

PARTITION PLAT NO. P-81-1996

LAND PARTITION (LDP-96-3)

Located in:

the Northwest 1/4 of Section 16,  
Township 37 South, Range 1 West, W.M.,  
City of Medford, Jackson County, Oregon

For:

EDWARD E. WAGNER

P.O. Box 32  
Trail, Oregon

APPROVALS:

CITY OF MEDFORD PLANNING

7/14/96  
Acting Director September 19, 1996  
Date

Examined and approved this 17 day of SEPTEMBER, 1996.

Paul D. Lewis  
City Surveyor

RECORDER'S CERTIFICATE:  
FILED FOR RECORD THIS 20 DAY OF September 1996, AT 2:21 O'CLOCK P.M.  
AND RECORDED AS PARTITION PLAT NO. P-81-1996 OF "RECORD OF PARTITION PLATS"  
IN JACKSON COUNTY, OREGON. (INDEX VOLUME 7 PAGE 81.)

Kathleen S. Beckett Cheryl Auger  
County Clerk Deputy

FILED IN THE OFFICE OF THE JACKSON COUNTY SURVEYOR AS NO. 15120

SURVEYOR'S CERTIFICATE

I, David M. Minnici, 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 regulations for Land Partitions and the following is an accurate description of the parent tract of land as set forth herein:

Commencing at a brass disc in concrete marking the Northwest corner of Section 16, Township 37 South, Range 1 West, Willamette Meridian, Jackson County, Oregon; thence South 00°14'56" East, along the Westerly line of said Section, 100.00 feet to the North-west corner of Parcel 3 of Partition Plat P-57-1995, filed in the office of the Jackson County Surveyor as Survey Number 14618, for the INITIAL POINT OF BEGINNING; thence, along the boundary of said Parcel, the following courses: South 88°42'00" East 164.72 feet; thence South 00°14'56" East 130.99 feet; thence, along the arc of a 45.00 foot radius curve to the left (the long chord to which bears South 00°14'56" East 80.92 feet), an arc distance of 100.58 feet; thence South 00°14'56" East 18.38 feet; thence North 88°38'57" West 164.72 feet; thence North 00°14'56" West 231.15 feet to the Initial Point of Beginning.

David M. Minnici  
Surveyor

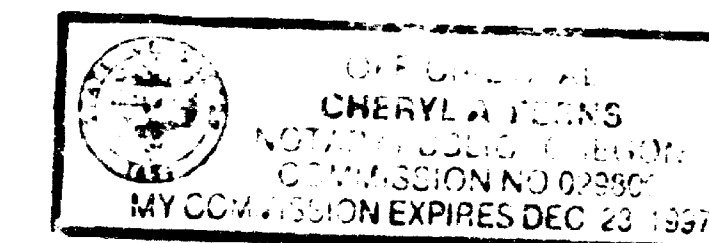
DECLARATION:

KNOW ALL MEN BY THESE PRESENTS, that I, Edward Ewald Wagner, am the owner of the 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. I hereby dedicate to the public for public use that easement labeled as a public utility easement.

Edward Ewald Wagner  
Edward Ewald Wagner

STATE OF OREGON }  
COUNTY OF JACKSON }

Personally appeared the above named Edward Ewald Wagner and acknowledged the foregoing instrument to be his voluntary act and deed before me this 17th day of September, 1996.

