

LAND PARTITION SURVEY

APPROVAL:

Bill Mohr
ASHLAND PLANNING COMMISSION
P.A.# 95-042

8/1/96
DATE

PARTITION PLAT NO. P-64-1996

located in

in the SW 1/4 of Section 14, T. 39 S., R. 1 E., W.M.,
in the City of Ashland, Jackson County, Oregon.

for

Brad Roupp
1085 Deer Vista Lane
Ashland, Oregon 97520

RECORDING

FILED FOR RECORD THIS THE 2 DAY OF Aug, 1996 AT 10:07 O'CLOCK
A.M. AND RECORDED AS PARTITION PLAT NO. P-64-1996 OF THE RECORDS
OF JACKSON COUNTY, OREGON. INDEX VOLUME 7, PAGE 64.

Kathleen S. Bickett
County Clerk

Cheryl Auger
Deputy

APPROVAL:

Examined and approved this 26th day of July, 1996.

James H. Olan
City Surveyor

We certify that pursuant to authority granted to us by the Ashland Planning Commission in
open meeting of September 12, 1995, this map is hereby approved.
Dated this 1st day of August, 1996.

Barbara A. Johns
President

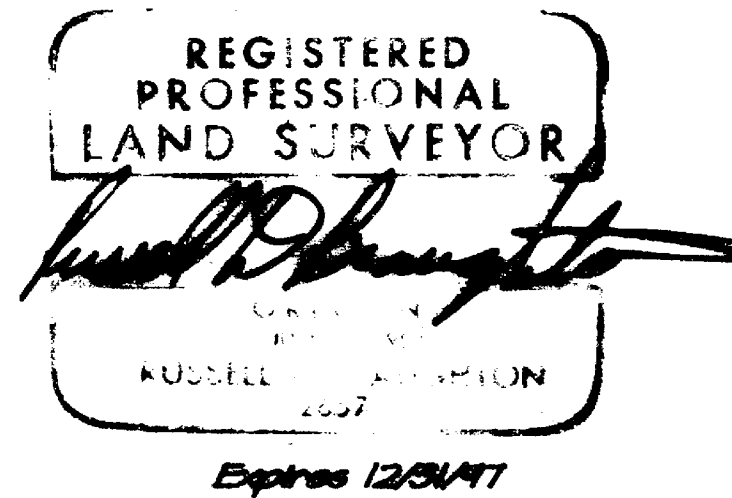
Bill Mohr
Secretary

SURVEYED BY: Edwards Surveying and Land Planning, Inc.
816 West 8th Street
Medford, Oregon 97501
Phone (503) 716-2313

COUNTY SURVEYOR FILE NO. 15056

DECLARATION

KNOW ALL PERSONS BY THESE PRESENTS, that I, Brad Roupp, am the owner in fee simple of the
lands described hereon in the "Surveyor's Certificate", and that we, Paul M. Strahl and
Helen M. Strahl are beneficiary interest holders in said lands, and that we have caused
the same to be partitioned as shown hereon and the number of each parcel and the course
and length of all lines are plainly set forth and that this plat is a correct
representation of said partition. We do hereby dedicate, to the City of Ashland,
Public Utility Easements, over, across and through those areas shown hereon and
designated as "Storm Drain Easement" and "Public Utility Easement" (P.U.E.) for
public utility installations and maintenance, as required. TCI Cablevision, their
assigns and/or successors in interest are hereby granted the right to install and
maintain TV cable service over, across and through those Public Utility Easements, as
shown hereon, as long as it does not interfere with the installation and maintenance
of the City of Ashland's utilities. We do also hereby dedicate, for the exclusive
use of Parcels 1 and 2, the Pedestrian Easement as depicted hereon.



DATE: June 27, 1996

I certify this plat to be an
exact photograph of the original.
Russell D. Broughton
SURVEYOR

TAX STATEMENT APPROVAL

All taxes, fees, assessments or other
charges as required by O.R.S. 92.045 have been paid as of 8/01/96.

