

PARTITION PLAT No. P-51-1997

LOCATED IN RENSHAW SUBDIVISION  
NORTHEAST QUARTER OF SECTION 31  
TOWNSHIP 37 SOUTH, RANGE 1 WEST, W.M.  
CITY OF MEDFORD  
JACKSON COUNTY, OREGON

SURVEY FOR: Jackson County Board of Commissioners  
Jackson County Courthouse  
10 North Oakdale Avenue  
Medford, Oregon

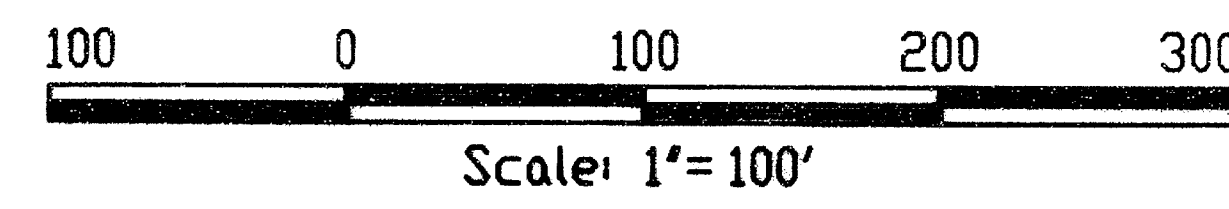
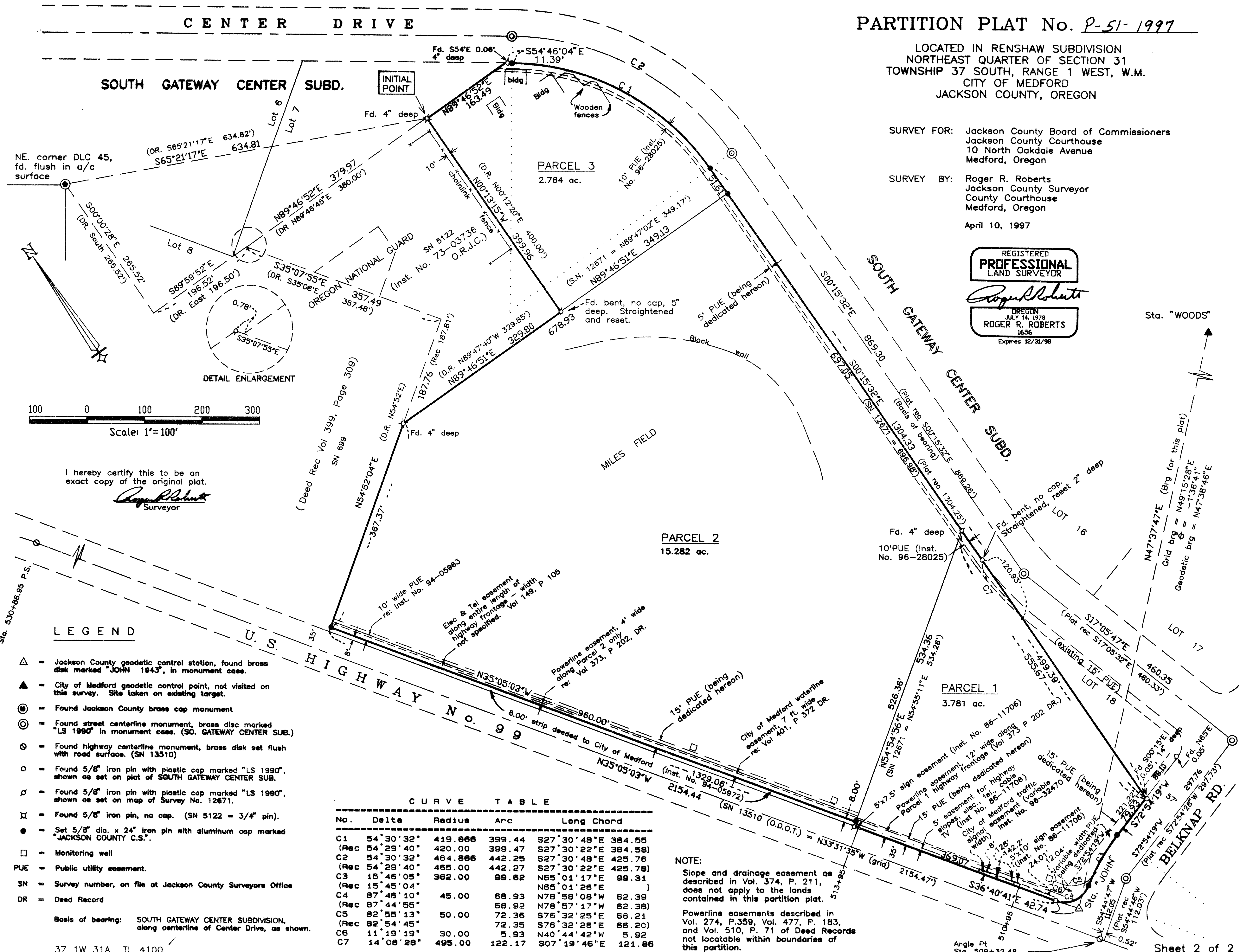
SURVEY BY: Roger R. Roberts  
Jackson County Surveyor  
County Courthouse  
Medford, Oregon

