

APPROVALS
CITY OF MEDFORD PLANNING

James M. [Signature] DIRECTOR
FILE NO. LDP-97-33.
EXAMINED AND APPROVED THIS 12 DAY OF June 19 97.
Paul [Signature] CITY SURVEYOR

PARTITION PLAT NO. P-44-1997

MINOR LAND PARTITION
Of Lot 1, Block 2, WEBBER PARK SUBDIVISION, in
the N.E. 1/4 of Section 1, T.38 S., R.2 W., W.M.
City of Medford Jackson County, Oregon
(City of Medford Planning File #LDP-97-33)

RECORDER'S CERTIFICATE

FILED FOR RECORD THIS 19 DAY OF June 19 97. at
10:38 O'CLOCK A.M. AND RECORDED AS PARTITION PLAT NO. P-44-1997
IN "RECORD OF PARTITION PLATS" OF JACKSON COUNTY, OREGON.
INDEX VOLUME 8 PAGE 44

Rashley [Signature] COUNTY CLERK
Seraldine [Signature] DEPUTY
COUNTY SURVEYOR FILE NO. 15401

ALL TAXES, FEES, ASSESSMENTS AND OTHER CHARGES AS REQUIRED BY ORS 92.095 HAVE BEEN
PAID AS OF JUNE 19, 1997

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

PURPOSE: TO SURVEY AND MONUMENT TWO PARCELS CREATED THROUGH A MINOR
LAND PARTITION. SEE CITY OF MEDFORD PLANNING FILE #LDP-97-33.
PROCEDURE: FROM EXISTING CONTROL ESTABLISHED BY THIS OFFICE DURING RS14774,
CALCULATED THE POSITION OF AND SET PINS AT THE PARCEL CORNERS
PER THE APPROVED TENTATIVE PLAT. THOSE MONUMENTS FOUND AS WELL
AS THOSE SET ARE AS SHOWN HEREON.

SURVEYOR'S CERTIFICATE

I, JAMES E. HIBBS, A REGISTERED LAND SURVEYOR OF THE STATE OF OREGON, HEREBY
CERTIFY THAT THIS PLAT CORRECTLY REPRESENTS A SURVEY MADE BY ME, AND CONFORMS
WITH THE REGULATIONS FOR PARTITIONS, AND REPRESENTS LAND, THE EXTERIOR OF
WHICH BEING ACCURATELY DESCRIBED AS FOLLOWS:
PARCEL 3 OF PARTITION PLAT NO. P-96-1995, ACCORDING TO THE OFFICIAL PLAT THEREOF,
NOW OF RECORD, IN VOLUME 6, PAGE 96 OF "RECORD OF PARTITION PLATS" OF JACKSON
COUNTY, OREGON AND FILED AS SURVEY NO. 14774 IN THE OFFICE OF THE JACKSON COUNTY
SURVEYOR.

DECLARATION
KNOW ALL MEN BY THESE PRESENTS THAT WE, GERALD J. NORDAHL AND BEVERLY S. NORDAHL,
HUSBAND AND WIFE, ARE THE OWNERS IN FEE, AS TENANTS BY THE ENTIRETY, OF THE REAL
PROPERTY SHOWN HEREON, MORE PARTICULARLY DESCRIBED IN THE SURVEYOR'S CERTIFICATE,
AND HAVE PARTITIONED THE SAME INTO THE PARCELS AS SHOWN HEREON.

Gerald J. Nordahl BEVERLY S. Nordahl
GERALD J. NORDAHL BEVERLY S. NORDAHL

STATE OF OREGON)
COUNTY OF JACKSON) SS.

PERSONALLY APPEARED THE ABOVE NAMED GERALD J. NORDAHL AND BEVERLY S. NORDAHL AND
ACKNOWLEDGED THE FOREGOING INSTRUMENT TO BE THEIR VOLUNTARY ACT AND DEED.

DATED THIS 3rd DAY OF June 19 97

BEFORE ME: Karen [Signature] NOTARY PUBLIC OF OREGON

James E. Hibbs
SURVEYOR

REGISTERED
PROFESSIONAL
LAND SURVEYOR

James E. Hibbs
OREGON
JULY 17, 1986
JAMES E. HIBBS
2294
Renewal Date 6-30-97

SURVEY FOR:

GERALD NORDAHL
1204 WEST MAIN STREET
MEDFORD, OR 97501

SURVEY BY:

L.J. FRIAR & ASSOCIATES, P.C.
CONSULTING LAND SURVEYORS
816 WEST EIGHTH STREET
MEDFORD, OREGON 97501
PHONE: (541) 772-2782

LEGEND:

