

OREGON HILLS SUBDIVISION, UNIT NO. 4

Located in:

The S.E. 1/4 of Section 22, T.37S., R.1W., W.M.,
City of Medford, Jackson County, Oregon

*** SURVEYOR'S CERTIFICATE ***

KNOW ALL MEN BY THESE PRESENTS, that, NOEL A. MOORE dba W.L. MOORE CONSTRUCTION Co., is the owner in fee simple of the lands hereon described, and that I have subdivided the same into lots and streets as shown hereon, and the number of each lot and the course and length of all lines are plainly set forth, and that this plat is a correct representation of the subdivision, and I do hereby dedicate to the public for public use the streets shown hereon, together with those easements labeled as public utility easements, drainage easements, drainage maintenance easements, and the Northerly 12 feet of the drainage maintenance easement through lots 94, 106, 111, 112, 113, 114, 115, 116 and 117 for an accessway for a bicycle and pedestrian pathway, and I hereby grant to the City of Medford in fee simple, that area portrayed and designated hereon as one foot street plugs. By its approval of this plat, the City of Medford declares that upon dedication of the extension of the affected streets, it thereby dedicates the street plugs for public street purposes. I hereby designate said subdivision as OREGON HILLS SUBDIVISION, UNIT NO. 4.

IN WITNESS WHEREOF, I have set my hand and seal this 19th day of September, 1995

W.L. MOORE CONSTRUCTION CO.:

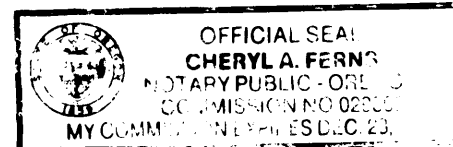
Noel A. Moore
NOEL A. MOORE

STATE OF OREGON)
County of Jackson) ss.

Date: September 19, 1995

Personally appeared the above named NOEL A. MOORE and acknowledged the foregoing instrument to be his voluntary act and deed.

Before me:



Cheryl A. Ferns
Exp. 12-23-97

For order of the County Court approving this plat see Volume _____, page _____ of County Commissioners Journal of Proceedings.

Filed for record this 12 day of October, 1995 at 10:12 O'clock A.M. and recorded in Volume 20 of Plats at page 52 of Records of Jackson County, Oregon.

Kathleen S. Beckett
County Clerk

Cheryl A. Ferns
Deputy

STATE OF OREGON)
County of Jackson)ss

*** SURVEYOR'S CERTIFICATE ***

I, Douglas C. McMahan, a duly 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 hereon shown and the plat is a correct representation of the same, and the following is an accurate description of the boundary lines:

Commencing at a 1 1/2 inch iron pipe found set for the East Northeast corner of Donation Land Claim No. 62 in Township 37 South, Range 1 West of the Willamette Meridian, Jackson County, Oregon; thence South 00°07'41" West along the Easterly line of said claim, 2587.27 feet; thence, leaving said Easterly line, North 89°52'19" West 30.00 feet to a brass disc set in concrete for the INITIAL POINT OF BEGINNING, said brass disc also being the Initial Point for OREGON HILLS SUBDIVISION, UNIT NO. 1, according to the Official Plat thereof, now of record in Jackson County, Oregon; thence, along the Northerly line of said Subdivision, North 78°00'00" West 155.00 feet; thence North 63°15'58" West 266.11 feet; thence North 20°15'16" West 107.21 feet; thence North 64°50'00" West 79.66 feet; thence North 77°00'00" West 265.00 feet; thence North 72°30'00" West 200.00 feet; thence North 66°48'00" West 89.58 feet; thence, leaving the Northerly line of said subdivision, North 00°07'41" East 370.00 feet; thence North 46°00'23" East 357.86 feet; thence South 28°02'32" East 220.00 feet; thence North 48°23'26" East 140.71 feet; thence South 89°52'19" East 245.00 feet; thence North 00°07'41" East 90.00 feet; thence South 89°52'19" East 350.00 feet; thence South 00°07'41" West 1048.00 feet; thence North 89°52'19" West 30.00 feet to the Initial Point of Beginning.

Douglas C. McMahan
SURVEYOR

*** APPROVALS ***

MEDFORD CITY PLANNING:

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

James M. Eichel
Planning Director

Oct 9, 1995
Date

Examined and approved this 18th day of September, 1995.