April 10, 1997

REGISTERED  
PROFESSIONAL  
LAND SURVEYOR

*Roger R. Roberts*

OREGON  
JULY 14, 1978  
ROGER R. ROBERTS  
1656  
Expires 12/31/98



I hereby certify this to be an exact copy of the original plat.

*Roger R. Roberts*  
Surveyor

LEGEND

- ▲ = Jackson County geodetic control station, found brass disk marked "JOHN 1943", in monument case.
- ▲ = City of Medford geodetic control point, not visited on this survey. Site taken on existing target.
- = Found Jackson County brass cap monument
- ⊙ = Found street centerline monument, brass disk marked "LS 1990" in monument case. (SO. GATEWAY CENTER SUB.)
- ⊙ = Found highway centerline monument, brass disk set flush with road surface. (SN 13510)
- = Found 5/8" iron pin with plastic cap marked "LS 1990", shown as set on plat of SOUTH GATEWAY CENTER SUB.
- = Found 5/8" iron pin with plastic cap marked "LS 1990", shown as set on map of Survey No. 12671.
- ⊗ = Found 5/8" iron pin, no cap. (SN 5122 = 3/4" pin).
- = Set 5/8" dia. x 24" iron pin with aluminum cap marked "JACKSON COUNTY C.S."
- = Monitoring well
- PUE = Public utility easement.
- SN = Survey number, on file at Jackson County Surveyors Office
- DR = Deed Record

Basis of bearing: SOUTH GATEWAY CENTER SUBDIVISION, along centerline of Center Drive, as shown.

CURVE TABLE

No.	Delta	Radius	Arc	Long Chord
C1	54°30'32"	419.866	399.44	S27°30'48"E 384.55
(Rec 54°29'40"	420.00	399.47	S27°30'22"E 384.58)	
C2	54°30'32"	464.866	442.25	S27°30'48"E 425.76
(Rec 54°29'40"	465.00	442.27	S27°30'22"E 425.78)	
C3	15°46'05"	362.00	99.62	N65°01'17"E 99.31
(Rec 15°45'04"				N65°01'26"E )
C4	87°46'10"	45.00	68.93	N78°58'08"W 62.39
(Rec 87°44'55"			68.92	N78°57'17"W 62.38)
C5	82°55'13"	50.00	72.36	S76°32'25"E 66.21
(Rec 82°54'45"			72.35	S76°32'28"E 66.20)
C6	11°19'19"	30.00	5.93	N40°44'42"W 5.92
C7	14°08'28"	495.00	122.17	S07°19'46"E 121.86

NOTE:

Slope and drainage easement as described in Vol. 374, P. 211, does not apply to the lands contained in this partition plat.  
Powerline easements described in Vol. 274, P.359, Vol. 477, P. 183, and Vol. 510, P. 71 of Deed Records not locatable within boundaries of this partition.

Angle Pt  
Sta. 509+32.48

Sheet 2 of 2

SURVEY NO. 15442

SURVEY NARRATIVE TO COMPLY WITH PARAGRAPH 205.250  
OREGON REVISED STATUTES

SURVEY FOR: Jackson County Board of Commissioners  
Jackson County Courthouse  
10 North Oakdale Avenue  
Medford, Oregon

LOCATION: Renshaw Subdivision, in the northeast quarter of  
Section 31, Township 37 South, Range 1 West of the  
Willamette Meridian, City of Medford, Jackson  
County, Oregon.

