

14931

APPROVAL: Bill Paul 4/10/96 Date
Ashland Planning Department
PA #95-034 Land Partition

We certify that pursuant to authority granted to us by the Ashland Planning Commission in open meeting April 11, 1996, this Plat is hereby approved.

Dated this 10th day of April, 1996.

Patricia A. Jervis President
Bill Paul Secretary

APPROVAL:

EXAMINED AND APPROVED this 5th day of April, 1996.

James H. Olson
City Surveyor

ALL TAXES, FEES ASSESSMENTS or other charges as required by ORS 92.095 have been paid as of April 12th, 1996.

Carl Applegate, Deputy Tax Collector
Sam Lundberg, Deputy Assessor

DECLARATION

Know all men by these presents that PAGE TWO PARTNERS, an Oregon General Partnership, consisting of General Partners Harry D. Page and the King Children's Trust UDO August 15, 1995, John R. King and Feather W. King, Trustees, is the owner in fee of the lands shown on this Partition Plat, more particularly described in the Surveyor's Certificate, and have caused the same to be Partitioned into the Parcels as shown on the Partition Plat. It hereby dedicates to the public for public use the area shown on Sheet 2 labeled as Applegate Way as well as those easements shown on Sheet 2 labeled as Public Utility Easement (PUE), and it hereby establishes those easements shown on Sheet 2 labeled Common Driveway Easements to be used by the respective Parcels for shared driveway access to Applegate Way.

John R. King
JOHN R. KING
General Partner and Trustee of the King Children's Trust UDO August 15, 1995

STATE OF OREGON)
COUNTY OF JACKSON)

PERSONALLY appeared the above named John R. King and acknowledged the foregoing instrument to be his voluntary act and deed. John R. King further acknowledges that the foregoing instrument was signed on behalf of Page Two Partners and the King Children's Trust UDO August 15, 1995.

Dated this 2nd day of April, 1996.

Before me: Dan Oxford
Notary Public of Oregon.



I hereby declare that this is an exact copy of the original plat.

James E. Hibbs
Surveyor

LAND PARTITION SURVEY
PARTITION PLAT NO. P-42-1996
Being a portion of the N.W. 1/4 of Sec. 13,
T.38 S., R.1 E., W.M. City of Ashland
Jackson County, Oregon

for

John & Feather King
2895 Highway 66
Ashland, OR 97520

RECORDING

Filed for record this 12 day of April, 1996 at
11:39 o'clock A.M., and recorded as Partition Plat No. P-42-1996
in "Record of Partition Plats" of Jackson County, Oregon.
Index Volume 7, Page 42.

Nathaniel S. Beckett County Clerk
Glendon E. Bartlett Deputy
County Surveyor File No. 14931

SURVEYOR'S CERTIFICATE

I, JAMES E. HIBBS, A REGISTERED LAND SURVEYOR OF THE STATE OF OREGON, HEREBY CERTIFY THAT THIS PLAT CORRECTLY REPRESENTS A SURVEY MADE BY ME, AND COMPLIES WITH THE REGULATIONS FOR PARTITIONS, AND REPRESENTS LAND, THE EXTERIOR OF WHICH BEING ACCURATELY DESCRIBED AS FOLLOWS:

Parcel No. 3 per Partition Plat No. P-37-1994, according to the official plat thereof, now of record, in Volume 5, Page 37 of "Record of Partition Plats" in Jackson County, Oregon.

James E. Hibbs
SURVEYOR

4-12-96
2
1

REGISTERED PROFESSIONAL LAND SURVEYOR

James E. Hibbs
OREGON
JULY 17, 1986
JAMES E. HIBBS
2234
Renewal Date 6-30-97

Sheet 1 of 2

SURVEY NO. 14931

SURVEY NARRATIVE TO COMPLY WITH ORS 209.250

SURVEY FOR: John & Feather King
2895 Highway 66
Ashland, OR 97520

LOCATION: Being a portion of the N.W. 1/4 of Sec. 13,
T.39 S., R.1 E., W.M., City of Ashland, Jackson
County, Oregon.

PURPOSE: To survey and monument three Parcels and a
dedicated Road per the client's tentative map. See
Ashland PA# 95-034.