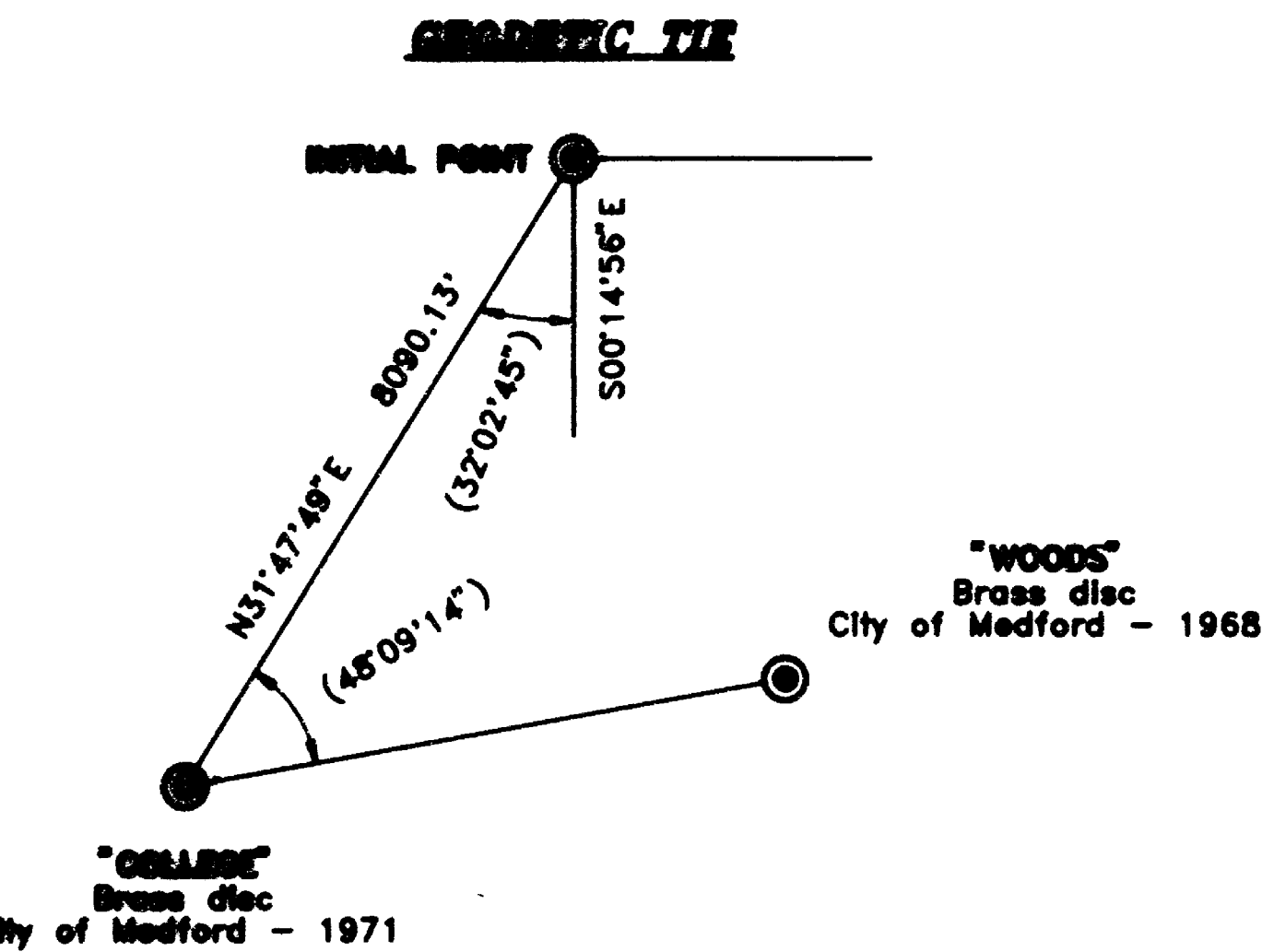


Cheryl Auger  
Notary

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

Paul H. Wood Assessor  
Joseph Smith Tax Collector

9-20-96 Date  
9-20-96 Date



**CURVE TABLE**

CURVE	DELTA	RADIUS	LENGTH	CHORD	BEARING
1	90°00'00"	20.00'	31.42'	28.28'	S45°14'56" E
2	90°00'00"	20.00'	31.42'	28.28'	S44°45'04" W
3	61°35'13"	45.00'	48.37'	46.07'	S32°59'31" W
4	66°28'55"	45.00'	52.21'	49.33'	S31°02'32" E
5	128°04'07"	45.00'	100.58'	80.92'	S00°14'56" E

**LINE TABLE**

LINE	BEARING	DISTANCE
L1	S00°14'56" E	20.00'
L2	N89°45'04" W	20.00'

