

PARTITION PLAT NO. P-133-1994

LOCATED in the South 1/2 of Section 18,
T. 36 S., R. 1 W., W.M.,
Jackson County, Oregon

SURVEY FOR: *Cornett Wood Treating Company*
P.O. Box 2624
White City, Oregon 97503

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

October 11, 1994

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:

Beginning at a 5/8 inch by 30 inch steel pin which is North 684.04 feet and West 1743.91 feet from the Southeast Corner of Section 18, Township 36 South, Range 1 West, Willamette Meridian, Jackson County, Oregon, said pin also being the Northwest corner of that tract described in Document Number 74-08165, Official Records for said County and State, and also being the INITIAL POINT: thence North 89° 48' 00" West, along the Southerly right of way line of Avenue F, 777.01 feet to a point on the West line of that tract described in Document Number 71-03133, said Official Records; thence South 4° 07' 30" West, along said West line, 67.16 feet; thence continue along said West line South 0° 12' 00" West 178.44 feet; thence along the arc of a 393.50 foot radius curve to the right, being concave to the Northwest and having a long chord which bears South 39° 57' 00" West 503.24 feet, a distance of 546.00 feet; thence South 0° 53' 10" West 41.30 feet to a point on the Northerly right of way line of Southern Pacific Railroad; thence South 89° 48' 27" East, along said Northerly right of way line, 1144.20 feet to the Southwest corner of that tract described in Document Number 77-06099, said Official Records; thence North 0° 12' 20" East, along the West lines of those tracts described in Documents Numbered 77-06099 and 74-08165, 638.18 feet to the initial point.

David A. Edwards
Surveyor



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

LEGEND

- indicates a 3/4" diam. I. Pin fd. per S.N. 4470.
- indicates a 5/8" diam. I. Pin fd. per S.N. 11047.
- ⚡ indicates a 5/8" diam. I. Pin fd. per S.N. 1258.
- indicates a 5/8" X 30" steel pin w/ red plastic cap mkd. "D.A. EDWARDS-LS 2339" set.
- Fence Line S.N. = Survey Number J.C.S. = Jackson County Surveyor

BASIS OF BEARINGS: S.N. 11047 as shown.

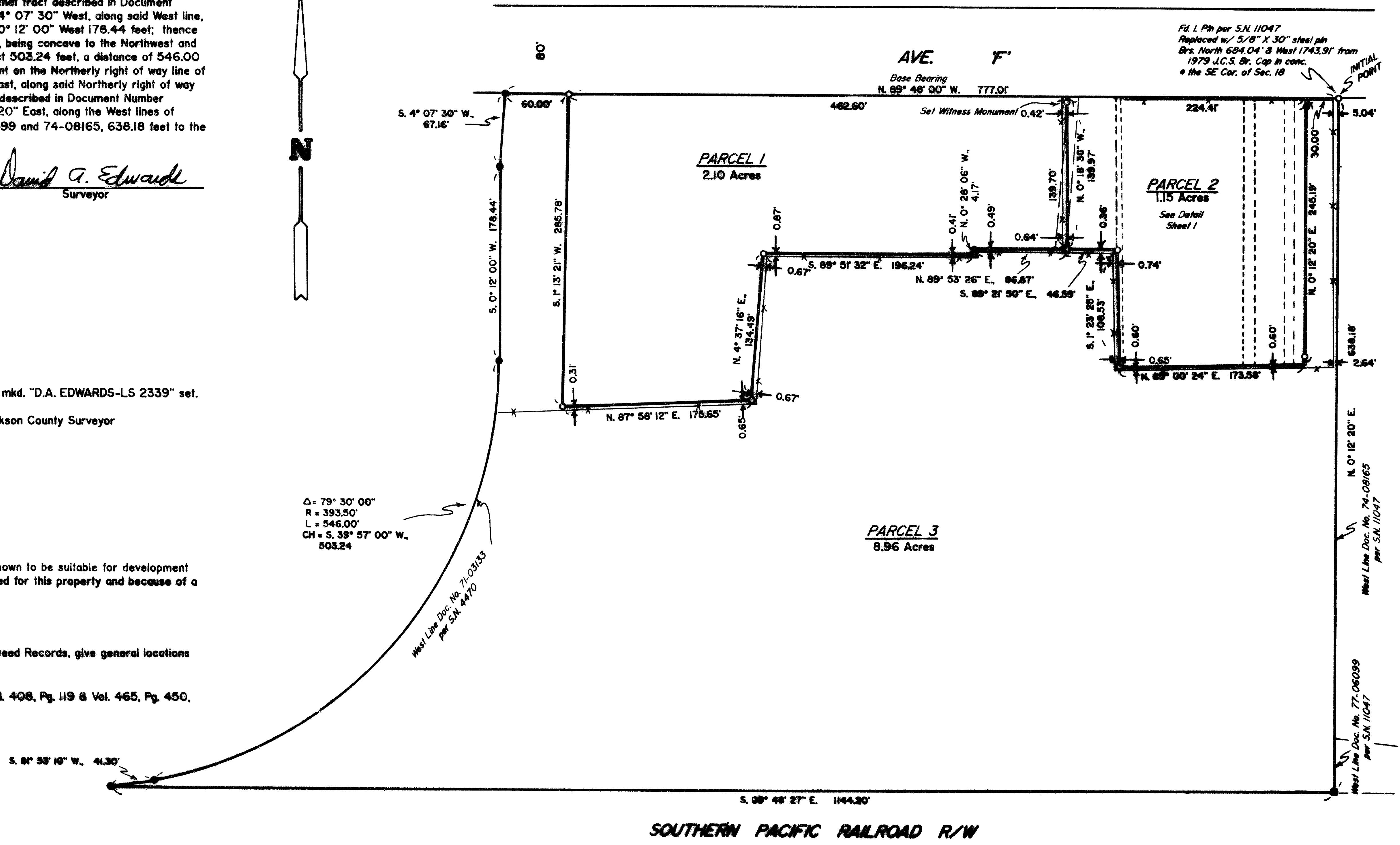
SCALE: 1" = 80'

