

SURVEY FOR:

EUGENE R. COSSETTE
3724 WALKER CREEK ROAD
CENTRAL POINT, OREGON 97502

SURVEY BY:

HARDEY ENGINEERING & ASSOC. INC.
BY: RICHARD L. BATH LS 1069
P.O. BOX 1625
MEDFORD, OREGON 97501-0124

PARTITION PLAT NO. P-52-1997

JACKSON COUNTY PLANNING ACTION 96-8-MP

LOCATED IN
N.W. 1/4 SEC. 29, T37S, R2W, W.M.

JACKSON COUNTY, OREGON

MAY 15, 1997

ENCUMBRANCES OF RECORD:

- VOL. 160 PAGE 498 D.R., A 30' ROAD RIGHT OF WAY, APPEARS TO BE WITHIN THE CURRENT RIGHT OF WAY OF LIVINGSTON ROAD.
- VOL. 390 PAGE 395 D.R., CONTAINS RESTRICTIONS AND CONDITIONS PERTAINING TO SIZE OF STRUCTURE AND BUILDING SETBACKS.
- DOC. No. 87-18693 O.R. REFERS TO A PRIVATE ROAD MAINTENANCE AGREEMENT ALONG WALKER CREEK ROAD.

APPROVALS

EXAMINED AND APPROVED BY THE JACKSON COUNTY DEPARTMENT OF PLANNING AND DEVELOPMENT THIS 17 DAY OF JUNE 1997

JCDPD FILE NO. 96-8-MP

Dorly Vachet
COUNTY PLANNER

EXAMINED AND APPROVED THIS 17th DAY OF June 1997

Roger Kolwitz
JACKSON COUNTY SURVEYOR

DECLARATION:

KNOW ALL PERSONS BY THESE PRESENTS, THAT WE, EUGENE R. COSSETTE AND GLENDA J. COSSETTE, HUSBAND AND WIFE, ARE THE OWNERS IN FEE SIMPLE OF THE LANDS DESCRIBED HEREON IN THE "SURVEYOR'S CERTIFICATE" AND THAT WE HAVE CAUSED THE PARTITIONING AS SHOWN HEREON.

Eugene R. Cossette
EUGENE R. COSSETTE

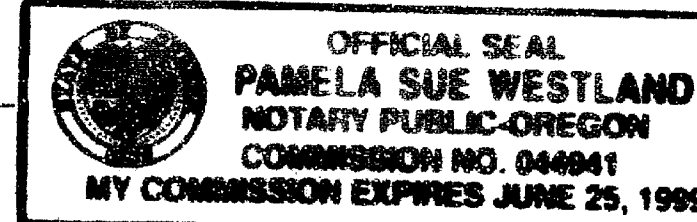
Glenda J. Cossette
GLENDA J. COSSETTE

STATE OF OREGON }
COUNTY OF JACKSON }

PERSONALLY APPEARED BEFORE ME THE ABOVE NAMED EUGENE R. COSSETTE AND GLENDA J. COSSETTE, HUSBAND AND WIFE, AND ACKNOWLEDGED THE FOREGOING INSTRUMENT TO BE THEIR VOLUNTARY ACT AND DEED.

BEFORE ME THIS 24 DAY OF July 1997

Pamela Sue Westland
NOTARY PUBLIC FOR OREGON
MY COMMISSION EXPIRES: June 25, 1999



RECORDER'S CERTIFICATE:

FILED FOR RECORD THIS 25 DAY OF July 1997, AT 9:52

O'CLOCK, A.M., AND RECORDED AS PARTITION PLAT NO. P-52-1997

OF "RECORD OF PARTITION PLATS" IN JACKSON COUNTY, OREGON.

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Kathleen S. Beckett COUNTY CLERK
Geraldine Cutting DEPUTY

FILED IN THE OFFICE OF JACKSON COUNTY SURVEYOR AS SURVEY NO. 15443

ALL TAXES, FEES, ASSESSMENTS, OR OTHER CHARGES AS REQUIRED BY O.R.S. 92.095 HAVE BEEN PAID AS OF June 18 1997.

Lynda Abbott ASSESSOR
Lynda Abbott TAX COLLECTOR

6-18-97 DATE
7/25/97 DATE

NARRATIVE

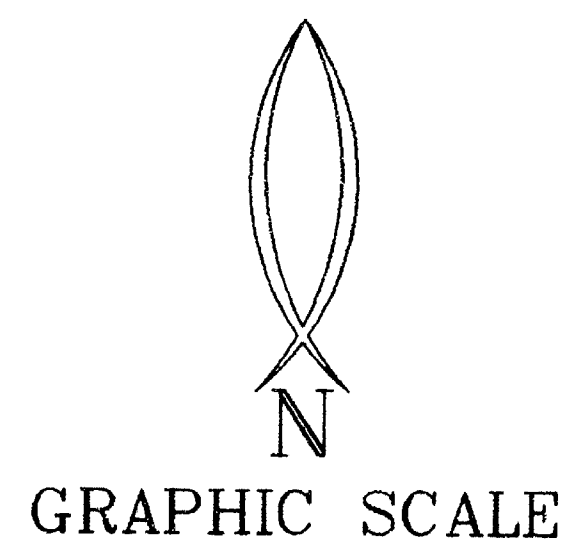
PURPOSE: TO SURVEY, MONUMENT, AND PLAT THE MINOR PARTITION (96-8-MP) WHICH CREATES TWO PARCELS AS APPROVED BY THE JACKSON COUNTY DEPARTMENT OF PLANNING AND DEVELOPMENT.

