

WESTFIELD ESTATES SUBDIVISION

LOCATED IN:

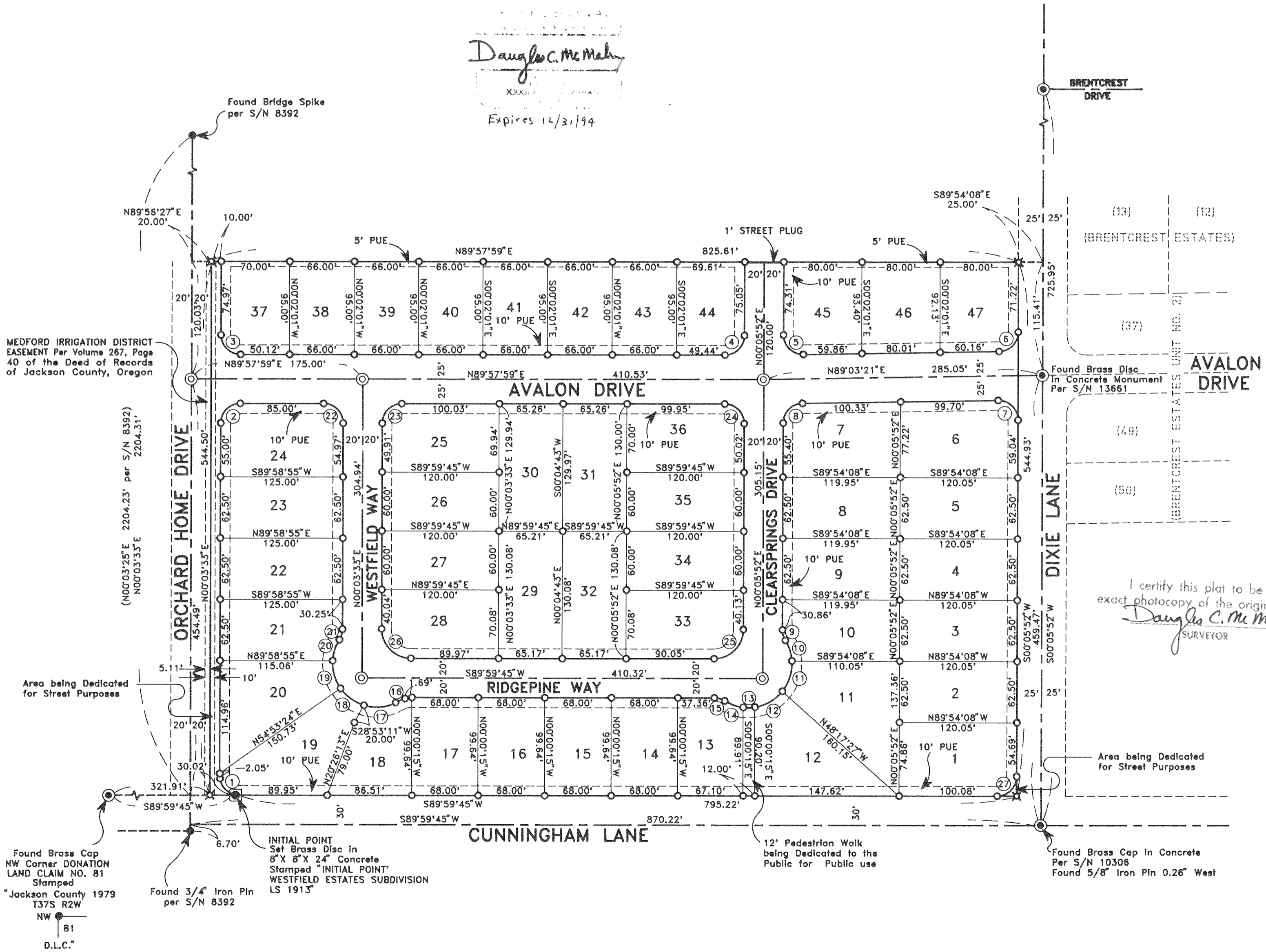
S.W. 1/4 of Sec. 36, T37S., R2W., W.M.
City of Medford, Jackson County, Oregon

