

PARTITION PLAT NO. P-45-1996.

**Located in:
The S.E. 1/4 of Section 34, & The S.W. 1/4 of Section 35, T.35S., R.1W., &
The N.W. 1/4 of Section 2, T36S., R1W.,
Willamette Meridian, City of Eagle Point, Jackson County, Oregon.**

RECORDER'S CERTIFICATE:

FILED FOR RECORD THIS 8 DAY OF May, 1996, AT 1:17 O'CLOCK P.M. AND RECORDED AS PARTITION PLAT NO. P-45-1996 OF "RECORD OF PARTITION PLATS" IN JACKSON COUNTY, OREGON. (INDEX VOLUME 7 PAGE 45.)

Kathleen S. Beckett *Cheryl Rogers*
County Clerk Deputy

FILED IN THE OFFICE OF THE JACKSON COUNTY SURVEYOR AS NO. 14957

DECLARATION

KNOW ALL MEN BY THESE PRESENTS that we, C. A. GALPIN and JOHN SCHLEINING, as tenants in common, are the owners of real property represented on this partition plat and more particularly described in the SURVEYOR'S CERTIFICATE and have caused the same to be partitioned into parcels as shown on the Partition Plat.

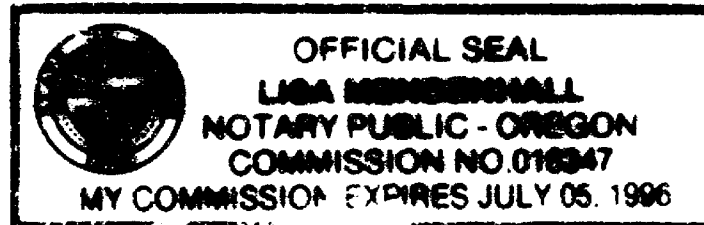
IN WITNESS WHEREOF, signed this 2 day of May, 1996.

John Schleining
John Schleining

STATE OF OREGON)
COUNTY OF JACKSON) ss

The foregoing instrument was acknowledged before me this 2 day of May, 1996, by John Schleining, known to me as the person who executed the within instrument as his voluntary act and deed.

Before me:



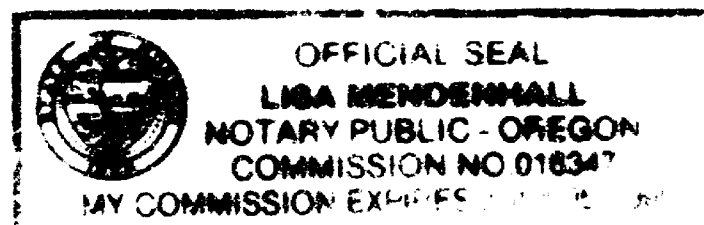
IN WITNESS WHEREOF, signed this 2 day of May, 1996.

C. A. Galpin
C. A. Galpin

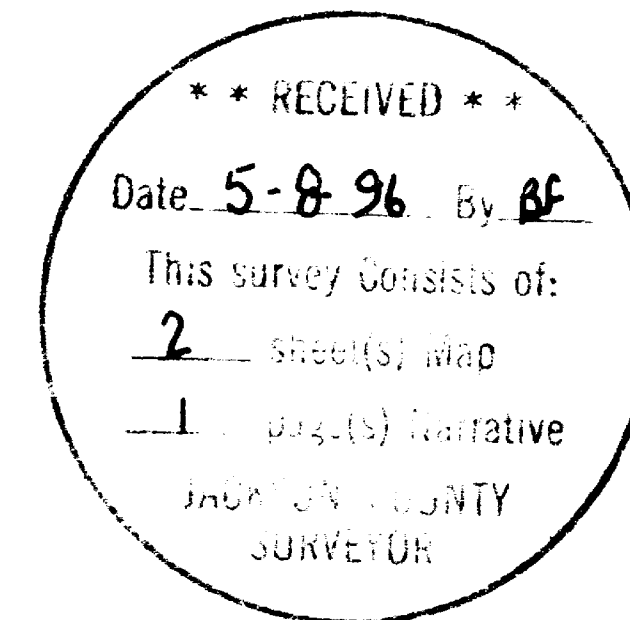
STATE OF OREGON)
COUNTY OF JACKSON) ss

The foregoing instrument was acknowledged before me this 2 day of May, 1996, C. A. Galpin, known to me as the person who executed the within instrument as his voluntary act and deed.