NOTE FOR PARCEL 1:

This property, at the time of recordation, was not shown to be suitable for development because a sewage disposal system has not been approved for this property and because of a potential lack of domestic water.

NOTES FOR EASEMENTS:

Easements per Vol. 327, Pg. 121 & Vol. 430, Pg. 2, Deed Records, give general locations which do not appear to affect the subject property.
Easements per Vol. 411, Pg. 275; Vol. 430, Pg. 2; Vol. 408, Pg. 119 & Vol. 465, Pg. 450, Deed Records, give no specific locations.



Edwards Surveying & Land Planning Inc.

816 West 8th Street
Medford, OR 97501
Tel.: (503) 776-2313
FAX: (503) 776-9978



223 SW "I" Street
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Tel.: (503) 471-7059
FAX: (503) 471-7809

SURVEYING • ENGINEERING • PLANNING

14386

SURVEY NUMBER

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

SURVEY FOR: Cornett Wood Treating Company
P.O. Box 2624
White City, Oregon 97503

LOCATION: In the South 1/2 of Section 18, T. 36 S.,
R. 1 W., W.M., Jackson County, Oregon.

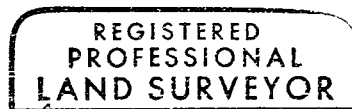
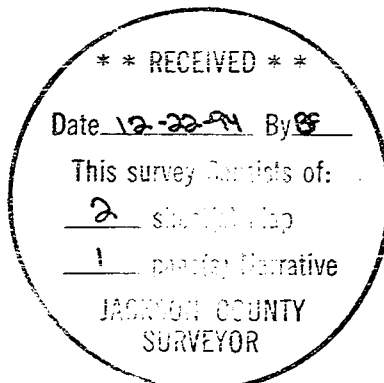
PURPOSE: LAND PARTITION; County Planning Dept. File No.
94-11-MP: To locate and monument the boundaries
of Parcels 1, 2 and 3, as shown on the
accompanying plat and to prepare and record
said plat for the purpose of creating said
parcels, as well as the various easements shown
on said plat.

PROCEDURE: Utilizing for control the found monuments as
shown, as well as data from deeds recorded
as Documents Numbered 71-03133, 74-08165
and 77-06099, computed the boundaries of the
proposed parcels. Monuments set on this survey
consist of 5/8" x 30" steel pins with red
plastic caps mkd. "D.A. EDWARDS-LS 2339".

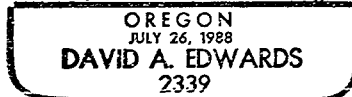
BASIS OF
BEARINGS: Survey Number 11047 as shown.

EQUIPMENT: Nikon DTM-A5 Electronic Total Station.

DATE
COMPLETED: October 11, 1994.



David A. Edwards



Expires 12/31/95

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October 11, 1994

APPROVALS 94-11-MP

EXAMINED and approved this 24 day of October, 1994.

