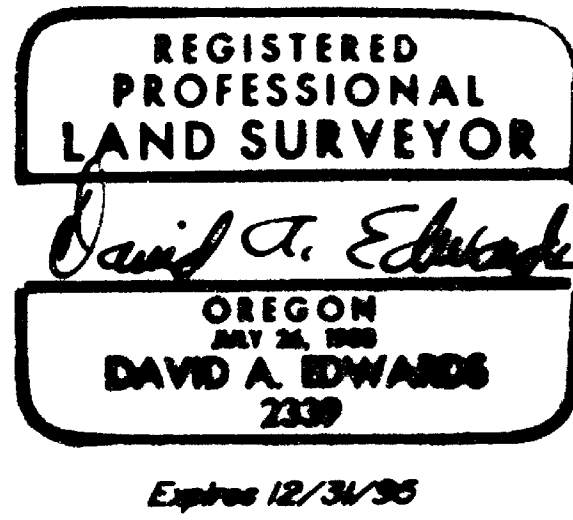


LAND PARTITION SURVEY PARTITION PLAT NO. P-19-1995

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

located in
Lots 1 & 2, CUB MEADOWS P.U.D. and in
the NW 1/4 of Section 14, T. 39 S., R. 1 E., W.M., City of Ashland,
Jackson County, Oregon
for

Peggy Cheng
761 Tolman Creek Road
Ashland, Oregon 97520



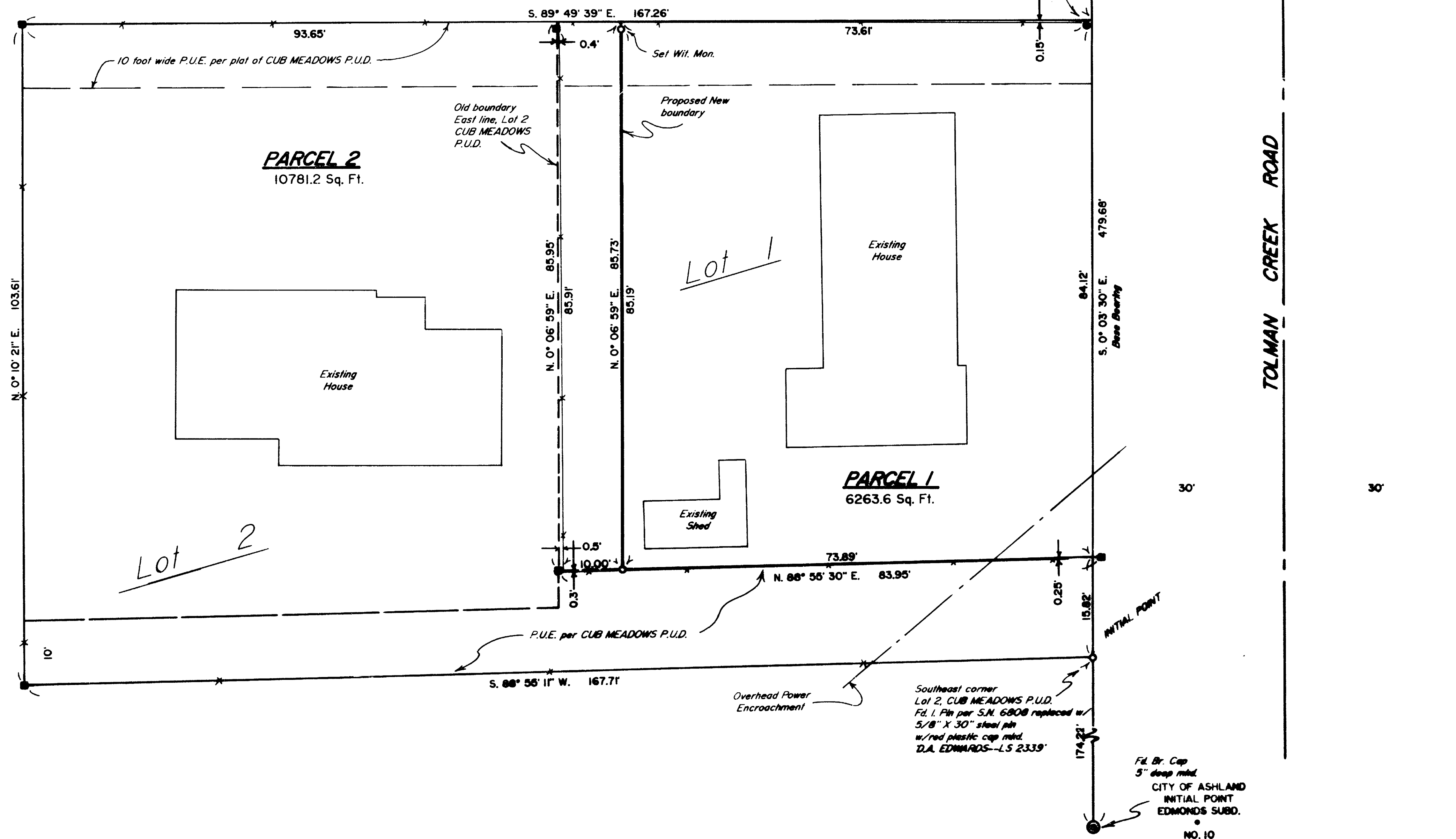
I certify this plat to be an exact photocopy of the original.
David A. Edwards
SURVEYOR

