

Partition Plat No. P-17-1998

Located in the northeast and southeast quarters of Section 28, Township 38 South, Range 3 West of the Willamette Meridian, Jackson County, Oregon.

for

John Roeloffs

8518 Highway 238
Jacksonville, Oregon 97530

Approvals:

Approved by the Jackson County Department of Planning and Development

Dody Talbott for Planning Director File No. 97-12-MP

By: Dody Talbott
Examined and approved by the Jackson County Surveyor this 6th day of March, 1998
Robert Roberts
County Surveyor

All taxes, fees, assessments or other charges as required by O.R.S. 92.095 have been paid. As of March 24, 1998
Mark W. Mota 3-24-98
Assessor Deputy Date
Colleen Stanford 3/24/98
Tax Collector Date

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

Purpose: To survey and monument that partition as approved by the Jackson County Department of Planning and Development Jackson County Planning File No. 97-12-MP

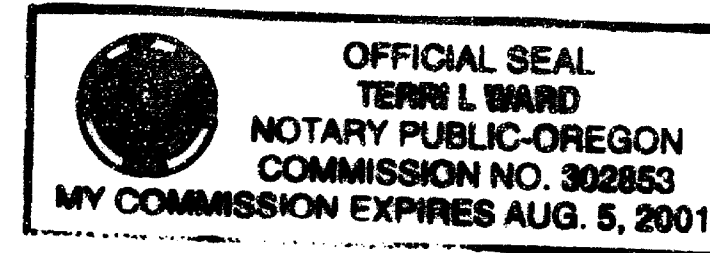
Procedure: -Utilizing global positioning satellite observations and conventional terrestrial equipment, I tie the found monuments as shown on the accompanying plat.
-A number of monuments not of record were found along the south boundary and one along the east boundary.
-That monument not of record along the easterly boundary of the project was held in its found position due to its relative conformance with deed descriptions and lines of occupation (existing fence lines as shown).
-A line was projected from the most easterly monument of the pair found forming the angle points along the east boundary, through the most southerly monument north of Highway 238. This line was intersected with a projected line from the southerly two found monuments per survey number 6545 and monumented as the southeast corner of the project.
-To monument the southwest corner of the project the same procedure was used with the two found monuments per survey number 3184 along the west boundary and said found monuments per survey number 6545.
-No attempt was made to verify these monuments as defining the northerly right of way line of Highway 238 during this survey.
-Monuments found along the northerly line of the project per survey number 3184 were held in their found position and the deed corners were noted.
-Upon reviewing the surrounding deeds an apparent error was found in the description of Parcel 3 in Instrument No. 94-18987. The call for the east line in said Instrument is a southeast bearing and refers to the west line of that tract described in Inst. No. 56-07875. Upon reviewing the description in said referred to Instrument, the west line is to be parallel to the east line of D.L.C. 38. In Instrument No. 94-18987 the bearing of the D.L.C. line is in the southwest quadrant so the bearing of the east line of the tract as described must also be in the southwest quadrant. However the bearing given is southeast.

Declaration:

KNOW ALL MEN BY THESE PRESENTS, that John W. Roeloffs and Tanja D. Roeloffs are the owners of the land hereon described, and that we have partitioned the same into parcels as shown hereon and size of the parcels and the lengths of all lines are plainly set forth, and that this plat is a correct representation of the Partition.

John W. Roeloffs
John W. Roeloffs
State of Oregon }
County of Jackson } ss
Personally appeared the above named John W. Roeloffs and acknowledge the foregoing to be his voluntary act and deed.

Before me: [Signature]
March 6, 1998
Notary Public, State of Oregon



Tanja D. Roeloffs
Tanja D. Roeloffs
State of Oregon }
County of Jackson } ss
Personally appeared the above named Tanja D. Roeloffs and acknowledge the foregoing to be her voluntary act and deed.

Before me: [Signature]
March 6, 1998
Notary Public, State of Oregon



Surveyor's Certificate:

State of Oregon }
County of Jackson } ss

I, Herbert A. Farber, a duly registered Professional Land Surveyor of the State of Oregon, do hereby certify that I have correctly surveyed and marked with proper monuments, as provided by law, the tract of land hereon shown, this plat being a correct representation of the same, and the following is an accurate description of the boundary lines:

