

ASPEN MEADOWS SUBDIVISION

In the N.W. 1/4 of Sec. 36, T.37 S., R.2 W., W.M.,
City of Medford, Jackson County, Oregon
(See Planning File No. LDS-97-126)

- LEGEND:**
- ⊙ - FD. BRASS DISK IN CONCRETE MKD. LS2349 PER MORRIES ESTATES SUBD.
 - - FD. 5/8" IRON PIN W/ PLASTIC CAP MKD. D.MINNECI LS2349 PER MORRIES ESTATES SUBD.
 - ⊙ - FD. 5/8" IRON PIN W. PLASTIC CAP MKD. D.MCMAHAN LS1913 PER LEXINGTON VILLAGE SUBD., UNIT NOS. 1 & 2.
 - ⊗ - SET 5/8" x 24" IRON PIN W/ PLASTIC CAP MKD. L.J. FRIAR & ASSOC.
 - - SET 5/8" x 24" IRON PIN W/ PLASTIC CAP MKD. L.J. FRIAR & ASSOC. (DEFERRED)
 - ⊖ - SET 5/8" x 30" IRON PIN W/ PLASTIC CAP MKD. L.J. FRIAR & ASSOC. (DEFERRED)
 - ⊙ - SET 2" BRASS DISK IN CONCRETE MKD. L.J. FRIAR & ASSOC. (DEFERRED)
 - () - RECORD DATA AS SHOWN. -x-x- - FENCE RS - RECORDED SURVEY #.
 - ORJCO - OFFICIAL RECORDS OF JACKSON COUNTY, OREGON. CL - CENTERLINE.
 - JCDR - JACKSON COUNTY DEED RECORDS. PUE - PUBLIC UTILITY EASEMENT.
 - MES - MORRIES ESTATES SUBD. LVS1 - LEXINGTON VILLAGE SUBD., UNIT #1.
 - LVS2 - LEXINGTON VILLAGE SUBD., UNIT #2.

