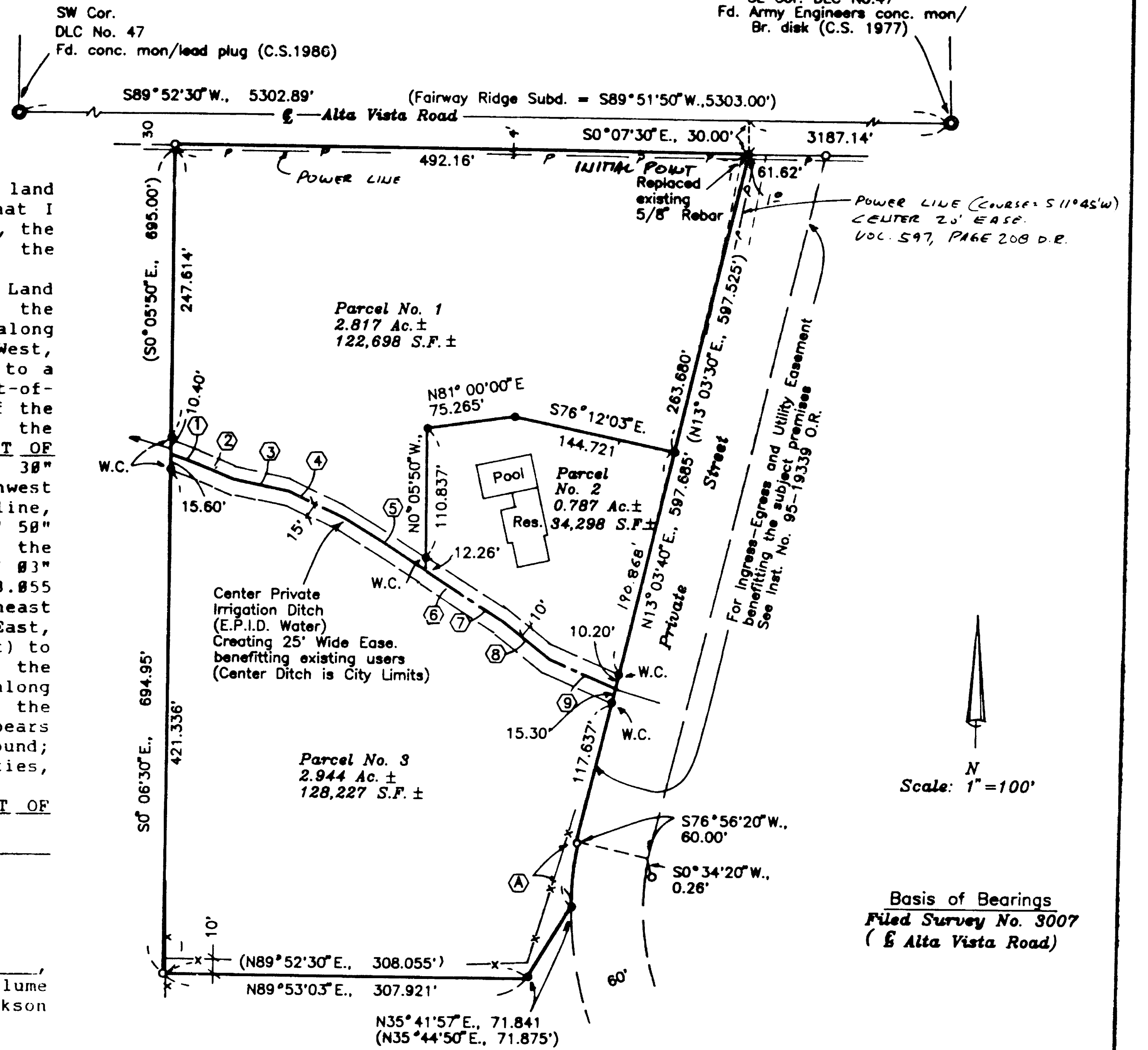


Partition Plat No. P-30-1996

Located in the NW 1/4 of Section 10, T.36S., R.1W., W.M.,
City of Eagle Point, Oregon, Jackson County

December 28, 1996



*** DECLARATION ***

Know all men by these presents, that Ron H. Miller and Jackie L. Miller, Trustees of the MILLER FAMILY TRUST u.a.d. July 25, 1989 an estate in fee simple, are the owners of the land represented on this partition plat and more particularly described in surveyor's certificate, and have caused the same to be partitioned in to parcels as shown on the partition plat and we hereby create the 25-foot wide irrigation ditch easement as shown hereon benefitting the users of the irrigation water flowing in said ditch.

