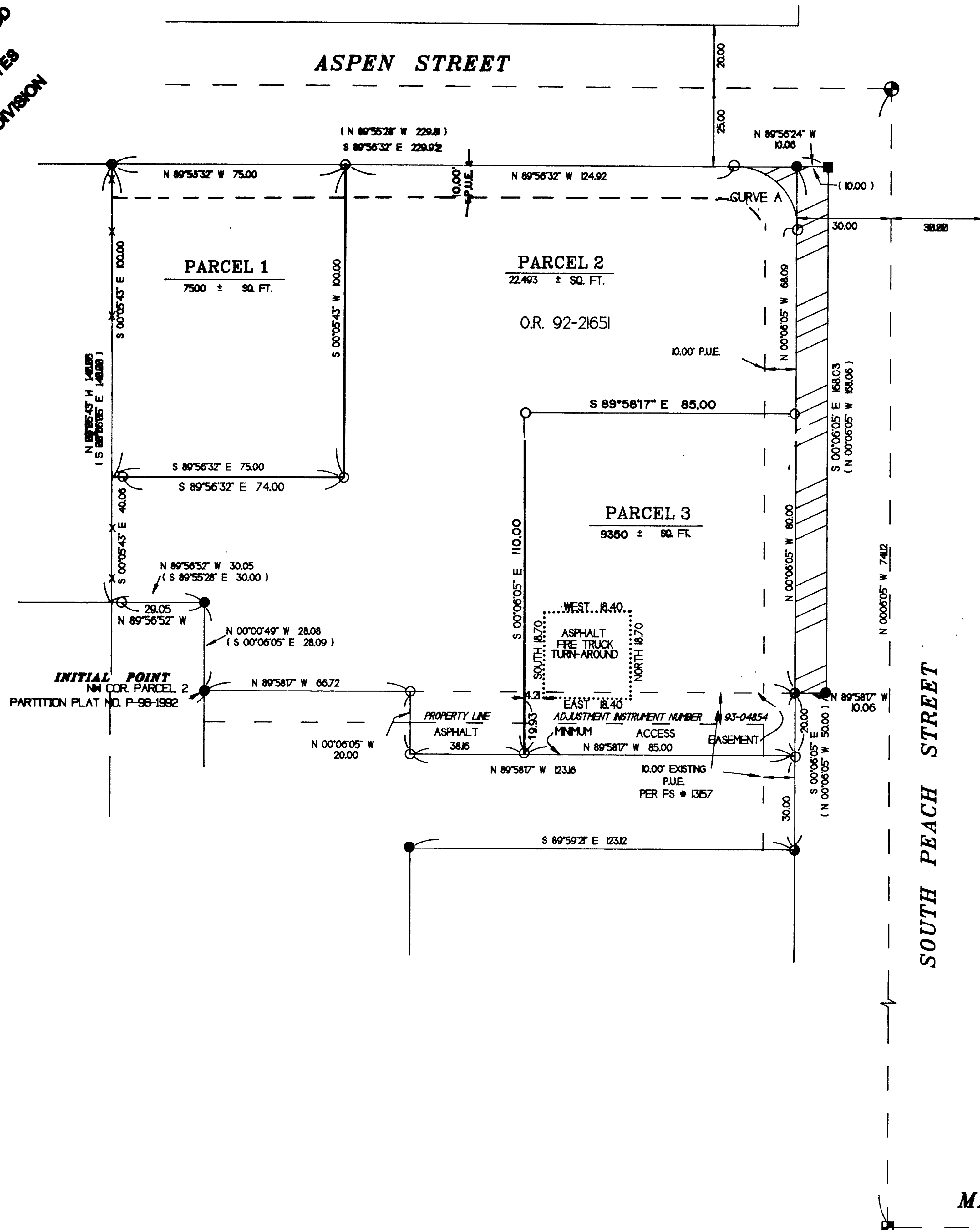


PEACHWOOD
ESTATES
SUBDIVISION



- SET 5/8" X 30" REBAR WITH YELLOW PLASTIC CAP MARKED "TEMPLIN LS2359"
- FD. 5/8" IRON ROD WITH PLASTIC CAP MARKED "D. HUCK" PER RS 13120
- ◐ FD. 5/8" IRON ROD WITH PLASTIC CAP MARKED "D. HUCK" PER RS 13157
- FD. IRON BOLT PER RS 13120
- ◑ FD. BRASS CAP PER PEACHWOOD ESTATES SUBDIVISION
- ▣ FOUND 3/4" IRON PIPE, AS SHOWN ON RS NO. 922
- () RECORD BEARING/DISTANCE PER RS 13120
- P.U.E. EASEMENT FOR PUBLIC UTILITIES, DRAINAGE, CABLE TELEVISION AND CONSTRUCTION AND MAINTENANCE OF SANITARY SEWER
- ▨ AREA TO BE DEDICATED FOR STREET PURPOSES

BEARINGS BASED UPON RS 13120
THE CENTERLINE OF PEACH STREET

" NARRATIVE IS SEPARATE DOCUMENT "

NOTE: AN EASEMENT TO CP NATIONAL CORPORATION (OR 90-31501 91-23655) IS NOT ABLE TO BE PLOTTED

PER CITY OF MEDFORD PLANNING STAFF REPORT, PARCEL 3 SHALL NOT TAKE ACCESS TO SOUTH PEACH STREET

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

Richard G. Templin
RICHARD G. TEMPLIN L.S. 2359

MARSHALL AVE.