PURPOSE: Partition the county owned property, being tax lot  
4100, into 3 parcels.

PROCEDURE: A control traverse was conducted to tie to the  
monumentation shown as found on the attached plat  
map.

The westerly boundary, along Highway 99, was  
determined at 35 feet from the monumented highway  
centerline, and then excepting out the 8 foot strip  
which was deeded to the City of Medford.

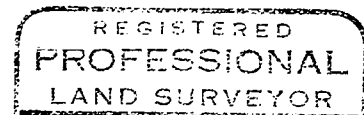
The northwesterly boundary was controlled by  
Deed Record Volume 399, page 309 and the corres-  
ponding survey, being Survey No. 699. It was also  
controlled by the tract description in Instrument  
No. 73-03736 of Jackson County Official Records,  
and its corresponding survey, being Survey No.  
5122. The northerly boundary of Parcel 3 was  
determined by prolonging the northerly boundary of  
said tract described in Instr. No. 73-03736 to the  
westerly boundary of Center Drive.

The southerly boundary of Parcel 1 was deter-  
mined by the plat and monumentation of SOUTH GATE-  
WAY CENTER SUBDIVISION, and the description in  
Instrument No. 93-08236, J.C.O.R..

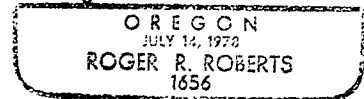
The remaining boundary, being along the right  
of way of Center Drive, was determined by the found  
centerline monumentation.

Basis of bearing: SOUTH GATEWAY CENTER SUBDIVISION,  
along the centerline of Center Drive.

Date: April 10, 1997



*Roger Roberts*



Expires 12-31-98

Roger Roberts  
County Surveyor



PARTITION PLAT NO. P-51-1997  
LOCATED IN RENSHAW SUBDIVISION  
NORTHEAST QUARTER OF SECTION 31  
TOWNSHIP 37 SOUTH, RANGE 1 WEST, W.M.  
CITY OF MEDFORD  
JACKSON COUNTY, OREGON

APRIL 10, 1997

\*\*\* DECLARATION \*\*\*

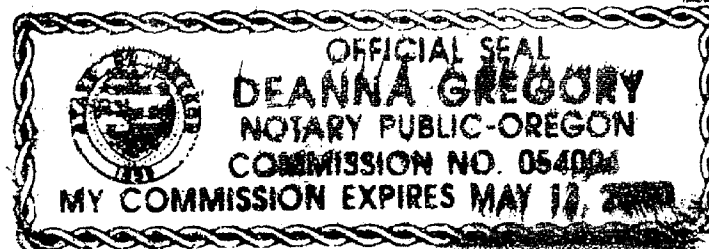
KNOW ALL MEN BY THESE PRESENTS, that JACKSON COUNTY, OREGON, a political subdivision of the State of Oregon, is the owner of the lands hereon described, and the Board of Commissioners of said Jackson County have caused the partitioning of the same into parcels as shown hereon, and the number of each parcel and the course and length of all boundaries are plainly set forth.

Burke M. Raymond  
Burke M. Raymond, County Administrator

STATE OF OREGON )  
County of Jackson ) ss

Personally appeared the above named Burke M. Raymond, County Administrator of Jackson County, Oregon, who acknowledged the foregoing instrument on behalf of the Board of Commissioners of Jackson County, before me this 17th day of June, 1997.

Deanna Gregory  
Notary Public for State of Oregon  
Commission expires 5-12-00



APPROVALS:

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

James M. Farnham July 16, 1997  
Planning Director Date

Examined and approved this 7 day of July, 1997

Paul D. Lewis  
City Surveyor

All taxes, fees, assessments or other charges as required by O.R.S. 95.095 have been paid as of July 18, 1997.

Ron Lindsey July 18 1997  
Assessor Date

Gary Coakle 23 July 1997  
Tax Collector Date

COUNTY SURVEYOR FILE No. 15442

I certify this to be an exact copy of the original plat.