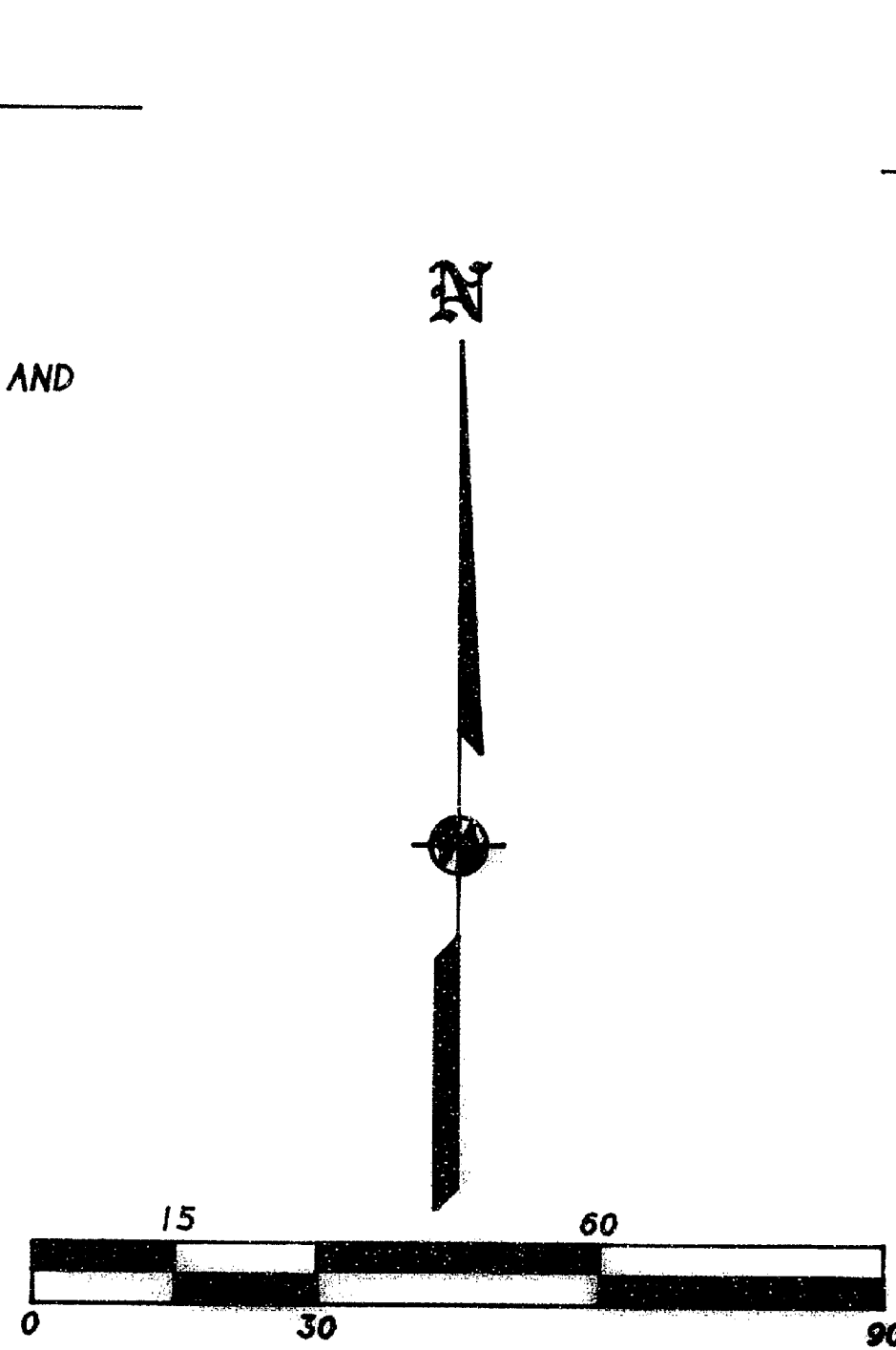
- FOUND 7/8" IRON PIN IN CONCRETE PER WEBBER PARK SUBD.
- FOUND 5/8" IRON PIN PER WEBBER PARK SUBD.
- FOUND 5/8" IRON PIN WITH PLASTIC CAP MKD. L.J. FRIAR & ASSOC. PER RS14774.
- SET 5/8" x 30" IRON PIN WITH PLASTIC CAP MKD. L.J. FRIAR & ASSOC.
- OFFICIAL RECORDS OF JACKSON COUNTY, OREGON.
- PUE - PUBLIC UTILITY EASEMENT FOR POWER, CABLE TV, TELEPHONE, GAS, WATER, SANITARY AND STORM SEWER.
- () - DEED RECORD DATA. JCDR - JACKSON COUNTY DEED RECORDS.
- CI - SEE COURSE DATA TABLE. WC - WITNESS CORNER.
- PP# - PARTITION PLAT #.

BASIS OF BEARINGS: EAST LINE HAPPY VALLEY DRIVE PER WEBBER PARK SUBDIVISION.
DATE: MAY 5, 1997 SCALE: 1" = 30' UNIT OF MEASUREMENT: FEET.