IN WITNESS WHEREOF, WE HAVE SET OUR HANDS AND SEALS THIS
1996 DAY OF

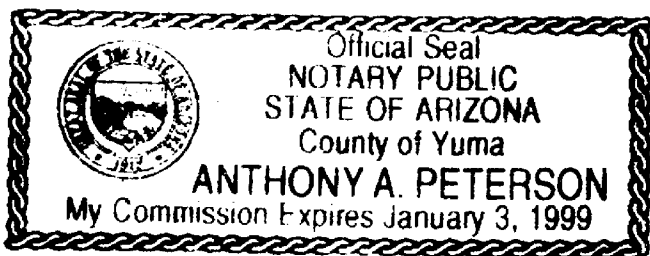
Ron H. Miller TRUSTEE
RON H. MILLER (T.)

Jackie L. Miller TRUSTEE
JACKIE L. MILLER (T.)

STATE OF OREGON ARIZONA
)ss
COUNTY OF JACKSON) YUMA

Personally appeared the above named Ron H. Miller and Jackie L. Miller, Trustees of the MILLER FAMILY TRUST u.a.d. July 25, 1989 an estate in fee simple, and acknowledge the foregoing instrument to be their voluntary act and deed.

Subscribed and sworn to before me this 29th day of January, 1996.



Anthony A. Peterson
NOTARY PUBLIC FOR THE STATE OF OREGON
Arizona

*** APPROVALS ***

Examined and approved by the City Administrator/Planning Director of the City of Eagle Point, Jackson County, Oregon. Dated this 21 day of FEBRUARY, 1996.

John D. Luthy
CITY ADMINISTRATOR/PLANNING DIRECTOR

Examined and approved this 27th day of February, 1996.

Roger R. Roberts
COUNTY SURVEYOR

All taxes, fees, assessments or other charges as required by O.R.S. 92.095 have been paid as of 3-12-96.

Monte L. Brown Deputy
ASSESSOR

3-12-96
DATE

Candice Oppegate Deputy
TAX COLLECTOR

3-12-96
DATE

*** SURVEYORS 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 Southeast corner of Donation Land Claim No. 47, Township 36 South, Range 1 West of the Willamette Meridian in Jackson County, Oregon; thence along the South boundary of said claim, South 89° 52' 30" West, 3187.14 feet; thence South 0° 07' 30" East, 30.00 feet to a 5/8" x 38" rebar with plastic cap set on the South right-of-way line of Alta Vista Road at the Northeast corner of the properties described in Instrument No. 71-02096 of the Official Records of said County for the INITIAL POINT OF BEGINNING; thence along said road line, South 89° 52' 30" West, 492.16 feet to a 5/8" rebar found set for the Northwest corner of said properties; thence leaving said road line, South 0° 06' 30" East, 694.95 feet (Record = South 0° 05' 50" East, 695.00 feet) to a 5/8" rebar found set for the Southwest corner of said properties; thence North 89° 53' 03" East, 307.921 feet (Record = North 89° 52' 30" East, 308.055 feet) to a 5/8" rebar with plastic cap set for the Southeast corner of said properties; thence North 35° 41' 57" East, 71.841 feet (Record = North 35° 44' 50" East, 71.875 feet) to a 5/8" rebar with plastic cap set for angle point on the Easterly boundary of said properties; thence continue along the Easterly boundary of said properties, 55.29 feet on the arc of a 230.00-foot radius curve right (the long chord bears North 6° 10' 28" East, 55.157 feet) to a 5/8" rebar found; thence continue along the Easterly boundary of properties, North 13° 03' 40" East, 597.685 feet (Record = North 13° 03' 30" East, 597.525 feet) to the INITIAL POINT OF BEGINNING.

G. D. Kaiser
SURVEYOR

*** RECORDERS CERTIFICATE ***

Filed for record this 12 day of March, 1996, at 11:32 O'Clock AM, and recorded in Volume 7 of Plats on Page 30 of Records of Jackson County, Oregon.

