

LAND PARTITION SURVEY PARTITION PLAT NO. P-43-1996

APPROVAL:

[Signature]
ASHLAND PLANNING COMMISSION
P.A.# 95-024
Property Line Adjustment

8/10/95
DATE

APPROVAL:

Examined and approved this 8th day of August, 1995.

[Signature]
City Surveyor

located in
the SE 1/4 of Section 8, T. 39 S., R. 1 E., W.M.,
in the City of Ashland, Jackson County, Oregon
for

Sandra Rapp
241 Granite Street
Ashland, Oregon 97520

RECORDING

FILED FOR RECORD THIS THE 12 DAY OF April, 1996 AT 3:42 O'CLOCK
P.M. AND RECORDED AS PARTITION PLAT NO. P-43-1996 OF THE RECORDS
OF JACKSON COUNTY, OREGON. INDEX VOLUME 7, PAGE 43.

[Signature] County Clerk
[Signature] Deputy

COUNTY SURVEYOR FILE NO. 14932

DATE: February 22, 1995

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

DECLARATION

KNOW ALL PERSONS BY THESE PRESENTS, that we, Jon R. Peele and Suzanne Peele, as tenants by the entirety, as to Parcel 1, Perry Prince, as to Parcel 2 and Adelaide S. Brown and Sandra L. Rapp, aka Sandra Clary Mitchell, not as tenants in common but with the rights of survivorship, as to Parcel 3, are the owners in fee simple of the lands described hereon in the "Surveyor's Certificate" and that we have caused the property line adjustment as shown hereon.

[Signature]
Sandra L. Rapp

[Signature]
Adelaide S. Brown

[Signature]
Jon R. Peele

[Signature]
Suzanne Peele

[Signature]
Perry Prince
Perry Prince

STATE OF OREGON } ss March 13, A.D. 1995.
County of Jackson }

Personally appeared before me the above named Adelaide S. Brown, Sandra L. Rapp and Perry Prince and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me: [Signature]
Notary Public - Oregon

STATE OF Oregon } ss July 14, A.D. 1995.
County of Jackson }

Personally appeared before me the above named Jon R. Peele and Suzanne Peele and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me: [Signature]
Notary Public - ~~California~~
Oregon

SURVEYED BY: Edwards Surveying and Land Planning, Inc.
816 West 8th Street
Medford, Oregon 97501
Phone (503) 776-2313

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

REGISTERED
PROFESSIONAL
LAND SURVEYOR
[Signature]
OREGON
JULY 26, 1998
DAVID A EDWARDS
2339
Expires 12/31/95

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 Center one-quarter corner of Section 8, Township 39 South, Range 1 East, Willamette Meridian in Jackson County, Oregon; thence North 89° 52' 42" East, along the East-West center line of said Section, 1434.35 feet; thence South 2° 15' 44" West, along the West line of the Northeast quarter of the Southeast quarter of said Section, 658.82 feet to a 5/8 inch by 30 inch steel pin marking the INITIAL POINT; thence continue South 2° 15' 44" West along said West line 329.41 feet; thence North 89° 55' 13" East, along the South line of the North half of the South half of the Northeast quarter of the Southeast quarter of said Section 8, 432.91 feet to the Southeast corner of tract described in Document Number 87-26445, Official Records for said County and State; thence North 23° 54' 24" East, along the Easterly line of said tract, 196.19 feet to the Southeast corner of tract described in Document Number 80-03687, said Official Records; thence South 89° 54' 35" West 46.88 feet to the Southwest corner of last said tract; thence North 0° 05' 36" West 150.00 feet to the Northwest corner of last said tract; thence North 89° 54' 24" East 101.02 feet to the Northeast corner of last said tract; thence North 19° 30' 00" East 21.23 feet; thence South 89° 54' 24" West 126.59 feet to the West-Southwest corner of tract described in Document Number 88-07671, said Official Records; thence North 0° 01' 21" East 308.61 feet to the Northwest corner of last said tract; thence South 89° 54' 24" West, along the North line of tract described in Volume 129, Page 479, Deed Records for Jackson County, Oregon, 220.00 feet to the Northwest corner of last said tract; thence South 0° 01' 21" West, along the West line of last said tract and the Southerly projection thereof, 328.61 feet to a point on the North line of the South half of the Northeast quarter of the Southeast quarter of said Section 8; thence South 89° 54' 24" West 213.81 feet to the initial point.