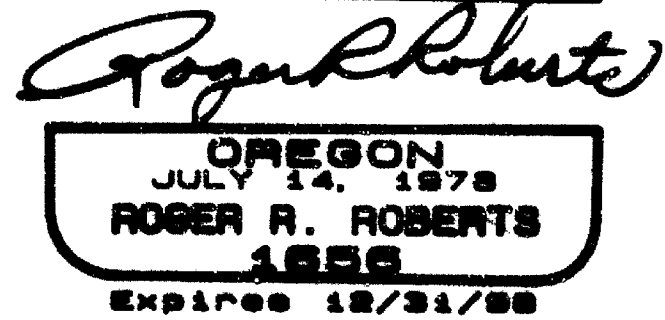
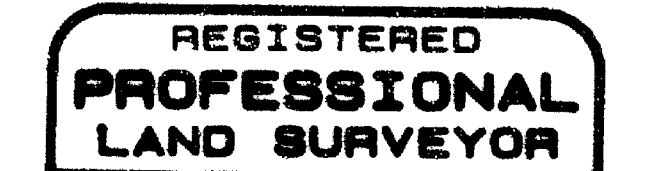
Roger R. Roberts  
Surveyor

\*\*\* SURVEYORS CERTIFICATE \*\*\*

STATE OF OREGON )  
County of Jackson ) ss

I, Roger R. Roberts, a duly Registered 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 boundaries:

Commencing at the northeast corner of Donation Land Claim No. 45 in Township 37 South, Range 1 West of the Willamette Meridian in Jackson County, Oregon; thence South 00°00'28" East (deed record South) 265.52 feet and South 89°59'52" East 196.52 feet (deed record East 196.50 feet) to the northeast corner of that tract described in Volume 399, Page 309 of the Deed Records of said Jackson County; thence South 35°07'55" East (deed record South 35°08' East), along the northeasterly boundary of said described tract, 0.78 feet to the northwest corner of that tract described in Instrument No. 73-03736 of the Official Records of said Jackson County; thence North 89°46'52" East 379.97 feet (record North 89°46'45" East 380.00 feet) to the northeast corner of said described tract, for the INITIAL POINT OF BEGINNING; thence continuing North 89°46'52" East 163.49 feet to a point on the southwesterly boundary of the right of way of Center Drive as shown on the plat of SOUTH GATEWAY CENTER SUBDIVISION, now of record in said Jackson County; thence, along said boundary, South 54°46'04" East 11.39 feet (plat record South 54°45'12" East 11.25 feet); thence along the arc of a 419.87 foot (record 420.00 foot) radius curve to the right (the long chord of which bears South 27°30'48" East 384.55 feet) a distance of 399.44 feet (plat record 399.47 feet); thence South 00°15'32" East, along said right of way boundary and its southerly prolongation, 1304.33 feet to the southwest corner of Lot 18 of said SOUTH GATEWAY CENTER SUBDIVISION, said point being on the northerly boundary of the right of way of Belknap Road; thence South 72°54'19" West, along said right of way boundary, 79.93 feet; thence along the arc of a 362.00 foot radius curve to the left (the long chord to which bears South 65°01'17" West 99.31 feet) a distance of 99.62 feet to a point of reverse curve; thence along the arc of a 45.00 foot radius to the right (the long chord of which bears North 78°58'08" West 62.39 feet) a distance of 68.93 feet (record 68.92 feet) to a point on the northeasterly boundary of the right of way of U.S. Highway No. 99; thence, along said right of way boundary, North 35°05'03" West 369.07 feet to a 5/8 inch diameter iron pin at the southwest corner of that 8.00 foot wide strip described in Instrument No. 94-05972 of the Official Records of said Jackson County; thence, along the southeasterly boundary of said described strip, North 54°54'56" East 8.00 feet to the southeasterly corner of said described strip; thence North 35°05'03" West 960.00 feet to the northeasterly corner of said described strip, said point being on the southerly boundary of said tract described in Volume 399, Page 309 of said deed records; thence North 54°51'55" East (record North 54°52' East), along the southeasterly boundary of said described tract, 367.37 feet to the southwest corner of said tract described in Instrument No. 73-03736 of said official records; thence North 89°46'51" East 329.80 feet (deed record North 89°47'40" East 329.85 feet) to the southeast corner of said tract described in Instrument No. 73-03736; thence North 00°13'15" West 399.96 feet (deed record North 00°12'20" East 400.00 feet) to the initial point of beginning.



RECORDING:

Filed for record this 23 day of July, 1997, at 11:17 O'Clock, A.M., and recorded as Partition Plat No. P-51-1997 of Records of Jackson County, Oregon.

INDEX VOLUME 8, PAGE 51

Kathleen A. Beckett  
County Clerk

Suzanne Cutting  
Deputy