PROCEDURE: FILED SURVEY NOS. 4956, 5112, 9482, AND 13188 WERE REVIEWED AND USED AS A BASIS FOR CONTROL. THE DEED RECORD BOUNDARY OF THE SUBJECT PROPERTY IS CONTROLLED BY THE TRACT DESCRIBED IN VOLUME 553 PAGE 23 OF THE DEED RECORDS OF JACKSON COUNTY, OREGON. THE POSITIONS OF CERTAIN SURVEY MONUMENTS ESTABLISHED FROM PREVIOUS SURVEYS LISTED ABOVE WERE HELD AS SHOWN WITH THE RESULTING MEASUREMENTS BETWEEN THEM BEING VERY CONSISTENT WITH DEED RECORD. THE SOUTHERN RIGHT-OF-WAY LINE OF LIVINGSTON ROAD AS MONUMENTED WAS HELD AS THE NORTHERN BOUNDARY OF THE SUBJECT PROPERTY.

BASIS OF BEARING: SURVEY NO. 13188 ALONG WALKER CREEK ROAD

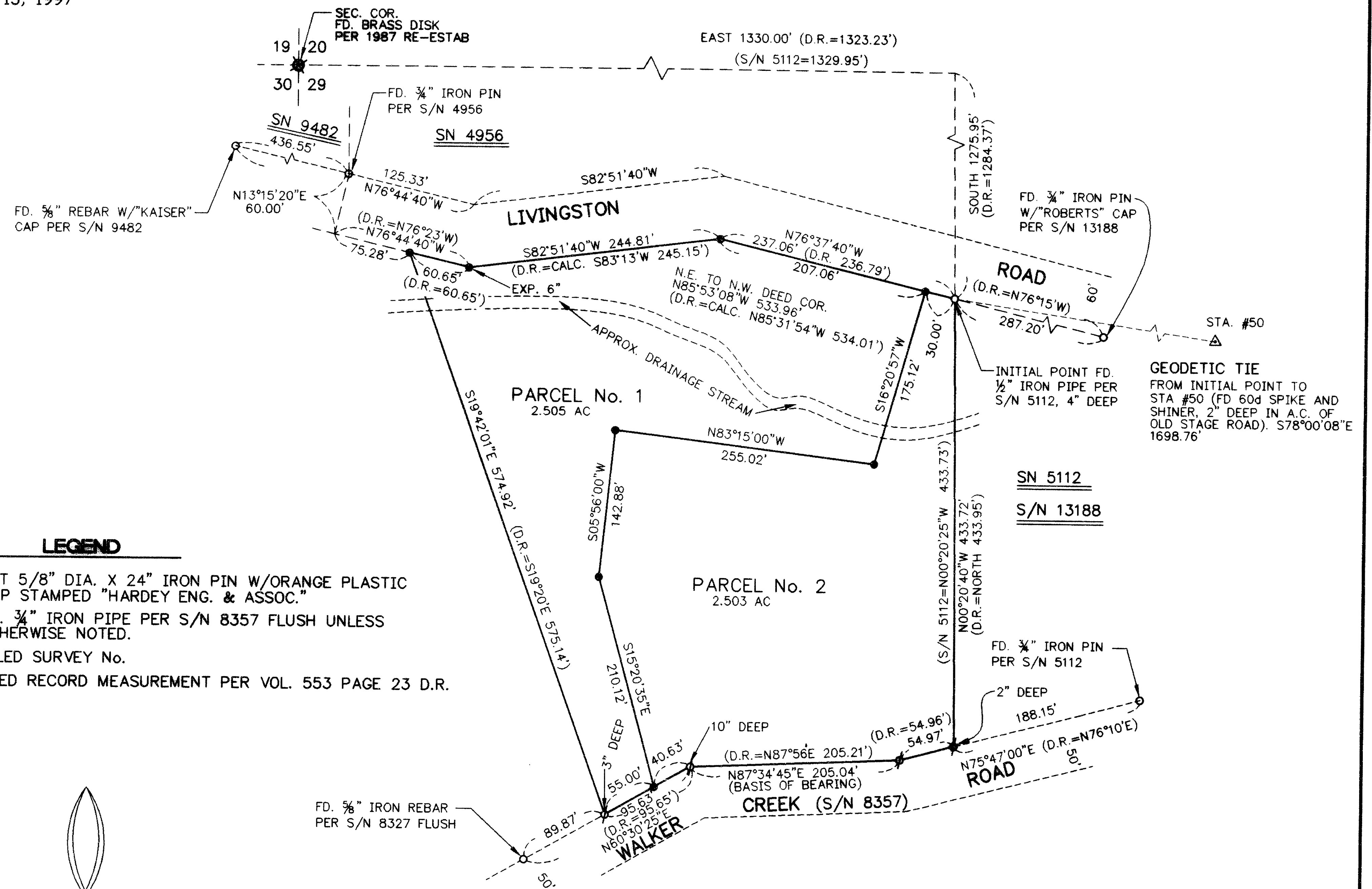
LEGEND

- = SET 5/8" DIA. X 24" IRON PIN W/ORANGE PLASTIC CAP STAMPED "HARDEY ENG. & ASSOC."
- ∅ = FD. 3/4" IRON PIPE PER S/N 8357 FLUSH UNLESS OTHERWISE NOTED.
- S/N = FILED SURVEY No.
- D.R. = DEED RECORD MEASUREMENT PER VOL. 553 PAGE 23 D.R.



(IN FEET)
1 inch = 100 ft.

I HEREBY CERTIFY THIS PLAT TO BE AN EXACT PHOTOCOPY OF THE ORIGINAL PLAT.
Richard L. Bath



SURVEYORS CERTIFICATE

I, RICHARD L. BATH, A DULY REGISTERED LAND SURVEYOR OF THE STATE OF OREGON, LICENSE NO. 1069, HEREBY CERTIFY THAT THIS PLAT CORRECTLY REPRESENTS A SURVEY MADE BY ME OR UNDER MY DIRECTION, AND THAT I HAVE CORRECTLY SURVEYED AND MARKED WITH PROPER MONUMENTS THE TRACT OF LAND HEREON SHOWN, AND THAT SAID PLAT AND SURVEY CONFORM WITH THE ORDINANCES OF THE JACKSON COUNTY AND THE STATUTES OF THE STATE OF OREGON, AND THAT THE FOLLOWING IS AN ACCURATE SURVEY AND TITLE DESCRIPTION OF SAID TRACT'S EXTERIOR BOUNDARY:

BEGINNING AT THE INITIAL POINT OF BEGINNING BEING A 1/2" IRON PIPE MONUMENTING THE NORTHEAST CORNER OF THE TRACT DESCRIBED IN VOLUME 553 PAGE 23 OF THE DEED RECORDS OF JACKSON COUNTY, OREGON; SAID POINT BEING SOUTH 1275.95 FEET AND EAST 1330.00 FEET (DEED RECORD SOUTH 1284.37 FEET AND EAST 1323.23 FEET) FROM THE NORTHWEST CORNER OF SECTION 29 IN TOWNSHIP 37 SOUTH, RANGE 2 WEST OF THE WILLAMETTE MERIDIAN, JACKSON COUNTY, OREGON; THENCE ALONG THE NORTHERN BOUNDARY OF SAID DESCRIBED TRACT, BEING ALSO THE SOUTHERN RIGHT-OF-WAY LINE OF LIVINGSTON (COUNTY) ROAD, THE FOLLOWING MEASUREMENTS: NORTH 76°37'40" WEST 237.06 FEET (DEED RECORD NORTH 76°15' WEST 236.79 FEET); SOUTH 82°51'40" WEST 244.81 FEET (DEED RECORD SOUTH 83°13' WEST 245.15 FEET); NORTH 76°44'40" WEST 60.65 FEET (DEED RECORD NORTH 76°23' WEST 60.65 FEET) TO THE NORTHWEST CORNER OF SAID DESCRIBED TRACT; THENCE LEAVING SAID RIGHT-OF-WAY LINE, SOUTH 19°42'01" EAST 574.92 FEET (DEED RECORD SOUTH 19°20' EAST 575.14 FEET) TO THE SOUTHWEST CORNER THEREOF; THENCE ALONG THE SOUTHERN BOUNDARY OF SAID DESCRIBED TRACT, BEING ALSO THE NORTHERN RIGHT-OF-WAY LINE OF WALKER CREEK ROAD (A PRIVATE ROAD) THE FOLLOWING MEASUREMENTS: NORTH 60°30'25" EAST 95.63 FEET (DEED RECORD NORTH 60°50' EAST 95.65 FEET); NORTH 87°34'45" EAST 205.04 FEET (DEED RECORD NORTH 87°56' EAST 205.21 FEET); NORTH 75°47'00" EAST 54.97 FEET (DEED RECORD NORTH 76°10' EAST 54.96 FEET) TO THE SOUTHEAST CORNER OF SAID DESCRIBED TRACT; THENCE LEAVING SAID RIGHT-OF-WAY LINE, NORTH 00°20'40" WEST 433.72 FEET (DEED RECORD NORTH 433.95 FEET) TO THE INITIAL POINT OF BEGINNING.

Richard L. Bath
SURVEYOR

BASIS OF BEARING

SURVEY NO. 13188

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Richard L. Bath

OREGON
JULY 30, 1976
RICHARD L. BATH
No. 1069

EXP. 12/31/97

SHEET 1 OF 1