[Signature]
Surveyor

All taxes, fees, assessments or other charges as required by O.R.S. 92.095 have been paid as of MARCH 23, 1996.

[Signature]
Assessor

MARCH 23, 1996
Date

[Signature]
Tax Collector

MARCH 29, 1996
Date

I certify this plat to be an
exact and true copy of the original
[Signature]
SURVEYOR

Edwards Surveying & Land Planning Inc.

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



598 NE "E" Street, Suite B
Grants Pass, OR 97526
Tel.: (503) 471-7059
FAX: (503) 471-7809

SURVEYING • ENGINEERING • PLANNING

SURVEY NUMBER 14932

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

SURVEY FOR: Sandra Rapp
241 Granite Street
Ashland, Oregon 97520

LOCATION: In the SE 1/4 of Section 8, T. 39 S.,
R. 1 E., W.M., in the City of Ashland, Jackson
County, Oregon.

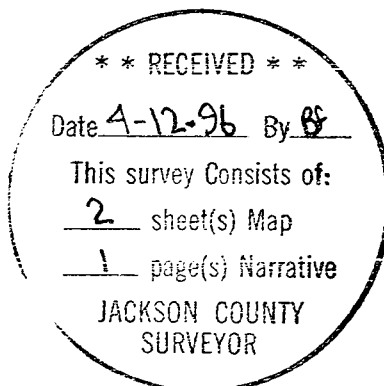
PURPOSE: Property Line Adjustment; City Planning Dept.
File Number P.A. 95-024: To locate and monument
the boundaries of Parcels 1, 2 and 3 as shown
on the accompanying plat.

PROCEDURE: Utilizing existing control points and data
established by this office during the execution
of Surveys Numbered 13838 and 13901, computed
the necessary boundary positions. Monuments set
on this survey consist of 5/8" x 30" steel pins
with red plastic caps mkd. "D.A. EDWARDS-
LS 2339".

**BASIS OF
BEARINGS:** True Meridian at the North-South center 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
North line of the SE 1/4 of Section 8 per
Survey Number 10852.

EQUIPMENT: Nikon DTM-A5 Electronic Total Station.

**DATE
COMPLETED:** February 22, 1995.



LAND PARTITION SURVEY

PARTITION PLAT NO. P-43-1996

located in
the SE 1/4 of Section 8, T. 39 S., R. 1 E., W.M.,
in the City of Ashland, Jackson County, Oregon
for

Sandra Rapp
241 Granite Street
Ashland, Oregon 97520

SURVEYED BY: *Edwards Surveying and Land Planning, Inc.*
816 West 8th Street
Medford, Oregon 97501
Phone (503) 776-2313

