

KINGS VIEW SUBDIVISION

Located in:

The N.W. 1/4 of Section 6,
Township 38 South, Range 1 West, &
The N.E. 1/4 of Section 1,
Township 38 South, Range 2 West, W.M.,
City of Medford, Jackson County, Oregon

LOT SIZE

LOT NUMBER	SQUARE FEET
1	6488
2	5550
3	5550
4	5554
5	6691
6	6675
7	6514
8	5500
9	5500
10	5500
11	6514
12	6307
13	5983
14	5685
15	6023
16	6571
17	7836

CURVE TABLE

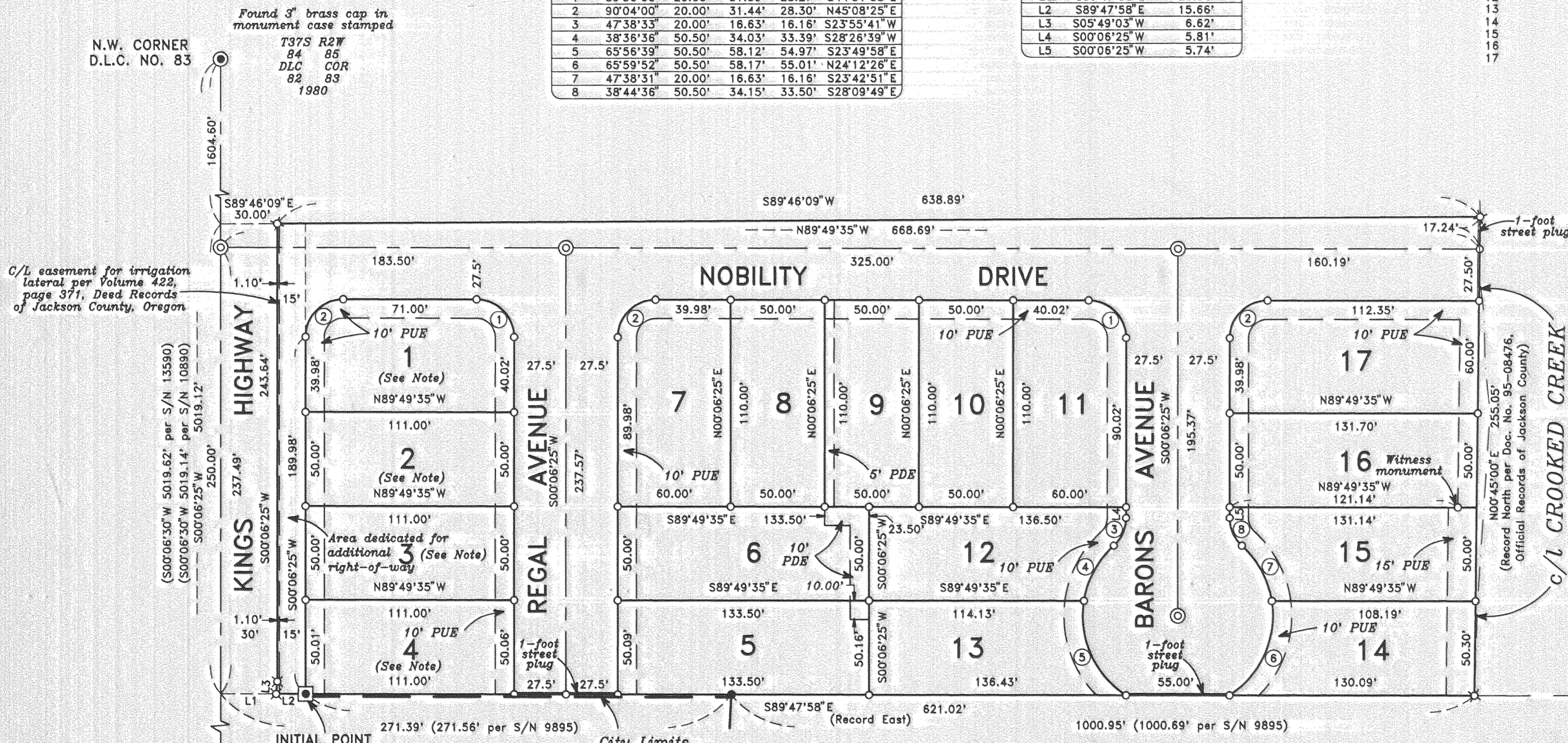
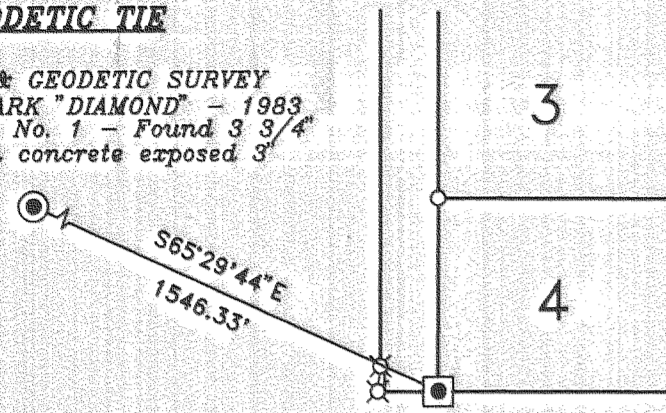
CURVE	DELTA	RADIUS	LENGTH	CHORD	BEARING
1	89°56'00"	20.00'	31.39'	28.27'	S44°51'35"E
2	90°04'00"	20.00'	31.44'	28.30'	N45°08'25"E
3	47°38'33"	20.00'	16.63'	16.16'	S23°55'41"W
4	38°36'36"	50.50'	34.03'	33.39'	S28°26'39"W
5	65°56'39"	50.50'	58.12'	54.97'	S23°49'58"E
6	65°59'52"	50.50'	58.17'	55.01'	N24°12'26"E
7	47°38'31"	20.00'	16.63'	16.16'	S23°42'51"E
8	38°44'36"	50.50'	34.15'	33.50'	S28°09'49"E

