

SKYCREST HILLS, PHASE 1 (A Subdivision to the City of Ashland)

Located in

A Portion of Parcel 2, Partition Plat No.
P-89-1992 in the Southwest ^{EAST*} 1/4 of
Section 5, T.39S., R.1E., W.M.,
City of Ashland Jackson County, Oregon

*** DECLARATION ***

KNOW ALL MEN BY THESE PRESENTS, that William S. Wiley, Christine Wiley and Charles H. Wiley are the owners in fee simple of the lands heron described, and that we 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 we hereby dedicate to the public for public use the streets shown hereon, together with those easements labeled as public utility easements, and we hereby grant to the City of Ashland in fee simple that area portrayed and designated hereon as a 1-foot street plug. By its approval of this plat, the City of Ashland declares that upon dedication of the extension of the affected streets, it hereby dedicates the street plugs for public street purposes. We hereby designate said subdivision as SKYCREST HILLS, PHASE 1.

William S. Wiley
William S. Wiley

Christine Wiley
Christine Wiley

Charles H. Wiley
Charles H. Wiley

STATE OF ~~OREGON~~ ^{Wash.}) ss
County of ~~Jackson~~ ^{King}

Personally appeared the above named William S. Wiley, and acknowledged the foregoing Instrument to be his voluntary act and deed.
Before me:

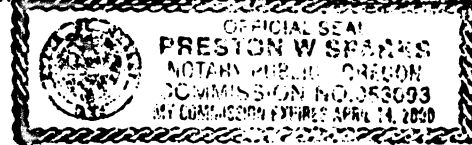
On this 13th day of JUNE, 1996.

Mary Lou Hartmann
Notary

STATE OF OREGON) ss
County of ~~Jackson~~ ^{Clackamas}

Personally appeared the above named Christine Wiley, and acknowledged the foregoing Instrument to be her voluntary act and deed.
Before me:

On this 13th day of JUNE, 1996.

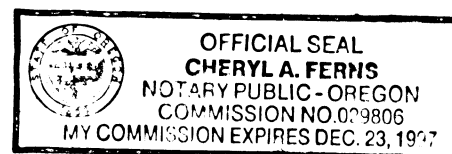


Preston W. Sparks
Notary

STATE OF OREGON) ss
County of Jackson)

Personally appeared the above named Charles H. Wiley, and acknowledged the foregoing Instrument to be his voluntary act and deed.
Before me:

On this 7th day of JUNE, 1996.



Cheryl A. Ferns
Notary

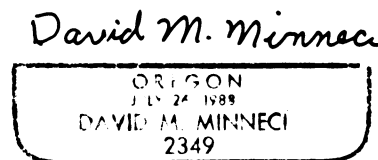
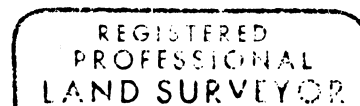
For order of the County Court approving this plat see Volume _____, page _____ of County Commissioners Journal of Proceedings.

Filed for record this 10 day of July, 1996 at 4:30 O'Clock P.M.
and recorded in Volume 21 of Plats at page 30 of Records of Jackson County, Oregon.

Kathleen S. Beckott
County Clerk

Cheryl Augeris
Deputy

I certify this plat to be an exact photocopy of the original.
David M. Minnecci
SURVEYOR



Expires 12/31/96

STATE OF OREGON) ss
County of Jackson)

*** SURVEYOR'S CERTIFICATE ***

I, David M. Minnecci, 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 the one-quarter corner common to Sections 5 and 8 in Township 39 South, Range 1 East of the Willamette Meridian, Jackson County, Oregon; said point being the Initial Point of Partition Plat No P-89-1992, Index Volume 3, page 89 of the Jackson County, Oregon Records of Partition Plats, and being marked by a brass disc in concrete for the INITIAL POINT OF BEGINNING of SKYCREST HILLS, PHASE 1; thence, along the boundary of said PARCEL 2 the following courses: North 00°30'09" West 661.11 feet; thence South 89°54'29" East 23.50 feet; thence North 00°30'09" West 50.90 feet to the most Westerly, Southwest corner of PARCEL 1, said Partition Plat; thence, along the Southwesterly boundary of said PARCEL 1, along the arc of a 136.06 foot radius curve to the left (the long chord to which bears South 48°42'07" East 29.36 feet), an arc distance of 29.41 feet; thence, along the arc of a 518.00 foot radius curve to the right (the long chord to which bears South 69°37'18" East 2.92 feet), an arc distance of 2.92 feet; thence, leaving said Southwesterly boundary, South 20°32'22" West 56.11 feet; thence, along the arc of a 20.00 foot radius curve to the right (the long chord to which bears North 78°52'21" East 22.35 feet), an arc distance of 23.71 feet; thence, along the arc of a 474.00 foot radius curve to the right (the long chord to which bears South 63°13'12" East 65.15 feet), an arc distance of 65.20 feet; thence, along the arc of a 378.00 foot radius curve to the right (the long chord to which bears South 54°39'10" East 60.98 feet), an arc distance of 61.04 feet; thence South 31°30'00" West 57.09 feet; thence South 00°30'09" East 424.27 feet; thence South 45°17'02" West 45.56 feet; thence, along the arc of a 103.00 foot radius curve to the right (the long chord to which bears South 60°36'16" West 54.42 feet), an arc distance of 55.08 feet; thence, along the arc of a 20.00 foot radius curve to the right (the long chord to which bears North 75°36'09" West 19.07 feet), an arc distance of 19.88 feet; thence South 03°57'23" East 51.61 feet; thence, along the arc of a 147.00 foot radius curve to the right (the long chord to which bears South 88°09'49" West 10.88 feet), an arc distance of 10.88 feet to the Southerly boundary of the aforementioned PARCEL 2 of Partition Plat P-89-1992; thence North 89°42'58" West, along said Southerly line, 20.50 feet to the Initial Point of Beginning.