CURVE TABLE

CURVE	DELTA	RADIUS	LENGTH	CHORD	BEARING
1	90°03'48"	20.00'	31.44'	28.30'	N44°58'21"W
2	89°54'26"	20.00'	31.38'	28.26'	N45°00'46"E
3	90°05'34"	20.00'	31.45'	28.31'	N44°59'14"W
4	89°52'07"	20.00'	31.37'	28.25'	S45°01'56"W
5	91°02'31"	20.00'	31.78'	28.54'	N45°25'24"W
6	88°57'29"	20.00'	31.05'	28.03'	S44°34'36"W
7	91°02'31"	20.00'	31.78'	28.54'	S45°25'24"E
8	88°57'29"	20.00'	31.05'	28.03'	N44°34'36"E
9	32°12'15"	20.00'	11.24'	11.09'	N16°00'16"W
10	28°22'55"	45.00'	22.29'	22.06'	N17°54'56"W
11	42°19'23"	45.00'	33.24'	32.49'	N17°26'14"E
12	42°19'12"	45.00'	33.24'	32.49'	N59°45'31"E
13	15°19'45"	45.00'	12.04'	12.00'	N88°35'00"E
14	25°57'08"	45.00'	20.38'	20.21'	S70°46'34"E
15	32°12'15"	20.00'	11.24'	11.09'	S73°54'07"E
16	32°12'15"	20.00'	11.24'	11.09'	N73°53'37"E
17	48°54'04"	45.00'	38.41'	37.25'	N82°14'32"E
18	38°11'50"	45.00'	30.00'	29.45'	S54°12'31"E
19	38°11'50"	45.00'	30.00'	29.45'	S16°00'41"E
20	29°10'34"	45.00'	22.92'	22.67'	S17°40'31"W
21	32°12'15"	20.00'	11.24'	11.09'	S16°09'41"W
22	90°05'34"	20.00'	31.45'	28.31'	S44°59'14"E
23	89°54'26"	20.00'	31.38'	28.26'	N45°00'46"E
24	90°07'53"	20.00'	31.46'	28.32'	S44°58'04"E
25	89°53'53"	30.00'	47.07'	42.39'	S45°02'49"W
26	90°03'48"	30.00'	47.16'	42.45'	N44°58'21"W
27	89°53'53"	20.00'	31.38'	28.26'	S45°02'48"W

LOT TABLE

1	8,889	25	8,303
2	7,503	26	7,200
3	7,503	27	7,200
4	7,503	28	8,215
5	7,503	29	8,480
6	9,311	30	8,477
7	9,050	31	8,479
8	7,497	32	8,480
9	7,497	33	8,217
10	7,330	34	7,200
11	9,664	35	7,200
12	9,065	36	8,318
13	6,537	37	6,571
14	6,775	38	6,270
15	6,775	39	6,270
16	6,775	40	6,270
17	6,775	41	6,270
18	6,411	42	6,270
19	8,503	43	6,270
20	8,662	44	6,517
21	7,639	45	7,444
22	7,813	46	7,421
23	7,813	47	7,228
24	9,201		



HOFFBUHR & ASSOCIATES, INC.
1062 E. JACKSON STREET MEDFORD, OREGON
779-4641

BY: DOUGLAS C. McMAHAN PLS No. 1913
SCALE: 1 inch = 80' Oct. 27, 1994
BASIS OF BEARING: LEXINGTON VILLAGE SUBDIVISION UNIT NO. 1 (C/L DIXIE LANE)