Robert Seal
City Engineer

Paul D. Lewis
City Surveyor

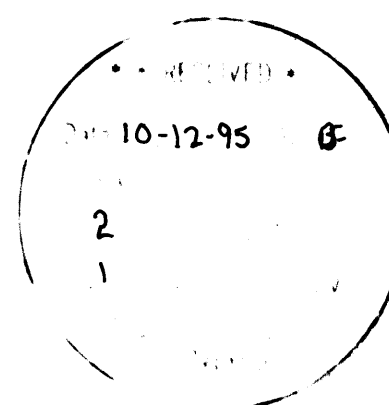
Examined and approved as required by O.R.S. 92.100 as of October 11, 1995.

Ann E. Cacka Deputy
Assessor, Department of Assessment

Examined and approved as required by O.R.S. 92.095 as of October 11, 1995.

Lynnda Admitt Deputy
Tax Collector

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



REGISTERED
PROFESSIONAL
LAND SURVEYOR

Douglas C. McMahan
OREGON
JULY 18, 1960
DOUGLAS C. McMAHAN
No. 1913

Expires 12/31/96

I certify this plat to be an exact photocopy of the original.

Douglas C. McMahan
SURVEYOR

500
600

HOFFBUHR & ASSOCIATES, INC.
1062 E. Jackson Street
Medford, Oregon 97504-7027

3:57

10 / 101

(503) 779-4641

11 L / 60

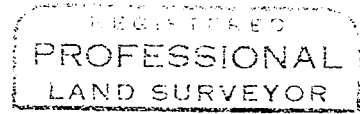
14692

20 / 52

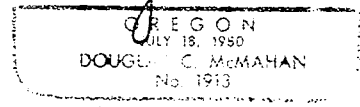
AFFIDAVIT OF CORRECTION
pursuant to O.R.S. 209.255

I, Douglas C. McMahan, Registered Professional Land Surveyor of the State of Oregon, No. 1913, do hereby state that I have discovered a drafting error on my Plat of OREGON HILLS SUBDIVISION, UNIT NO. 4, filed for record the 12th day of October 1995, and recorded in Volume 20 of Plats, page 52 of Records of Jackson County, Oregon and recorded in Office of Jackson County Surveyor as: County Surveyor File No. 14692.

Douglas C. McMahan, L.S. 1913



Douglas C. McMahan

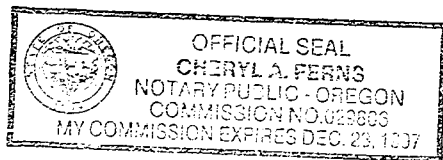


Expires 12/31/96

STATE OF OREGON)
County of Jackson) ss.

October 16 A.D. 1995

Personally appeared the above named Douglas C. McMahan, a Registered Professional Land Surveyor, and acknowledged the foregoing instrument to be his voluntary act and deed.
Before me:



Cheryl A. Ferns

The correction is: Street Name

As filed: " INNSBRUCKRIDGE STREET "

Change to: " INNSBRUCK RIDGE "

The Jackson County Surveyor hereby certifies that this Affidavit of Correction has been examined and approved for recording.

October 23, 1995
Date

Roger Roberts
Jackson County Surveyor

Jackson County, Oregon
Recorded
OFFICIAL RECORDS

(orh4afcr.dcm)

3:57 OCT 23 1995 PM

Arthur S. Beck
County Clerk

SURVEY NO. 14692

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

Survey for: W.L. Moore Construction Co.
3600 Westover Terrace
Central Point, Oregon 97502

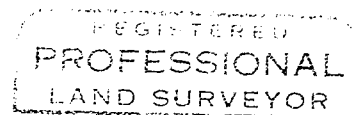
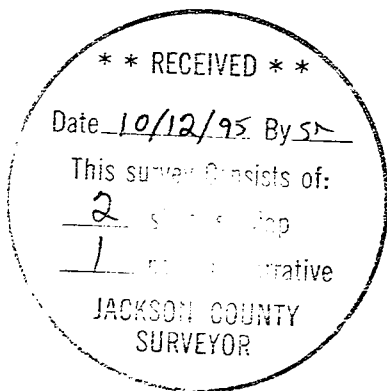
Location: Southwest one-quarter (1/4) and the Southeast one-quarter (1/4) of Section 22, Township 37 South, Range 1 West, Willamette Meridian, City of Medford, Jackson County, Oregon

Purpose: To survey, monument and prepare plat of OREGON HILLS SUBDIVISION, UNIT NO. 4, per client's request and City of Medford File No. LDS-94-11

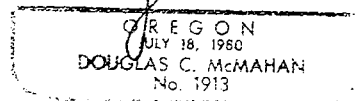
Procedure: Utilizing found monumentation per plat of Oregon Hills Subdivision, Unit No. 1 and the monuments on the Easterly boundary of Donation Land Claim No. 62 as shown for control, I established monuments as shown on the accompanying map.

