

Partition Plat No. P-59-1996

Located in Lot 25, Block 2, Forest Acres, in the northeast quarter of Section 25, Township 35 South, Range 2 West of the Willamette Meridian, Jackson County, Oregon

Herb and Laura Taylor

6738 Pinehurst Street
Central Point, Oregon 97502

Legend:

Basis of Bearing is the south right of way line of Laurelhurst Street per the Official Plat of Forest Acres recorded in Volume 6 at Page 78, Plat Records of Jackson County, Oregon.

- found iron pin monument the Official Plat of Forest Acres.
- set 5/8 by 24 inch iron pin monument with yellow plastic cap marked "FARMER PLS 2189"
- () is record per the Official Plat of Forest Acres.

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

Purpose: To survey and monument the land partition as approved by the Jackson County Planning Department. File # 95-19-1P.

- Procedure:**
- Utilizing a Nikon AL-10 total station and a Sokkia 530-30 data collector, I tie the found monuments as shown.
 - The northeast and southeast corners of the parent tract were single proportioned from the found block and lot corners.
 - The partition line was monumented per the approved partition plan.

Surveyor's Certificate:

State of Oregon } ss
County of Jackson }

I, Herbert A. Farmer, a duly registered Professional Land Surveyor of the State of Oregon, do hereby certify that I have correctly surveyed and marked with proper monuments, as provided by law, the tract of land hereon shown, said plat being a correct representation of the same, and the following is an accurate description of the boundary lines:

BEGINNING AT the Initial Point, being a 5/8 by 30 inch iron pin monumenting the most northerly, northeast corner of Lot 25, Block 2, Forest Acres, as recorded in Volume 6 of Plats at Page 78 of the Records of Jackson County, Oregon, located in the northeast quarter of Section 25, Township 35 South, Range 2 West of the Willamette Meridian, Jackson County, Oregon; thence South 0°11'07" East, along the east line of said Lot 25, 269.02 feet (record South 0°10' East, 269.00 feet), to the southeast corner of said Lot 25, thence South 89°48'19" West, along the south line of said Lot 25, 269.26 feet (record South 89°48' West, 269.26 feet), to a 1/2 inch iron pin monumenting the southwest corner of said Lot 25, thence North 0°10'00" West, along the west line of said Lot 25, 99.98 feet (record North 0°10' East, 100.00), to a 5/8 inch iron pin monumenting the northwest corner of said Lot 25, thence North 89°48'00" East, along the north line of said Lot 25, 269.40 feet (record 269.26 feet), to a 5/8 inch iron pin monumenting the most northerly, northeast corner of said Lot 25; thence along the arc of a curve to the right having a radius of 20.00 feet, a central angle of 89°53'36", a length of 31.38 feet, (record 31.42 feet) and a long chord bearing and distance of South 44°57'50" East, 28.26 feet, to the Initial POINT OF BEGINNING.

Herb A. Farmer
Herbert A. Farmer, PLS 2189

Approvals:

Approved by the Jackson County Department of Planning and Development
File No. 95-19-1P

By: Jack Cooness, Planner III
Examined and approved by the Jackson County Surveyor this 18 day of July, 1996
Robert Roberts
County Surveyor

All taxes, fees, assessments or other charges as required by O.R.S. 92.085 have been paid. As of July 12, 1996
Ron Gaddy, Deputy July 12, 1996
Assessor Date
J. Scuratius 7-12-96
Tax Collector Date

Declaration:

KNOW ALL MEN BY THESE PRESENTS, that Herb Taylor and Laura Taylor, as tenants by the entirety, are the owners of the lands hereon described, and that we have partitioned the same into parcels as shown hereon and size of the parcels and the lengths of all lines are plainly set forth, and that this plat is a correct representation of the Partition.

Herb Taylor Laura Taylor
Herb Taylor Laura Taylor

State of Oregon } ss
County of Jackson }
Personally appeared the above named Herb Taylor and Laura Taylor, and acknowledge the foregoing to be their voluntary act and deed.