LINE TABLE

LINE	BEARING	DISTANCE
L1	S89°47'58"E	29.34'
L2	S89°47'58"E	15.66'
L3	S05°49'03"W	6.62'
L4	S00°06'25"W	5.81'
L5	S00°06'25"W	5.74'

GEODETIC TIE

U.S. COAST & GEODETIC SURVEY
REFERENCE MARK "DIAMOND" - 1983
Reference mark No. 1 - Found 3 3/4"
brass disc in concrete exposed 3'



N.W. CORNER
D.L.C. NO. 83

Found 3" brass cap in monument case stamped
T37S R2W
84 85
DLC COR
82 83
1980

C/L easement for irrigation lateral per Volume 422, page 371, Deed Records of Jackson County, Oregon

(S00°06'30"W 5019.62' per S/N 13590)
(S00°06'30"W 5019.14' per S/N 10890)
(S00°06'25"W 5019.12'
250.00'
237.49'
S00°06'25"W
245.64'
S00°06'25"W
189.98'
S00°06'25"W
111.00'
S00°06'25"W
111.00'
S00°06'25"W
111.00'
S00°06'25"W
111.00'

INITIAL POINT
Set brass cap stamped
"INITIAL POINT LS 2349"
in 6" x 6" x 24" concrete
S/N 9895

S.E. CORNER
D.L.C. NO. 38

Found 2 1/2" brass cap stamped
"Jackson County 1978"
T38S R2W
SE
DLC 38'

REGISTERED PROFESSIONAL LAND SURVEYOR
David M. Minneci
OREGON JULY 26, 1988
DAVID M. MINNECI 2349

Expires 12-31-98

NOTE:
1.) No vehicular access will be permitted between the Easterly right-of-way line of Kings Highway and Lots 1, 2, 3 and 4

HOFFBUHR & ASSOCIATES, INC.
1062 E. JACKSON, MEDFORD, OREGON
(541) 779-4641

By: David M. Minneci RPLS No. 2349
Scale: 1 Inch = 50' April 24, 1997
Basis of Bearing: Survey Number 9895
(West line D.L.C. No. 83)

- = Set 5/8" x 24" iron pin with plastic cap stamped "D. MINNECI LS 2349".
- ⊗ = Set 5/8" x 30" iron pin with plastic cap stamped "D. MINNECI LS 2349".
- ⊙ = Set brass disc stamped "LS 2349" in concrete in mon case
- = Found 5/8" iron pin per Survey No. 9895
- ⊕ = Found brass cap monument
- S/N = Survey number
- PDE = Private easement for storm drainage construction and maintenance
- PUE = Easement for public utilities, storm drainage, gas, water, electric, cable television and sanitary sewer construction and maintenance

15491
11R/43

KINGS VIEW SUBDIVISION

Located in:

The N.W. 1/4 of Section 6,
Township 38 South, Range 1 West, &
The N.E. 1/4 of Section 1,
Township 38 South, Range 2 West, W.M.,
City of Medford, Jackson County, Oregon

*** DECLARATION ***

KNOW ALL MEN BY THESE PRESENTS, that we, OREGON DIVERSE INDUSTRIES, L.L.C., an Oregon Limited Liability Company, are the owners in fee simple of the lands hereon described, and that we have subdivided the same into lots and streets as shown hereon, and the number of each lot and the course and length of all lines are plainly set forth, and that this plat is a correct representation of the subdivision, and we do hereby dedicate to the public for public use those easements labeled as public utility easements, the streets shown hereon and additional right-of-way for Kings Highway. We hereby create, for those affected lots, private storm drainage easements, and we hereby grant to the City of Medford in fee simple those areas portrayed and designated hereon as 1-foot street plugs. By its approval of this plat, the City of Medford declares that upon the dedication of the extension of the affected streets, it hereby dedicates the street plugs for public street purposes, and that upon extension of Barons Avenue as a required accessway to development South of this Subdivision, the City hereby dedicates the street plug on Barons Avenue for public street purposes. We hereby designate said Subdivision as KINGS VIEW SUBDIVISION.

OREGON DIVERSE INDUSTRIES, L.L.C.