David M. Minnecci
SURVEYOR

*** APPROVALS ***
Ashland City Planning:

We certify that, pursuant to authority granted to us by the City of Ashland Planning Commission in open meeting of February 8, 1988. This plat is hereby approved by the City of Ashland Planning Commission. Dated this 21st day of JUNE, 1996.

Attest: Steph E. Amity President
Bill Moran Secretary

Examined and approved this 19th day of June, 1996.

James H. Olson
City Surveyor

Examined and approved as required by O.R.S. 92.100 as of JULY 3, 1996.

J. M.
Assessor, Department of Assessment

Examined and approved as required by O.R.S. 92.095 as of July 3, 1996.

Carol Applegate, Deputy
Tax Collector

SKYCREST HILLS, PHASE 1

(A Subdivision to the City of Ashland)

Located in

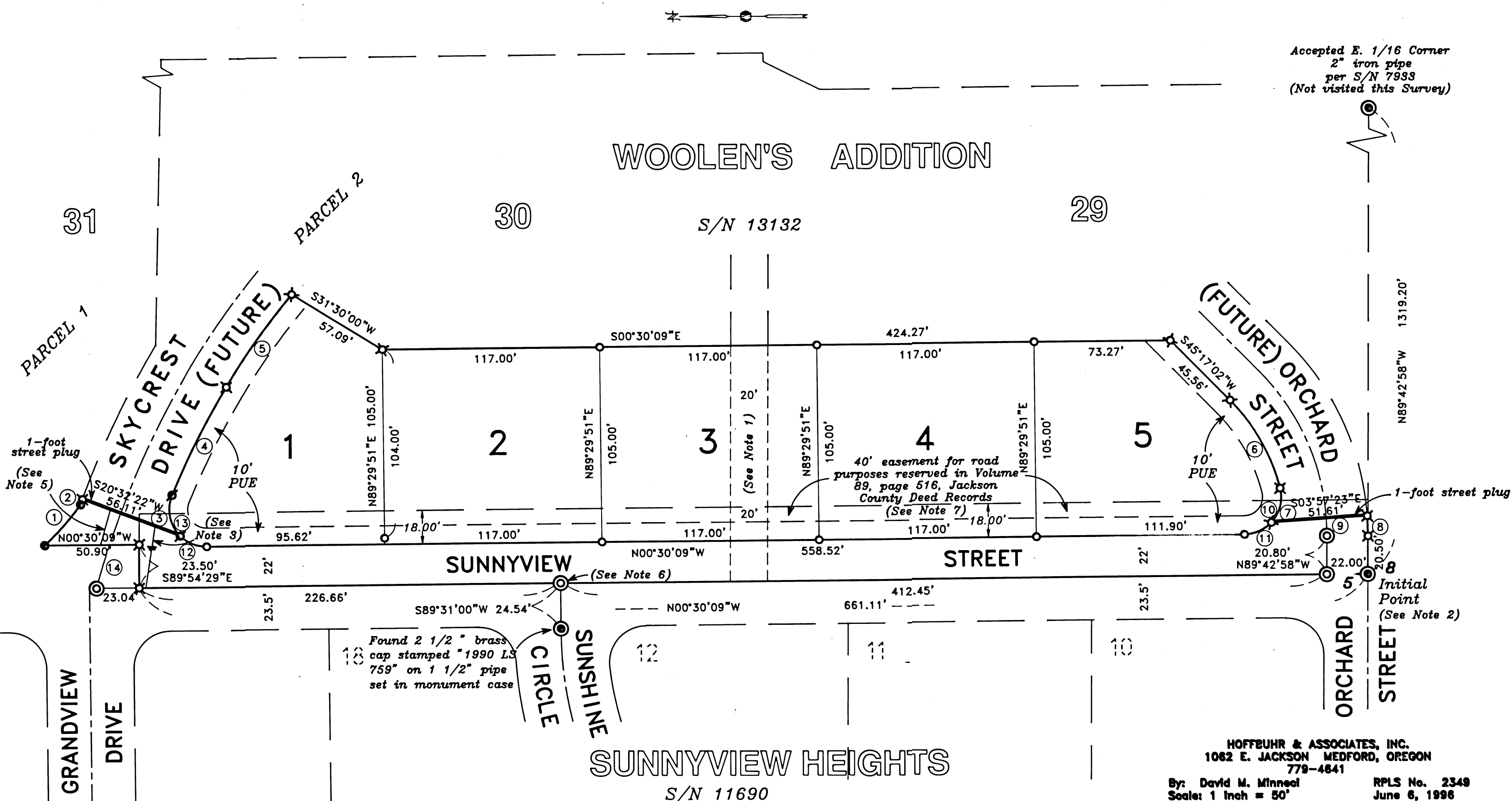
A Portion of Parcel 2, Partition Plat No.
P-89-1992 in the Southwest ^{EAST} 1/4 of
Section 5, T.39S., R.1E., W.M.,
City of Ashland Jackson County, Oregon

