

APPROVED BY THE CITY OF TALENT PLANNING DEPARTMENT:

By: [Signature] Date: Oct. 26, 1994  
City Planner

APPROVED BY THE JACKSON COUNTY SURVEYOR'S OFFICE:

By: [Signature] Date: Nov. 21, 1994  
Jackson County Surveyor

ALL TAXES, FEES, ASSESSMENTS OR OTHER CHARGES as required by ORS 92.095 have been paid as of 21 November 1994.

[Signature] Assessor deputy  
[Signature] Collector deputy

# PARTITION PLAT NO. P-118-1994

MINOR LAND PARTITION  
In the N.W. 1/4 of Sec. 25, T. 38 S., R. 1 W., W.M.  
City of Talent  
Jackson County, Oregon

### DECLARATION

Know all men by these presents that I, Richard F. Martin, am the owner in fee of the land shown on this Partition Plat, more particularly described in Surveyor's Certificate, and have caused the same to be partitioned into the parcels as shown hereon.

[Signature]  
Richard F. Martin

STATE OF OREGON )  
COUNTY OF JACKSON ) ss.

PERSONALLY appeared the above named Richard F. Martin, and acknowledged the foregoing instrument to be her voluntary act and deed.  
Dated this 18th day of October, 1994.

Before me: [Signature]  
Notary Public of Oregon.



AFFIDAVIT OF CONSENT FROM NORA ANN MARTIN RECORDED AS

DOC. \_\_\_\_\_, ORJCO.

Lot 3, Block 1

Parcel 1  
16950.94 sq ft

Parcel 2  
23917.48 sq ft

Lot 2, Block 1

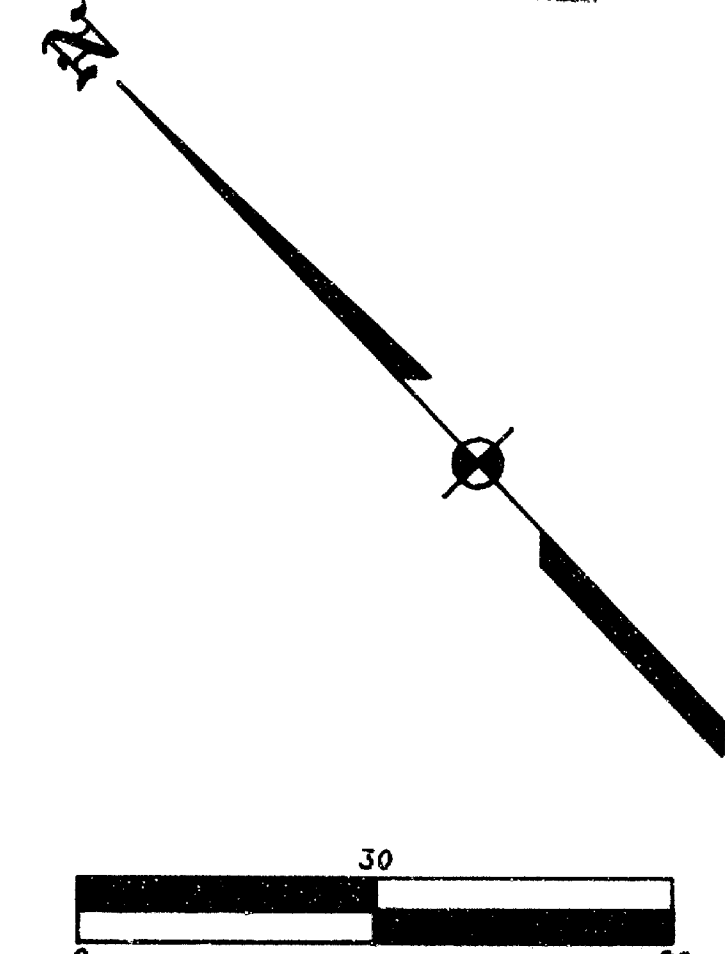
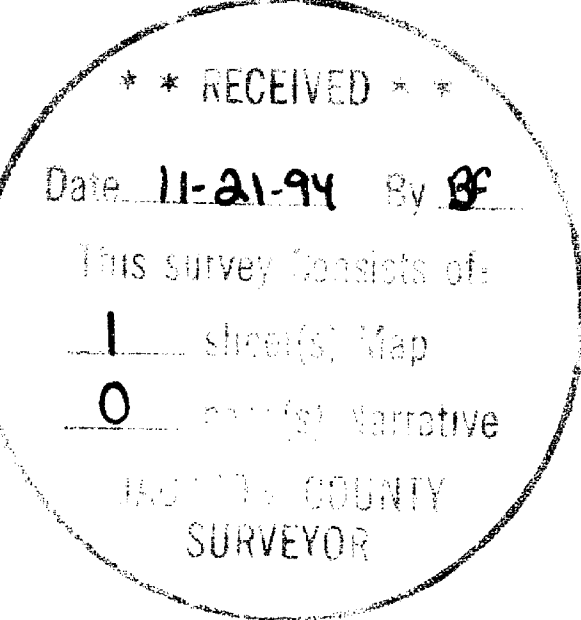
Lot 1, Block 1

