

LAND PARTITION SURVEY

PARTITION PLAT NO. P-75-1995

located in D.L.C. No. 40 in the NE 1/4 of Section 8, T. 39 S., R. 1 E., W.M., in the City of Ashland, Jackson County, Oregon for

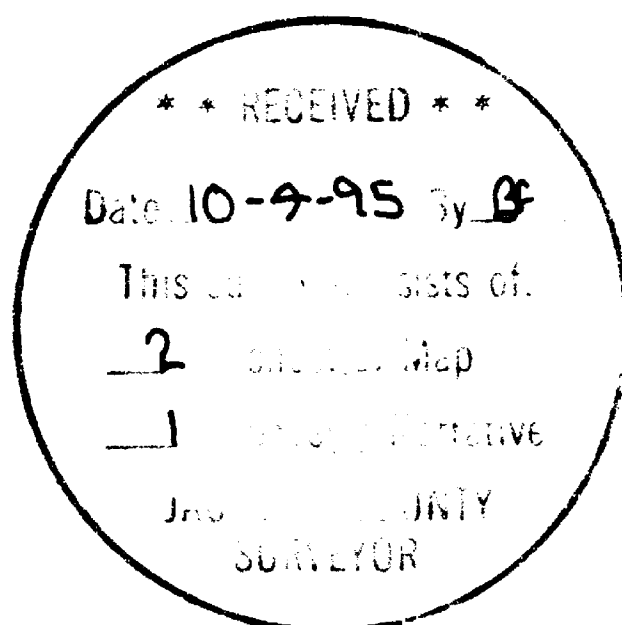
Larry and Bea Carlson 109 Church Street Ashland, Oregon 97520

SURVEYED BY: Edwards Surveying and Land Planning, Inc. 816 West 8th Street Medford, Oregon 97501 Phone (503) 776-2313 598 NE "E" Street, Suite B Grants Pass, Oregon 97526 Phone (503) 471-7059

REGISTERED PROFESSIONAL LAND SURVEYOR

DAVID A. EDWARDS 2339 Expires 12/31/95

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



RECORDING

FILED FOR RECORD THIS THE 04 DAY OF October, 1995 AT 11:29 O'CLOCK A.M. AND RECORDED AS PARTITION PLAT NO. P-75-1995 OF THE RECORDS OF JACKSON COUNTY, OREGON. INDEX VOLUME 6, PAGE 75

Kathleen S. Beckett County Clerk Glenda E. Bartlett Deputy

COUNTY SURVEYOR FILE NO. 14682

DATE: August 8, 1995

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

APPROVAL:

Bill Holman 9/12/95 ASHLAND PLANNING COMMISSION P.A.# 95-019 DATE

APPROVAL:

Examined and approved this 31st day of August, 1995.

James Holman City Surveyor

We certify that pursuant to authority granted to us by the Ashland Planning Commission in open meeting of April 11, 1995, this map is hereby approved.

Dated this 12th day of September, 1995.

Barbara C. Jenkins President Bill Holman Secretary

DECLARATION

KNOW ALL PERSONS BY THESE PRESENTS, that we, Lawrence J. Carlson and Beatrice E. Carlson are the owners in fee simple of the lands as described hereon in the "Surveyor's Certificate" and that Liberty Federal Bank, S.B., PNC Bank, N.A., a National Banking Association and Washington Mutual, a Federal Savings Bank, a Washington Corporation are beneficiary interest holders in said lands and that we have caused the partitioning as shown hereon. We do hereby dedicate to the City of Ashland the public utility easements as shown hereon.

Lawrence J. Carlson Lawrence J. Carlson

Beatrice E. Carlson Beatrice E. Carlson

Janice M. Brigham Liberty Federal Bank S.B.

John V. Wallace Washington Mutual

STATE OF OREGON } ss August 18, A.D. 1995. County of Jackson

Personally appeared before me the above named Lawrence J. Carlson and Beatrice E. Carlson, each of whom did acknowledge the foregoing instrument to be their voluntary act and deed.

Before me: Tom R. Clark Notary Public - Oregon

STATE OF Oregon } ss August 17, A.D. 1995. County of Jackson

Personally appeared before me the above named Janice M. Brigham who did say that she is an authorized representative of said Liberty Federal Bank, S.B., and who did acknowledge the foregoing instrument to be his voluntary act and deed on behalf of said bank.