RECEIVED
 DATE 5-31-95 BY CF
 2
 REPRESENTATIVE
 JACKSON COUNTY
 SURVEYOR

REGISTERED
 PROFESSIONAL
 LAND SURVEYOR
Richard G. Templin
 OREGON
 JULY 26, 1988
 RICHARD G. TEMPLIN
 2359
 My Certificate Expires Dec. 31, 1994

RICHARD TEMPLIN LAND SURVEYING
 100 POOREMAN CREEK RD. 897-2892 / 474-7720 JACKSONVILLE, OREGON

MINOR LAND PARTITION
 LOCATED IN
 D.L.C. NO. 84 IN THE SE 1/4 OF SECTION 36
 T.37S., R.2W., W.M.
 CITY OF MEDFORD, JACKSON COUNTY, OREGON

SURVEYED FOR: MR. ED COLIN
 1488 S. PEACH ST.
 MEDFORD, OREGON

DATE: April 17, 1995

RICHARD G. TEMPLIN
PROFESSIONAL LAND SURVEYOR
100 Poorman Creek Road
Jacksonville, Oregon 97530
Phone/Fax: (503) 899-2032 • 474-7720

14518

MINOR LAND PARTITION

SURVEY FOR: Mr. Ed Colin
1488 S. Peach
Medford, Oregon 97501

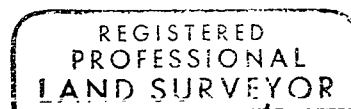
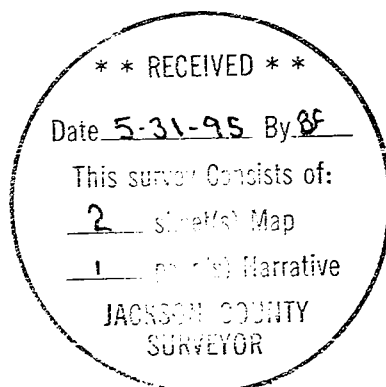
LOCATION: In D.L.C. No. 84, in the SE 1/4 of section 36,
Township 37 South, Range 2 West, of the
Willamette Meridian, Jackson County, Oregon.

PURPOSE: To survey and monument Partitions line as shown
on accompanying plat.

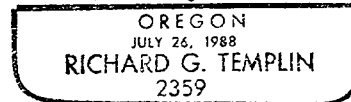
DATE: April 17, 1995

BASIS OF Bearings based upon filed survey number 13120, as
shown.

PROCEDURE: Tied monuments found on filed surveys 922, 13120
and 13157, computed newly created Partition lines
and set monuments, as shown.



Richard G. Templin



My Certificate Expires Dec. 31, 19 95

PARTITION PLAT NO. P-35-1995

LOCATED IN
D.L.C. No. 84, in the SE 1/4 of Section 36
Township 37 South, Range 2 West, of the Willamette Meridian
City of Medford, Jackson County, Oregon

RECORDER'S CERTIFICATE

Filed for record this 31 day of May, 1995
at 1:50 clock P.M. and recorded in VOL. 16 of Plats at
Page 35 of RECORDS OF JACKSON COUNTY, OREGON.

Kathleen D. Beckett Glenda E. Barthett
County Clerk Deputy

Filed in the Jackson County Surveyor's office as survey number 14518

WATER RIGHTS STATEMENT

Water rights are not appurtenant to the parcels as shown.

APPROVALS

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

James M. Emswiler May 25, 1995
Planning Director Date

Examined and approved this 15 day of May, 1995.

Paul Lewis
City Surveyor

ASSESSOR/ TAX APPROVAL

All taxes, fees, assessments or other charges as required by O.R.S. 92.095 have been paid, as of May 31 1995.

