

APPROVAL: John M. J. [Signature] 11-15-94
Ashland Planning Department Date
PA 94-131 Land Partition & Lot Line Adjustment

We certify that pursuant to authority granted to us by the Ashland Planning Commission in open meeting November 8, 1994 this Plat is hereby approved. Dated this 15 day of November, 1994.

[Signature] President John M. J. [Signature] Secretary

APPROVAL: EXAMINED AND APPROVED this 15th day of November 1994.

Jan H. Olson
City Surveyor

ALL TAXES, FEES ASSESSMENTS or other charges as required by ORS 92.095 have been paid as of November 17, 1994.

Rejda Abbott Deputy Tax Collector Don Lindberg Deputy Assessor

LAND PARTITION SURVEY

PARTITION PLAT NO. P-115-1994
Being a portion of **Lots 4 & 5, Block 26**
of the **Original Town of Ashland** in the
N. W. 1/4 of Sec. 9, T. 39 S., R. 1 E., W. M.
Jackson County, Oregon

for
Norbert & Phyllis Bischof
610 Chestnut Street
Ashland, OR 97520

..... RECORDING
Filed for record this 17 day of November, 1994 at
9:30 o'clock A M., and recorded as Partition Plat No. P-115-1994
in "Record of Partition Plats" of Jackson County, Oregon.
Index Volume 5, Page 115.

Kathleen S. Beckett County Clerk
Jay A. Ramites Deputy
County Surveyor File No. 14281

..... WATER RIGHTS STATEMENT
There are no water rights appurtenant to this property according to information from the Jackson County Watermaster's Office.

..... DECLARATION

Know all men by these presents that we, Norbert S. Bischof and Phyllis Bischof, are the owners as tenants by the entirety, of the lands shown on this Partition Plat, more particularly described in the Surveyor's Certificate, and have caused the same to be Partitioned into the Parcels as shown on the Partition Plat and we hereby dedicate to the public for public use that area shown on sheet 2 labeled as Public Utility Easement (PUE).

Norbert S. Bischof Phyllis Bischof
by Manuel H. Hedges, atty in fact by Manuel H. Hedges, atty in fact
Norbert S. Bischof Phyllis Bischof
By Manuel H. Hedges, Attorney-in-fact

STATE OF OREGON)
)ss.
COUNTY OF JACKSON)

PERSONALLY appeared the above named Manuel H. Hedges, Attorney-in-fact, for Norbert S. Bischof and Phyllis Bischof, and acknowledged the foregoing instrument to be his voluntary act and deed. Manuel H. Hedges further acknowledges that the foregoing instrument was signed on behalf of Norbert S. Bischof and Phyllis Bischof.

Dated this 8th day of November, 1994.

Before me: Sharon J. Slack
Notary Public of Oregon.



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

PURPOSE: To survey and monument the adjusted property line per the client's tentative map. See Ashland PA# 94-131. And to monument the exterior of four tracts owned by the client.

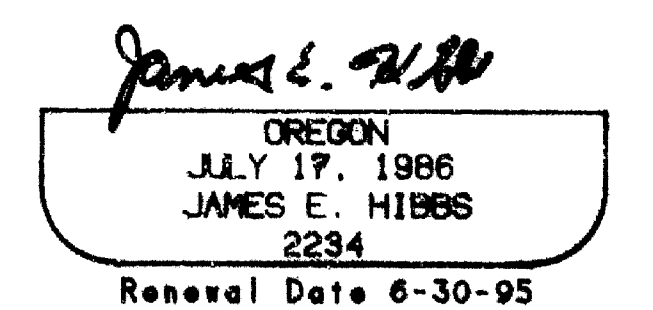
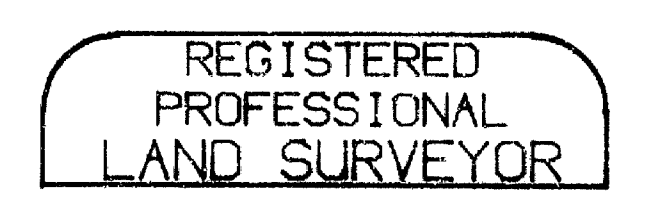
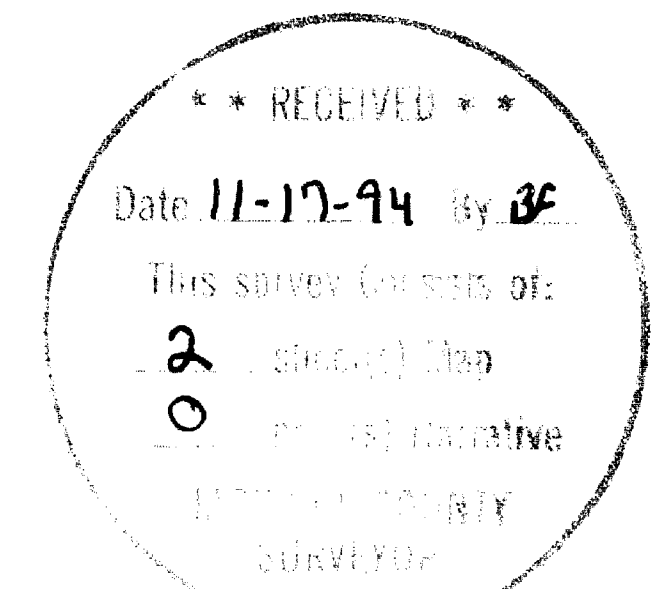
PROCEDURE: From control established by this office during RS13845, calculated the position of the corners of the four subject tracts, as well as the adjusted property line per the tentative map and set same. Those monuments found as well as those set are as shown hereon.

