

APPROVAL: Bill Holt 5/19/98
ASHLAND PLANNING DEPARTMENT DATE
PA # 98-020
(PROPERTY LINE ADJUSTMENT)

APPROVAL:
EXAMINED AND APPROVED THIS 15th DAY OF May, 1998.

Jan H. Olson
CITY SURVEYOR

LAND PARTITION SURVEY

PARTITION PLAT No. P-29-1998

A Replat of a Portion of Parcel 2 of Partition Plat No. P-89-1992, County Survey File No. 13132 and a Portion of Parcel No. 1 of that Minor Land Partition filed for record in Volume 3 page 7 of "Minor Land Partitions" in Jackson County, Oregon

Located in:

The Southeast 1/4 of Section 5 and the Northeast 1/4 of Section 8, Township 39 South, Range 1 East, W.M., City of Ashland, Jackson County, Oregon

For:

Charles H. Wiley
823 W. 8th Street
Medford, Oregon 97501

RECORDING

FILED FOR RECORD THIS 21 DAY OF May, 1998, AT 11:30 O'CLOCK, A.M.

AND RECORDED AS PARTITION PLAT NO. P-29-1998 "RECORD OF PARTITION PLATS" IN

JACKSON COUNTY, OREGON. (INDEX VOLUME 9 PAGE 29)

Kathleen S. Beckett
COUNTY CLERK

Glenda E. Bartlett
DEPUTY

COUNTY SURVEYOR FILE NO. 15747

TAX STATEMENT APPROVAL

ALL TAXES, FEES, ASSESSMENTS OR OTHER CHARGES AS REQUIRED BY O.R.S. 92.095 HAVE BEEN PAID AS OF THIS 21st DAY OF May, 1998.

Ron Lindsey ASSESSOR
Carol Applegate TAX COLLECTOR

May 21 1998 DATE
May 21 1998 DATE

*** DECLARATION ***

KNOW ALL MEN BY THESE PRESENTS, THAT WE, WILLIAM S. WILEY, CHRISTINE WILEY, CHARLES H. WILEY, CHARLES GREGG LININGER, MARJORIE MAE LININGER, ROBERT B. REINHOLDT AND MARGARET H. REINHOLDT ARE THE OWNERS IN FEE SIMPLE OF THE PROPERTY REPRESENTED ON THIS PARTITION PLAT AND MORE PARTICULARLY DESCRIBED IN THE SURVEYOR'S CERTIFICATE AND HAVE CAUSED THE LOT LINES TO BE ADJUSTED WITH NEW PARCELS AS SHOWN HEREON.

IN WITNESS WHEREOF, SIGNED THIS 13th DAY OF May, 1998.

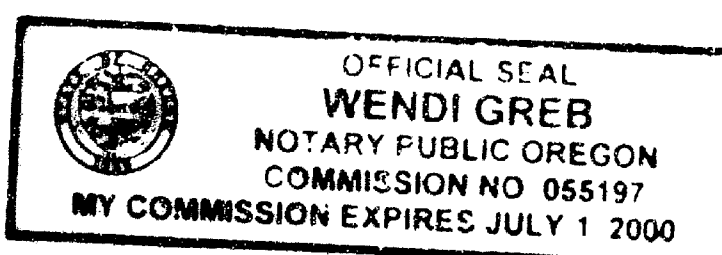
STATE OF OREGON)
COUNTY OF JACKSON) SS.

Charles H. Wiley
CHARLES H. WILEY

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 13th DAY OF May, 1998, BY CHARLES H. WILEY, KNOWN TO ME AS THE PERSON WHO EXECUTED THE WITHIN INSTRUMENT AS HIS VOLUNTARY ACT AND DEED.

WITNESS MY HAND AND OFFICIAL SEAL.

Wendi Greb



IN WITNESS WHEREOF, SIGNED THIS 13th DAY OF May, 1998.

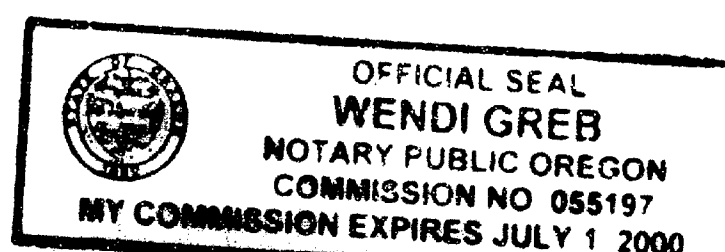
STATE OF OREGON)
COUNTY OF JACKSON) SS.

