

*** SURVEYOR'S CERTIFICATE ***

I, Gary D. Kaiser a duly registered professional land surveyor of the State of Oregon, do hereby certify that I have correctly surveyed and marked with proper monuments, the land represented on the attached Partition Plat, the boundaries being described as follows: Commencing at the quarter corner common to sections 16 and 21, Township 34 South, Range 1 West of the Willamette Meridian in Jackson County, Oregon; thence along the North-South centerline of said Section 21, South 0° 00' 03" East, 949.31 feet to a 5/8" rebar with plastic cap set for the Southeast corner of tract described in Instrument No. 06-10400 of the Official Records of said County for THE INITIAL POINT OF BEGINNING; thence continue along said section centerline, South 0° 00' 03" East, 48.00 feet to the Northeast corner of tract described in Instrument No. 70-07531 of said Official Records; thence South 72° 15' 29" West, 227.006 feet (Record = South 72° 10' West, 227.77 feet) to a 5/8" rebar with plastic cap found set for an angle point on the Northwesterly boundary of said tract; thence South 71° 49' 10" West, 224.595 feet (Record = South 71° 48' West, 225.00 feet) to a 5/8" rebar with plastic cap found set for the Northwesterly corner of said tract; thence North 0° 09' 29" East, 250.50 feet (Record = North, 250.33 feet) to a 5/8" rebar with plastic cap found set for an angle point on the Westerly boundary of tract described in Instrument No. 04-02905 of said Official Record; thence along the Southwesterly boundary of said tract, North 37° 56' 01" West (Record = North 38° 05' 30" West), 274.909 feet to a 5/8" rebar with plastic cap set on the Southwesterly right-of-way line of Rogue River Drive; thence along said drive line, North 57° 20' East, 42.013 feet to a 5/8" rebar with plastic cap set; thence 33.254 feet on the arc of a 20.00-foot radius curve left (the long chord bears South 9° 41' 59" West, 29.554 feet); thence South 37° 56' 01" East, 113.16 feet; thence North 57° 20' East, 147.232 feet to intersect the Southwesterly boundary of tract described in Instrument No. 75-10055 of said Official Records; thence along said tract boundary, South 25° 59' 36" East, (Record = South 26° 09' 45" East), 42.723 to a 5/8" rebar found set for the Southwesterly corner thereof; thence along the Southerly boundary of said tract, South 09° 58' 47" East (Record = East), 171.09 feet to a 5/8" rebar with plastic cap set for the West-Northwest corner of tract described in Instrument No. 06-10400 of said Official Records; thence South 0° 00' 03" East, 224.015 feet (Record = South 0° 01' 36" West, a more or less distance of 225 feet) to a 5/8" rebar with plastic cap set for the Southwest corner of said tract; thence North 09° 59' 47" East (Record = South 09° 50' 30" East), 105.00 feet to THE INITIAL POINT OF BEGINNING.

G.D.K. SURVEYOR

*** DECLARATION ***

Know all men by these presents, that Lorene Lowery is the owner of the real property represented on this partition plat and more particularly described in the surveyor's certificate, and has caused the same to be partitioned in to parcels and streets as shown on the partition plat and I do hereby dedicate to the public for public use the streets shown hereon and I hereby grant to the City of Shady Cove in fee simple that area portrayed and designated hereon as 1-foot street plng. By its approval of this plat, the said City of Shady Cove undertakes that upon approved dedication of the extension of the affected street it will deed the 1-foot street plng for street purposes.

IN WITNESS WHEREOF, I HAVE SET MY HAND AND SEAL THIS 19th day of May 1995.

Lorene Lowery By Edith Thames, Attorney in Fact for Lorene Lowery, C.F. FOR POWER OF ATTORNEY SEE INST. No. 95-12474 O.R.

EDITH THAMES, ATTORNEY IN FACT FOR Personally appeared the above named Lorene Lowery, and acknowledge the foregoing instrument to be her voluntary act and deed.

Subscribed and sworn to before me this 19th day of May 1995.



Notary Public for Oregon

We, Western Bank, are the mortgagee of a mortgage dated December 6, 1994 and recorded December 9, 1994 as Document No. 94-43465, Official Records of Jackson County, Oregon, affecting the lands described herein, hereby release from the lien of said mortgage all property shown hereon as dedicated to the public for public use.

Signed this 20th day of May 1995.

Notary Public for Oregon

Subscribed and sworn to before me this 19th day of May 1995.

