

APPROVAL: *Bill Moh* 6/5/98
ASHLAND PLANNING DEPARTMENT
PA NO. 98-024
Property Line Adjustment

APPROVAL: Examined and approved this 4th day of June, 1998
Jan Holman
City Surveyor

Lead Partition Survey

PARTITION PLAT NO. P-38-1998
A Replot of a portion of Lot 2 of the BELLEVUE TRACTS
Located in the S.W. 1/4 of Section 14, Twp. 39 South,
R 1 E, W.M. City of Ashland, Jackson County, Oregon

For
Morris L. Stringer
1015 Clay Street
Ashland, OR 97520

RECORDING

Filed for record this 08 day of June, 1998 at 9:56 o'clock A.M.
and recorded as PARTITION PLAT NO. P-38-1998 of the Plat records
of Jackson County, Oregon. Index Volume 9 at Page 38
Kathleen A. Beckett County Clerk
Geraldine Cutting Deputy
Jackson County Surveyor File No. 15767

TAX STATEMENT

All taxes, fees, assessments, or other charges as required by O.R.S. 92.095
have been paid as of
Michelle W. Mott 6-8-98
Jackson County Assessor Deputy Date
Caree Applegate, Deputy 6-8-98
Jackson County Tax Collector Date

BASIS OF BEARINGS: True Meridian at the West line of Section 14,
as derived from the N.O.A.A. net, established in 1968 and on file in
the Office of the Jackson County Surveyor. The reference line for
bearing control for this survey was taken from witness monuments along
the West right of way of Clay Street, as shown hereon, and as referenced
on Filed Survey No. 12051 in said Surveyors Office.

LEGEND

- O = Set 5/8"x 24" (30" at initial point) Iron Pin (tagged PLS 638)
- = Found 5/8" Iron Pin per R.S. No. 14937
- = Found monument as noted
- A = Found 1/2" Pin (beat) S 86° 53' E 1.11
- B = Found 1/2" pinch top Iron Pipe S 51° 55' W 0.91
- D.R. = Deed Record
- R.S. = Recorded Survey
- DR.J.CO. = Deed Records Jackson County, Oregon

SURVEY BY: George R. Burrell, P.L.S.
1379 Brookdale Ave.
Medford, Oregon 97504
April 10, 1998

** RECEIVED **
Date 6-8-98 By *GP*
This survey consists of:
1 sheet(s) Map
1 page(s) Narrative
JACKSON COUNTY SURVEYOR

SCALE 1"=50'



Calc. pos. per R.S. 12051

MOHAWK ST.

N 89° 43' 18" W

N.E. Cor. Lot 13
GUETZLAFF SUBD.

S. Bndry.
GUETZLAFF SUBD.

SWAIN SURVEYING

T39S R1E
1/4 S15 + S14
Fd. 2 1/2" br. disc in a.c. stamped:
1972
RLS 759

1/4 SEC. COR.

Fd. 2 1/2" br. disc in a.c. stamped:

wood fence
249.16
conc. block ret. wall

PARCEL NO. 1
30723 SQ.FT.
0.705 Ac.

