15337

LDP-96-22

PARTITION PLAT NO. P-28-1997

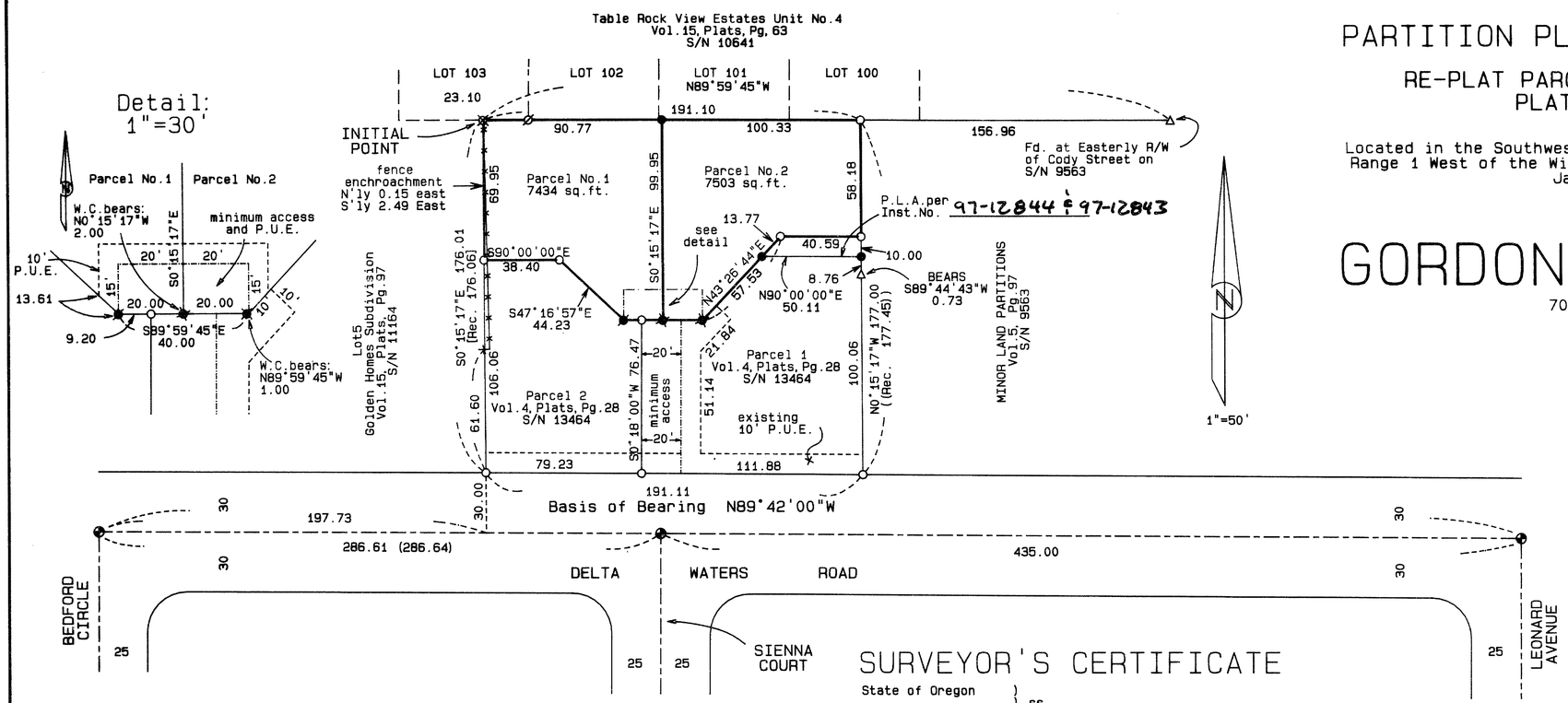
RE-PLAT PARCEL NO. 3 OF PARTITION PLAT NO. P-28-1993

Located in the Southwest Quarter of Section 9, Township 37 South, Range 1 West of the Willamette Meridian, in the City of Medford, Jackson County, Oregon.

for

GORDON A. HUMPHREY

700 EAST MAIN , SUITE 107
MEDFORD, OR. 97501



APPROVAL:

I certify that pursuant to authority granted in Ordinance No. 5785, that this plat is hereby approved.

James M. Barnhart — Planning Director — APRIL 14, 1997 — Date

Examined and approved this 14th day of APRIL 1997.

ACTING Kenny F. Bradshaw — City Surveyor

All taxes, fees, assessments, or other charges as required by O.R.S. 92.095, have been paid as of april 15th 1997

Ron Lindsey Deputy — Assessor

K. Servatius — Tax Collector

REGISTERED PROFESSIONAL LAND SURVEYOR — OREGON JULY 26, 1985 — HERBERT A. FARBER 2189

RENEWAL DATE 12-31-97

DECLARATION:

KNOW ALL MEN BY THESE PRESENTS, that Windsor Properties, LTD., as an undivided 1/2 interest and Gordon A. Humphrey, as an undivided 1/2 interest, as tenants in common, are the owners of the lands hereon described, and that we have partitioned the same into parcels as shown hereon and the size of the parcels and the lengths of all lines are plainly set forth, and do hereby dedicate to the public for public use the easements shown hereon, and that this plat is a correct representation of the Partition.