Ron Dandrey
Assessor

8/01/96
Date

Colleen Stanford
Tax Collector

08/01/96
Date

BRAD ROUPP
Brad Roupp

Paul M. Strahl
Paul M. Strahl

Helen M. Strahl
Helen M. Strahl

STATE OF OREGON)
County of Jackson) ss July 16, 1996.

Personally appeared before me the hereon named Brad Roupp, who did
acknowledge the foregoing instrument to be his voluntary act and deed.

Before me:

Toni R. Clark
Notary Public - Oregon

STATE OF OREGON)
County of Jackson) ss July 17, 1996.

Personally appeared before me the hereon named Paul M. Strahl and Helen M. Strahl,
who did acknowledge the foregoing instrument to be their voluntary act and deed.

Before me:

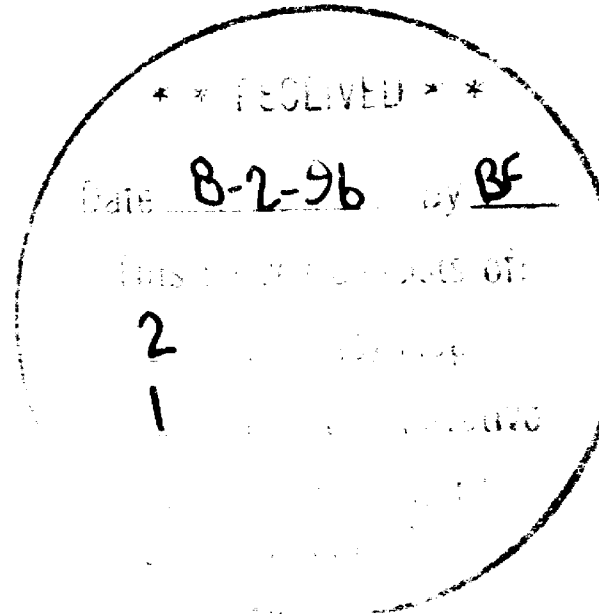
Anthony L. Costantini
Notary Public - Oregon

SURVEYOR'S CERTIFICATE

I, Russell D Broughton, 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:

PARCEL 1 (One) of Partition Plat recorded January 13, 1995 as Partition Plat No. P-3-1995 of "Record of Partition
Plats" in Jackson County, Oregon, and filed as Survey No. 14365 in the Office of the Jackson County Surveyor, said
Parcels being more particularly described as follows:

Beginning at the Northwest corner of said Parcel 1, being the INITIAL POINT OF BEGINNING and monumented with a 5/8"x30"
Iron rebar; thence South 88°19'17" East, a distance of 78.58 feet, (Record S 88 17 35 E, 78.66 feet), to an angle point
on the boundary of said Parcel 1; thence North 20°15'02" East, (Record N 20 15 35 E), a distance of 74.95 feet, to the
most Northerly corner of said Parcel 1, also being a point on the Southerly right-of-way of Siskiyou Blvd; thence along
said right-of-way South 56°06'05" East, a distance of 44.87 feet to the Northeast corner of said Parcel 1; thence
South 00°02'25" East, a distance of 79.90 feet to the Southeast corner of said Parcel 1; thence South 86°00'00" West, a
distance of 146.25 feet, (Record 146.35 feet), to the Southwest corner of said Parcel 1; thence North 00°02'25" West, a
distance of 44.94 feet to the INITIAL POINT OF BEGINNING.



Russell D. Broughton
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 15056

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

SURVEY FOR: Brad Roupp
1065 Deer Vista Lane
Ashland, Oregon 97520

LOCATION: Parcel 1, PARTITION PLAT NO. P-3-1995 and in the
Southwest 1/4 of Section 14, T. 39 S., R. 1 E.,
W.M., in the City of Ashland, Jackson County,
Oregon.