○ = Set 5/8"x24" Iron pin with plastic cap stamped "D. McMahan LS 1913".
⊗ = Set 5/8"x30" Iron pin with plastic cap stamped "D. McMahan LS 1913".
● = Found brass cap monument
⊙ = Set Brass Disc In Concrete Stamped "LS 1913"
PUE = Easement for public utilities, storm drainage, gas, water, electric, telephone, cable television and sanitary sewer construction and maintenance
S/N = Filed Survey Number

WESTFIELD ESTATES SUBDIVISION

LOCATED IN:
S.W. 1/4 of Sec. 36, T37S., R2W., W.M.
City of Medford, Jackson County, Oregon

*** DECLARATION ***

KNOW ALL MEN BY THESE PRESENTS, that I, LOUIS F. MAHAR, am the owner in fee simple of the lands hereon described, and that I have subdivided the same into lots and streets as shown hereon, and the number of each lot and the course and length of all lines are plainly set forth, and that this plat is a correct representation of the subdivision, and I do hereby dedicate to the public for public use the streets, and the 12 foot wide bicycle and pedestrian path shown hereon, together with those easements labeled as public utility easements, and I hereby grant to the City of Medford in fee simple, that area portrayed and designated hereon as a one foot street plug. By its approval of this plat, the City of Medford declares that upon dedication of the extension of the affected streets, it thereby dedicates the street plug for public street purposes. I hereby designate said subdivision as WESTFIELD ESTATES SUBDIVISION.

IN WITNESS WHEREOF, signed this 15th day of NOVEMBER, 1994.

STATE OF OREGON)
County of Jackson)

Louis F. Mahar
Louis F. Mahar

The foregoing instrument was acknowledged before me this 15th day of NOVEMBER, 1994, by Louis F. Mahar who executed the within instrument as his voluntary act and deed.

Before me:



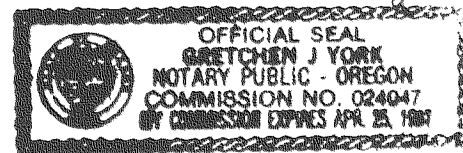
Cheryl A. Ferns

We, WESTERN BANK, are the undersigned beneficiary of certain Trust Deed recorded October 10, 1994 as Document No. 94-36226, Official Records of Jackson County, Oregon, affecting the land described herein, hereby release from the lien of said Trust Deed all property shown hereon as dedicated to public for public use.

Before me this 14 day of NOV., 1994.

Gretchen J. York

Signature: William F. Whalen
Print Name: WILLIAM F. WHALEN
Title: COMMERCIAL LOAN OFFICER



We, CRYSTAL SPRINGS PACKING CO., INC., an Oregon Corporation, are the undersigned beneficiary of certain Trust Deed recorded January 21, 1994 as Document No. 94-02753, Official Records of Jackson County, Oregon, affecting the land described herein, hereby release from the lien of said Trust Deed all property shown hereon as dedicated to public for public use.

Before me this 15th day of NOV., 1994.



Signature: David Culbertson
Print Name: David Culbertson
Title: Secretary

WATER RIGHTS STATEMENT:
THERE ARE NO WATER RIGHTS APPURTENANT TO THIS PROPERTY.

For order of the County Court approving this plat see Volume _____, page _____ of County Commissioners Journal of Proceedings.

Filed for record this 12 day of December, 1994 at 4:26 Clock P.M. and recorded in Volume 19 of Plats at page 57 of records of Jackson County, Oregon.

Kathleen S. Beckett
County Clerk

Jay A. Rameter
Deputy

*** SURVEYOR'S CERTIFICATE ***

STATE OF OREGON)
County of Jackson) ss.

I, Douglas C. McMahan, a duly 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 hereon shown and the plat is a correct representation of the same, and the following is an accurate description of the boundary lines.