SURVEY FOR:
SUNCREST HOMES, LLC
2277 SUNCREST ROAD
TALENT, OR 97520

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

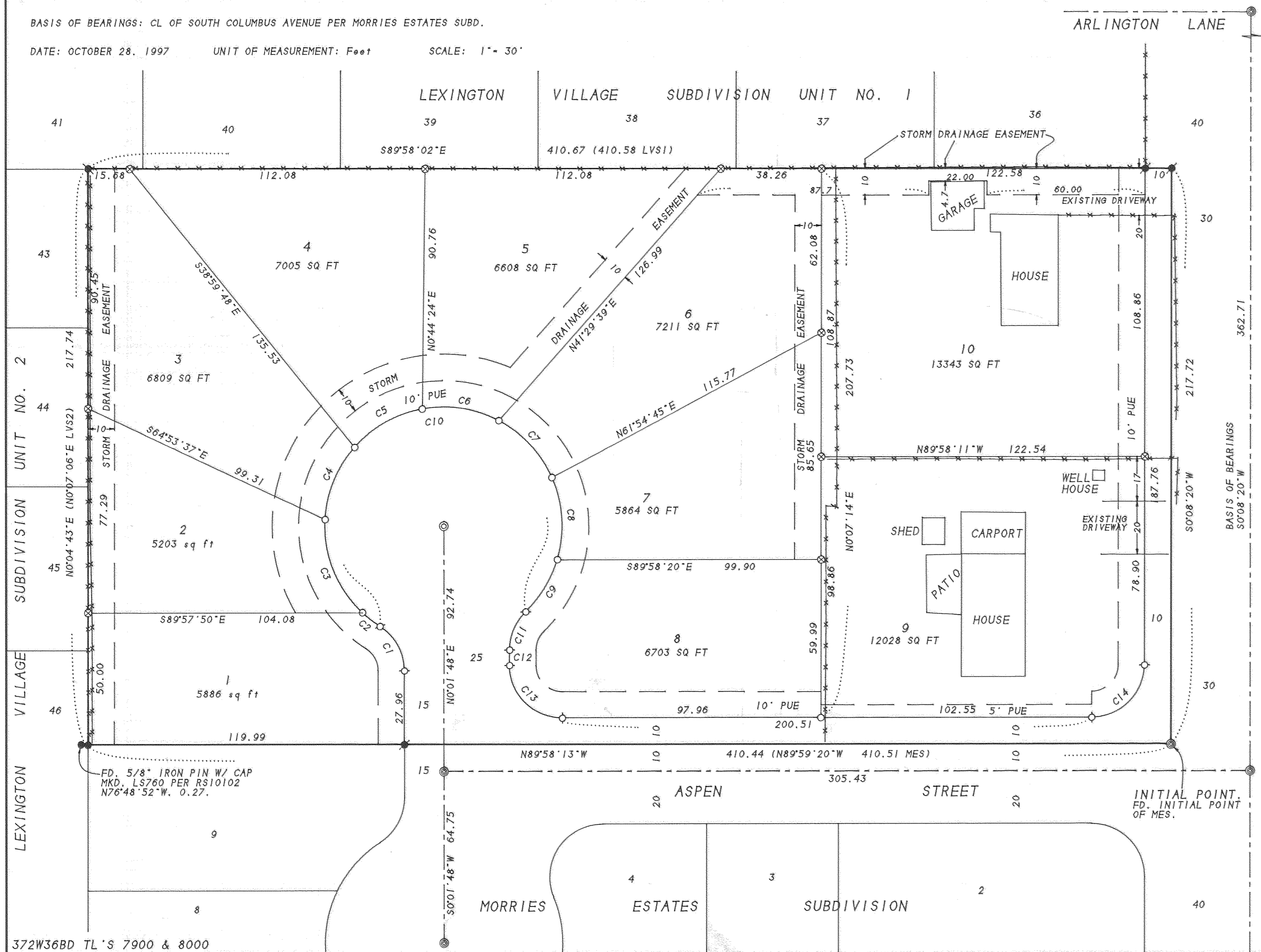
SURVEY NARRATIVE TO COMPLY WITH O.R.S. 209.250

PURPOSE: TO SURVEY AND MONUMENT THE LOTS AND STREET OF ASPEN MEADOWS SUBDIVISION. SEE CITY OF MEDFORD PLANNING NO. LDS-97-126.

PROCEDURE: THE EXTERIOR OF THIS SUBDIVISION WAS HELD BY THE EXTERIOR OF THREE SURROUNDING SUBDIVISIONS. MADE TIES TO THE EXISTING MONUMENTS AS SHOWN HEREON. CALCULATED THE CORNERS OF THE LOTS AND STREET CUL-DE-SAC PER THE APPROVED TENTATIVE PLAT. SET THE EXTERIOR CORNERS AS WELL AS CERTAIN INTERIOR CORNERS WITH THE REMAINDER BEING DEFERRED UNTIL CONSTRUCTION OF THE IMPROVEMENTS IS COMPLETED. THOSE MONUMENTS FOUND AS WELL AS THOSE SET ARE AS SHOWN HEREON.

BASIS OF BEARINGS: CL OF SOUTH COLUMBUS AVENUE PER MORRIES ESTATES SUBD.

DATE: OCTOBER 28, 1997 **UNIT OF MEASUREMENT:** Feet **SCALE:** 1" = 30'



FD. BRASS DISK IN CONCRETE MKD. MCMAHAN PLS1913 PER LEXINGTON VILLAGE SUBD. UNIT NO. 1.

PLANNING NOTE
ACCESS TO SOUTH COLUMBUS AVENUE FROM LOTS 9 & 10 WILL BE LIMITED TO THE EXISTING DRIVEWAYS ON EACH LOT.