LEGEND

- Indicates a 5/8" X 24" steel pin set w/red plastic cap mkd. 'D.A. EDWARDS--LS 2339' set unless noted otherwise.
- Indicates a 5/8" diam. I. Pin fd. per S.N. 12038 (CUB MEADOWS P.U.D.)
- Indicates a 5/8" diam. I. Pin fd. per S.N. 6808 unless noted otherwise.
- Fence Line S.N. = Survey Number

SCALE: 1" = 15'

BASIS OF BEARINGS: True Meridian at the North line of the NW 1/4 of Section 14 as derived from the 1968 Jackson County Surveyor N.O.A.A. net per S.N. 10777. Reference bearing for this survey taken from right of way monuments on the westerly side of Tolman Crk. Rd. per the plat of CUB MEADOWS P.U.D.



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

14409

SURVEY NUMBER _____

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

SURVEY FOR: Peggy Cheng
761 Tolman Creek Road
Ashland, Oregon 97520

LOCATION: In Lots 1 and 2, CUB MEADOWS P.U.D. and in the
NW 1/4 of Section 14, T. 39 S., R. 1 E., W.M.,
City of Ashland, Jackson County, Oregon.

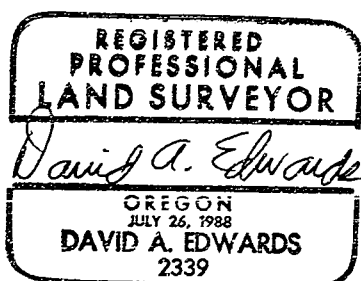
PURPOSE: PROPERTY LINE ADJUSTMENT; City file
P.A. #94-130: To monument the adjusted boundary
between tax lots 4502 and 4505 and to prepare
a plat showing said adjustment in accordance
with the Ordinance of the City of Ashland. To
record said plat for the purpose of creating
Parcel 1 and Parcel 2 as shown on the
accompanying plat.

PROCEDURE: Utilizing for control the found monuments as
shown, as well as data from the plat of CUB
MEADOWS P.U.D., computed the boundaries of the
proposed parcels. Monuments were then set as
directed by the client for the new boundary and
one existing monument was replaced so as to
satisfy the requirements for an initial point.
Monuments set on this survey consist of
5/8" x 24 or 30" steel pins with red plastic
caps mkd. "D.A. EDWARDS-LS 2339".