Ron Lindsey Deputy May 31 1995
Assessor Date

Carol Applegate, deputy May 31 1995
Tax Collector Date

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

M. G. Templin
RICHARD G. TEMPLIN L.S. 2359

SURVEYOR'S CERTIFICATE

I, Richard G. Templin, a duly registered surveyor of the State of Oregon, do hereby certify that this map correctly represents a survey made by me 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. The following is an accurate description of the parent tract, as set forth hereon:

Beginning at the INITIAL POINT, a 5/8" iron rod at the Northwest corner of Parcel 2, of Partition Plat number P-96-1992, of the "Record of Partition Plats" in Jackson County, Oregon, in the Southeast Quarter of Section 36, Township 37 South, Range 2 West of the Willamette Meridian, Jackson County, Oregon; thence North 00°00'49" West, 28.08 feet (Record, North 00°06'05" West, 28.09 feet) to a 5/8" iron rod; thence North 89°56'52" West, 30.05 feet (Record, North 89°55'28" West, 30.00 feet); thence North 00°05'43" West, 140.06 feet (Record, North 00°06'05" West, 140.00 feet) to a 5/8" iron rod on the South right of way line of Aspen Street; thence South 89°56'32" East, 229.87 feet (Record, South 89°55'28" West, 229.81 feet) to the Westerly right of way line of Peach Street; thence South 00°06'05" East, along said Westerly line, 168.06 feet; thence North 89°58'17" West (Record, North 89°55'53" West), 10.00 feet to a 5/8" iron rod; thence South 00°06'05" East, 20.00 feet to a 5/8" iron rod; thence North 89°58'17" West, 123.15 feet to a 5/8" iron rod (Record, North 89°55'53" West, 123.09 feet); thence North 00°06'05" East, 20.00 feet to a 5/8" iron rod on the North line of said Parcel 2; thence North 89°58'17" West, 66.72 feet (Record, North 89°55'53" West) to the true point of beginning.

M. G. Templin
Richard G. Templin L.S. 2359

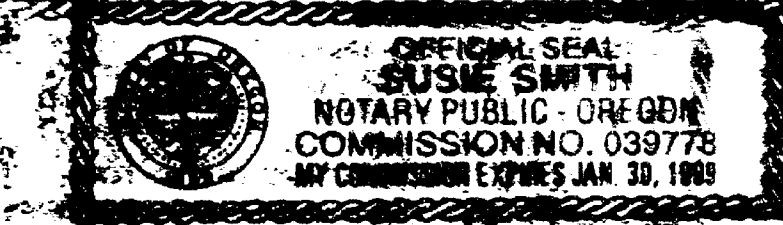
DECLARATION

DECLARATION

Know all men by these presents, that We, Edwin R. Colin and Lorraine A. Colin the owners in fee simple of the land shown hereon and that We have caused the same to be divided into parcels as shown hereon. We hereby dedicate and convey to the public, for public use, the 10.00 foot wide public utility easement and We do hereby make and create the Minimum Private Access Easement, as shown hereon.

Edwin R. Colin Lorraine A. Colin
Edwin R. Colin Lorraine A. Colin

STATE OF OREGON
COUNTY OF JACKSON)
SS.



This certifies that on this 4th day of May, 1995 before me a notary public, personally appeared Edwin R. Colin and Lorraine A. Colin and acknowledged the foregoing instrument to be of their voluntary act and deed.

Before me: Quinn Smith

We, Gerald A. Schatz, and Nettie J. Schatz, husband and wife; C.A. Galpin and Glenda Sue Galpin, husband and wife are the beneficiary of that certain Mortgage Holder, recorded July 21, 1992, as Document No. 92-21652. Official Records of Jackson County, Oregon, release from the lien of said Trust Deed, all property shown hereon as dedicated to the public for public use.

Gerald A. Schatz Nettie J. Schatz
Gerald A. Schatz Nettie J. Schatz

STATE OF Oregon
COUNTY OF Jackson)
SS.

This certifies that on this 5th day of May, 1995 before me a Notary Public, personally appeared Gerald A. Schatz and Nettie J. Schatz and acknowledged the foregoing instrument to be of their voluntary act and deed.

Before me: Stephanie D. Susi



C.A. Galpin Glenda Sue Galpin
C.A. Galpin Glenda Sue Galpin

STATE OF Oregon
COUNTY OF Jackson)
SS.

This certifies that on this 9th day of May, 1995 before me a Notary Public, personally appeared C.A. Galpin and Glenda Sue Galpin and acknowledged the foregoing instrument to be of their voluntary act and deed.

Before me: Stephanie D. Susi



REGISTERED PROFESSIONAL LAND SURVEYOR <u>M. G. Templin</u> OREGON RICHARD G. TEMPLIN 2359 <small>My Certificate Expires Dec. 31, 1997</small>	RICHARD TEMPLIN LAND SURVEYING <small>100 POORMAN CREEK RD. 899-2022 / 474-7720 JACKSONVILLE, OREGON</small> MINOR LAND PARTITION <small>LOCATED IN</small> D.L.C. No. 84, in the SE 1/4 OF SECTION 36, T.37S., R.2W., W.M. CITY OF MEDFORD, JACKSON COUNTY, OREGON <small>SURVEYED FOR:</small> Mr. Ed Colin 1488 S. Peach St. Medford, Or. 97501 <small>DATE:</small> April 17, 1995