Commencing at the northeast corner of Donation Land Claim No. 38, located in the northeast quarter of Section 28, Township 38 South, Range 3 West of the Willamette Meridian, Jackson County, Oregon; thence South 0°20'14" West (record South 0°20'50" West), along the east line of said Donation Land Claim, 1606.60 feet, to a 5/8 inch iron pin monument; thence North 89°37'56" West (record North 89°37'20" West), 1142.74 feet, to a 5/8 inch iron pin monumenting the northwest corner of that parcel described in Instrument No. 94-18987, Parcel 3 of the Official Records of said County; thence South 0°19'54" West, along the west line of said Parcel 3 and the west line of Parcel 2 as described in said Instrument No. 94-18987, a distance of 1045.22 feet, to a 5/8 by 30 inch iron pin monument being the Initial POINT OF BEGINNING; thence South 89°35'05" East, 401.76 feet to a 5/8 inch iron pin monument; thence North 0°46'18" East (record North 0°21' East), along the east line of Parcel 1 of said Instrument No. 94-18987, a distance of 437.61 feet (record 435.6 feet), to a 5/8 inch iron pin monumenting the northeast corner of said Parcel 1; thence North 89°29'44" West (record North 89°35" West), along the north line of said Parcel 1, a distance of 34.39 feet, to a 5/8 inch iron pin monumenting the southeast corner of said Parcel 3; thence North 0°19'55" East (record North 0°20'50" West), along the east line of said Parcel 3, a distance of 607.86 feet (record 607.95 feet), to a 5/8 inch iron pin monumenting the northeast corner of said Parcel 3; thence North 89°37'56" West (record North 89°37'20" West), along the north line of said Parcel 3, a distance of 366.92 feet (record 366.74 feet), to a 5/8 inch iron pin monumenting the northwest corner of said Parcel 3; thence South 0°19'54" West, along the west line of said Parcel 3 and the west line of said Parcel 2, a distance of 1045.22 feet, to the Initial POINT OF BEGINNING.

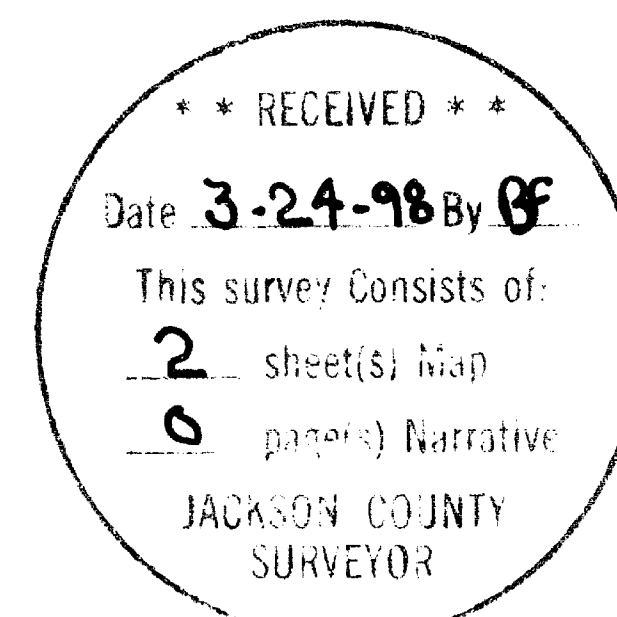
[Signature]
Herbert A. Farber, PLS 2189

Recorder:

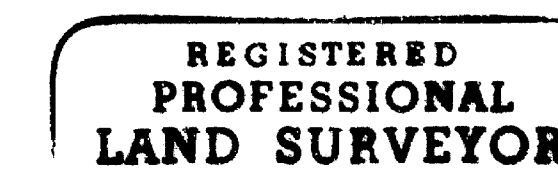
Filed for record this 24 day of March, 1998 at 9:50 o'clock P.M. and recorded as Partition Plat No. P-17-1998 of the Records of Jackson County, Oregon. Index Volume 9, Page 17

Kathleen S. Beckett Geraldine Cutting
County Clerk Deputy

County Surveyor's File No. 15694



I hereby certify that this is an exact copy of the original.
[Signature]



RENEWAL DATE 12-31-99

SURVEYED BY:
FARBER & SONS, INC.
dba FARBER SURVEYING
(541) 776-0846

OFFICE LOCATION: 120 WISLETOE MEDFORD, OREGON 97501
MAILING ADDRESS: P. O. BOX 5286 CENTRAL POINT, OREGON 97502

COMPUTED BY: haf, faf
SCALE: 1 inch = 100 feet
DATE: 6 MAR 1998
ROTATION: 0°
JOB No.: 0695-97