By: Kathleen S. Beckett COUNTY CLERK
Geraldine Cutting DEPUTY

County Surveyor File No. 14873

EASEMENTS 1. No easements shown on the current title report appears to be for the existing power line running through the Northerly portion of Parcel No. 1. Could be it was thought to have been constructed within the Alta vista Road right-of-way.

2. The power line easement described in Inst. No. 73-04490 O.R. does not appear to affect the subject premises.

Average Center Irrigation Ditch

- S74°11'38"E., 26.315'
- S73°45'05"E., 44.234'
- S76°20'00"E., 40.00'
- S63°20'00"E., 49.90'
- S54°46'00"E., 81.00'
- S63°20'00"E., 48.00'
- S56°45'00"E., 36.80'
- S53°20'00"E., 44.60'
- S65°34'00"E., 65.671'

Curve Data

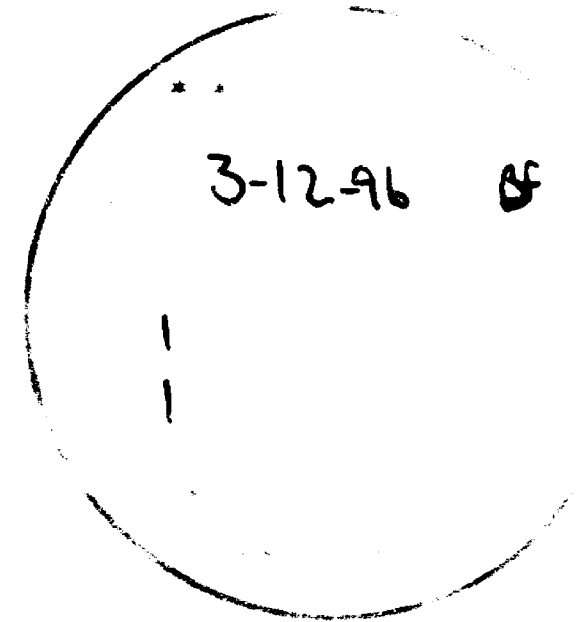
Δ	R	L	LC
(A) 13°46'24"	230.00'	55.290'	S6°10'28"W., 55.157'

Legend

- Fd. 5/8" Rebar Filed Survey No. 3007
- Set 5/8" x 24" Rebar with plastic cap marked "KAISER RLS 803"
- ✕ Set 5/8" x 30" Rebar with plastic cap marked "KAISER RLS 803"
- W.C. = Witness Corner
- () = Record per Filed Survey No.3007

Survey for:
Ron Miller
P.O.Box 196
Eagle Point, Oregon
97524

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



G.D.K. G.D.K.

EXP 6-30-97

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. 14873

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

SURVEY FOR: RON MILLER
P.O. BOX 196
EAGLE POINT, OR 97524

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

LOCATION: NW ¼ of Section 10, T. 36 S.,
R. 1 W., W.M., City of Eagle Point,
Jackson County, Oregon

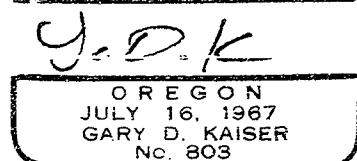
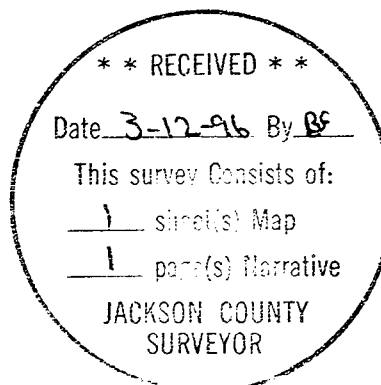
BASIS OF BEARINGS: Filed Survey No. 3007 (Centerline of
Alta Vista Road)

DATE: December 28, 1995

PURPOSE: Partition Survey of properties
described in Inst. No.
71-02096 O.R..

PROCEDURE: The boundaries of the subject
property were located from found monuments set on Filed
Survey No. 3007, the survey from which the description of the
subject property, as shown in Inst. No. 71-02096 O.R., was
prepared.

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



Exp 6-30-97