COURSE DATA TABLE

NO.	RADIUS	DELTA	LENGTH	LONG CHORD OR COURSE
C1	20.00	57°25'16"	20.04	S28°40'50"E 19.22
C2	45.00	10°43'31"	8.42	S52°01'42"E 8.41
C3	45.00	49°50'04"	39.14	S21°44'55"E 37.92
C4	45.00	38°11'50"	30.00	S22°16'02"W 29.45
C5	45.00	38°11'50"	30.00	S60°27'52"W 29.45
C6	45.00	38°11'50"	30.00	N81°20'18"W 29.45
C7	45.00	38°11'50"	30.00	N43°08'28"W 29.45
C8	45.00	40°31'29"	31.83	N03°46'49"W 31.17
C9	45.00	29°44'05"	23.35	N31°20'58"E 23.09
C10	45.00	28°36'29"	222.74	N84°24'47"E 55.65
C11	20.00	46°11'13"	16.12	N23°07'24"E 15.69
C12	20.00	90°00'01"	31.42	N00°01'48"E 5.83
C13	20.00	89°53'27"	31.38	N44°58'13"W 28.28
C14	20.00	89°53'27"	31.38	S45°05'04"W 28.26

REGISTERED
PROFESSIONAL
LAND SURVEYOR
James E. Hibbs
OREGON
JULY 17, 1988
JAMES E. HIBBS
2234
Renewal Date 6-30-99

I HEREBY DECLARE THAT THIS IS AN EXACT COPY OF THE ORIGINAL PLAT.

James E. Hibbs
SURVEYOR

SHEET 2 OF 2

APPROVALS

I CERTIFY THAT PURSUANT to authority granted in Ordinance No. 5785 this plat is hereby approved.

ASPEN MEADOWS SUBDIVISION
In the N.W. 1/4 of Sec. 36, T.37 S., R.2 W., W.M.,
City of Medford
Jackson County, Oregon
(See Planning File No. LDS-97-126)

James McEwenhand
Planning Director
JANUARY 12, 1998
Date
Planning File No. LDS-97-126 Revised.

EXAMINED AND APPROVED this 7th day of JANUARY, 1998.

Robert Seuf
City Engineer
Paul D. Lewis
City Surveyor

EXAMINED AND APPROVED as required by ORS 92-100 as of January 13, 1998.

Ron Lundberg
Assessor, Department of Assessment

ALL TAXES, FEES, ASSESSMENTS or other charges as required by ORS 92-095 have been paid as of January 13, 1998.

Synda Adsett
Tax Collector

DECLARATION

Know all men by these presents that HAROLD R. MEYER, RUSSELL D. PAYNE and JEANNIE L. PAYNE are the owner's in fee of the lands shown on this Plat, more particularly described in the Surveyor's Certificate, and that we have subdivided the same into the lots and Street as shown on Sheet 2 and that the size of the lots and the course and length of all lines are plainly set forth, and that this Plat is a correct representation of the Subdivision and that we do hereby dedicate to the City of Medford the Aspen Street cul-de-sac and that 10 foot strip along the West line of South Columbus Avenue and along the North line of Aspen Street for street purposes and that we hereby dedicate to the public for public use those areas shown hereon labeled as Public Utility Easement (PUE), with the condition that TCI Cablevision, their successors or assigns in interest have the right to use said PUE. We do hereby establish that Storm Drainage Easement as shown on Sheet 2. We do hereby designate said Subdivision as ASPEN MEADOWS SUBDIVISION.

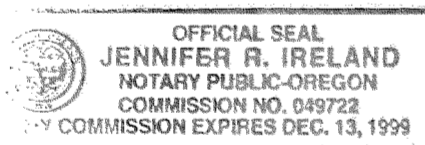
Harold R. Meyer
Russell D. Payne
Jeannie L. Payne

STATE OF OREGON
COUNTY OF JACKSON

PERSONALLY appeared the above named Harold R. Meyer and acknowledged the foregoing instrument to be his voluntary act and deed.

Dated this 16 day of December, 1997.

Before me: Jennifer R. Ireland
Notary Public of Oregon.

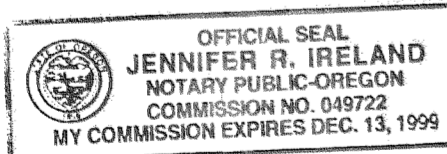


STATE OF OREGON
COUNTY OF JACKSON

PERSONALLY appeared the above named Russell D. and Jeannie L. Payne and acknowledged the foregoing instrument to be their voluntary act and deed.