ORIGIN: 10110.000 N 9100.000 E

Partition Plat No. P-17-1998

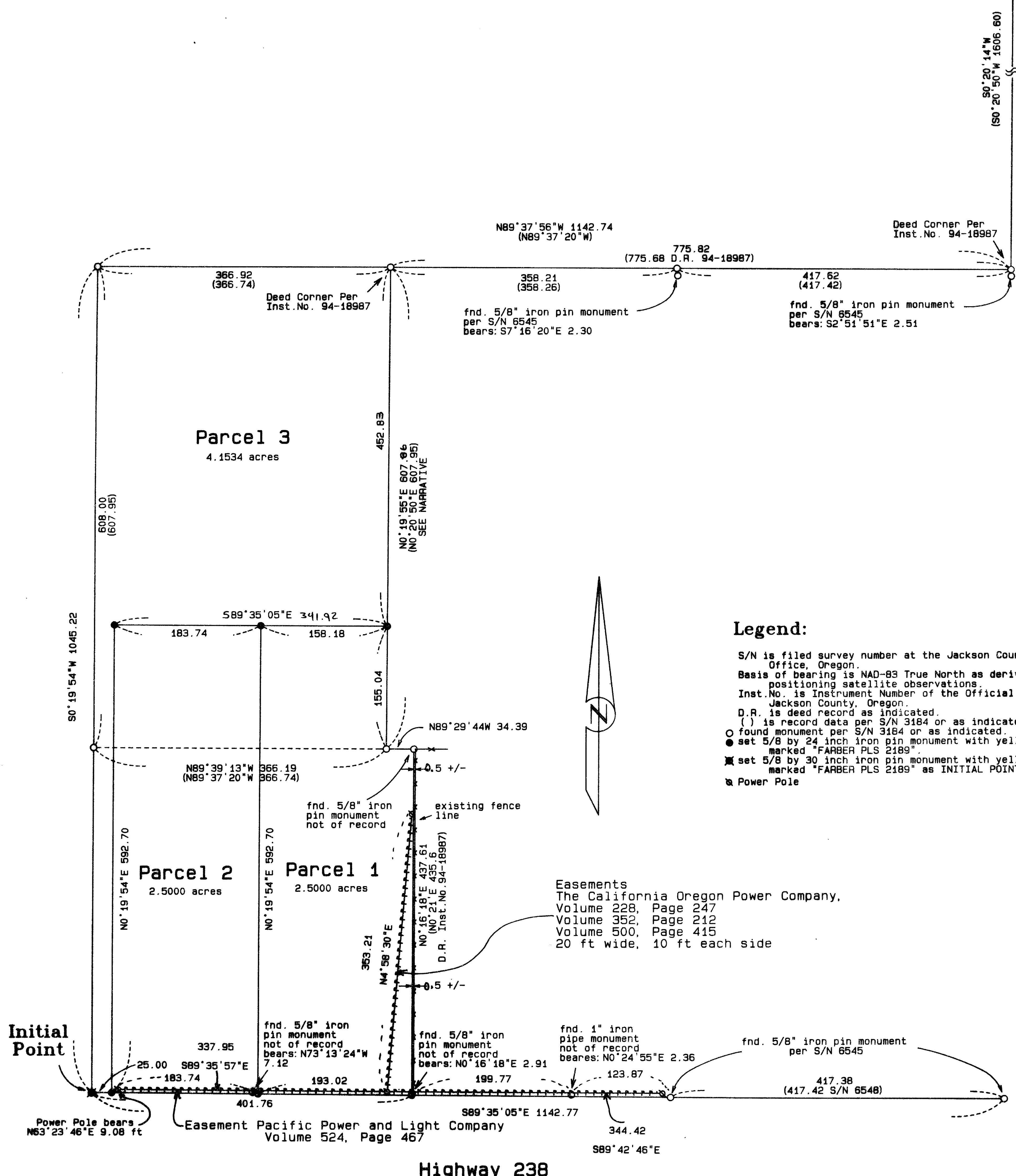
Located in the northeast and southeast quarters of Section 26, Township 38 South, Range 3 West of the Willamette Meridian, Jackson County, Oregon.

for

John Roeloffs

8518 Highway 238
Jacksonville, Oregon 97530

northeast corner
D.L.C. No. 38
not tied by this survey



Legend:

S/N is filed survey number at the Jackson County Surveyor's Office, Oregon.
Basis of bearing is NAD-83 True North as derived by global positioning satellite observations.
Inst.No. is Instrument Number of the Official Records of Jackson County, Oregon.
D.R. is deed record as indicated.
() is record data per S/N 3184 or as indicated.
○ found monument per S/N 3184 or as indicated.
● set 5/8 by 24 inch iron pin monument with yellow plastic cap marked "FARBER PLS 2189".
■ set 5/8 by 30 inch iron pin monument with yellow plastic cap marked "FARBER PLS 2189" as INITIAL POINT.
⊕ Power Pole

Easements
The California Oregon Power Company,
Volume 228, Page 247
Volume 352, Page 212
Volume 500, Page 415
20 ft wide, 10 ft each side

I hereby certify that this is an exact copy of the original.
Herbert A. Farber

**** RECEIVED ****
Date 3-24-98 By [Signature]
This survey consists of
2 sheet(s) Map
0 page(s) Narrative
JACKSON COUNTY SURVEYOR

REGISTERED PROFESSIONAL LAND SURVEYOR
Herbert A. Farber
OREGON
JULY 26, 1995
HERBERT A. FARBER
2099
RENEWAL DATE 12-31-99

SURVEYED BY: FARBER & SONS, INC. dba FARBER SURVEYING (541) 776-0846	
OFFICE LOCATION: 120 MISTLETOE MEDFORD, OREGON 97502	MAILING ADDRESS: P. O. BOX 5286 CENTRAL POINT, OREGON 97502
COMPUTED BY: haf, faf SCALE = 1 inch : 100 feet DATE: 4 MAR 1998	ROTATION: 90° JOB No. 0695-97
ORIGIN: 9625.000 N 10990.000 E	

15694

15694