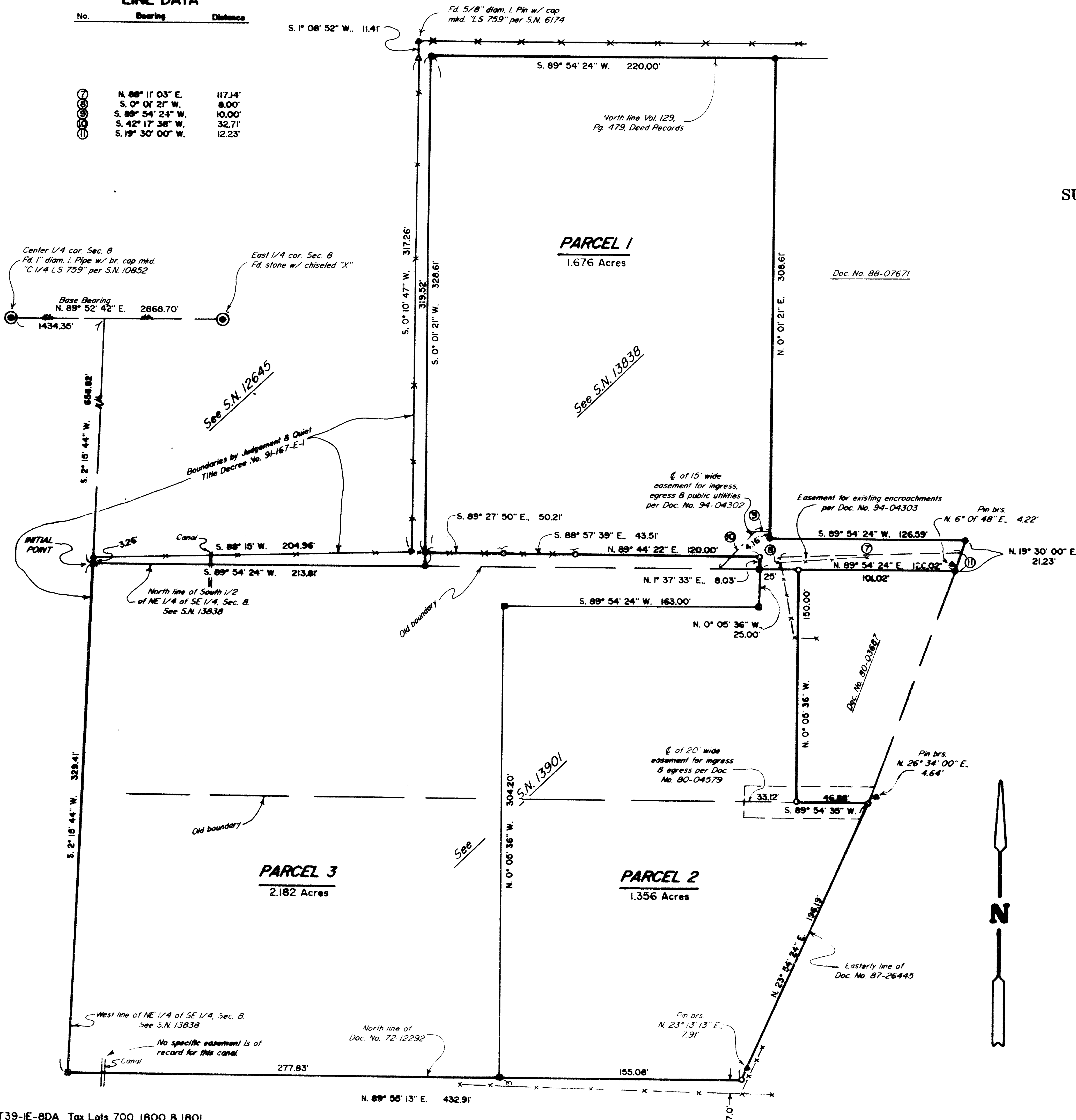
REGISTERED
PROFESSIONAL
LAND SURVEYOR

David A. Edwards
OREGON
JULY 26 1969
DAVID A. EDWARDS
2339

Expires 12/31/95
I certify this plat to be an
exact photocopy of the original.
David A. Edwards
SURVEYOR

LINE DATA

No.	Bearing	Distance
①	N. 88° 11' 03" E.	117.14'
②	S. 0° 01' 21" W.	8.00'
③	S. 89° 54' 24" W.	10.00'
④	S. 42° 17' 36" W.	32.71'
⑤	S. 19° 30' 00" W.	12.23'



LEGEND

- △ Indicates a 5/8" diam. I. Pin w/ cap mkd. "ANDREWS - LS 1626" fd. per S.N. 12645.
- Indicates a 5/8" diam. steel pin w/ cap mkd. "D.A. EDWARDS - LS 2339" fd. per S.N. 13838.
- Indicates a 5/8" diam. steel pin w/ cap mkd. "D.A. EDWARDS - LS 2339" fd. per S.N. 13901.
- ▲ Indicates a 5/8" diam. I. Pin fd. per S.N. 8171 unless noted otherwise.
- Indicates a 5/8" diam. steel pin w/ cap fd. per S.N. 13901 & replaced w/ a 5/8" X 30" steel pin w/ red plastic cap mkd. "D.A. EDWARDS - LS 2339".
- Indicates a 5/8" X 24" steel pin w/ red plastic cap mkd. "D.A. EDWARDS - LS 2339" set.
- #- Fence line S.N. = Survey Number

Doc. No. = Document Number per Official Records of Jackson County, Oregon.

Vol. & Pg. = Volume and Page per Deed Records for Jackson County, Oregon.

SCALE: 1" = 50'

BASIS OF BEARINGS: True Meridian at the North-South center 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 North line of the SE 1/4 of Section 8 per S.N. 10852.

NOTE:

Road easement per Vol. 346, Pg. 378 and 20' wide easement for ingress, egress, utilities and sewer per Doc. No. 88-11733 are not situated upon the subject properties.