Before me: July 11, 1996 My commission expires 4-12-2000

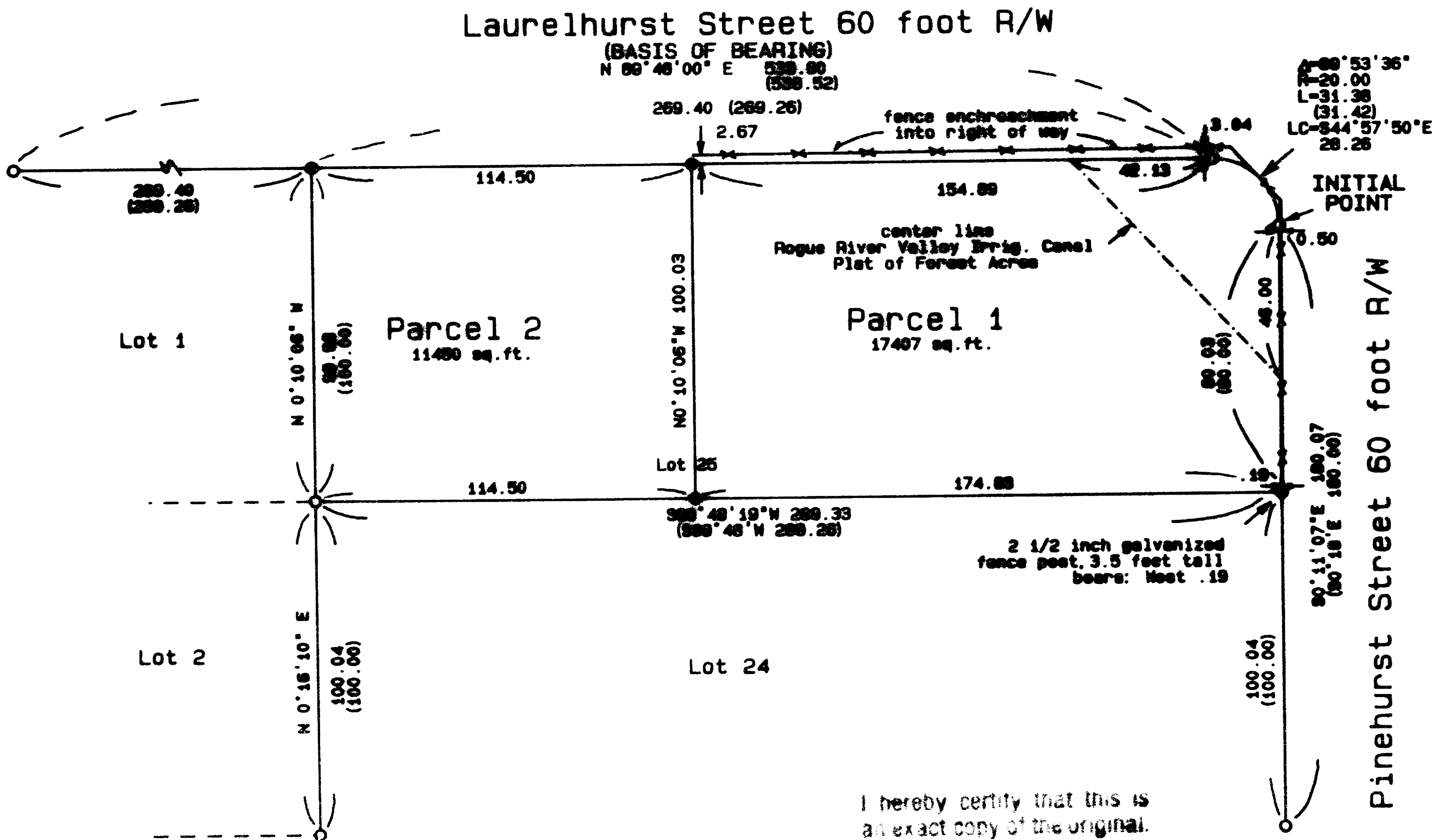
Lyndall M. Sellens
Notary Public, State of Oregon
OFFICIAL SEAL
LYNDALL M. SELLENS
NOTARY PUBLIC-OREGON
COMMISSION NO. 02891
MY COMMISSION EXPIRES APRIL 12, 2000

Recorder:

Filed for record this 12 day of July, 1996 at 4:19 o'clock P.M. and recorded as Partition Plat No. P-59-1996 of the Records of Jackson County, Oregon. Index Volume 7, Page 59
Kathleen S. Beckett Robert Kelly
County Clerk Deputy

County Surveyor's File No. 15031

SURVEYED BY: FARMER & SONS, INC. FARMER SURVEYING P. O. BOX 5200 CENTRAL POINT, OREGON 97502		OFFICE: 908 EAST JACKSON MEDFORD, OREGON 97504 PHONE: (541) 776-0846
COMPUTED BY: FAF SCALE: 1 inch = 40 feet DATE: 28 JUN 1996	ROTATION: 0° ORIGIN: 9740.000 N 9785.000 E JOB No.: 0581-96	



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

Herb A. Farmer

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Herb A. Farmer
OREGON
HERBERT A. FARMER
PLS 2189

RENEWAL DATE 12-31-97