LOT SIZE

LOT NUMBER	SQUARE FEET
1	11516
2	12285
3	12285
4	12285
5	11847

CURVE TABLE

CURVE	DELTA	RADIUS	LENGTH	CHORD	BEARING
1	12°23'12"	136.06'	29.41'	29.36'	S48°42'07"E
2	00°19'21"	518.00'	2.92'	2.92'	S69°37'18"E
3	67°56'02"	20.00'	23.71'	22.35'	N78°52'21"E
4	7°52'53"	474.00'	65.20'	65.15'	S63°13'12"E
5	9°15'09"	378.00'	61.04'	60.98'	S54°39'10"E
6	30°38'16"	103.00'	55.08'	54.42'	S60°36'16"W
7	56°57'05"	20.00'	19.88'	19.07'	N75°36'09"W
8	4°14'25"	147.00'	10.88'	10.88'	S88°09'49"W
9	4°14'25"	125.00'	9.25'	9.25'	N88°09'49"E
10	103°34'33"	20.00'	36.15'	31.43'	N52°17'25"W
11	46°37'28"	20.00'	16.28'	15.83'	N23°48'53"W
12	45°24'29"	20.00'	15.85'	15.44'	N22°12'06"E
13	113°20'30"	20.00'	39.56'	33.42'	N56°10'07"W
14	4°54'07"	496.00'	42.43'	42.42'	S71°54'41"W



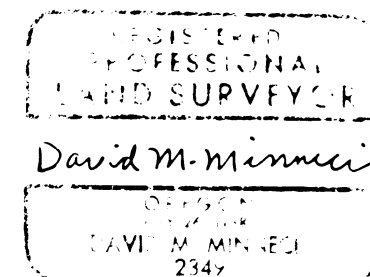
Accepted E. 1/16 Corner
2" iron pipe
per S/N 7933
(Not visited this Survey)

- NOTE:**
- 20' Alley to be vacated upon recording of Final Plat per City of Ashland Ordinance No. 2694.
 - Found 2 1/2" brass disc stamped "T895-R1E-1/4S-5/8-65-1995 on a 1" iron pipe set in monument case per 1995 Jackson County re-establishment (Original destroyed by construction).
 - Existing power lines. (No easement of record)
 - Unable to locate iron pipes, flumes or other conduits of water or related easement and right-of-way granted the City of Ashland per Volume 96, page 148, Deed Records of Jackson County, Oregon.
 - Centerline existing road with related easements per Volume 490, pages 305 & 386, Volume 495, Page 10 of the Deed Records of Jackson County, and possibly Document No. 88-14412 of the Official Records of Jackson County.
 - Found brass disc in monument case per S/N 11690 destroyed by construction. Set 2" brass disc stamped "LS 2349" on 1" iron pipe in monument case.
 - Termination of easement unlikely. Title Company may remove it from future title policies and consider an Owners Indemnity on case by case basis.

* Found 3" BRASS DISC STAMPED "CITY OF ASHLAND SURVEY MARKER T39S R1E 1/4S 5 8 LS 759 1996" ON A 1" IRON PIPE IN MONUMENT CASE PER SURVEY NO. 15106. (ORIGINAL DESTROYED BY CONSTRUCTION.)

