

APPROVAL: *[Signature]* 6/22/95
ASHLAND PLANNING DEPARTMENT DATE
PA # 94-143

APPROVAL:
Examined and approved this 19th day of June 1995
[Signature]
City Surveyor

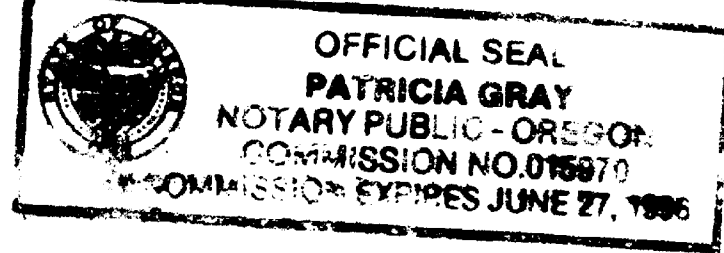
We certify that pursuant to authority granted to us by the Ashland Planning Commission in open meeting Dec. 13, 1994 this map is hereby approved.
Dated this 19th day of June 1995
[Signature] President
[Signature] Secretary

DECLARATION

KNOW ALL PERSONS BY THESE PRESENTS, that I, Mary E. Nelke, am the owner in fee simple of the lands described hereon in the "Surveyor's Certificate" and that I have caused the partitioning as shown hereon. That area of Parcel 2 designated as a "Mutual Private Access Easement" shall be utilized for mutual ingress and egress to Parcel 1 and Parcel 2. Restrictions of any kind, maintenance of said "Mutual Private Access", and to the extent these or other provisions that are felt necessary by the declarant herein, shall be set forth as encumbrances in the deed conveying said parcels to the new landowners, their heirs, assigns, or successors in interest. Public and private emergency vehicles shall have the right of ingress and egress over said "Mutual Private Access Easement". Also, I do hereby dedicate to the public for public utility purposes, a 10.00' foot wide easement over and across the south portion of Parcel No. 1 & 2 as shown hereon; and designated "Encroachment Easement". Also, I do hereby create a perpetual encroachment easement for a garage and vehicular storage over a portion of Parcel No. 2 as shown hereon, to benefit the owner of Parcel No. 1, their heirs, assigns or successors in interest.

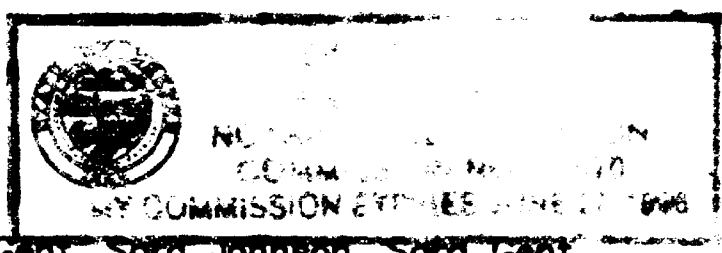
Mary E. Nelke
MARY E. NELKE

STATE OF OREGON
County of Jackson
Personally appeared before me the above named Mary E. Nelke and acknowledged the foregoing instrument to be her voluntary act and deed.
Before me this 22nd day of May 1995
[Signature]
Notary Public for Oregon

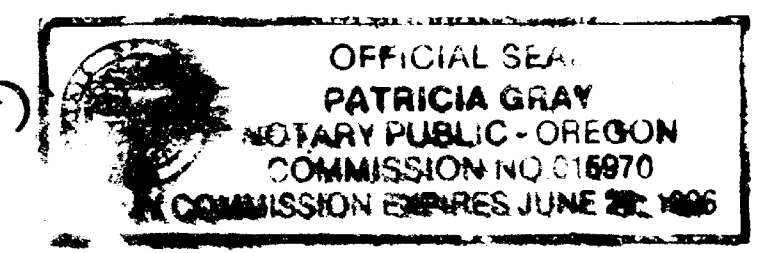


David C. Gent, Sara Johnson, and Sara Gent, the undersigned beneficiaries of a certain Trust Deed recorded October 3, 1994 as Document No. 94-35334 of the Official Records of Jackson County, Oregon, and Clarice B. Mayfield the undersigned beneficiary of a certain Trust Deed recorded June 13, 1995 as Document No. 95-15719 of said Official Records, affecting the lands described herein, hereby releases from the lien of said Trust Deeds all property shown hereon as being dedicated to the public for use as public utility easements.
David C. Gent *Sara Johnson* *Sara Gent* *Clarice B. Mayfield*

STATE OF OREGON
County of Jackson
Personally appeared before me the above named David C. Gent, Sara Johnson, Sara Gent, and acknowledged the foregoing instrument to be their voluntary act and deed.
Before me this 22nd day of May 1995
[Signature]
Notary Public for Oregon