Charles Gregg Lininger
CHARLES GREGG LININGER

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 13th DAY OF May, 1998, BY CHARLES GREGG LININGER, KNOWN TO ME AS THE PERSON WHO EXECUTED THE WITHIN INSTRUMENT AS HIS VOLUNTARY ACT AND DEED.

WITNESS MY HAND AND OFFICIAL SEAL.

Wendi Greb



IN WITNESS WHEREOF, SIGNED THIS 13th DAY OF May, 1998.

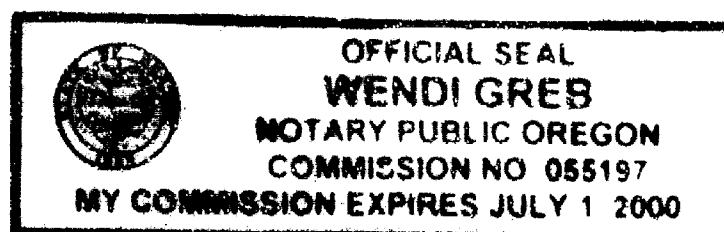
STATE OF OREGON)
COUNTY OF JACKSON) SS.

Marjorie Mae Lininger
MARJORIE MAE LININGER

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 13th DAY OF May, 1998, BY MARJORIE MAE LININGER, KNOWN TO ME AS THE PERSON WHO EXECUTED THE WITHIN INSTRUMENT AS HER VOLUNTARY ACT AND DEED.

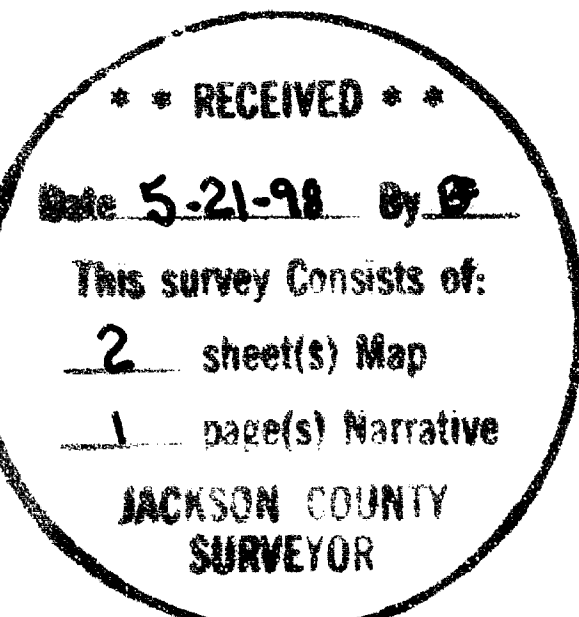
WITNESS MY HAND AND OFFICIAL SEAL.

Wendi Greb

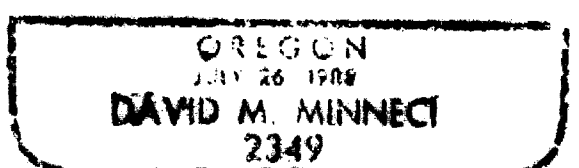
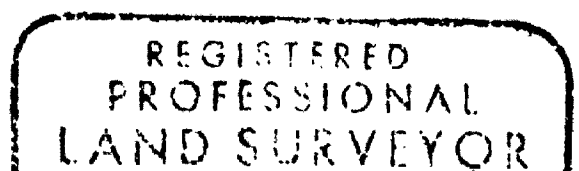


AFFIDAVIT OF CONSENT FOR PARTITION FROM CHRISTINE WILEY RECORDED AS DOCUMENT NO. 98-06745, OFFICIAL RECORDS OF JACKSON COUNTY, OREGON.

AFFIDAVIT OF CONSENT FOR PARTITION FROM WILLIAM S. WILEY RECORDED AS DOCUMENT NO. 98-06744, OFFICIAL RECORDS OF JACKSON COUNTY, OREGON.