Notary Public for Oregon

*** APPROVAL ***

I certify that pursuant to authority granted to us by the City of Shady Cove Planning Commission in open meeting on Oct 12 1994 the above plat is hereby approved by the City of Shady Cove Planning Commission. Dated this 17th day of May 1995. (File Nos. 94-04 WJP and 94-02 LLA).

Attest: Patricia J. Sempster SECRETARY - Recorder

Examined and approved this 22nd day of May 1995.

County Surveyor

All taxes, fees, assessments or other charges as required by O.R.S. 92.095 have been paid as of 24 May 95.

Mark Jones, deputy Assessor 24 May 95

Carol Applegate, deputy Tax Collector May 24 1995

*** RECORDING CERTIFICATE ***

Filed for record this 24 day of May 1995, at 2:53 O'Clock P.M. and Recorded as Partition Plat No. P-33-1995 of the Records of Jackson County, Oregon.

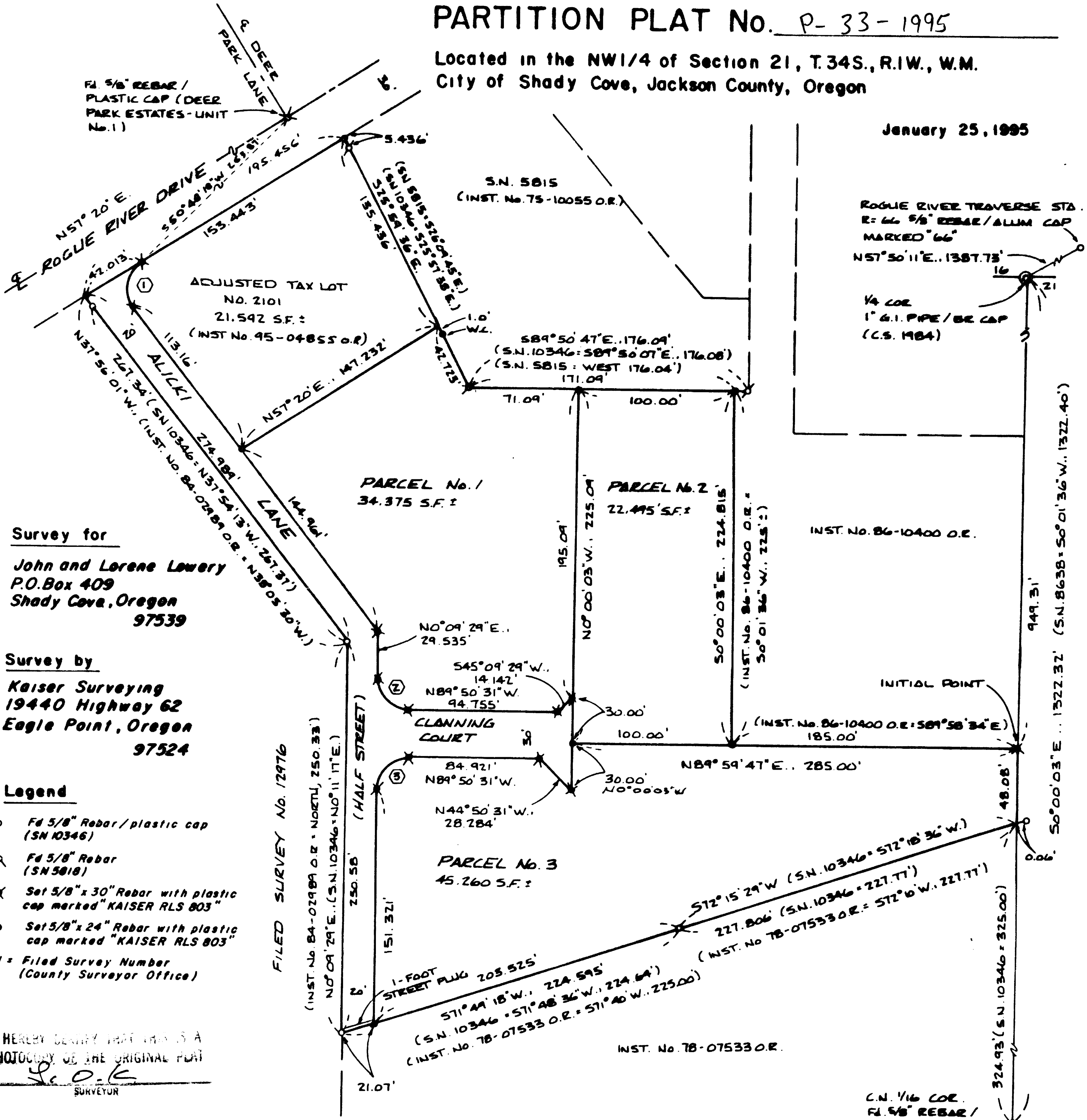
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By: Kathleen S. Baxett County Clerk Kirby LeBaron Deputy

County Surveyor File No. 14514

*** WATER RIGHTS STATEMENT ***

There are no private water rights on this property.