PROCEDURE: Tied to monuments found or set per RS13956 for
control of this Partition. Calculated the position
of and set monuments at the corners of the Parcels
and the Dedicated Road. It should be noted that
the centerline pins set for the Dedicated Road
will be destroyed when the Road is built. At that
time the Road is completed, standard City of
Ashland monuments will be set. Those monuments
found as well as those set are as shown hereon.

BASIS OF BEARINGS: True meridian as derived from the NGS
monuments FAA S03 A & FAA S03 B established
in 1992 and on file in the Jackson County
Surveyor's Office and as shown on the
attached Plat.

DATE: June 12, 1995

391E13B TL2006

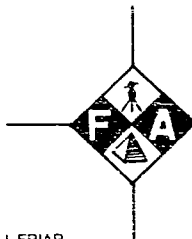
James E. Hibbs, PLS 2234
L.J. Friar & Associates P.C.
Consulting Land Surveyors
304 South Holly Street
Medford, OR 97501
(541) 772-2782

** RECEIVED **
Date 4-12-96 By J
This survey Consists of:
2 sheet(s) Map
1 page(s) Narrative
JACKSON COUNTY
SURVEYOR

REGISTERED
PROFESSIONAL
LAND SURVEYOR
James E. Hibbs
OREGON
JULY 17, 1986
JAMES E. HIBBS
2234

Renewal date 6-30-97

98-08614



L.J. FRIAR AND ASSOCIATES

CONSULTING LAND SURVEYORS

816 WEST 8TH STREET
MEDFORD, OREGON 97501

LARRY J. FRIAR
JAMES E. HIBBS

5.00
6.00 ~~SE~~
3:01

14931

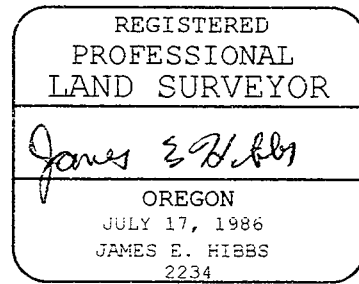
PHONE/FAX
541-772-2782

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

I, James E. Hibbs, Registered Professional Land Surveyor of the State of Oregon No. 2234, do hereby state that I have discovered a drafting error on Partition Plat. No. P-42-1996 for John & Feather King, filed April 12, 1996 as Survey No. 14931 in the Jackson County Surveyor's office.

On Sheet 2 an angle point in the centerline of Applegate Way was left off the Plat. Refer to Partition Plat No. P-14-1998 for John & Feather King filed as Survey No. 15675 being recorded concurrently with this Affidavit for the corrected centerline.

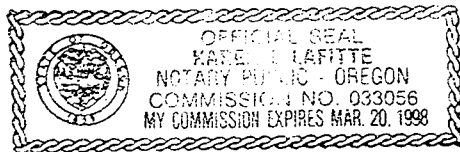
James E Hibbs
Surveyor



STATE OF OREGON)
) ss
COUNTY OF JACKSON)

Signed before me this 6th day of March, 1998.

Karen L Lafitte
Notary Public of Oregon



I, Roger R. Roberts, Jackson County Surveyor, hereby certify that I have examined this Affidavit of Correction, and that the changes are permitted in accordance with O.R.S. 209.255.

Roger R. Roberts
Roger R. Roberts, Jackson Co. Surveyor

Jackson County, Oregon
Recorded
OFFICIAL RECORDS

MAR 06 1998
3:01 PM
James E Hibbs
COUNTY CLERK

SURVEY BY:
 L.J. Friar & Associates, P.C.
 Consulting Land Surveyors
 304 South Holly Street
 Medford, Oregon 97501
 Phone: (503) 772-2782

LEGEND:
 ⊙ - Found County Surveyor Brass capped monument and accessories.
 ● - Found 5/8" iron pin w/ plastic cap mkd. BURRELL RLS638 per RS9962.
 ● - Found 5/8" iron pin w/ plastic cap mkd. R.ROBERTS LSI656 per RS13956.
 ○ - Set 5/8" x 30" iron pin w/ plastic cap mkd. L.J.FRIAR & ASSOC.
 ● - Set 5/8" x 30" iron pin w/ plastic cap mkd. L.J.FRIAR & ASSOC. See narrative for note on these centerline points.
 PUE - Public Utility Easement, including TCI Cablevision.
 RS - Recorded Survey #. CI - See Course Data Table.
 Pp# - Partition Plat No. () - Record data per Pp#P-37-1994.