..... 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 COMPLIES WITH THE REGULATIONS FOR PARTITIONS, AND REPRESENTS LAND, THE EXTERIOR OF WHICH BEING ACCURATELY DESCRIBED AS FOLLOWS:

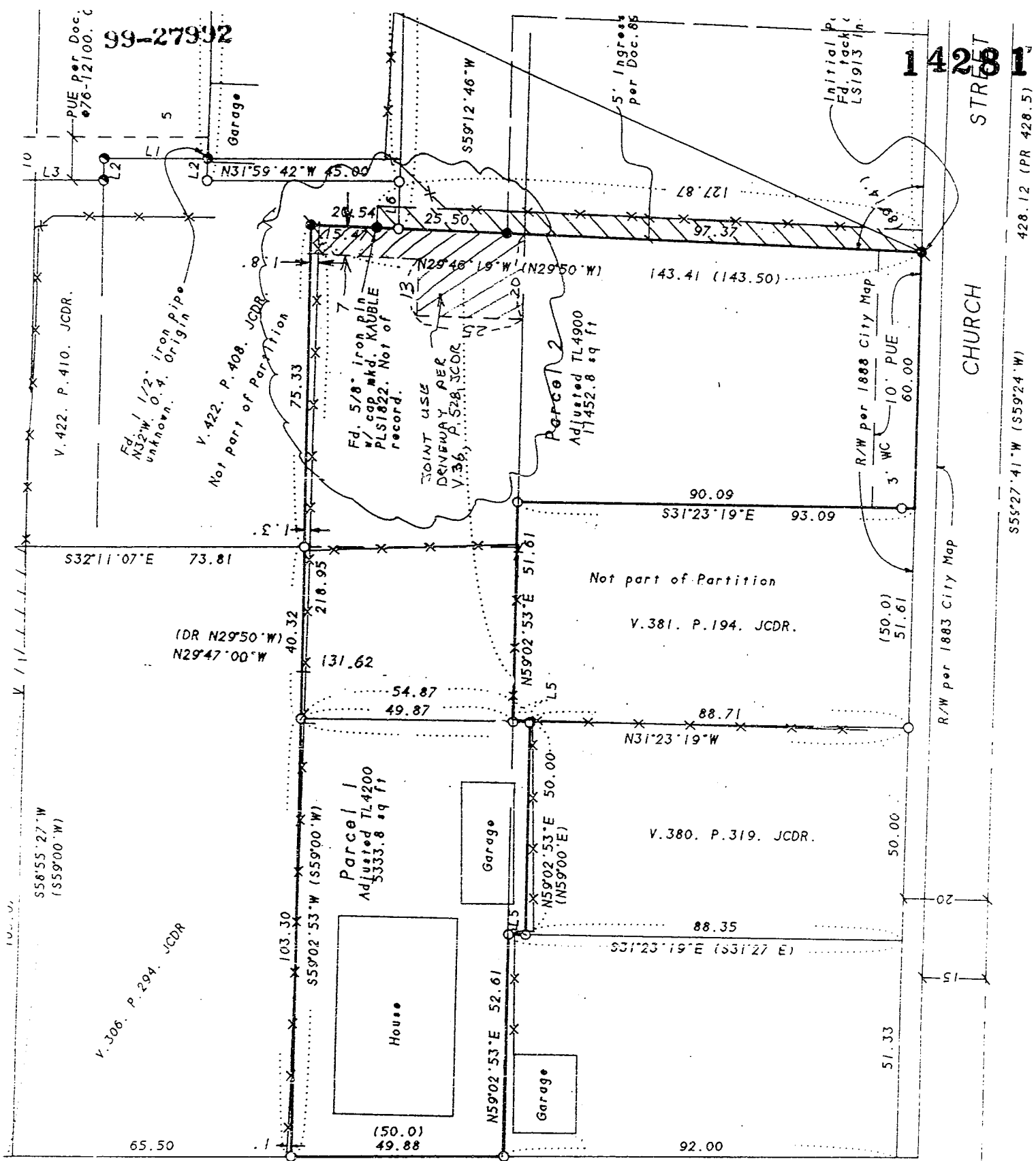
Commencing at a point on the Northerly line of Church Street being South 59°27'41" West (record South 59°24' West), 166.00 feet from the intersection of said Northerly line with the Westerly line of Main Street in the City of Ashland, Jackson County, Oregon, said point being the INITIAL POINT OF BEGINNING; thence North 29°46'19" West (record North 29°50' West), 143.41 feet to the Northeasterly extension of the Southerly line of that tract described in Volume 306, Page 294, Jackson County Deed Records; thence along said Southerly line and its Northeasterly extension, South 59°02'53" West (record South 59°00" West), 218.95 feet to the Easterly line of High Street; thence along said Easterly line, South 32°11'07" East, 49.88 feet (record South 32°14' East, 50.0 feet) to a point being 92 feet from the intersection of said Easterly line with the Northerly line of Church Street; thence North 59°02'53" East, 52.61 feet to the Northwesterly corner of that tract described in Volume 380, Page 319, said Deed Records; thence along the Westerly line thereof, South 31°23'19" East (record South 31°27' East), 4.00 feet; thence North 59°02'53" East (record North 59°00" East), 50.00 feet to the Westerly line of that tract described in Volume 381, Page 194, said Deed Records; thence along said Westerly line, North 31°23'19" West (record North 31°27" West), 4.00 feet to the Northwesterly corner thereof; thence along the Northerly line of said tract and its Northeasterly extension, North 59°02'53" East (record North 59°00" East), 51.61 feet to the Easterly line of said tract; thence along said Easterly line, South 31°23'19" East (record South 31°27" East), 93.09 feet to the Northerly line of Church Street; thence along said Northerly line, North 59°27'41" East (record North 59°24' East), 60.00 feet to the INITIAL POINT OF BEGINNING.