Vesley Thomas
Jackson County Surveyor

EXAMINED and approved this 22 day of November, 1994.

Carol Parker
Jackson County Department of Planning and Development

All taxes, fees, assessments or other charges as required by O.R.S. 92.095 have been paid as of December 21, 94.

Ron Lundberg Deputy
Assessor

December 21, 94
Date

Lynnda Edwitt Deputy
Tax Collector

December 21, 1994
Date

DECLARATION

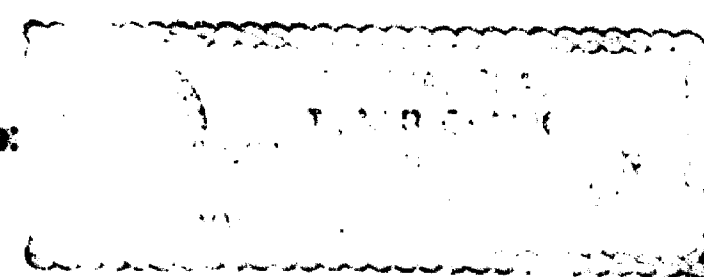
KNOW ALL PERSONS BY THESE PRESENTS, that Cornett Wood Treating Company, an Oregon Corporation, is the owner in fee simple of that lands described hereon in the "Surveyor's Certificate" and that it has caused the partitioning as shown hereon. That area of Parcel 2 designated hereon as a "Mutual Private Access Easement" shall be utilized for mutual ingress and egress by Parcels 1, 2 and 3. Rights and responsibilities of each Parcel with regard to maintenance of said "Mutual Private Access" shall be set forth in separate documents. The 10.00 foot wide sanitary sewer easement, 10.00 foot wide water line easement, 10.00 foot wide overhead utility easement and the variable width underground utility easement are hereby made and created for the benefit of Parcel 3 as shown hereon.

Pres. Chris Cornett - Cornett Wood Treating
Cornett Wood Treating Company
by Chris Cornett, President

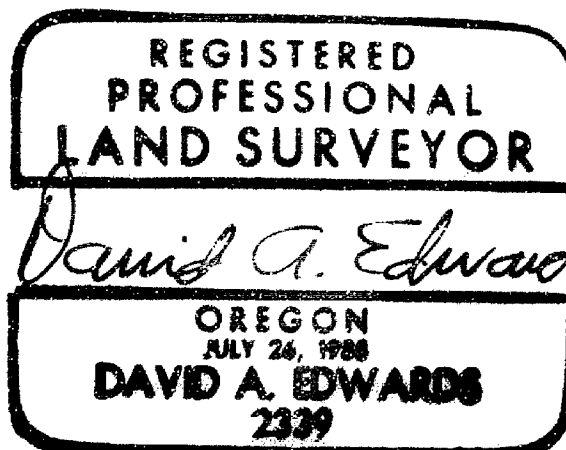
STATE OF OREGON) ss November 21, A.D. 1994.
County of Jackson)

Personally appeared before me the above named Chris Cornett, who did acknowledge the foregoing instrument as his voluntary act and deed on behalf of Cornett Wood Treating Company.

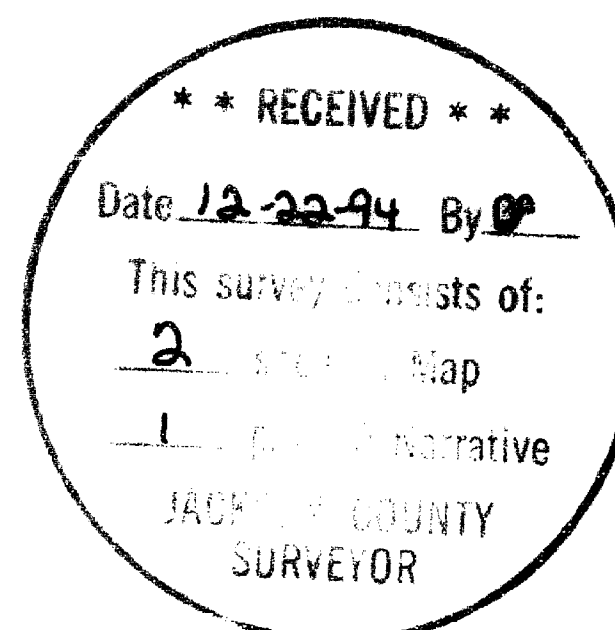
Before me:



Toni R. Clark
Notary Public for Oregon



Expires 12/31/95

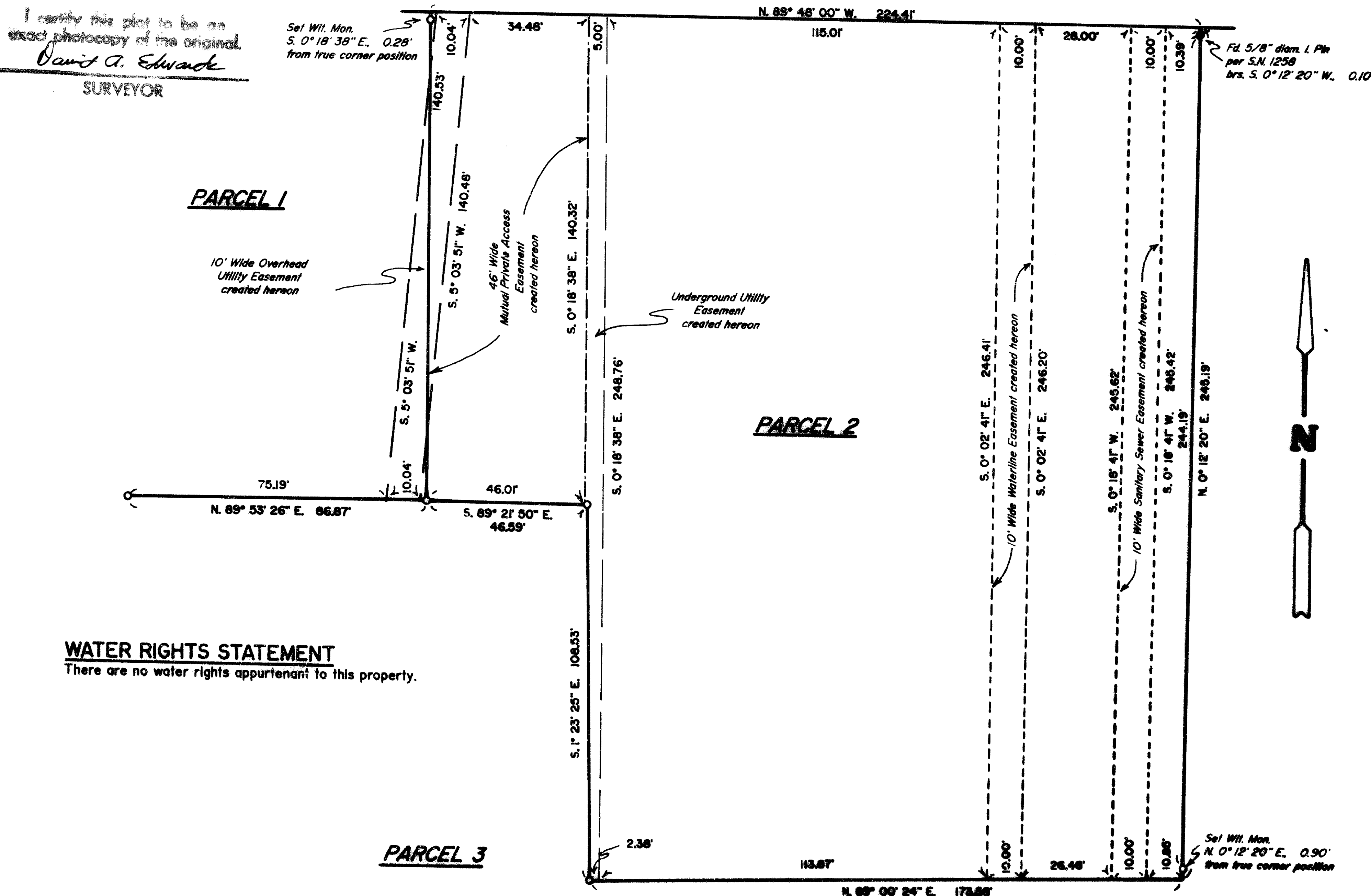


RECORDER'S CERTIFICATE

Filed for record this 22 day of December, 1994, at 8:41 O'Clock A.M.
and recorded as PARTITION PLAT NO. P-133-1994 of the records of Jackson County, Oregon.
Index Volume 5, Page 133. County Surveyor's File No. 14336.

Kathleen S. Bockett
County Clerk

Cheryl Augeris
Deputy



WATER RIGHTS STATEMENT
There are no water rights appurtenant to this property.

DETAIL
SCALE: 1" = 30'