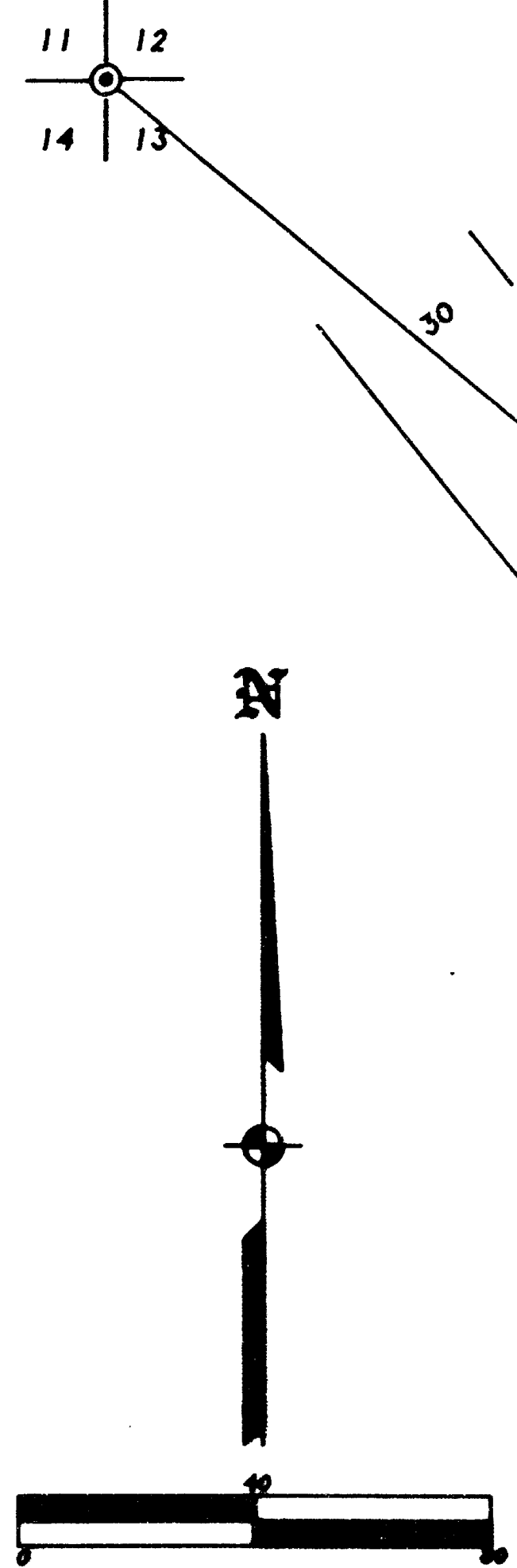
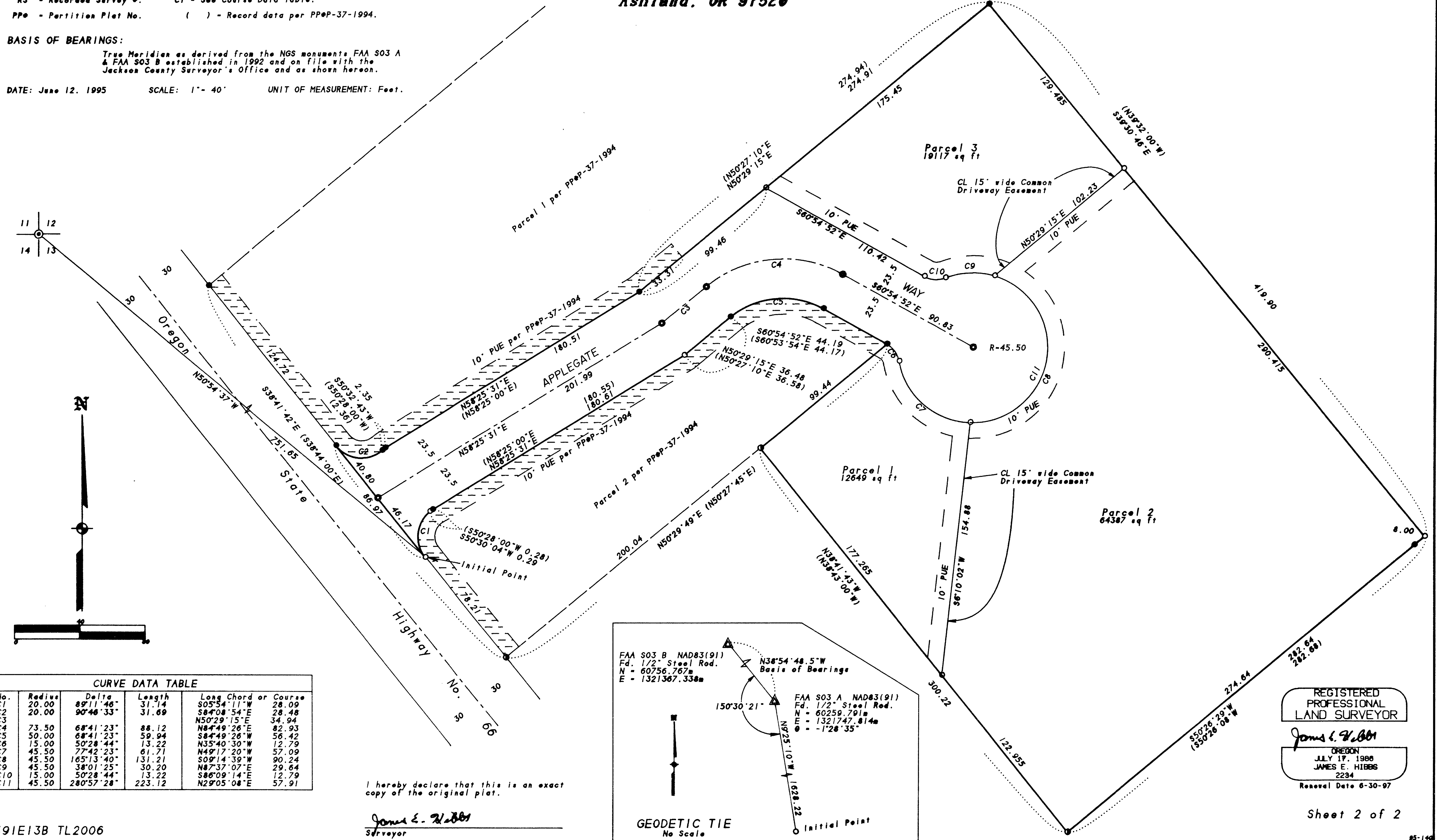
BASIS OF BEARINGS:
 True Meridian as derived from the NGS monuments FAA S03 A & FAA S03 B established in 1992 and on file with the Jackson County Surveyor's Office and as shown hereon.