* AFFIDAVIT OF CORRECTION
Doc. No. 98-14498, ATTACHED.
ARR, C.S.
27 May 1999

I certify this plat to be an exact photocopy of the original.
David M. Minnecci
SURVEYOR



HOFFBUHR & ASSOCIATES, INC.
1062 E. JACKSON MEDFORD, OREGON
779-4641

By: *David M. Minnecci*
Scale: 1 inch = 50'
Basis of Bearing:

RPLS No. 2349
June 8, 1998
N.O.A.A. True Bearing at the South
at the South line of Section 5
(derived from the 1968 N.O.A.A. Net)
as referenced on Survey No. 7933.

- = Set 5/8" x 24" iron pin with plastic cap stamped "D. MINNECCI LS 2349".
- ⊗ = Set 5/8" x 30" iron pin with plastic cap stamped "D. MINNECCI LS 2349".
- ⊙ = Set lead plug & tack with metal washer stamped "LS 2349".
- = Found 5/8" iron pin with plastic cap stamped "D. McMahan LS 1913" per S/N 13132.
- ⊕ = Found brass cap monument unless otherwise noted.
- ⊙ = Set 2" brass cap stamped "LS 2439" on 1" iron pipe in monument case.
- S/N = Survey number
- PUE = Easement for public utilities, storm drainage, gas, water, electric, cable television and sanitary sewer construction and maintenance

Expires 12-31-96

Sheet 2 of 2

SURVEY NO. 15028

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

Survey for: Charles H. Wiley
200 Skycrest Drive
Ashland, Oregon 97520

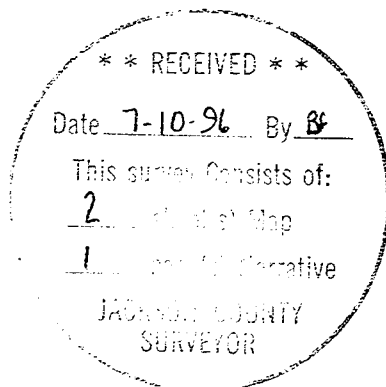
Location: Southwest one-quarter (1/4) of Section 5, Township
39 South, Range 1 East, Willamette Meridian, City
of Ashland, Jackson County, Oregon

Purpose: To survey, monument and record a subdivision plat
for *SKYCREST HILLS, PHASE 1*

Procedure: Utilizing control and monumentation established in
performance of Survey 13132, I set monuments as
shown on the accompanying subdivision plat.

Basis of
Bearing: N.O.A.A. True Bearing at the South line of Section
5, derived from the 1968 N.O.A.A. Net as referenced
on Survey No. 7933

Date: June 4, 1995



David M. Minneci
L.S. 2349 - Oregon
Expires 12/31/96
Hoffbuhr & Associates, Inc.
1062 East Jackson Street
Medford, Oregon 97504

HOFFBUHR & ASSOCIATES, INC.
1062 E. Jackson Street
Medford, Oregon 97504-7027
(541) 779-4641

3:54
5.00
6.00
15028

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

I, David M. Minneci, Registered Professional Land Surveyor of the State of Oregon, No. 2349, do hereby state that I have discovered errors on my Subdivision Plat of SKYCREST HILL, PHASE 1 filed for record the 10th day of July, 1996 and recorded in Volume 21 of Plats at page 30 of Records of Jackson County, Oregon and filed in the office of the Jackson County Surveyor as Survey Number 15028.

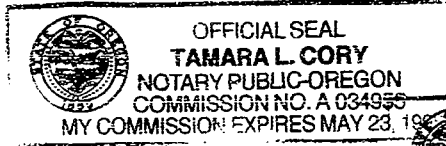
IN WITNESS HEREOF, signed this 13th day of April, 1998.

STATE OF OREGON)
County of Jackson) ss

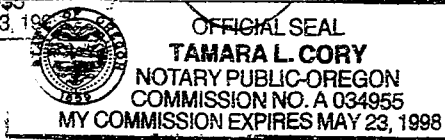
April 13 A.D. 1998



Personally appeared the above named David M. Minneci, a Registered Professional Land Surveyor, and acknowledged the foregoing instrument to be his voluntary act and deed.



Tamara L. Cory



The corrections are:

1.) The quadrant of the location in the title block is in error.

As filed: "in the Southwest 1/4 of"
Change to: in the Southeast 1/4 of"

2.) The text of Note 2 is in error.

As filed: "Found 2 1/2" brass disc stamped "T39S R1E 1/4S 5/8 CS 1995 on a 1" iron pipe set in monument case per 1996 Jackson County reestablishment. (Original destroyed by construction.)

Change to: Found 3" brass disc stamped "CITY OF ASHLAND SURVEY MARKER T 39 S R 1 E 1/4S 5 8 LS 759 1996" on a 1" iron pipe in monument case per Survey No. 15106. (Original destroyed by construction.)

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

April 13, 1998
Date

Roger Roberts
Jackson County Surveyor

Jackson County, Oregon
Recorded
OFFICIAL RECORDS

APR 13 1998
3:54 PM
Stephen J. Roberts
COUNTY CLERK