James E. Hibbs
SURVEYOR



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

James E. Hibbs
SURVEYOR



STREET

CHURCH STREET

14281

S32°14'E) 629.62 (PR 629.35)
 -ings

235.20 (PR 235.1)

97.34 (PR 99) Jackson County, Oregon
 Recorded
 OFFICIAL RECORDS

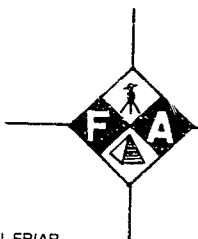
MAY 21 1999

11:00 AM
 Jackson County Clerk

14281

2

428.12 (PR 428.5)
 S55°27'41"W (S59°24'W)



L.J. FRIAR AND ASSOCIATES

CONSULTING LAND SURVEYORS

816 WEST 8TH STREET
MEDFORD, OREGON 97501

LARRY J. FRIAR
JAMES E. HIBBS

14281

10-6-

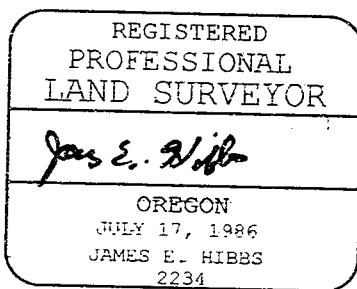
11:00

PHONE/FAX
541-772-2782

AFFIDAVIT OF CORRECTION
Pursuant to O.R.S. 209.255

I, James E. Hibbs, Registered Professional Land Surveyor of the State of Oregon N. 2234, do hereby state that I have discovered drafting errors on Partition Plat No. P-115-1994 recorded November 17, 1994 in Volume 5, Page 115 of "Record of Partition Plats" and filed as Survey No. 14281 in the Jackson County Surveyor's office.

- 1) Under EASEMENTS OF RECORD, item 2) should be deleted.
- 2) The joint use driveway easement per Vol.46, Pg. 528, JCDR has been shown incorrectly. See attached sketch for correct location.



RENEWAL DATE 6-30-99

STATE OF OREGON)

) ss

COUNTY OF JACKSON)

Signed before me this 12th day of May, 1999.

