

APPROVALS:

JACKSON COUNTY PLANNING: FILE 96-21 MIP

Shirley Roberts 2-14-97
Director Date

Examined and approved this 14th day of February, 1997.

Ronald Roberts
County Surveyor

PARTITION PLAT P-12-1997

For TED HORNECKER

Located in:
The S.W. 1/4 of Section 16 and the S.E. 1/4 of Section 17,
T.36S., R.1W., W.M., Jackson County, Oregon

RECORDER'S CERTIFICATE:

FILED FOR RECORD THIS 14 DAY OF February 1997, AND
AT 10:44 O'CLOCK, A.M.

RECORDED AS PARTITION PLAT NO. P-12-1997 OF "RECORD OF PARTITION PLATS"
IN JACKSON COUNTY, OREGON. (INDEX VOLUME 8 PAGE 12.)

Ruthless A. Bennett
County Clerk

FILED IN THE OFFICE OF THE JACKSON COUNTY SURVEYOR AS NO. 15289

NOTE:

ACCESS POINTS are rights of access
as set out in Volume 589, Page 263,
and Page 264, unrestricted as to purpose,
of those Highway Stations labeled as
access points, Deed Records, Jackson
County, Oregon.

1. Easement for Ingress-Egress,
Water, Sewer, and Utility purposes
from Avenue "C" along Division Road
per Instrument No. 82-18581
(location not described)

SURVEYOR'S CERTIFICATE:

I, Darrell L. Huck, 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:

Commencing at the Northeast corner of CASCADE VILLAGE, UNIT NO. 10,
PHASE 1, according to the Official Plat thereof, now of record in Jackson County,
Oregon; thence North 00°13'25" East 80.00 feet to the Northernly right-of-way line
of Avenue "G"; thence, along said right-of-way line, North 89°46'35" West 933.83
feet to the Southeastly right-of-way line of Crater Lake Highway for the INITIAL
POINT OF BEGINNING; Thence, along said right-of-way line, North
44°52'40" East 553.64 feet to the most Westerly corner of that tract of land
described in Instrument No. 91-09494, Official Records of said Jackson County;
said Jackson County; thence, along the Southwestly line of said tract, South
45°07'20" East 200.00 feet to the most Southwesterly corner of said tract of land;
thence, along the Southeastly line of said tract and its Northeastly
prolongation, North 44°52'40" East 330.00 feet to the most Easterly corner of that
tract of land described in Instrument No. 80-12265 Official Records of said
Jackson County; thence, along the Northeastly line of said tract, North 45°07'20"
West 200.00 feet to the Easterly right-of-way line of said Crater Lake Highway;
thence, along said right-of-way line, North 44°52'40" East 687.71 feet to the
Southwest corner of that tract of land described in Instrument No. 73-14319,
Official Records of said Jackson County; thence, along the Southerly line of said
tract and its Easterly prolongation, North 89°58'40" East 516.18 feet to the
Northwest corner of that tract of land described in Instrument No. 74-13338,
Official Records of said Jackson County; thence, along the West line of said tract,
South 00°01'20" East 83.94 feet to the most Northernly corner of that tract of land
described in Instrument No. 82-18581 of the Official Records of said Jackson
County; thence, along the Westerly line of said tract, South 44°52'18" West 683.86
feet to the Southwest corner thereof; thence, along the South line of said tract,
South 89°46'46" East 56.23 feet to the Northwest corner of that tract of land
described in Instrument No. 73-03872 of the Official Records of said Jackson
County; thence, along the Westerly line of said tract and its Southwestly
prolongation, South 44°52'18" West 772.46 feet to the North line of said Avenue
"G"; thence, along said North line, North 89°46'35" West 653.69 feet to the Initial
Point of Beginning.

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Darrell L. Huck
OREGON
REGISTERED & EXP.
DARRELL L. HUCK
2000
Expires 6/30/97

INITIAL POINT
set 5/8" x 30" iron pin
w/ plastic cap
marked
"D. Huck LS 2083"

BRASS DISC

FOUND 5/8" IRON PIN
w/ ALUMINUM CAP
MARKED OSHD
EXPOSED 0.2"

INLAND VILLAGE
SUBDIVISION
I certify this plat to be an
exact photocopy of the original
Darrell L. Huck
SURVEYOR

S/N 1016

S/N 785

Instrument No. 73-14319
O.R.J.Co.Or.

Found 3/4" iron pin
per S/N 6701

N89°58'40"E 516.18'

Found 1/2" iron pipe
per S/N 785
(exposed 0.7')

Instrument No. 74-13338
O.R.J.Co.Or.