(see consent affidavit)

Carl W. Spitznagle (General Partner) Windsor Properties, LTD — Gordon A. Humphrey

State of Oregon } ss
County of Jackson }
Personally appeared the above named Gordon A. Humphrey, and acknowledge the foregoing to be his voluntary act and deed.

Before me: 4-7-97 My commission expires

Susan Morgan Farber — Notary Public, State of Oregon

OFFICIAL SEAL SUSAN MORGAN FARBER NOTARY PUBLIC - OREGON COMMISSION NO. 310487 MY COMMISSION EXPIRES APRIL 21, 2000

SURVEYOR'S CERTIFICATE

State of Oregon } ss
County of Jackson }

I, Herbert A. Farber, 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 of this Partition, being a brass cap monumenting the Initial Point of Golden Homes Subdivision, recorded in Volume 15, Page 97 of the Plat Records of Jackson County, Oregon, located in the southwest quarter of Section 9, Township 37 South, Range 1 West of the Willamette Meridian, City of Medford, said County, and State; thence South 0°15'17" East, along the east line of said Subdivision, 69.95 feet, to a 5/8 inch iron pin monumenting the most westerly, southwest corner of Parcel 3 of Partition Plat No. P-28-1993, of the Records of said County, Index Vol. 4, Page 28, Jackson County Surveyor's File No. 13464; thence along the boundary of said Parcel 3, thru the following courses, East, 38.40 feet, to a 5/8 inch iron pin monument; thence South 47°16'57" East, 44.23 feet; thence South 89°59'45" East, 40.00 feet; thence North 43°26'44" East, 57.53 feet, to a 5/8 inch iron pin monument; thence East, 40.59 feet, to a 5/8 inch iron pin monument; thence North 0°15'17" West, 58.18 feet, to a 5/8 inch iron pin monument; thence North 89°59'45" West, 191.10 feet, to the Initial POINT OF BEGINNING.

Herbert A. Farber, PLS 2189

RECORDER:

Filed for record this 15 day of April, 1997 at 4:00 o'clock P.M. and recorded as Partition Plat No. P-28-1997 of the Records of Jackson County, Oregon. Index Volume 8, Page 28.

Kathleen S. Beckett — County Clerk — Glenda E. Bartlett — Deputy

County Surveyor's File No. 15337

PARTITION CONSENT AFFIDAVIT:

From Windsor Properties, Ltd., as 1/2 intrest, as tenants in common, Recorded as Instrument No. 97-12841, Official Records of Jackson County, Oregon.

4-15-97 — JACKSON COUNTY SURVEYOR

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

SURVEYOR'S NARRATIVE TO COMPLY WITH O.R.S. 209.250

Purpose: To survey and monument the land partition as approved by the City of Medford Planning Department. Planning File No. LDP-96-22

Procedure: Utilizing control established by this office during the performance of filed survey number 13464, I locate the affected property and monument the partition line as shown.

LEGEND

S/N is survey number on file at the Jackson County Surveyor's Office, Oregon.
Basis of Bearing is the center line of Delta Waters Road per S/N 13464 as shown hereon.
⊠ found 2 1/2 inch diameter brass cap on 2 inch diameter iron pipe per Golden Homes Subdivision, S/N 11164.
△ found 5/8 inch iron pin monument per S/N 9563.
⊘ found 5/8 inch iron pin monument per S/N 10641.
○ found 5/8 inch iron pin monument with yellow plastic cap marked "FARBER PLS 2189", per S/N 13464.
⊕ found brass cap set in concrete per S/N 10739.
★ set 5/8 by 30 inch iron pin monument with 1 1/2 inch aluminium cap marked "FARBER PLS 2189, W.C.".
● set 5/8 by 30 inch iron pin monument with yellow plastic cap marked "FARBER PLS 2189".
set 1 1/4 inch brass cap and tack in concrete marked "FARBER PLS 2189".
( ) is record data per S/N 10739
(( )) is record data per S/N 9563
[ ] is record data per S/N 11164
W.C. is witness corner set on line as indicated.
P.U.E. is public utility easement for water, electric, sanitary sewer, cable television, gas and storm drain.
Vol., Pg. are Volume and Page per the Records of Jackson County, Oregon as indicated.
Inst.No. is Instrument Number of the Official Records of Jackson County, Oregon.
Vol. 234, Deeds Pg. 446 dose not apply to this property.

RELEASE AFFIDAVIT:

From Valley of the Rogue Bank, as beneficiary , recorded as Instrument No. 97-12842 , Official Records of Jackson County, Oregon.

NOTE: THE RESTRICTED ACCESS FOR PARCEL 1, PARTITION PLAT NO. P-28-1993 IS HEREBY EXTINGUISHED BY THE CITY OF MEDFORD'S APPROVAL OF THIS PLAT.

SURVEYED BY:
FARBER & SONS, INC.
dba FARBER SURVEYING
(541) 776-0846

OFFICE LOCATION: 120 MISTLETOE, MEDFORD, OREGON 97501
MAILING ADDRESS: P. O. BOX 5286, CENTRAL POINT, OREGON 97502

COMPUTED BY : HAF
SCALE = 1 inch : 50 feet
DATE: 4 APR 1997
ROTATION: 0°
JOB No. 0309-92

ORIGIN: 9300.000 N 10760.000 E

ASSESSOR'S MAP NUMBER 37-1W- 9CC TL10200

15337