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

[Signature]  
SURVEYOR

REGISTERED PROFESSIONAL LAND SURVEYOR

[Signature]  
OREGON  
JULY 17, 1986  
JAMES E. HIBBS  
2234  
Renewal Date 6-30-95



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 Initial Point of ISABELLE SUBDIVISION, according to the official plat thereof, now of record, in Jackson County, Oregon; thence along the Northeastly right-of-way line of Talent Avenue North 48°25'10" West, 361.58 feet (record 361.56 feet) to a 5/8 inch iron pin at the Southwesterly corner of said SUBDIVISION, said point being on the Easterly line of that tract described in Volume 259, Page 153, Jackson County Deed Records and also being the INITIAL POINT OF BEGINNING; thence along said Easterly line and the Westerly line of said ISABELLE SUBDIVISION, North 40°19'12" East, 269.04 feet (record North 40°30' East, 269.0 feet) to a 1/2 inch iron pin at the Northeastly corner of that tract described in Document No. 72-16154, Official Records of Jackson County, Oregon; thence along the Northerly line of said tract, North 47°07'55" West, 152.12 feet (record North 47°45'30" East, 151.91 feet) to a 3/4 inch iron pipe at the Northwesterly corner thereof; thence along the Westerly line of said tract, South 40°31'24" West, 267.09 feet (record South 40°30' West, 267.0 feet) to a 5/8 inch iron pin on the Northeastly right-of-way line of Talent Avenue; thence along said line, South 48°25'10" East, 153.16 feet (record South 47°00' East, 152.0 feet) to the INITIAL POINT OF BEGINNING.

[Signature]  
SURVEYOR

RECORDER'S CERTIFICATE  
Filed for record this 21 day of November, 1994, at 11:08 o'clock A.M., and recorded as Partition Plat No. P-118-1994 of "Record of Partition Plats" of Jackson County, Oregon.

Index Volume 5 Page 118  
[Signature] County Clerk  
[Signature] Deputy  
County Surveyor File No. 14287

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

SURVEY FOR: Mike George, 809 Talent Avenue, Talent, OR 97540  
SURVEY BY: L.J. Friar & Associates, P.C., Consulting Land Surveyors, 304 South Holly Street, Medford, Oregon 97501, Phone: (503) 772-2782

- LEGEND:
- ⊙ - Found brass disk in concrete per ISABELLE SUBDIVISION.
  - - Found 5/8" iron pin per ISABELLE SUBDIVISION.
  - - Found monument as shown. See RS4534.
  - - Set 5/8" x 30" iron pin with plastic cap mkd. L.J. FRIAR & ASSOC.
- ORJCO - Official Records of Jackson County, Oregon.  
JCDR - Jackson County Deed Records. RS - Recorded Survey #.  
PUE - Public Utility Easement, including electric, gas, water, phone, cable TV, sanitary & storm sewer.  
( ) - Record data as shown. DR - Deed Record data. PR - Plat record data.

BASIS OF BEARINGS: Nly. R/W of Talent Avenue per ISABELLE SUBDIVISION.  
DATE: June 15, 1994 SCALE: 1" = 40'

SURVEY NARRATIVE TO COMPLY WITH O.R.S. 209.250  
PURPOSE: To survey and monument two Parcels created through a Minor Land Partition. See Talent Planning File No. MP 94-8.  
PROCEDURE: Tied to monuments set by ISABELLE SUBDIVISION and those found by RS4534 for control of the exterior of the Partition and to structures on the property. Calculated the position of the Parcel corners per the tentative plat and set same. Those monuments found as well as those set are as shown hereon.