Commencing at the Northwest corner of Donation Land Claim No. 81 in Township 37 South, Range 2 West of the Willamette Meridian in Jackson County, Oregon; thence North 89°59'45" East 321.91 feet to the point of intersection of the Northerly right-of-way line of Cunningham Lane with the Easterly right-of-way line of Orchard Home Drive; thence continue North 89°59'45" East along the said Northerly right-of-way line of Cunningham Lane, 30.02 feet to a brass disc set in concrete for the INITIAL POINT OF BEGINNING; thence South 89°59'45" West along said Northerly right-of-way line 30.02 feet to the aforementioned point of intersection with the Easterly right-of-way line of Orchard Home Drive; thence North 00°03'33" East along said Easterly right-of-way line, 544.50 feet; thence North 89°57'59" East 825.61 feet to a point on the Westerly right-of-way line of Dixie Lane; thence South 00°05'52" West along said Westerly right-of-way line, 544.93 feet to the point of intersection with the aforementioned Northerly right-of-way line of Cunningham Lane; thence South 89°59'45" West along said Northerly right-of-way line, 795.22 feet to the Initial Point of Beginning.

Douglas C. McMahan
SURVEYOR

*** APPROVALS ***

MEDFORD CITY PLANNING

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

James McEwen
Planning Director

DEC 1, 1994
Date

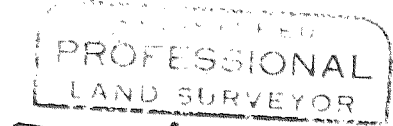
Examined and approved this 23rd day of NOVEMBER, 1994.

Laura J. Bosker
Acting City Engineer

Paula...
City Surveyor

I certify this plat to be an exact photocopy of the original.

Douglas C. McMahan
SURVEYOR



Douglas C. McMahan
PROFESSIONAL LAND SURVEYOR
REG. NO. 1913
EXPIRES 12/31/94

Examined and approved as required by O.R.S. 92.100 as of DECEMBER 8, 1994.

[Signature]
Assessor, Department of Assessment

All taxes, fees, assessments or other charges as required by O.R.S. 92.095 have been paid. As of 12-8-94.

[Signature]
Tax Collector

SURVEY NO. 14312

**SURVEY NARRATIVE TO COMPLY WITH PARAGRAPH 209.250
OREGON REVISED STATUTES**

Survey for: Louis F. Mahar
1014 N. Riverside
Medford, Oregon 97501

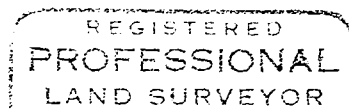
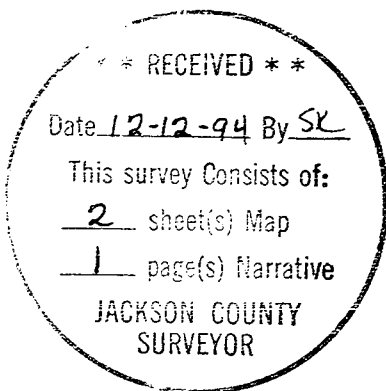
Location: Southwest one-quarter (1/4) of Section 36, Township
37 South, Range 2 West, Willamette Meridian, City
of Medford, Jackson County, Oregon

Purpose: To survey, monument and prepare final plat for
WESTFIELD ESTATES SUBDIVISION (City of Medford File
No. LDS-94-44) as requested by client

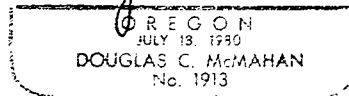
Procedure: Utilizing found monuments per plat of Lexington
Village Subdivision, Unit No. 1, Brentcrest Subdi-
vision, Unit No. 2, PHASE 1 and filed Surveys No.
8392 and 10596, I established monuments as shown on
the accompanying map.

Basis of
Bearing: Lexington Village Subdivision, Unit No. 1
(Centerline Dixie Lane)

Date: October 26, 1994



Douglas C. McMahan



Douglas C. McMahan
L.S. 1913 - Oregon
Expires 12/31/94
Hoffbuhr & Associates, Inc.
1062 East Jackson Street
Medford, Oregon 97504