STATE OF OREGON
County of Jackson
Personally appeared before me the above named Clarice B. Mayfield and acknowledged the foregoing instrument to be her voluntary act and deed. Before me this 16 day of JUNE, 1995
[Signature]
Notary Public for Oregon



SURVEYORS CERTIFICATE

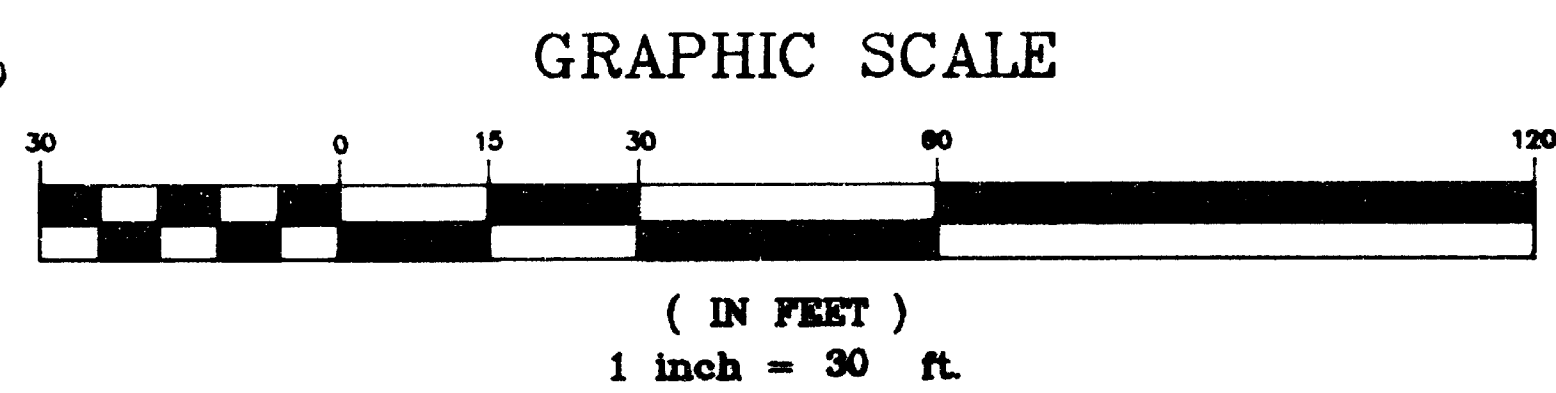
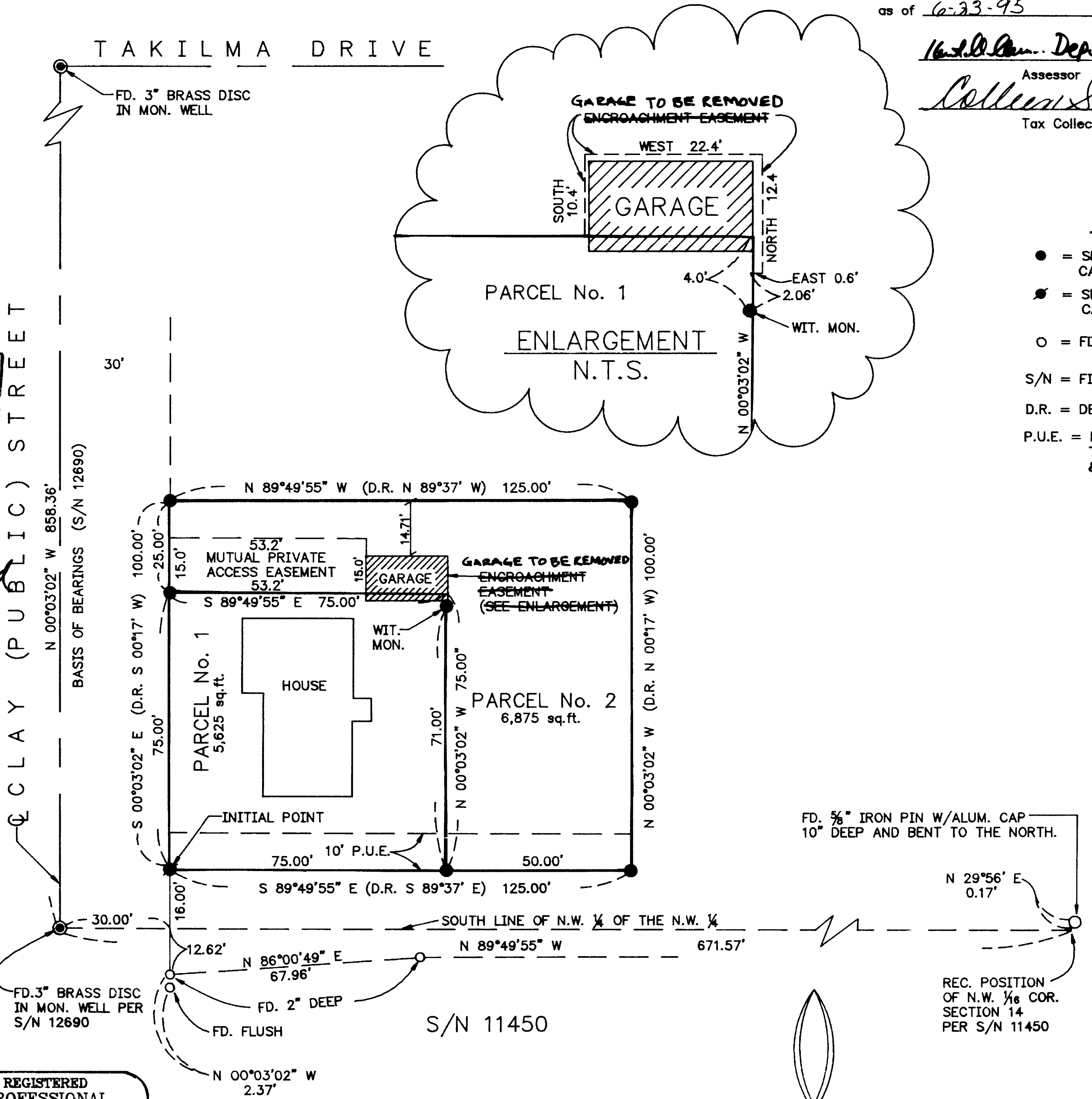
I, Richard L. Bath, being first duly sworn, do hereby certify that I am a duly Registered Land Surveyor of the State of Oregon, License No. 1069, and I further do hereby declare that this plat correctly represents a survey made by me or under my direction, and that I have correctly surveyed and marked with proper monuments the tract of land hereon shown, and that said plat and survey conform with the ordinances of the City of Ashland and the statutes of the State of Oregon, and that the following is an accurate title description of the outside boundary of said tract:

Commencing at the Northwest One-Sixteenth (1/16) corner of Section 14 in Township 39 South, Range 1 East of the Willamette Meridian in Jackson County, Oregon, thence North 89°49'55" West, along the south line of the Northwest Quarter of the Northwest Quarter of said Section 14, a distance of 641.57 (deed record North 89°37' West 630.0 feet), to a point situated on the east right-of-way line of Clay (Public) Street, thence North 00°03'02" West (deed record North 00°17' West), along said right-of-way line, 16.00 feet to a 5/8" iron pin marking the INITIAL POINT OF BEGINNING; thence South 89°49'55" East (deed record South 89°37' East) 125.00 feet to a 5/8" iron pin; thence North 00°03'02" West (deed record North 00°17' West) 100.00 feet to a 5/8" iron pin; thence North 89°49'55" West (deed record North 89°37' West) 125.00 feet to a 5/8" iron pin situated on said east right-of-way line of Clay (Public) Street; thence South 00°03'02" East (deed record South 00°17' East), along said right-of-way line, 100.00 feet to the initial point of beginning.

REGISTERED PROFESSIONAL LAND SURVEYOR

Richard L. Bath
OREGON
JULY 30, 1979
RICHARD L. BATH
No. 1069
EXP. 12/31/95

LAND PARTITION SURVEY
PARTITION PLAT NO. P-44-1995
LOCATED IN
N.W. 1/4 OF SECTION 14, T39S, R1E, W.M.
CITY OF ASHLAND, JACKSON COUNTY, OREGON
FOR
MARY E. NELKE
704 CLAY STREET
ASHLAND, OREGON 97520
MARCH 20, 1995



RECORDER'S CERTIFICATE:
Filed for record this 23 day of June 1995, at 3:28
O'Clock, P.M., and recorded as PARTITION PLAT NO. P-44-1995
of "RECORD OF PARTITION PLATS" in Jackson County, Oregon.
INDEX VOLUME 6 PAGE 44
Kathleen S. Beckett County Clerk
Glenda E. Bartlett Deputy
Filed in the Office of Jackson County Surveyor as Survey No. 14563

WATER RIGHT STATEMENT:
THERE IS NO WATER RIGHT APPURTENANT TO THIS PROPERTY.