I certify this plat to be an exact photocopy of the original.
David M. Minneck
SURVEYOR



EXPIRES 12/31/98

STATE OF OREGON)
COUNTY OF JACKSON) SS

*** SURVEYOR'S CERTIFICATE ***

I, DAVID M. MINNECK, 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:

BEGINNING AT THE MOST EASTERLY, SOUTHEAST CORNER OF LOT 5, SKYCREST HILLS, PHASE 1, A SUBDIVISION TO THE CITY OF ASHLAND IN THE SOUTHEAST 1/4 OF SECTION 5, TOWNSHIP 39 SOUTH, RANGE 1 EAST, WILLAMETTE MERIDIAN, JACKSON COUNTY, OREGON, ACCORDING TO THE OFFICIAL PLAT THEREOF, NOW OF RECORD; THENCE, ALONG THE BOUNDARY OF SAID SUBDIVISION AS FOLLOWS: NORTH 00°30'09" WEST 424.27 FEET; THENCE NORTH 31°30'00" EAST 57.09 FEET; THENCE, ALONG THE ARC OF A 378.00 FOOT RADIUS CURVE TO THE LEFT (THE LONG CHORD TO WHICH BEARS NORTH 54°39'10" WEST 60.98 FEET), AN ARC DISTANCE OF 61.04 FEET; THENCE, ALONG THE ARC OF A 474.00 FOOT RADIUS CURVE TO THE LEFT (THE LONG CHORD TO WHICH BEARS NORTH 63°13'12" WEST 65.15 FEET), AN ARC DISTANCE OF 65.20 FEET; THENCE, ALONG THE ARC OF A 20.00 FOOT RADIUS CURVE TO THE LEFT (THE LONG CHORD TO WHICH BEARS SOUTH 78°52'21" WEST 22.35 FEET), AN ARC DISTANCE OF 23.71 FEET; THENCE NORTH 20°32'22" EAST 56.11 FEET TO THE NORTHERLY BOUNDARY OF PARTITION PLAT P-89-1992, RECORDED IN INDEX VOLUME 3, PAGE 89 OF THE JACKSON COUNTY, OREGON "RECORDS OF PARTITION PLATS" AND FILED IN THE OFFICE OF THE JACKSON COUNTY SURVEYOR AS NO. 13132; THENCE, ALONG THE NORTHERLY AND EASTERLY BOUNDARY OF SAID PARCEL AS FOLLOWS: ALONG THE ARC OF A 518.00 FOOT RADIUS CURVE TO THE RIGHT (THE LONG CHORD TO WHICH BEARS SOUTH 64°22'11" EAST 91.93 FEET), AN ARC DISTANCE OF 92.05 FEET; THENCE SOUTH 88°47'15" EAST 287.36 FEET; THENCE SOUTH 00°29'09" EAST 111.00 FEET TO THE NORTHERLY LINE OF THAT TRACT DESCRIBED IN VOLUME 430, PAGE 305 OF THE DEED RECORDS OF SAID JACKSON COUNTY; THENCE EAST, ALONG SAID NORTHERLY LINE, 365.42 FEET TO THE WESTERLY LINE OF DITCH ROAD; THENCE, ALONG SAID WESTERLY LINE, SOUTH 21°05'00" EAST 49.64 FEET AND SOUTH 35°25'55" EAST 67.63 FEET TO THE NORTH-EAST CORNER OF THAT TRACT DESCRIBED IN DOCUMENT NO. 94-45579, OFFICIAL RECORDS OF JACKSON COUNTY; THENCE, ALONG THE NORTHERLY AND WESTERLY BOUNDARY OF SAID TRACT AS FOLLOWS: SOUTH 89°30'51" WEST 246.96 FEET; THENCE SOUTH 13°24'00" EAST 340.59 FEET; THENCE SOUTH 33°32'34" EAST 95.65 FEET; THENCE SOUTH 17°53'22" WEST 172.05 FEET TO THE SOUTHWEST CORNER THEREOF; THENCE NORTH 89°42'52" WEST 399.49 FEET TO THE LINE ESTABLISHED BY BOUNDARY LINE AGREEMENT RECORDED AS DOCUMENT NO. 78-07062, OFFICIAL RECORDS OF JACKSON COUNTY, OREGON; THENCE NORTH 00°26'38" WEST, ALONG SAID AGREEMENT LINE, 495.00 FEET TO THE SOUTHERLY LINE OF SAID SECTION 5, THENCE NORTH 89°42'58" WEST, ALONG SAID SOUTHERLY LINE, 247.24 FEET TO THE ONE-QUARTER CORNER COMMON TO SECTIONS 5 AND 8 IN TOWNSHIP 39 SOUTH, RANGE 1 EAST OF THE WILLAMETTE MERIDIAN, AND BEING THE INITIAL POINT OF THE AFORESAID SKYCREST HILLS, PHASE 1; THENCE, ALONG THE BOUNDARY OF SAID SUBDIVISION AS FOLLOWS: SOUTH 89°42'58" EAST 20.50 FEET; THENCE, ALONG THE ARC OF A 147.00 FOOT RADIUS CURVE TO THE LEFT (THE LONG CHORD TO WHICH BEARS NORTH 88°09'49" EAST 10.88 FEET), AN ARC DISTANCE OF 10.88 FEET; THENCE NORTH 03°57'23" WEST 51.61 FEET; THENCE, ALONG THE ARC OF A 20.00 FOOT RADIUS CURVE TO THE LEFT (THE LONG CHORD TO WHICH BEARS SOUTH 75°36'09" EAST 19.07 FEET), AN ARC DISTANCE OF 19.88 FEET; THENCE, ALONG THE ARC OF A 103.00 FOOT RADIUS CURVE TO THE LEFT (THE LONG CHORD TO WHICH BEARS NORTH 60°36'16" EAST 54.42 FEET), AN ARC DISTANCE OF 55.08 FEET; THENCE NORTH 45°17'02" EAST 45.56 FEET TO THE INITIAL POINT OF BEGINNING.