Survey for John and Lorene Lowery P.O. Box 409 Shady Cove, Oregon 97539

Survey by Kaiser Surveying 19440 Highway 62 Eagle Point, Oregon 97524

- Legend: 1/8" 5/8" Rebar/plastic cap (SN 10346), 5/8" Rebar (SN 5010), Set 5/8" x 30" Rebar with plastic cap marked 'KAISER RLS 803', Set 5/8" x 24" Rebar with plastic cap marked 'KAISER RLS 803', SN = Filed Survey Number (County Surveyor Office)

I HEREBY CERTIFY THAT THIS IS A PHOTOCOPY OF THE ORIGINAL PLAT G.D.K. SURVEYOR

Basis of Bearings Deer Park Estates-Unit No.1 (Centerline Rogue River Drive)

Easements shown on a current Title Report which do not affect the subject property: 1. Power Line Easements: Vol. 309, Page 200 D.R., Vol. 212, Page 476 D.R., Inst. No. 66-04833 O.R. 2. Sewer Easements: Inst. Nos. 88-06091 O.R. and 88-06482 O.R. 3. The road right-of-way described in Vol. 314, Page 82 D.R. falls within the dedicated city street.

PARTITION PLAT No. P-33-1995

Located in the NW1/4 of Section 21, T.34S., R.1W., W.M. City of Shady Cove, Jackson County, Oregon

January 25, 1995

ROGUE RIVER TRAVERSE STA. E: 66 5/8" REBAR/ALUM CAP MARKED "66" N57°50'11"E.. 1387.73'

INST. No. 86-10400 O.R.

INITIAL POINT

C.N. 1/4 COR. 1" 5/8" REBAR/ PLASTIC CAP (S.N. 8638)

Curve Data Chart

Table with 4 columns: Curve ID, Angle (Delta), Radius (R), Length (L), and Chord (C). Rows 1, 2, 3.

PROFESSIONAL LAND SURVEYOR

G.D.K. GARY D. KAISER

RECEIVED Date 5-24-95 by [Signature]

GARY D. KAISER
R.P.L.S. ORE. 803
C.W.R.E. ORE. 73

KAISER SURVEYING
19440 HIGHWAY 62
EAGLE POINT, OREGON 97524

PHONE
SHADY COVE (503) 878-3995
Fax (503) 878-3995

SURVEY NO. 14514

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

SURVEY FOR: JOHN AND LORENE LOWERY
P.O. BOX 409
SHADY COVE, OR 97539

SURVEY BY: KAISER SURVEYING
19440 HWY. 62
EAGLE POINT, OR 97524

LOCATION: NW ¼ of Section 21, T. 34 S.,
R. 1 W., W.M., City of Shady Cove,
Jackson County, Oregon

BASIS OF BEARINGS: DEER PARK ESTATES - UNIT NO. 1
(Centerline of Rogue River Drive).

DATE: January 25, 1995

PURPOSE: Partition and Property Line
Adjustment Survey of the Lowery
Property described in Inst. No.
84-02989 O.R. less previously
conveyed tract described in Inst.
No. 86-10400 O.R..

PROCEDURE: The boundaries of the original
Lowery Property as described in Inst. No. 84-02989 have been
monumented on Filed Survey Nos. 5815 and 10346. Monuments
set on said surveys 5815 and 10346 were located and used for
control to determine the location of the boundaries of the
previously conveyed tract, Inst. No. 86-10400 O.R. and also
used for control to located the remaining property boundaries
except for the Southeasterly right-of-way line of Rogue River
Drive where the centerline as established on Deer Park
Estates was held.

The parcel boundaries were located per the clients
direction and the city approval.

**** RECEIVED ****
Date 5-24-95 By GS
This survey consists of:
1 sheet(s) Map
1 page(s) Narrative
JACKSON COUNTY
SURVEYOR

REGISTERED
PROFESSIONAL
LAND SURVEYOR

OREGON
JULY 16, 1967
GARY D. KAISER
No. 803

G. D. K.
EA 6-30-95