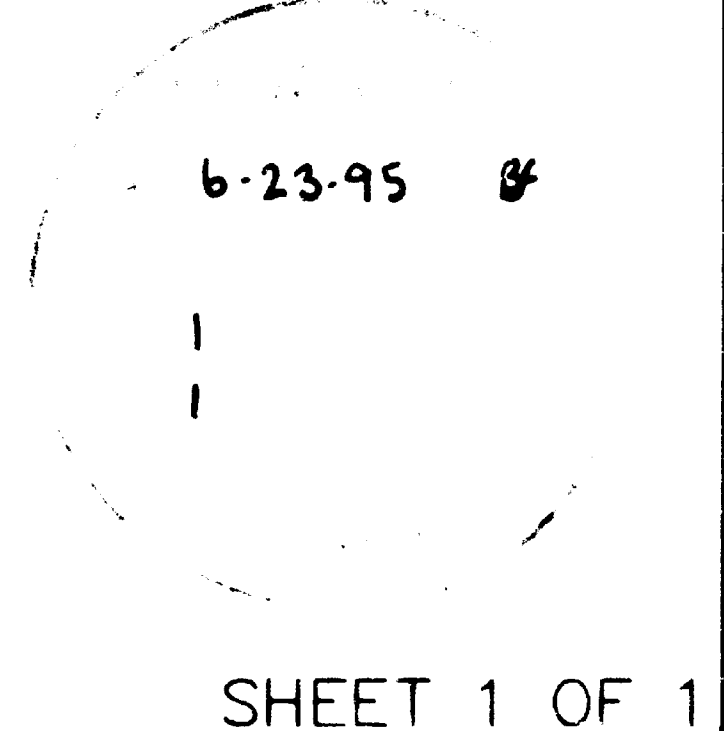
ASSESSMENT AND TAXATION:
All taxes, fees, assessments or other charges as required by O.R.S. 92.095 have been paid as of 6-23-95, 1995.
W. D. Ann Deputy 6-23-95
Assessor
Colleen Skarped Tax Collector 6-23-95

- LEGEND
- = SET 5/8" X 24" IRON REBAR W/ORANGE PLASTIC CAP MARKED "HARDEY ENG. & ASSOC."
 - ✦ = SET 5/8" X 30" IRON REBAR W/ORANGE PLASTIC CAP MARKED "HARDEY ENG. & ASSOC."
 - = FD. MONUMENT W/PLASTIC CAP PER S/N 11450
- S/N = FILED SURVEY No.
D.R. = DEED RECORD, JACKSON COUNTY, OREGON
P.U.E. = PUBLIC UTILITIES EASEMENT TO INCLUDE ELECTRIC, TELEPHONE, GAS, TV. CABLE, STORM DRAIN, WATER, & SANITARY SEWER

BASIS OF BEARING
1968 NOAA TRUE MERIDIAN ALONG THE NORTH-SOUTH CENTERLINE SECTION 14, DERIVED FROM MONUMENTATION ALONG THE CENTERLINE OF CLAY STREET AS SHOWN ON SURVEY No. 12690.

ENCUMBRANCES OF RECORD:
1. C.O.P. Co. POWERLINE EASEMENT PER VOL. 244 PAGE 51, DEED RECORDS (WITHIN 10' P.U.E.)

SURVEY BY:
HARDEY ENGINEERING & ASSOC. INC.
BY: RICHARD L. BATH LS 1069
P.O. BOX 1625
MEDFORD, OREGON 97501-0124



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

SURVEY FOR: MARY NELKE
704 Clay Street
Ashland, Oregon 97520

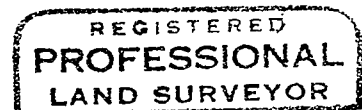
LOCATION: Northwest 1/4 Section 14, Township 39 South, Range 1 East of the Willamette Meridian, in the City of Ashland, Jackson County, Oregon.

DATE: March 20, 1995

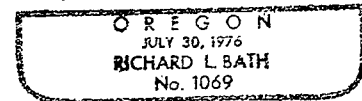
PURPOSE: Locate and monument the exterior boundaries of the parent tract, and partition the tract into two parcels as approved by City file P.A. 94-143 and shown on the attached plat map.

PROCEDURE: Monuments set on Filed Surveys Nos. 11450 and 12690 were located and their positions evaluated for control. A title search indicates that the subject tract was created first in 1949 per an Owners Report for Alvin Bounds. Adjacent title search finds no discrepancies in title lines. The outside boundary was determined per deed recorded as No. 94-35333 of the Official Records. Though the brass disc as set per Survey No. 12690 on the centerline of Clay Street does not indicate a relationship to the south boundary of the North 1/2 of the Northwest 1/4 of Section 14, it is found to be situated on said line based on bearings and monumentation per Survey No. 11450.

BASIS OF BEARING: True Meridian at the North-South centerline of Section 14 as derived from the Jackson County Surveyor's 1968 N.O.A.A. net. Reference bearing for this survey taken from the North-South centerline of Clay Street per Survey No. 12690.



Richard L. Bath



Exp 12-31-95

Tax Lot : 391E14BB, T.L. 2700

HARDEY ENGINEERING & ASSOC., INC.
Richard L. Bath RLS NO. 1069
P.O. Box 1625
Medford, OR 97501-0124
(503)772-6880