Karen Lafitte
Notary Public of Oregon



I, Roger R. Roberts, Jackson County Surveyor, hereby certify that I have examined this Affidavit of Correction, and that the changes are permitted in accordance with O.R.S. 209.255.

Roger R. Roberts
Roger R. Roberts, Jackson Co. Surveyor

LAND PARTITION SURVEY
PARTITION PLAT NO. P-115-1994
 Being a portion of Lots 4 & 5, Block 26
 of the Original Town of Ashland in the
 N.W. 1/4 of Sec. 9, T.39 S., R.1 E., W.M.
 Jackson County, Oregon

for
Norbert & Phyllis Bischof
 610 Chestnut Street
 Ashland, OR 97520

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

LEGEND:

- - Found 5/8" iron pin w/ plastic cap mkd SWAIN RLS759 per RS9061, unless noted.
- - Found 3" brass disk in mon. wall mkd. CITY OF ASHLAND SURVEY MONUMENT NO., unless noted. See RS9061.
- ✱ - Found 5/8" iron pin w/ plastic cap mkd. D.McMAHAN LS1913 per RS11272.
- ⊙ - Found 5/8" iron pin w/ plastic cap mkd. L.J.FRIAR & ASSOC per RS13845.
- ⊙ - Found brass tag mkd. LS2234 in lead plug in rock wall per RS13845.
- - Set 5/8" x 30" iron pin w/ plastic cap mkd. L.J.FRIAR & ASSOC.
- () - Record data as shown.

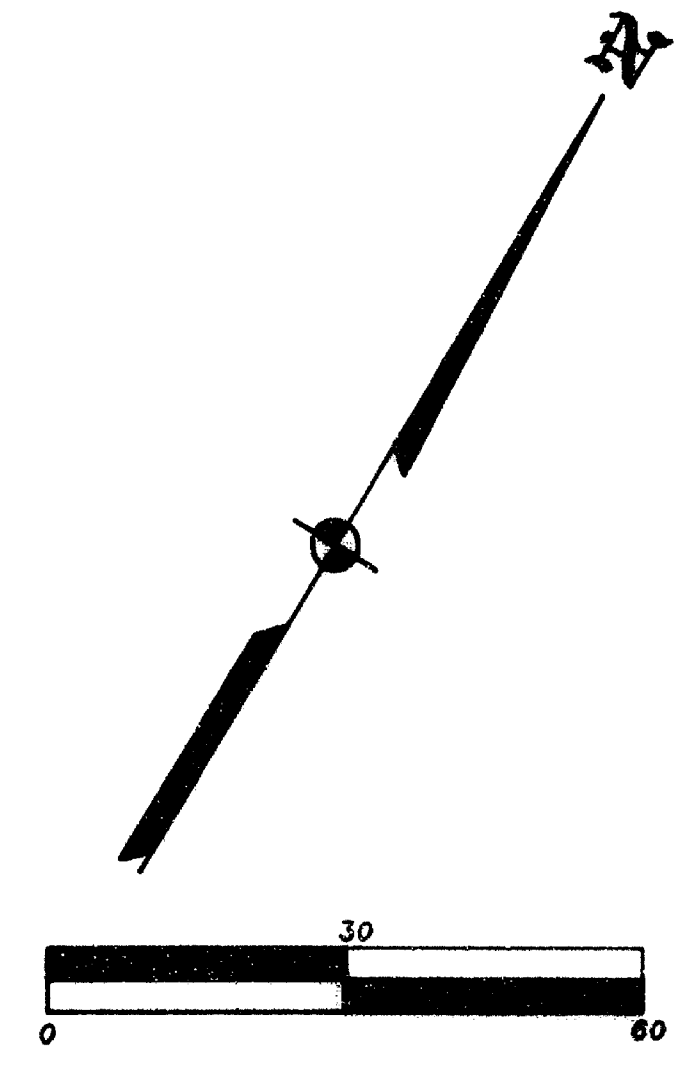
JCDR - Jackson County Deed Records.
 DR - Deed Record PR - 1883 City of Ashland Plat Record.
 PUE - Public Utility Easement, including TCI Cablevision.
 RS - Recorded Survey #. CL - Centerline

BASIS OF BEARINGS: True Meridian at N-S centerline Section 9, as derived from the NOAA net established in 1968 and on file with the Jackson County Surveyor's Office. The reference line for bearing control for this survey was taken from centerline monuments along High Street as shown on Survey No. 9061 in the Jackson County Surveyor's Office.

DATE: October 5, 1994 SCALE: 1" = 30' UNIT OF MEASUREMENT: Feet.