Basis of Bearing: Filed Survey No. 9158 (DLC line)

Date: September 20, 1994



Douglas C. McMahan



Douglas C. McMahan
L.S. 1913 - Oregon
Expires 12/31/94
Hoffbuhr & Associates, Inc.
1062 East Jackson Street
Medford, Oregon 97504

LINE TABLE

LINE	DIRECTION	DISTANCE
D1	N54°58'40"E	33.10'
D2	N57°04'33"E	30.76'
D3	N56°53'05"E	53.63'
D4	N44°11'19"E	28.53'
P1	N89°52'19"W	10.00'
P2	N53°21'58"W	48.52'
P3	N51°20'24"E	25.50'
S1	N00°07'41"E	34.43'
S2	N71°40'48"W	259.60'
S3	N00°07'41"E	53.21'
S4	N14°04'55"E	52.40'
S5	N71°40'48"E	37.40'
S6	S58°21'24"W	53.62'
S7	N63°15'58"W	23.24'
S8	EAST	140.00'
S9	S00°07'41"W	81.39'

I certify this plat to be an exact photocopy of the original
 Douglas C. McMahan
 SURVEYOR

RECEIVED
 Date 10-12-95 By [Signature]
 This survey consists of:
 2 sheet's Map
 1 page/s Narrative
 JACKSON COUNTY SURVEYOR

OREGON HILLS SUBDIVISION, UNIT NO. 4

Located in:

The S.E. 1/4 of Section 22, T.37S., R.1W., W.M.
 City of Medford, Jackson County, Oregon

CURVE TABLE

CURVE	DELTA	RADIUS	LENGTH	CHORD	BEARING
1	18°35'41"	250.00'	81.13'	80.78'	S09°25'31"W
2	11°05'53"	300.00'	58.11'	58.02'	S05°25'15"E
3	23°24'37"	300.00'	122.58'	121.73'	S22°40'30"E
4	12°14'16"	350.00'	74.76'	74.61'	N29°38'42"W
5	11°04'38"	350.00'	67.67'	67.56'	N17°59'15"W
6	12°34'37"	350.00'	76.83'	76.67'	N06°09'38"W
7	07°35'24"	300.00'	39.74'	39.71'	N03°55'23"E
8	11°00'17"	300.00'	57.62'	57.53'	N13°13'14"E
9	23°34'41"	175.00'	72.02'	71.51'	S11°39'40"E
10	12°36'29"	125.00'	27.51'	27.45'	N06°10'34"W
11	26°10'48"	125.00'	57.12'	56.62'	N25°34'12"W
12	36°22'51"	125.00'	79.37'	78.04'	N56°51'01"W
13	41°54'21"	125.00'	91.42'	89.40'	N54°05'16"W
14	12°24'38"	175.00'	37.91'	37.83'	N39°20'24"W
15	06°41'17"	175.00'	20.43'	20.42'	N48°53'22"W
16	90°46'01"	20.00'	31.68'	28.47'	N06°51'00"W
17	25°58'22"	350.00'	158.66'	157.30'	N25°32'50"E
18	26°13'09"	300.00'	137.28'	136.09'	N25°40'14"E
19	88°59'12"	20.00'	31.06'	28.03'	N83°16'24"E
20	66°33'07"	45.00'	52.27'	49.38'	N69°50'40"W
21	38°58'33"	45.00'	30.59'	30.00'	S57°24'30"W
22	79°36'14"	45.00'	62.52'	57.61'	S01°51'54"E
23	73°04'48"	45.00'	57.40'	53.58'	S78°12'25"E
24	62°30'49"	20.00'	21.82'	20.75'	S83°29'24"E
25	83°00'51"	20.00'	28.98'	26.51'	N10°43'34"W
26	10°28'33"	350.00'	63.99'	63.90'	N25°32'35"E
27	16°07'35"	350.00'	98.51'	98.19'	S12°14'31"W
28	04°03'02"	350.00'	24.74'	24.74'	S02°09'12"W
29	05°38'44"	300.00'	29.56'	29.55'	N02°57'03"E
30	22°44'41"	300.00'	119.09'	118.31'	N17°08'45"E
31	99°14'54"	20.00'	34.64'	30.47'	N78°08'33"E
32	19°05'55"	125.00'	41.67'	41.47'	S42°41'03"E
33	04°09'10"	175.00'	12.68'	12.68'	S35°12'40"E
34	37°45'11"	175.00'	113.24'	113.24'	S56°09'51"E
35	75°10'07"	75.00'	98.40'	91.49'	S37°27'23"E
36	18°07'34"	225.00'	71.18'	70.88'	S08°56'06"E
37	18°35'41"	275.00'	89.25'	88.86'	N09°25'31"E
38	35°15'14"	325.00'	199.97'	196.83'	N17°29'56"W
39	29°36'48"	325.00'	167.98'	166.11'	N27°22'03"E
40	04°24'27"	325.00'	25.00'	24.99'	N39°58'13"E
41	37°38'19"	325.00'	213.50'	209.68'	N18°56'50"E
42	19°05'55"	150.00'	50.00'	49.77'	N42°41'03"W
43	41°54'21"	150.00'	109.71'	107.28'	N54°05'16"W
44	75°10'07"	100.00'	131.19'	121.99'	N37°27'23"W
45	20°29'14"	200.00'	71.51'	71.13'	N10°06'56"W
46	22°37'11"	20.00'	7.90'	7.84'	S40°55'24"E
47	06°57'18"	45.00'	5.46'	5.46'	S33°05'27"E