IN WITNESS WHEREOF, signed this 9th day of JUNE, 1997.

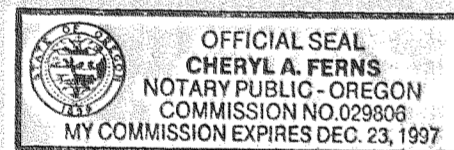
By: [Signature]
F. Scott Goings, Member

STATE OF OREGON)
County of Jackson) ss

The foregoing Instrument was acknowledged before me this 9th day of JUNE, 1997, by F. Scott Goings, Member of Oregon Diverse Industries, L.L.C., known to me as the person who, on behalf of Oregon Diverse Industries, L.L.C., executed the within instrument as his voluntary act and deed.

On this 9th day of JUNE, 1997.

Before me:



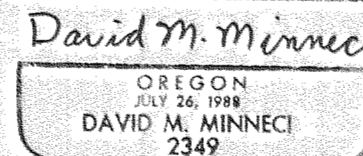
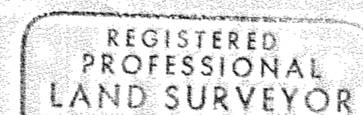
[Signature]

For order of the County Court approving this plat see Volume _____, page _____ of County Commissioners Journal of Proceedings.

Filed for record this 3 day of July, 1997 at 1:07 O'Clock P.M. and recorded in Volume 22 of Plats at page 17 of records of Jackson County, Oregon.

[Signature]
County Clerk

[Signature]
Deputy



Expires 12-31-98

STATE OF OREGON)
County of Jackson) ss

*** SURVEYOR'S CERTIFICATE ***

I, David M. Minnecci, a duly 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 hereon shown and the plat is a correct representation of the same, and the following is an accurate description of the boundary lines:

Commencing at a point on the West line of Donation Land Claim No. 37 in Township 38 South, Range 2 West, Willamette Meridian, Jackson County, Oregon, said point being South 00°06'25" West 1604.60 feet of the Northwest corner of Donation Land Claim No. 83; thence, continue South 00°06'25" West 250.00 feet; thence, leaving said West line, South 89°47'58" East 29.34 feet to the Easterly right-of-way line of Kings Highway, also being the Southwest corner of that tract described in Document No. 95-08476, Official Records of Jackson County, Oregon; thence, along the boundary of said tract, South 89°47'58" East (Record East) 15.66 feet to a brass disc in concrete marking the INITIAL POINT OF BEGINNING of KINGS VIEW SUBDIVISION; thence, continue along said boundary the following courses: South 89°47'58" East 621.02 feet to the centerline of Crooked Creek, being the Southeast corner of said tract; thence North 00°45'00" East (Record North) 255.05 feet to the Northeast corner of said tract; thence South 89°46'09" West 638.89 feet to the aforesaid Easterly right-of-way line of Kings Highway; thence, along said Easterly line, South 00°06'25" West 243.64 feet; thence South 05°49'03" West 6.62 feet to the aforesaid Southwest corner of that tract described in Document No. 95-08476; thence South 89°47'58" East 15.66 feet to the Point of Beginning.

[Signature]
SURVEYOR

*** APPROVALS ***

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

[Signature] JUNE 27, 1997
Planning Director Date

Examined and approved this 13th day of June, 1997.

[Signature] [Signature]
City Engineer City Surveyor

Examined and approved as required by O.R.S. 92.100 this 30th day of June, 1997.

[Signature]
Assessor, Department of Assessment

All taxes, fees, assessments or other charges as required by O.R.S. 92.095 have been paid as of this 30th day of June, 1997,

[Signature]
Tax Collector

I certify this plat to be an exact photocopy of the original.
[Signature]
SURVEYOR

SURVEY NO. 15421

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

Survey for: OREGON DIVERSE INDUSTRIES, LLC
P.O. Box 8517
Medford, Oregon 97504

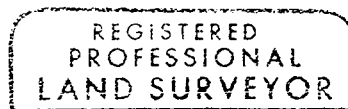
Location: The Northwest 1/4 of Section 6, Township 38 South, Range 1 West and the Northeast 1/4 of Section 1, Township 38 South, Range 2 West, Willamette Meridian, City of Medford, Jackson County, Oregon.

Purpose: To survey, monument and record a Subdivision Plat for KINGS VIEW SUBDIVISION.

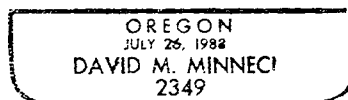
Procedure: Utilizing control from previous surveys done by this office in this area, found monumentation from Survey No. 9895 and Document No. 95-08476 of the Official Records of Jackson County, I set monuments as shown on the accompanying Subdivision Plat. The East line was established by intersecting the South line with the center of Crooked Creek and then running in a Northerly direction to intersect the North line and an existing culvert in the center of Crooked Crook.

Basis of Bearing: West line of DLC No. 83 per Survey No. 9895.

Date: April 24, 1997



David M. Minneci



David M. Minneci
L.S. 2349 - Oregon
Expires 12/31/98
1062 E. Jackson Street
Medford, Oregon 97504