Before me: Lisa M. Borkenoggen Notary Public - Oregon

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 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:

Commencing at the Southwest Corner of Donation Land Claim Number 40, Section 8, Township 39 South, Range 1 East, Willamette Meridian in Jackson County, Oregon; thence North 0' 05' 04" East, along the Westerly line of said Donation Land Claim, 1098.37 feet; thence North 59' 27' 40" East 951.53 feet to a 5/8 inch by 30 inch steel pin marking a point on the Northeastly line of that tract described in Volume 441, Page 317, Deed Records for said County and State, said point also being the INITIAL POINT; thence North 31' 59' 38" East 91.72 feet to the Northeast corner of said tract; thence South 58' 00' 22" West 50.00 feet to point on Southwesterly line of that tract described in Volume 4, Page 754, Deed Records for said County and State; thence North 31' 59' 38" West 115.50 feet to the Northwest corner of that tract described in Volume 4, Page 453, Deed Records for said County and State; thence South 58' 56' 44" West 116.98 feet to the Northwest corner of that tract described in Volume 8, Page 740, Deed Records for said County and State; thence South 31' 59' 38" East 204.90 feet to a point on the Northwesterly right of way line of Church Street; thence North 59' 27' 40" East, along said right of way line, 167.02 feet to the initial point.

David A. Edwards Surveyor

All taxes, fees, assessments or other charges as required by O.R.S. 92.095 have been paid as of October 3, 1995.

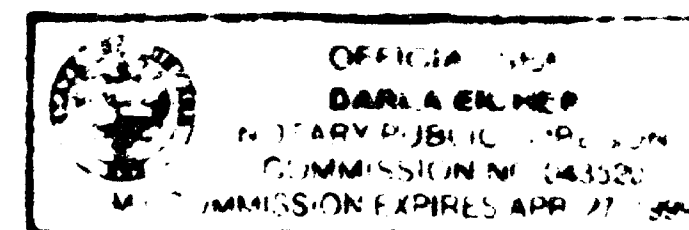
Assessor Date October 3, 1995

Tax Collector Date October 3, 1995

STATE OF Oregon } ss Aug. 21, A.D. 1995. County of Jackson

Personally appeared before me the above named John V. Wallace who did say that he is an authorized representative of said Washington Mutual, and who did acknowledge the foregoing instrument to be his voluntary act and deed on behalf of said corporation.

Before me: Darla Eicher Notary Public - Oregon



Edwards Surveying & Land Planning Inc.

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



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SURVEYING • ENGINEERING • PLANNING

SURVEY NUMBER 14682

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

SURVEY FOR: Larry and Bea Carlson
109 Church Street
Ashland, Oregon 97520

LOCATION: In D.L.C. No. 40 in the NE 1/4 of Section 8,
T. 39 S., R. 1 E., W.M., City of Ashland,
Jackson County, Oregon.

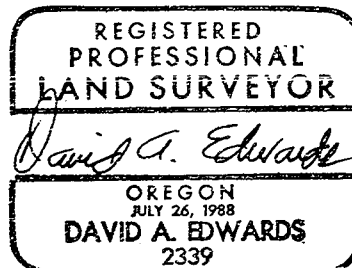
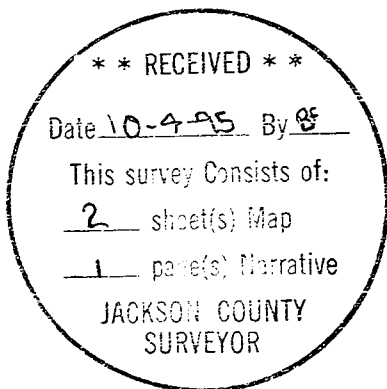
PURPOSE: LAND PARTITION: City Planning Dept. File Number
P.A. 95-019: To locate and monument the
boundaries of Parcels 1, 2 and 3 as shown on
the accompanying plat.

PROCEDURE: Utilizing for control the center line monuments
shown, as well as data found in the referenced
deeds and in Survey Number 10628, computed the
necessary boundary positions. 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 East line of Section 8 as
derived from the 1968 Jackson County Surveyor
N.O.A.A. net. Reference bearing for this survey
was taken from the center line of Church Street
as shown on Survey Number 10628.

EQUIPMENT: Nikon DTM-A10LG Electronic Total Station.

DATE COMPLETED: August 8, 1995.



Expires 12/31/95