Dated this 17 day of December, 1997.

Before me: Jennifer R. Ireland
Notary Public of Oregon.



372W36BD TL'S 7900 & 8000

RECORDER'S CERTIFICATE

For order of the County Court approving this Plat see Volume 24, Page 1 of the County Commissioner's Journal of Proceedings.

Filed for record this 15 day of January, 1998, at 9:46 o'clock A.M., and recorded in Volume 24 of Plats on Page 1 of the records of Jackson County, Oregon.

Kathleen S. Beckett
County Clerk
Geraldine Cutting
Deputy

SURVEYOR'S CERTIFICATE

I, JAMES E. HIBBS, A REGISTERED LAND SURVEYOR OF THE STATE OF OREGON, HEREBY CERTIFY THAT I HAVE CORRECTLY SURVEYED AND MARKED WITH PROPER MONUMENTS AS PROVIDED BY LAW THE TRACT OF LAND SHOWN HEREON, THIS PLAT BEING AN ACCURATE REPRESENTATION OF THE SAME, AND THAT THE FOLLOWING IS AN ACCURATE DESCRIPTION OF THE EXTERIOR BOUNDARY LINES:

Beginning at the Initial Point of MORRIES ESTATES SUBDIVISION, according to the official plat thereof, now of record, in Jackson County, Oregon and the INITIAL POINT OF BEGINNING; thence along the North line of said SUBDIVISION, North 89°58'13" West, 410.44 feet (record North 89°59'20" West, 410.51 feet) to the Northwest corner thereof; thence along the East line of LEXINGTON VILLAGE SUBDIVISION, UNIT NO. 2, according to the official plat thereof, now of record, in Jackson County, Oregon, North 00°04'43" East (record North 00°07'06" East), 217.74 feet to the South line of LEXINGTON VILLAGE SUBDIVISION, UNIT NO. 1, according to the official plat thereof, now of record, in Jackson County, Oregon; thence along said South line, South 89°58'02" East, 410.67 feet (record 410.58 feet) to the West line of South Columbus Avenue; thence along said West line, South 00°08'20" West, 217.72 feet to the INITIAL POINT OF BEGINNING.

James E. Hibbs
SURVEYOR

Affidavit of Consent from SUNCREST HOMES, LLC recorded as Doc.# 98-01125, ORJCO.

Affidavit of Consent from Bank of Southern Oregon recorded as Doc.# 98-01124, ORJCO.

POST MONUMENTATION

THE DEFERRED MONUMENTS SHOWN ON SHEET 2 WILL BE SET BY JULY 31, 1998.

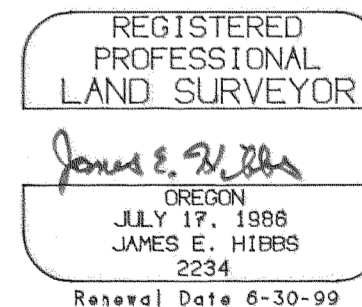
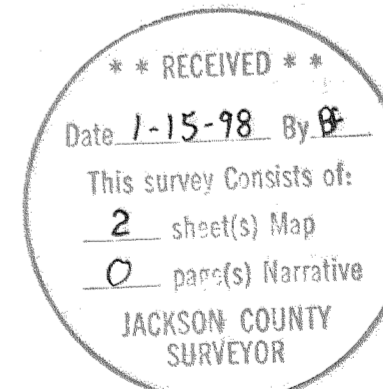
James E. Hibbs
SURVEYOR

THE DEFERRED MONUMENTS ARE NOW SET. SEE DOC. 98-24862. ORJCO. THIS 7th DAY OF July, 1999.

APPROVED: Robert Beckett (SN 15770)
JACKSON COUNTY SURVEYOR

SURVEY FOR:
SUNCREST HOMES, LLC
2277 SUNCREST ROAD
TALENT, OR 97520

SURVEY BY:
L.J. FRIAR & ASSOC., P.C.
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James E. Hibbs
SURVEYOR

SHEET 1 OF 2