DATE: June 12, 1995 SCALE: 1" = 40' UNIT OF MEASUREMENT: Feet.

LAND PARTITION SURVEY
 PARTITION PLAT NO. P-42-1996
 Being a portion of the N.W. 1/4 of Sec. 13,
 T.39 S., R.1 E., W.M. City of Ashland
 Jackson County, Oregon

for
John & Feather King
 2805 Highway 66
 Ashland, OR 97520

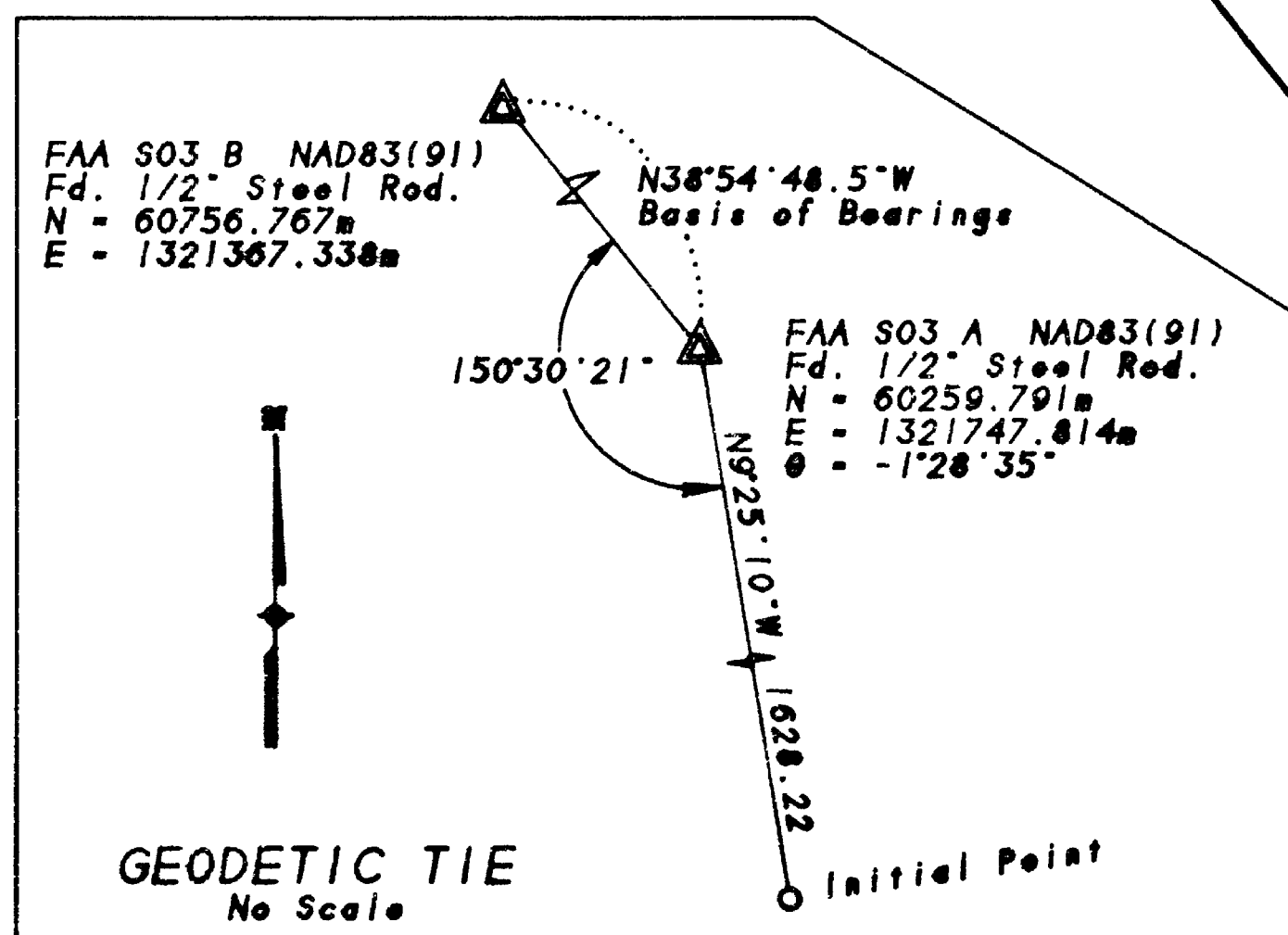
EASEMENTS OF RECORD
 Noise Easement and Waiver of Objection to Noise (waiving all rights to object to Airport Noise) recorded as Doc. # 92-25475. ORJCO. Affects total tract.



CURVE DATA TABLE				
No.	Radius	Delta	Length	Long Chord or Course
C1	20.00	89°11'46"	31.14	S05°54'11"W 28.09
C2	20.00	90°46'33"	31.69	S8°40'54"E 28.48
C3				N50°29'15"E 34.94
C4	73.50	68°41'23"	88.12	N8°49'26"E 82.93
C5	50.00	68°41'23"	59.94	S8°49'26"W 56.42
C6	15.00	50°28'44"	13.22	N35°40'30"W 12.79
C7	45.50	77°42'23"	61.71	N49°17'20"W 57.09
C8	45.50	165°13'40"	131.21	S09°14'39"W 90.24
C9	45.50	38°01'25"	30.20	N8°37'07"E 29.64
C10	15.00	50°28'44"	13.22	S8°09'14"E 12.79
C11	45.50	280°57'28"	223.12	N29°05'08"E 57.91

I hereby declare that this is an exact copy of the original plat.

James E. Hibbs
 Surveyor



REGISTERED PROFESSIONAL LAND SURVEYOR
James E. Hibbs
 OREGON
 JULY 17, 1988
 JAMES E. HIBBS
 2294
 Renewal Date 6-30-97