BASIS OF
BEARINGS: True Meridian at the North line of the NW 1/4
of Section 14 as derived from the Jackson
County Surveyor's 1968 N.O.A.A. net per S.N.
10777. Reference bearing for this survey taken
from the West right of way line of Tolman Creek
Rd. per plat of CUB MEADOWS P.U.D.

EQUIPMENT: Nikon DTM-A5 Electronic Total Station.

DATE
COMPLETED: January 24, 1995.



Expires 12/31/95

LAND PARTITION SURVEY PARTITION PLAT NO. P-19-1995

APPROVAL:

John M. [Signature]
ASHLAND PLANNING COMMISSION
P.A. 494-130
Property Line Adjustment

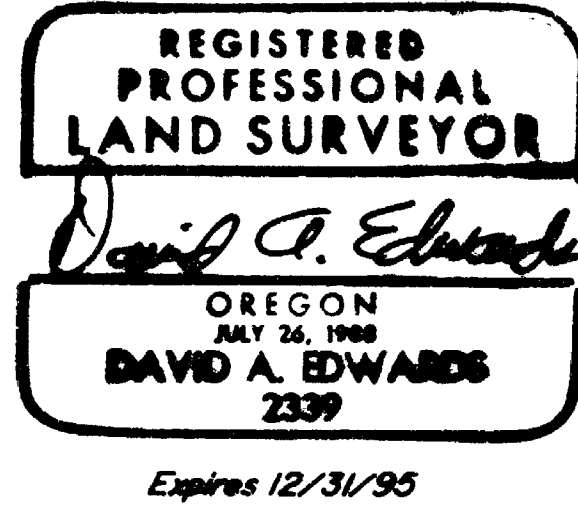
2-14-95
DATE

APPROVAL:

EXAMINED and approved this 9th day of February, 1995.

[Signature]
City Surveyor

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



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

Peggy Cheng
761 Tolman Creek Road
Ashland, Oregon 97520

RECORDING

Filed for record this 24 day of February, 1995, at 3:07 O'Clock P.M.
and recorded as PARTITION PLAT NO. P-19-1995 of the records of Jackson County, Oregon.
Index Volume 16, Page 19. County Surveyor's File No. 14409.

Kathleen S. Beckett Cheryl Augeris
CLERK DEPUTY
DATE: January 24, 1995

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 2/21/95.

Colleen Stanford Deputy
Tax Collector

Examined and approved as required by O.R.S. 92.100 this 21st day of February, 1995.

Monte B. Blum Deputy
Assessor
Department of Assessment

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:

Lots 1 and 2 of CUB MEADOWS P.U.D. according to the Official plat thereof in Jackson County, Oregon, being more particularly described as follows:

Beginning at the INITIAL POINT, which is a 5/8 inch by 30 inch steel pin monumenting the Southeast corner of said Lot 2; thence South 88° 55' 11" West 167.71 feet to a 5/8 inch diameter iron pin monumenting the Southwest corner of said Lot 2; thence North 0° 10' 21" East 103.61 feet to a 5/8 inch diameter iron pin monumenting the Northwest corner of said Lot 2; thence South 89° 49' 39" East 167.26 feet to the Northeast corner of said Lot 1; thence South 0° 03' 30" East 99.94 feet to the initial point.

David A. Edwards
Surveyor

DECLARATION

KNOW ALL PERSONS BY THESE PRESENTS, that we, Valerie A. Sertic, as to Lot 1, and Peggy G. P. Cheng, as to Lot 2, are the owners in fee simple of the lands described hereon in the "Surveyor's Certificate" and that we have caused the property line adjustment as shown hereon.

Valerie A. Sertic
Valerie A. Sertic

P. Cheng
Peggy G. P. Cheng

STATE OF OREGON)
County of Jackson) ss January 30, 1995

Personally appeared before me the above named Valerie A. Sertic, and Peggy G. P. Cheng, each of whom did acknowledge the foregoing instrument as their voluntary act and deed.

Before me:

Toni R. Clark
Notary Public for Oregon