Before me:



I declare this plat to be an
and a true copy of the original.
Douglas C. McMahan
SURVEYOR



Douglas C. McMahan
SURVEYOR
Expires 12/31/96

SURVEYOR'S CERTIFICATE:

I, Douglas C. McMahan, a duly Registered Surveyor of the State of Oregon, do hereby certify that this map correctly represents a survey made by me and complies with the regulations for Land Partitions and the following is an accurate description of the parent tract of land as set forth hereon:

Parcel No. 1 of Partition Plat recorded the 6th day of April, 1992 as Partition Plat No. P-37-1992 of "Record of Partition Plats" in Jackson County, Oregon, and filed as Survey No. 12928 in the Office of the Jackson County Surveyor.

TOGETHER WITH all that portion lying Easterly of the boundary line established by Agreement recorded May 10, 1993 as Instrument No. 93-14955 of the Official Records of Jackson County, Oregon.

EXCEPTING THEREFROM all that portion lying Westerly of the boundary line established by Agreement recorded May 10, 1993 as Instrument No. 93-14955 of the Official Records of Jackson County, Oregon.

ALSO, EXCEPTING THEREFROM that portion of the herein before described tract lying within the right-of-way of Reese Creek Road and the right-of-way of Eagle Point-Brownsboro Highway.

Douglas C. McMahan
SURVEYOR

APPROVALS:

Examined and approved by the city Administrator/ Planning Director of the City of Eagle Point, Jackson County, Oregon. Dated this 6th Day of MAY, 1996.

John D. Luthy
CITY ADMINISTRATOR/ PLANNING DIRECTOR

Examined and approved this 7th Day of May, 1996.

Robert Roberts
COUNTY SURVEYOR

All taxes, fees, assessments or other charges as required by O.R.S. 92.095 have been paid. As of May 8, 1996.

Kent St. Clair Deputy May 8, 1996
Assessor Date
Lynnda Sedwick Deputy May 8, 1996
Tax Collector Date

SURVEY NO. 14957

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

Survey for: C.A. Galpin & John Schleining
P.O. Box 8271
Medford, Oregon 97504

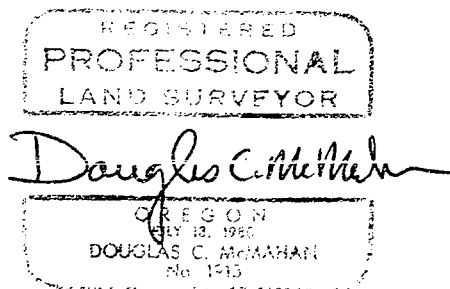
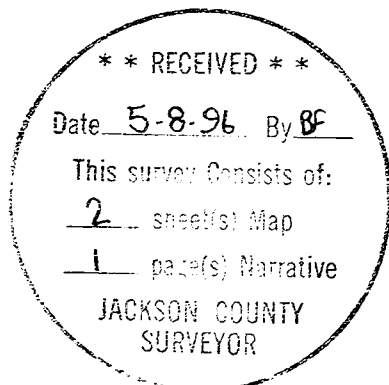
Location: Southeast one-quarter (1/4) of Section 34 and the
Southwest one-quarter (1/4) of Section 35, Township
35 South, Range 1 West and the Northwest one-quarter
(1/4) of Section 2, Township 36 South, Range 1
West, Willamette Meridian, City of Eagle Point,
Jackson County, Oregon

Purpose: To survey, monument and prepare final plat for a
Land Partition per City of Eagle Point as requested
by the clients

Procedure: Utilizing found monumentation per filed Surveys No.
12928 and 14689 and per Record Plats of the Units
of BUTTE CREST SUBDIVISION and other monumentation
as shown on the accompanying map for control, I
established monuments as shown. I am in the pro-
cess of preparing subdivision plats within Parcel
No. 1 of this partition and will be surveying and
monumenting the rest of the boundary of this parti-
tion at that time.