PURPOSE: LAND PARTITION; Planning Dept. File No.
P.A. 96-004: To locate and monument the new
boundary between Parcels 1 and 2 as shown on the
accompanying plat and to prepare and record said
plat for the purpose of creating said Parcels.

PROCEDURE: Utilizing for control: the found monuments as
shown per PARTITION PLAT NO. P-3-1995. The
partition line was then monumented as shown.
Monuments set on this survey consist of a 5/8" x
3/8" steel pins with red plastic caps mkd.
"R.BRAUGHTON-LS 2657" as indicated on the
accompanying plat unless otherwise noted.

BASIS OF BEARINGS: True Meridian at the North-South centerline of
Section 14 as derived from the 1968 Jackson County
Surveyor N.O.A.A. net and as referenced on recorded
Survey Number 14365.

EQUIPMENT: Nikon DTM-A5 Electronic Total Station.

DATE COMPLETED: June 27, 1996

**** RECEIVED ****
Date 8-2-96 By RF
This survey Consists of:
2 sheet(s) Map
1 page(s) Narrative
JACKSON COUNTY
SURVEYOR

REGISTERED
PROFESSIONAL
LAND SURVEYOR

OREGON
JULY 19, 1994
RUSSELL D BRAUGHTON
2657

Expires 12/31/97

LAND PARTITION SURVEY PARTITION PLAT NO. P-64-1996

located in
in the SW 1/4 of Section 14, T. 34 S., R. 1 E., W.M.,
in the City of Ashland, Jackson County, Oregon.

for
Brad Roupp
1085 Deer Vista Lane
Ashland, Oregon 97520

SURVEYED BY: *Edwards Surveying and Land Planning, Inc.*
216 West 8th Street
Medford, Oregon 97501
Phone (503) 716-2313

LEGEND

- Indicates mon. fd. as noted.
- Indicates a lead plug & tack w/brass washer mkd. "LS 265T" set.
- Indicates a 5/8" x 24" steel pin w/wired plastic cap mkd. "R. BRAUGHTON-LS 265T" set.
- () Denotes record data per PARTITION PLAT NO. P-3-1995.
- x — x — x — x — Indicates fence line
- A.C. = Asphaltic Concrete
- S.N. = Survey Number
- P.U.E. = Public Utility Easement

BASIS OF BEARINGS: N.O.A.A. TRUE BEARING at the North-South Centerline of Section 14 as derived from the 1960 N.O.A.A. net on file with the Jackson County Surveyor and as referenced on recorded Survey No. 14365.

NOTE: Future Private Pedestrian Easement and Maintenance Agreement to be recorded as a separate document.