Original prop. boundary

Adj. prop. boundary
73.21
7.94

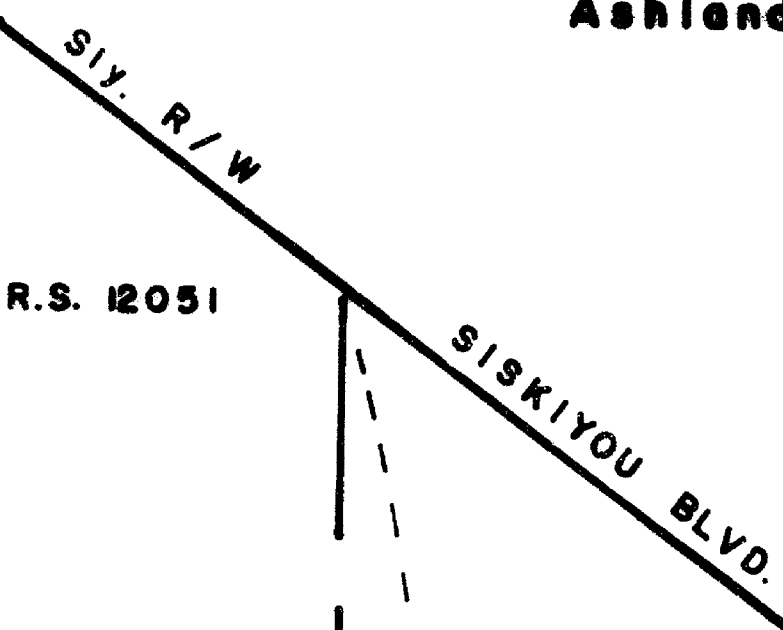
PARCEL NO. 2
15386 SQ.FT.
0.353 Ac.
center of 5' wide easement "A"
N 28° 22' 48" W 26.1
184.00

INITIAL POINT

199.15
S 89° 54' 07" W 448.31
5740 33' 10" W
800.28
N.S. 14937
S.E. Cor. Vol. 69 Pg. 74 DR.J.CO
Accepted S.E. Cor. Lot 20
BELLEVUE TRACTS

LAT. = 42° 10' 25.19179" N.
LON. = 122° 40' 49.68802" W (From Jackson County Geodetic
N.A.D. 83(91) Datum Survey 1993)

T.L. NO. 500 and 501-39-1E-14 CC



CLAY STREET (D.R. South 1274.26) Fd. 1/2" Pin
Centerline per R.S. No. 5985
S 0° 16' 26" W

SURVEYOR'S CERTIFICATE

I, George R. Burrell, a duly Registered Professional Land Surveyor of the
State of Oregon, hereby certify that this plat correctly represents a
properly monumented survey made by me, and the following description
correctly describes the tract herein partitioned:
Commencing at the intersection of the Southerly right of way of Siskiyou
Blvd. with the Westerly right of way of Clay Street in the City of Ashland
in Section 14, Township 39 South, Range 1 East of the Willamette Meridian,
Jackson County, Oregon; thence along the Westerly right of way of Clay
Street, South 0° 16' 26" West 1270.40 feet (record South 1274.26 feet) to
the Southeast corner of the tract described in Instrument No. 94-33890
of the Official Records of Jackson County, Oregon; thence along the
South boundary of said tract, South 89° 54' 07" West (record West)
249.16 feet to the Southwest corner thereof and the INITIAL POINT OF
BEGINNING, from which the 1/4 corner common to Sections 14 and 15,
said Township and Range, bears North 13° 15' 15" West 1454.15 feet;
thence along the West boundary of said tract, North 0° 16' 26" East
185.88 feet (record North 185.13 feet) to the Northwest corner thereof;
thence along the North boundary of said tract, South 89° 43' 18" East
(record East) 249.16 feet to the Northeast corner thereof, located on
the Westerly right of way of Clay Street; thence along said right
of way, South 0° 16' 26" West 184.24 feet (record South 185.13 feet)
to the Southeast corner thereof; thence along the South boundary
of said tract, S 89° 54' 07" West (record West) 249.16 feet to the
Initial Point of Beginning.

April 10, 1998

REGISTERED
PROFESSIONAL
LAND SURVEYOR
George Burrell
OREGON
JULY 10, 1964
GEORGE R. BURRELL
638
Exp. 12/31/99

NOTE: Easement "A" is a 5ft. wide overhead electrical easement
granted to the City of Ashland by Instrument No. 98-25141
of the Official Records of Jackson County, Oregon

I hereby certify that this plat is an
exact photocopy of the original.