IN WITNESS WHEREOF, SIGNED THIS 21st DAY OF May, 1998.

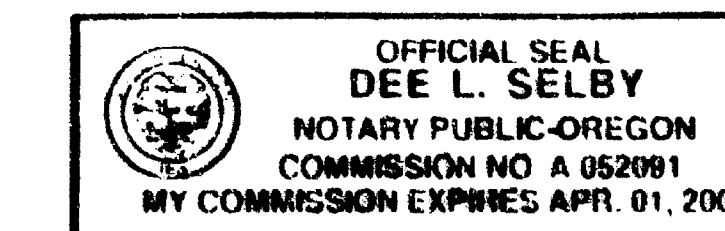
STATE OF OREGON)
COUNTY OF JACKSON) SS.

David M. Minneck
SURVEYOR

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 21st DAY OF May, 1998, BY ROBERT B. REINHOLDT, KNOWN TO ME AS THE PERSON WHO EXECUTED THE WITHIN INSTRUMENT AS HIS VOLUNTARY ACT AND DEED.

WITNESS MY HAND AND OFFICIAL SEAL.

Dee L. Selby



IN WITNESS WHEREOF, SIGNED THIS 21st DAY OF May, 1998.

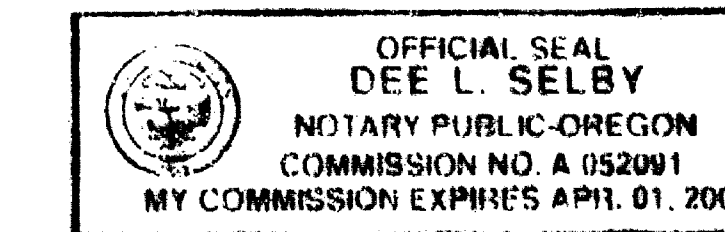
STATE OF OREGON)
COUNTY OF JACKSON) SS.

Margaret H. Reinholdt
MARGARET H. REINHOLDT

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 21st DAY OF May, 1998, BY MARGARET H. REINHOLDT, KNOWN TO ME AS THE PERSON WHO EXECUTED THE WITHIN INSTRUMENT AS HER VOLUNTARY ACT AND DEED.

WITNESS MY HAND AND OFFICIAL SEAL.