MEFFORD & ASSOCIATES, INC.  
1002 E. JACKSON MEDFORD, OREGON  
776-4334

BY: David M. Minnici Survey No. 2248  
SCALE: 1 inch = 60' August 16, 1996  
DATE OF BEARING: Survey Number 14618  
(That See Section 16)

- = Set 5/8" x 2 1/2" iron pin with plastic cap stamped "D. MINNECI LS 2348"
- ⊗ = Found 5/8" iron pin with plastic cap stamped "D. MINNECI LS 2348" per Survey No. 13688.
- ⊙ = Found lead plug and lock with metal washer stamped "LS 2348" per Survey No. 14618.
- = Found 5/8" iron pin with plastic cap stamped "D. MINNECI LS 2348" per Survey No. 14618.
- ⦿ = Found brass cap monument.
- S/N = Survey number
- PUE = Easement for public utilities, storm drainage, gas, water, electric, cable television and sanitary sewer construction and maintenance

Found brass disc in concrete per 1993 County re-estab

INITIAL POINT  
Fd. 5/8" x 2 1/2" pin with plastic cap stamped "D. MINNECI LS 2348" per S/N 14618.  
Replaced with 5/8" x 3/8" pin with plastic cap stamped "D. MINNECI LS 2348".

BROOKWOOD SUBD.  
(S/N 12485)

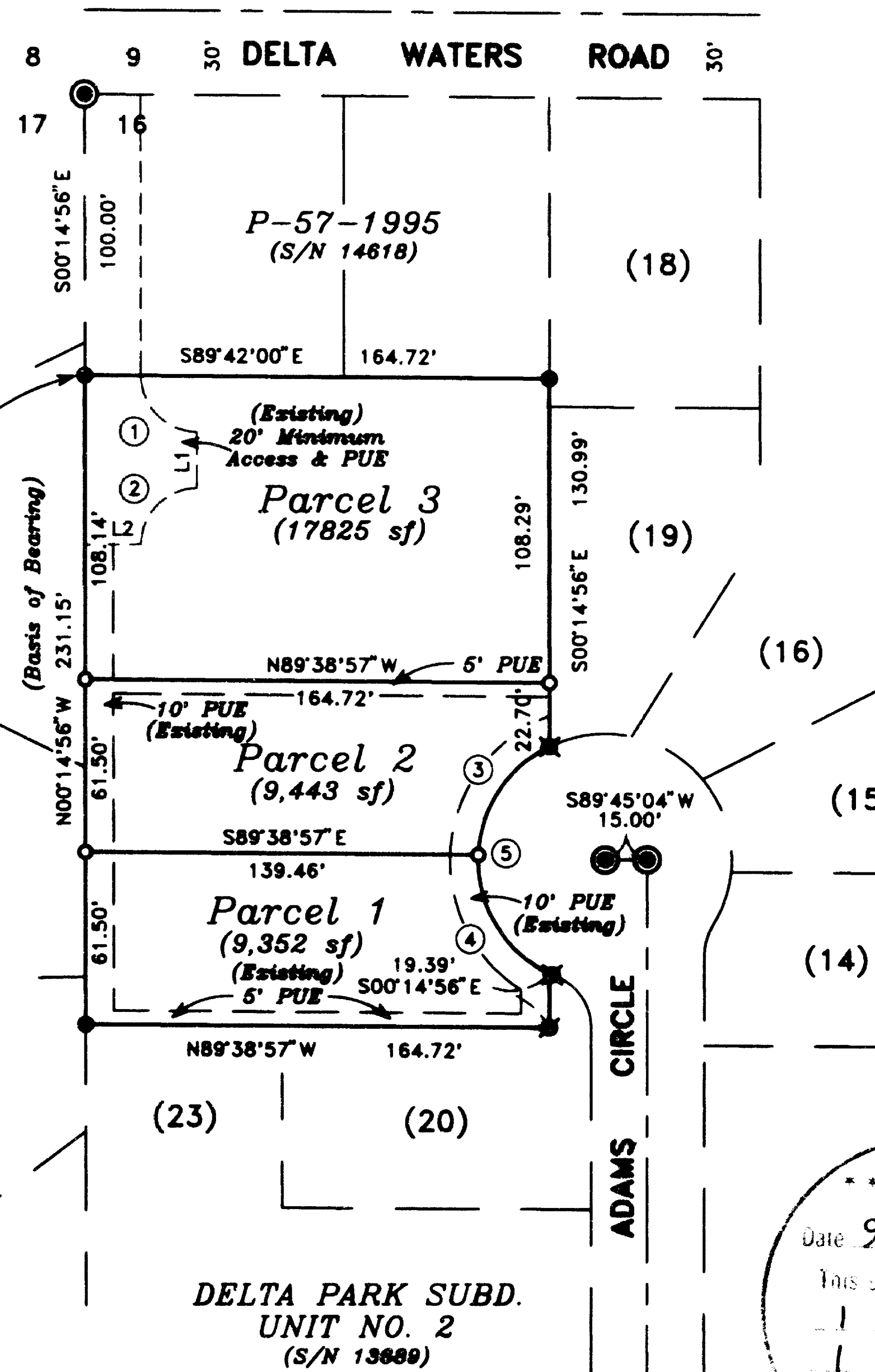
I certify this plat to be an exact photocopy of the original.  
David M. Minnici  
SURVEYOR