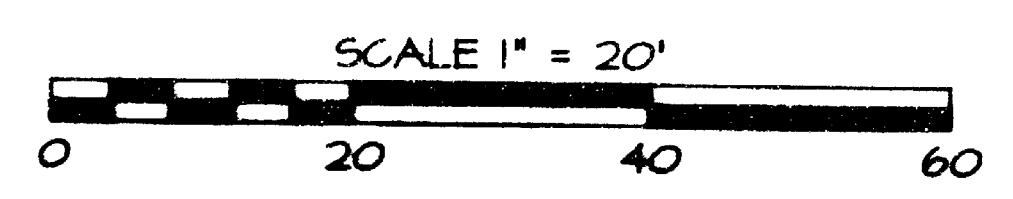
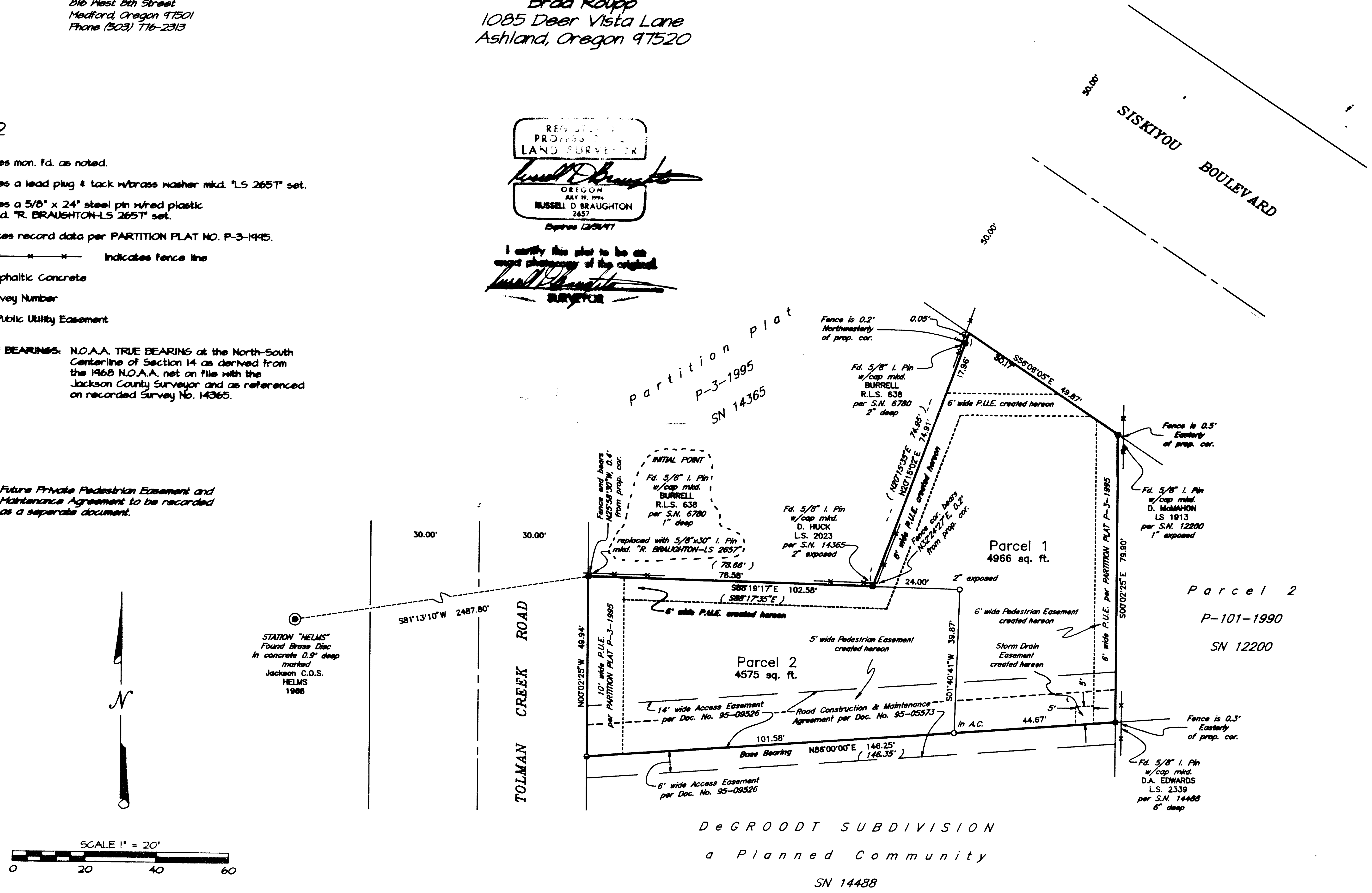
REGISTERED
PROFESSIONAL
LAND SURVEYOR

Russell D. Braughton

OREGON
ART. 19, 1991
RUSSELL D. BRAUGHTON
2457
Expires 12/31/97

I certify this plat to be an exact photocopy of the original.

Russell D. Braughton
SURVEYOR



DeGROODT SUBDIVISION
a Planned Community
SN 14488