Basis of
Bearing: Filed Survey No. 12928

Date: April 24, 1996



Douglas C. McMahan
L.S. 1913 - Oregon
Expires 12/31/96
Hoffbuhr & Associates, Inc.
1062 East Jackson Street
Medford, Oregon 97504

PARTITION PLAT NO. P-45-1996.

Located in:
The S.E. 1/4 of Section 34, & The S.W. 1/4 of Section 35, T.35S., R.1W., &
The N.W. 1/4 of Section 2, T36S., R1W.,
Willamette Meridian, City of Eagle Point, Jackson County, Oregon.

S89°52'19"E 5318.81' (S89°52'15"E 5319.17' per S/N 14689)
3161.12' ± [3160']

Found Brass Disc in Concrete
N.W. Corner DLC No. 39
STAMPED
T36S R1W
NW
C.S. DLC 1982
38"

Found 1/2" Iron Pin
per S/N 14689

- NOTES:**
- #1. A 30.0 foot roadway easement per Volume 219, Page 176 and Volume 274, Page 626 per J.C.D.R. may affect this area.
 - #2. Public has easement over any portion of this property lying within Reese Creek (County) Road
 - #3. Right of way granted to the California Oregon Power Co. in Volume 461, Page 344 per J.C.D.R. (location not specified)
 - #4. Restrictive Covenant per Instrument No. 92-08470 and referenced in Instrument No. 93-14955 J.C.D.R. provide for irrigation ditch canal (location not specified)

PARCEL NO. 1
(83.5 ACRES, MORE OR LESS)
(TOTAL OF 85.2 ACRES, more or less, including Area South of EAGLE POINT BROWNSBORO HIGHWAY)

(PARCEL NO. 1 of PARTITION PLAT NO. P-37-1992)
(S/N 12928)

PARCEL NO. 2
34.8 ACRES, MORE OR LESS

REESE CREEK ROAD
(RIGHT-OF-WAY LOCATION IN QUESTION)

PROFESSIONAL
SURVEYOR
Douglas C. McMahon
Expires 12/31/96

Boundary per agreement per Instrument No. 93-14955 of the Official Records of Jackson County

(Record N73°37'E 44.66')
(Record S89°53'00"W 36.00')

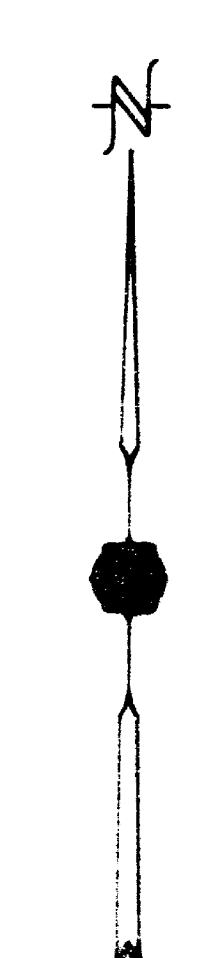
(BUTTE CREST UNIT NO. 3 SUBDIVISION)

(BUTTE CREST UNIT NO. 2 SUBDIVISION)

(BUTTE CREST SUBDIVISION)

HOFFBURN & ASSOCIATES, INC.
1082 E. JACKSON STREET MEDFORD, OREGON 779-4841
BY: DOUGLAS C. McMAHON PLS No. 1913
SCALE: 1 inch = 200' April 24, 1996
BASIS OF BEARING: Filed Survey No. 12928

- = Set 5/8"x24" Iron pin with plastic cap stamped "D. McMahon LS 1913", unless otherwise noted
- = Found 5/8" Iron pin with cap stamped "KAISER RLS 803"
- = Found 5/8" Iron pin per Plat of BUTTE CREST SUBDIVISION, unless otherwise noted
- = Found brass cap monument, unless otherwise noted
- S/N = Filed Survey Number
- DLC = Donation Land Claim
- [] = Date per S/N 12928
- J.C.D.R. = Jackson County Deed Record



FOUND 4" BRASS CAP NE CORNER DLC NO. 45

Found 1" Pipe 9" deep per S/N 12928
S89°56'04"E 1914.61' (1914.66' per S/N 12928)
BASIS OF BEARING

FOUND BRASS CAP IN CONCRETE SE CORNER DLC NO. 44
STAMPED
T36S R1W
DLC 44
C.S. 1988