HOFFBUHR & ASSOCIATES, INC.
1082 E. JACKSON STREET MEDFORD, OREGON
(541)778-4641

BY: DARRELL L. HUCK PLS No. 2023
SCALE: 1 inch = 100 feet January 31, 1997
BASIS OF BEARING: SURVEY No. 5832

- = Set 5/8"x24" iron pin with plastic cap stamped "D. Huck LS 2023".
- ⊗ = Set 5/8"x30" iron pin with plastic cap stamped "D. Huck LS 2023".
- = Found 5/8" iron pin or otherwise noted
- ⊙ = Found brass cap monument per U.S. ARMY ENG.

O.R.J.Co.Or. = Official Records Jackson County, Oregon
D.R.J.Co.Or. = Deed Records, Jackson County, Oregon

DECLARATION

KNOW ALL MEN BY THESE PRESENTS, that I, Ted Hornecker, 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 do hereby dedicate to the public for public use the street shown hereon.

Ted Hornecker

STATE OF OREGON }
COUNTY OF JACKSON } ss

Personally appeared the above named Ted Hornecker and acknowledged the
foregoing instrument to be his voluntary act and deed.

before me this 13th day of February, 1997

OFFICIAL SEAL
CHERYL A. FERNS
NOTARY PUBLIC - OREGON
COMMISSION NO. 025806
MY COMMISSION EXPIRES DEC. 23, 1997

Cheryl A. Ferns

All taxes, fees, assessments or other charges as required by O.R.S. 92.095 have been paid
as of this 14th day of FEB, 1997.

Ron Lindsey Dept
Assessor

February 14, 1997
Date

Cheryl A. Ferns
Tax Collector

02/14/97
Date

- Volume 326, Page 288, Deed Records, Jackson County, Oregon
right-of-way for existing easements, highway public utilities,
railways and pipe lines (location not given)
- Volume 534, Page 488, Deed Records, Jackson County, Oregon
power line easement (specific location not given)
- Volume 336, Page 112, Deed Records, Jackson County, Oregon
power line easement 20 feet in width (specific location not given)
- Volume 548, Page 389, Deed Records, Jackson County, Oregon
power line easement (specific location not given)
- Volume 370, Page 486, Deed Records, Jackson County, Oregon
power line easement (specific location not given)
- Volume 547, Page 306, Deed Records, Jackson County, Oregon
sanitary sewer easement
- Volume 477, Page 461, Deed Records, Jackson County, Oregon
power line easement (specific location not given)

SURVEY NO. 15289

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

Survey for: Ted Hornecker
3182 Seckel Street
Medford, Oregon 97504

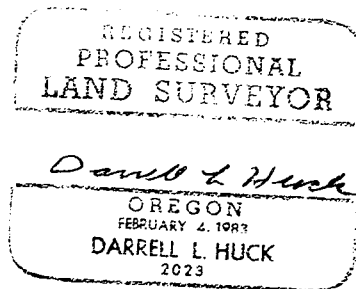
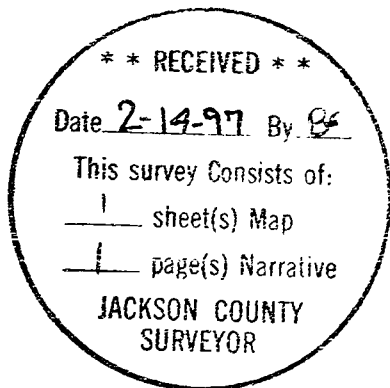
Location: The Southwest One-Quarter (1/4) of Section 17,
Township 36 South, Range 1 West, Willamette Meridi-
an, Jackson County, Oregon

Purpose: To survey and monument a land partition as approved
by the Jackson County Planning Department (File No.
96-21-MP)

Procedure: A control traverse was run tying monuments as shown
on the attached map. Monuments established by the
U.S. Army for Camp White were held as control for
Avenue G, Avenue H and Division Road. That portion
of Division Road north of Avenue G is not dedicated
for public right-of-way. Access is allowed by an
easement for ingress and egress per Instrument No.
82-18581. Avenue H, as shown on the attached map
is not a dedicated right-of-way. Boundary was
computed per deed description and monuments were
set as shown

Basis of
Bearing: Survey No. 5832

Date: January 31, 1997



Darrell L. Huck
L.S. 2023 - Oregon
Expires 6/30/97
Hoffbuhr & Associates, Inc.
1062 East Jackson Street
Medford, Oregon 97504

Hornecker
(96-173 & 96-173A)
(hrnckrn.dlh)