Dee L. Selby



SURVEY NO 15747

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

Survey for: Charles H. Wiley
823 W. 8th Street
Medford, Oregon 97501

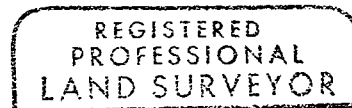
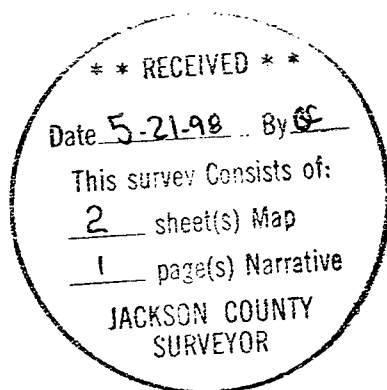
Location: A Replat of a portion of Parcel 2 of Partition Plat No. P-89-1992, County Survey File No 13132 and a portion of Parcel 1 of that Minor Land Partition filed for record in Volume 3 page 7 of "Minor Land Partitions" in the Southeast 1/4 of Section 5 and the Northeast 1/4 of Section 8, Township 39 South, Range 1 East, Willamette Meridian, City of Ashland, Jackson County, Oregon.

Purpose: To survey, monument and record a Partition Plat to fulfill the requirements of a Property Line Adjustment (PA 98-020) in the City of Ashland.

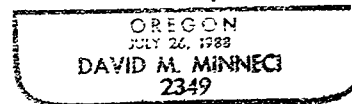
Procedure: Using found control and monumentation existing from Surveys No. 13132 and 15028 previously done by this office, and found monumentation and record information from Surveys No. 7933 and 15106, I set monuments as shown on the accompanying Partition Plat.

Basis of Bearing: True Meridian at the North-South centerline of Section 5 as derived from the N.O.A.A. survey net established in 1968 and filed in the office of the Jackson County Surveyor.

Date: April 15, 1998.



David M. Minneci



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

CURVE TABLE

CURVE	DELTA	RADIUS	LENGTH	CHORD	BEARING
1	04°14'25"	147.00'	10.88'	10.88'	N88°09'49"E
2	04°14'25"	125.00'	9.25'	9.25'	N88°09'49"E
3	56°57'05"	20.00'	19.88'	19.07'	S75°36'09"E
4	30°38'18"	103.00'	55.08'	54.42'	N60°36'16"W
5	09°15'09"	378.00'	61.04'	60.98'	N54°39'10"W
6	07°52'53"	474.00'	65.20'	65.15'	N63°13'12"W
7	67°56'02"	20.00'	23.71'	22.35'	S78°52'21"W
8	04°54'07"	496.00'	42.43'	42.42'	S71°54'41"W
9	10°10'53"	518.00'	92.05'	91.93'	S64°22'11"E
10	01°14'30"	129.50'	2.81'	2.81'	S01°06'24"E
11	13°45'58"	171.00'	41.08'	40.99'	S06°33'26"E

LINE TABLE

LINE	BEARING	DISTANCE
L1	S74°21'04"E	83.67'
L2	S62°31'36"E	56.73'
L3	S46°25'11"E	182.10'
L4	S32°59'04"E	47.95'
L5	S21°20'40"E	242.27'
L6	S10°49'17"E	66.90'
L7	S00°27'55"E	147.92'
L8	S21°03'31"E	39.09'
L9	S15°08'44"E	281.16'
L10	N46°53'07"E	28.98'
L11	N23°38'49"E	67.99'

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

BY: DAVID M. MINNECI RPLS NO. 2349
SCALE: 1 INCH = 80' APRIL 15, 1998
BASIS OF BEARING: TRUE MERIDIAN AT THE NORTH-SOUTH
CENTERLINE OF SECTION 5 AS DERIVED
FROM THE 1968 N.O.A.A. SURVEY NET
FILED IN THE OFFICE OF THE JACKSON
COUNTY SURVEYOR

- = 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".
- = FOUND 5/8" IRON PIN WITH PLASTIC CAP STAMPED "D. MCMAHAN LS 1913" PER S/N 13132
- ⊙ = FOUND 5/8" PIN WITH PLASTIC CAP STAMPED "D. MINNECI LS 2349" PER S/N 15028.
- ⦿ = FOUND MONUMENT AS NOTED
- ⊖ = FOUND 5/8" PIN WITH PLASTIC CAP STAMPED "D. HUCK LS 2023" PER S/N 14891.
- ⊕ = FOUND LEAD PLUG AND TACK WITH METAL WASHER STAMPED "LS 2349" PER S/N 15028.
- ⊗ = FOUND 5/8" PIN TAGGED "RLS 759" PER S/N 7933.
- ⊠ = FOUND 3/4" IRON PIPE WITH YELLOW PLASTIC PLUG MARKED "SWAIN LS 759" PER S/N 15106.
- ⊙ = FOUND 2 1/2" BRASS CAP STAMPED "LS 2349" ON 1" DIAMETER IRON PIPE IN MONUMENT CASE PER S/N 15028.
- ⊙ = FOUND 3 "BRONZE CAP STAMPED "T39S R1E 1/4S COR 5 8 LS 759 1996" ON A 1" DIAMETER IRON PIPE SET IN MONUMENT CASE PER SURVEY NO. 14908 & 15106
- S/N = SURVEY NUMBER
- x—x— = EXISTING FENCE LINE