HOFFBUHR & ASSOCIATES, INC.
 1062 E. JACKSON STREET MEDFORD, OREGON
 (503)779-4641
 BY: DOUGLAS C. McMAHAN PLS No. 1913
 SCALE: 1 inch = 80 feet July 27, 1995
 BASIS OF BEARING: Filed Survey No. 9158 (DLC LINE)

- = Set 5/8"x24" Iron pin with plastic cap stamped "D. McMahan LS 1913".
- ⊗ = Set 5/8"x30" Iron pin with plastic cap stamped "D. McMahan LS 1913".
- = Found 5/8" Iron pin stamped "D. McMahan LS 1913".
- ⊙ = Found 5/8" Iron pin stamped "Kaiser RLS 803".
- ⊕ = Found brass cap monument, unless otherwise noted
- ⊙ = Set brass disc in monument case per City of Medford Standard Drawing No. 94-2, stamped "LS 1913"
- PUE = Easement for public utilities, storm drainage, gas, water, electric, telephone, cable television and sanitary sewer construction and maintenance
- S/N = Filed Survey Number

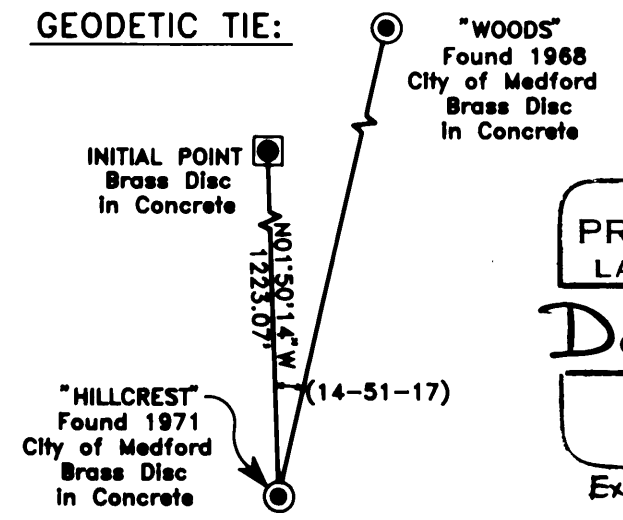
- NOTES:
- 1.) PUE and 20' wide easement for access and maintenance of drainage area, the Northerly 12' reserved for bicycle and pedestrian access
 - 2.) PUE and easement area for maintenance of drainage area
 - 3.) An easement in favor of California Oregon Power Company per Volume 237, Page 400 Jackson County Deed Records (unable to determine location)

LOT TABLE

94	14,569	115	14,455
95	10,800	116	15,476
96	12,000	117	16,836
97	15,548	118	11,390
98	13,334	119	18,109
99	14,993	120	15,246
100	15,713	121	14,482
101	18,236	122	14,475
102	11,574	123	14,475
103	11,574	124	15,639
104	11,574	125	14,736
105	11,609	126	15,000
106	15,015	127	15,000
107	12,336	128	14,537
108	21,061	129	20,764
109	15,000	130	13,718
110	14,988	131	12,750
111	18,362	132	12,736
112	18,744	133	13,203
113	19,479	134	14,999
114	19,518	135	13,200
		136	13,200
		137	17,230
		138	15,597

OREGON HILLS SUBDIVISION, UNIT NO. 1

GEODETIC TIE:



REGISTERED PROFESSIONAL LAND SURVEYOR
 Douglas C. McMahan
 OREGON
 DOUGLAS C. McMAHAN No. 1913
 Expires 12/31/96