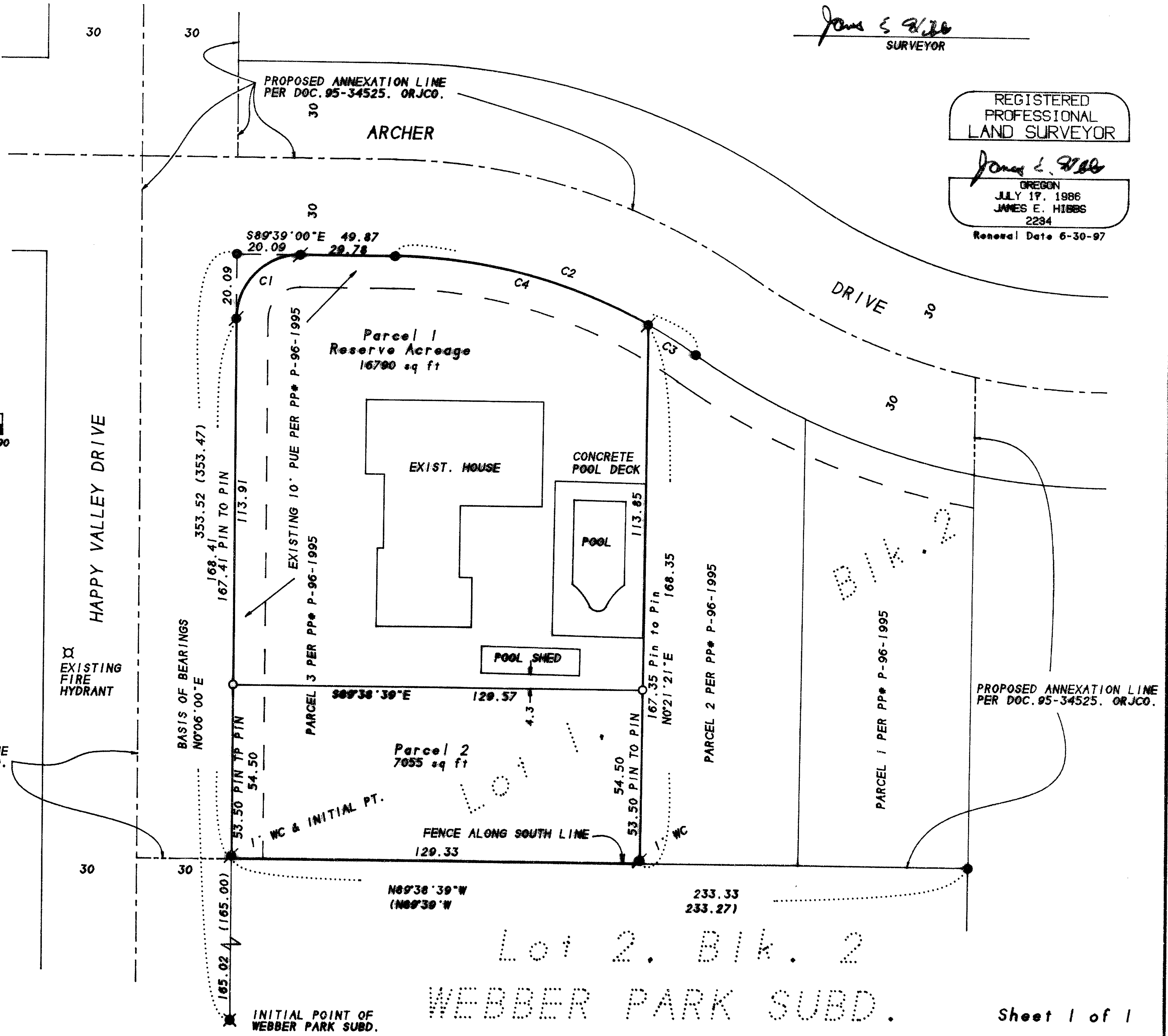
COURSE DATA TABLE

NO.	RADIUS	DELTA	LENGTH	LONG CHORD OR COURSE
C1	20.00	90°15'00"	31.50	S45°13'30"W 28.35
C2	170.00	34°11'00"	101.42	S72°33'30"E 99.93
C3	170.00	5°59'46"	17.79	S58°27'53"E 17.78
C4	170.00	28°11'14"	83.63	S75°33'23"E 82.79

EASEMENTS OF RECORD
1) EASEMENTS CREATED BY V.509, P.388 & V.517, P.368. JCDR
ARE GENERAL AREA DESCRIPTIONS AND CANNOT BE DEPICTED.
2) PROPERTY SUBJECT TO ANNEXATION AGREEMENT PER DOC.
95-34525. ORJCO.



** RECEIVED **
Date 6-19-97 by BF
This survey consists of:
1 sheet(s) Map
1 page(s) Narrative
JACKSON COUNTY SURVEYOR



382W01A TL7200

I HEREBY CERTIFY THAT THIS IS AN EXACT
COPY OF THE ORIGINAL PLAT.
James E. Hibbs
SURVEYOR

Lot 2, Blk. 2
WEBBER PARK SUBD.

Sheet 1 of 1