NOTES:

- 1.) EASEMENT FOR ROAD PURPOSES 40' WIDE PER VOL. 89, PG. 516, DEED RECORDS OF JACKSON COUNTY
- 2.) UNABLE TO LOCATE UNDERGROUND PIPELINES REFERRED TO IN VOL. 98, PG. 21 & 22, DEED RECORDS OF JACKSON COUNTY
- 3.) CENTERLINE OF EXISTING ROAD FOR INGRESS & EGRESS GRANTED PER VOL. 430, PG. 305, VOL. 430, PG. 388, VOL. 495, PG. 10, DEED RECORDS OF JACKSON COUNTY, AND DOC. NO. 88-14412, OFFICIAL RECORDS OF JACKSON COUNTY
- 4.) LOCATION NOT SPECIFIED FOR EASEMENT FOR SEWER PURPOSES GRANTED IN VOL. 430, PG. 305, DEED RECORDS OF JACKSON COUNTY
- 5.) LOCATION NOT SPECIFIED FOR RIGHTS-OF-WAY FOR WATER PIPE LINES GRANTED IN VOL. 20, PG. 397 & VOL. 96, PG. 23, DEED RECORDS OF JACKSON COUNTY
- 6.) LOCATION NOT SPECIFIED FOR 12' EASEMENT FOR PIPELINE GRANTED IN VOL. 305, PG. 360, DEED RECORDS OF JACKSON COUNTY
- 7.) 10' EASEMENT FOR SEWER LINES IN VOL. 514, PG. 495, DEED RECORDS OF JACKSON COUNTY, IS IDENTICAL TO EASEMENT DESCRIBED AS TRACT A IN VOL. 497, PG. 164, BUT POINT OF BEGINNING IS S89°42'58"E 6.80'
- 8.) CENTERLINE OF TRAVELED ACCESS ROAD TO TAX LOT 2600. NO ACCESS AGREEMENT OF RECORD.
- 9.) 1' STREET PLUGS OWNED BY THE CITY OF ASHLAND IN FEE SIMPLE PER SKYCREST HILLS, PHASE 1. (CITY OF ASHLAND DECLARES THAT UPON DEDICATION OF THE EXTENSION OF THESE STREETS, IT WILL DEDICATE THE STREET PLUGS FOR PUBLIC STREET PURPOSES.
- 10.) PUNCH MARK ON BRASS DISC SET ON SURVEY NO. 15028 FOUND TO BEAR 0.06" NORTH AND 0.03" EAST OF RECORD. MONUMENT RE-PUNCHED AT PLATTED BEARING AND DISTANCE.

REGISTERED PROFESSIONAL LAND SURVEYOR

David M. Minnici

OREGON
JULY 26, 1994
DAVID M. MINNECI
2349

EXPIRES 12-31-98

39 1E 5DC 2900, 3000
39 1E 8AB 200, 300

LAND PARTITION SURVEY

PARTITION PLAT No. P-29-1998

A Replat of a Portion of Parcel 2 of Partition Plat No. P-89-1992, County Survey File No. 13132 and a Portion of Parcel No. 1 of that Minor Land Partition filed for record in Volume 3 page 7 of "Minor Land Partitions" in Jackson County, Oregon

Located in:

The Southeast 1/4 of Section 5 and the Northeast 1/4 of Section 8, Township 39 South, Range 1 East, W.M., City of Ashland, Jackson County, Oregon

For:

Charles H. Wiley
823 W. 8th Street
Medford, Oregon 97501

GEODETIC TIE

FOUND NATIONAL GEODETIC SURVEY C.P.S. BRASS CAP IN CONCRETE STAMPED "ASH 1989"

"ASH"

"163"

FOUND 5/8" REBAR WITH 1 1/2" ALUMINUM COUNTY SURVEYOR CAP MARKED

"C.P.S."