REGISTERED PROFESSIONAL AND SURVEYOR

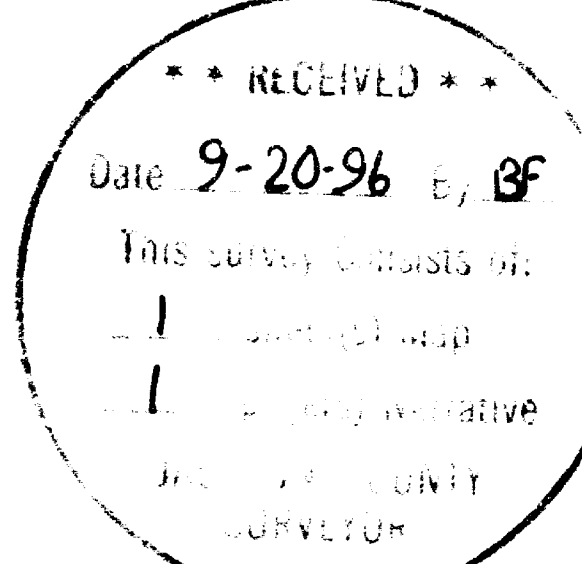
David M. Minnici

OREGON  
JULY 26, 1989  
DAVID M. MINNECI  
2439

Expires 12-31-98



NOTE:  
Unable to locate easements for transmission and distribution of electricity as set forth in Volume 234, Page 446 and Volume 441, Page 468, Jackson County Deed Records.



15120

SURVEY NO. \_\_\_\_\_

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

Survey for: Edward E. Wagner  
P.O. Box 32  
Trail, Oregon 97541

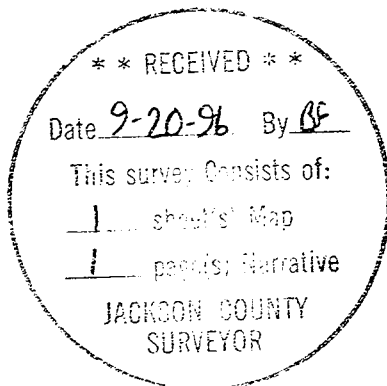
Location: The Northwest one-quarter (1/4) of Section 16,  
Township 37 South, Range 1 West, Willamette Meridi-  
an, City of Medford, Jackson County, Oregon

Purpose: To survey, monument and prepare a Partition Plat  
per client's request and in accordance with City,  
County and State requirements

Procedure: Utilizing control established by this office in  
performance of Survey's No. 13036 and 13689, I set  
monuments as shown on the accompanying partition  
plat.

Basis of  
Bearing: West line of Section 16 per Survey No. 13689

Date: August 16, 1996



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