin monumenting an angle point of that agreement boundary line described in Boundary Line Agreement recorded as Document Number 78-11551, Official Records for said County and State; thence South 16° 26' 52" East, along said agreement boundary line, 547.10 feet to said 5/8 inch diameter iron pin monumenting the Northwest corner of said 'Major Land Partition' recorded in Volume 2, Page 86; thence North 89° 51' 53" West 330.00 feet to the initial point.



REGISTERED
PROFESSIONAL
LAND SURVEYOR
David A. Edwards
OREGON
DAVID A. EDWARDS
2339
Expires 12/31/95

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

LEGEND

- Indicates a 5/8" diam. I. Pin w/ cap mkd. 'LS 759' fd. per S.N. 7633 unless noted otherwise.
- Indicates a 5/8" diam. I. Pin w/ cap mkd. 'LS 759' fd. per S.N. 10851 unless noted otherwise.
- Indicates a 5/8" X 30" steel pin w/ red plastic cap mkd. 'D.A. EDWARDS-LS 2339' set.
- () Denotes Record data as shown
- Fence line
- S.N. = Survey Number
- Doc. No. = Official Records for Jackson County
- P.U.E. = Public Utility Easement

BASIS OF BEARINGS: True Meridian at North-South Centerline of Section 8 as derived from the Jackson County Surveyor's 1968 N.O.A.A. net. Reference bearing for this survey taken from the East-West Centerline of Section 8 as shown on S.N. 10852.

SCALE: 1" = 200'