163

C.S.

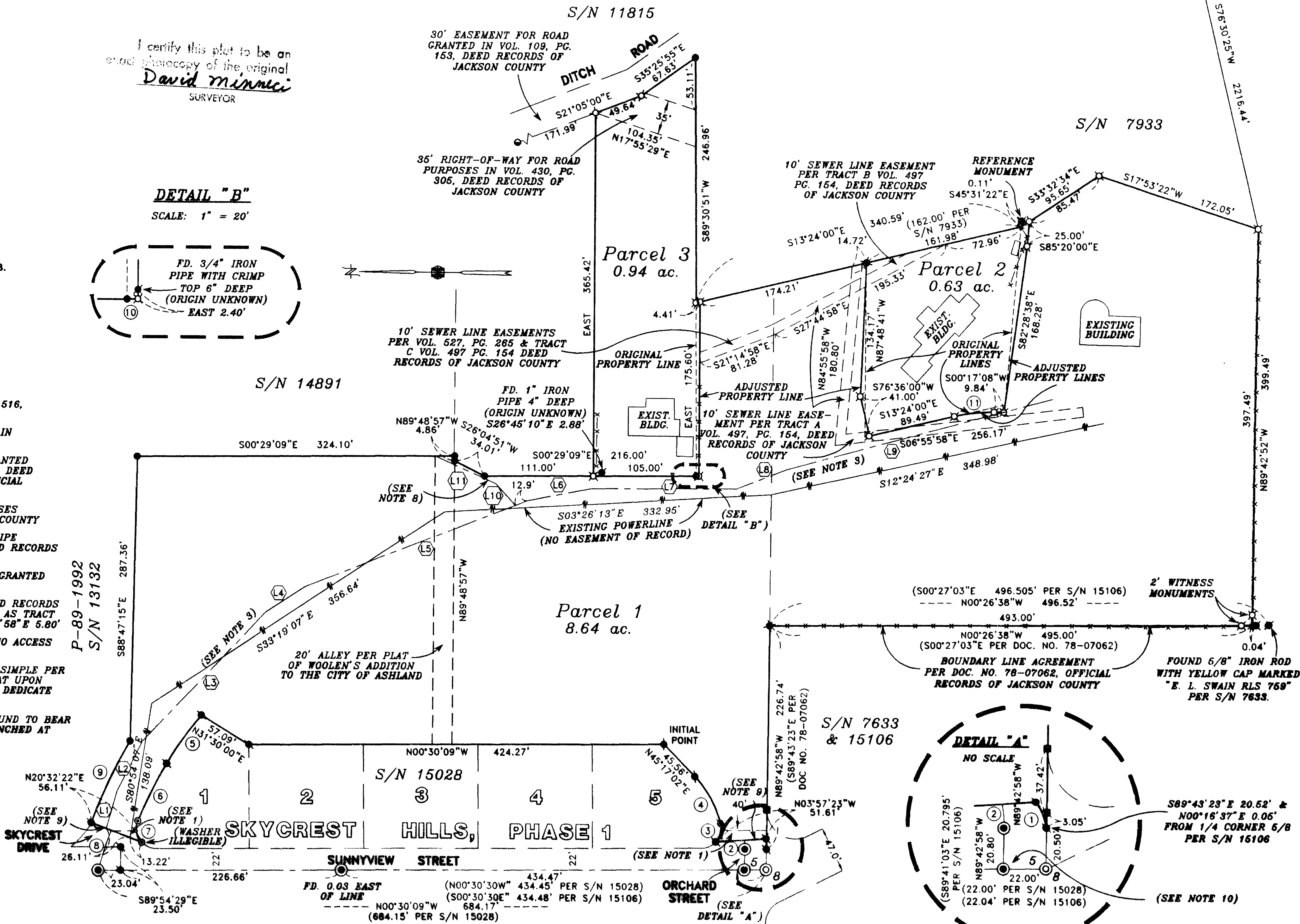
129°49'29"

S/N 11815

S/N 7933

S/N 14891

S/N 7633 & 15106



I certify this plat to be an exact and true copy of the original
David Minnici
SURVEYOR

DETAIL "B"

SCALE: 1" = 20'