COURSE DATA TABLE

No.	Brg.	Dist.
L1	N31°59'42"W	25.50
L2	S58°55'27"W	5.00
L3	N31°59'42"W	24.01
L4	S31°04'33"E	6.00
L5		4.00
L6		10.90



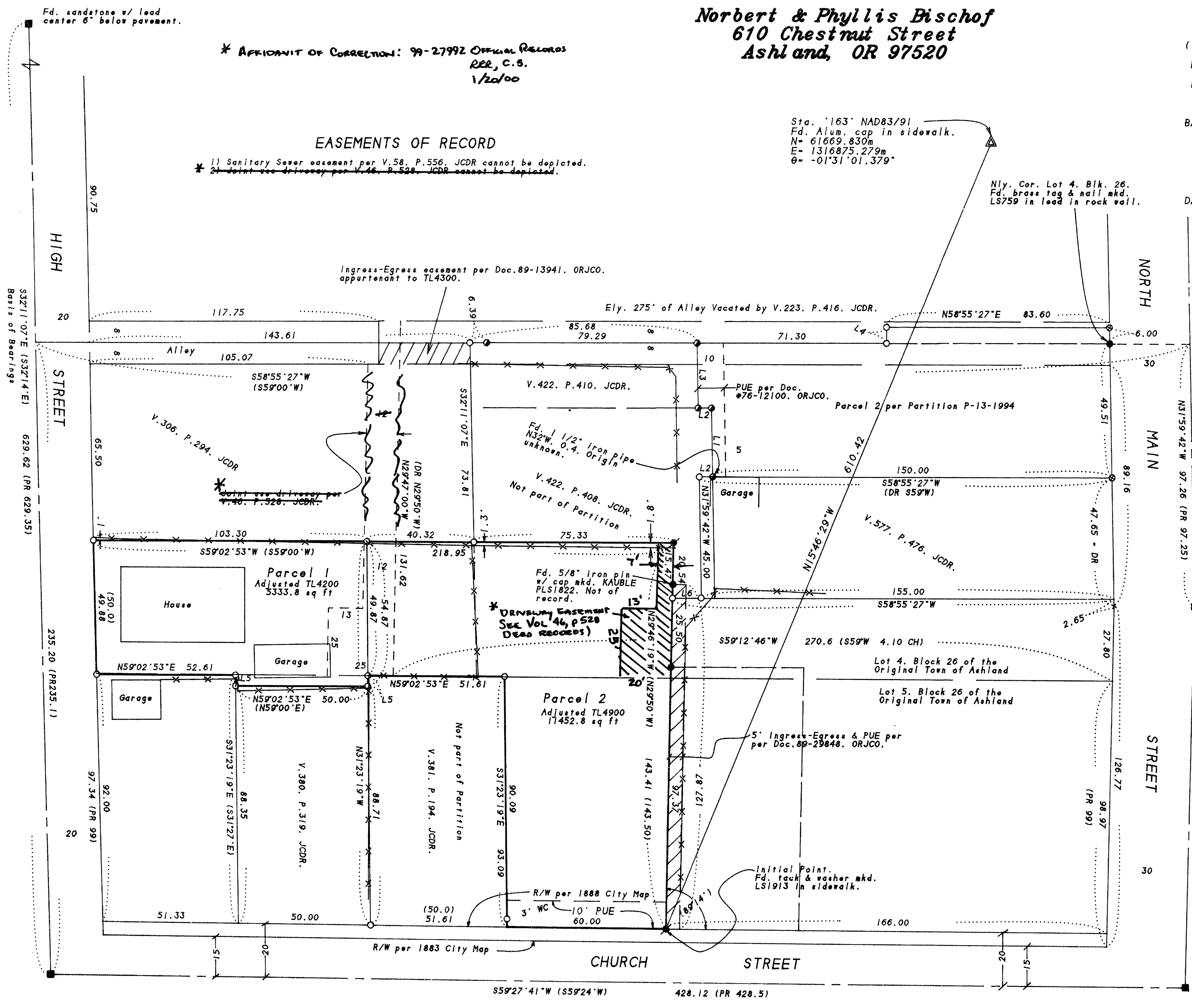
REGISTERED
 PROFESSIONAL
 LAND SURVEYOR
James E. Hibbs
 OREGON
 JULY 17, 1986
 JAMES E. HIBBS
 2234
 Renewal Date 6-30-95

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

Sheet 2 of 2

James E. Hibbs
 SURVEYOR

Rotation: 31' 19425.000 N 25325.000 E 94-252



391E09BB TL'S 4200 & 4900
 17 OCT 1994 JEH SCALE: 1 inch = 30 feet