George Burrell
Surveyor

S 35° 45' 20" E 58.65
CANYON PARK DRIVE
Fd. br. disc in mon. case Re: RS No. 11756
4.50
Fd. 3/4" Pipe
0.04

DECLARATION

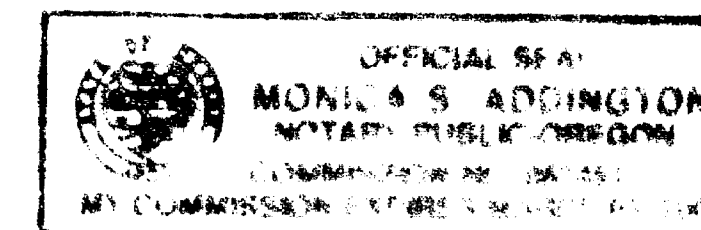
KNOW ALL MEN BY THESE PRESENTS that we, Morris L. Stringer and
Maxine J. Stringer, husband and wife, are the owners in fee simple
as tenants by the entirety of the land described in the annexed
Surveyor's Certificate, subject to a trust deed executed by us in favor of
Mellon Mortgage Company, a Colorado Corporation, as beneficiary,
dated April 14, 1998 and recorded April 17, 1998 as Document No.
98-16388 of the Official Records of Jackson County, Oregon, and
that we have caused the partitioning as shown hereon.

Morris L. Stringer Morris L. Stringer
Maxine J. Stringer Maxine J. Stringer

STATE OF OREGON S.S.
COUNTY OF JACKSON S.S.

May 5, 1998 A.D. 1998 Personally appeared the above named
Morris L. Stringer and Maxine J. Stringer, husband and wife, and
acknowledged the foregoing instrument to be their voluntary act and
deed before me:

Monica Saddington
Notary Public for Oregon

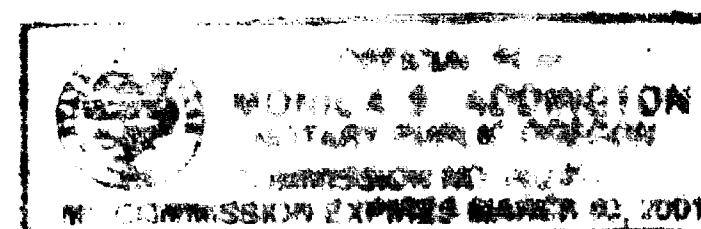


We, Mellon Mortgage Company, the beneficiary of the trust deed
stated in the above Declaration, do hereby consent to the
partitioning as shown hereon.

Brett Morris
Brett Morris, Agent of Mellon Mortgage Company

STATE OF OREGON S.S.
COUNTY OF JACKSON S.S.

May 5, 1998 A.D. 1998 Personally appeared the above named
Brett Morris, Agent of Mellon Mortgage Company, and acknowledged
that he is authorized to execute the foregoing instrument as the
voluntary act and deed of said company.



Monica Saddington
Notary Public for Oregon

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

FOR:

Morris Stringer
1015 Clay Street
Ashland, OR 97520

LOCATION:

The Southwest 1/4 of Section 14, Township 39 South, Range 1 East
in the City of Ashland

PURPOSE:

To adjust the property boundary between Tax Lots No. 500 and 501-
39-1E-14CC. To monument and prepare a partition plat.

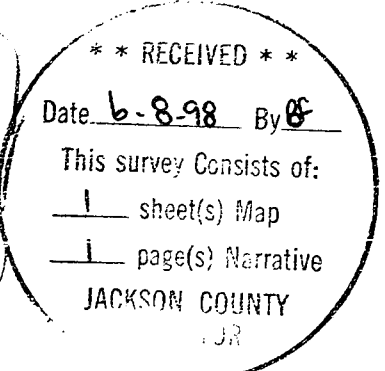
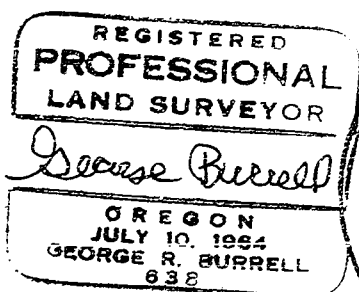
PROCEDURE:

The outer boundaries of the clients property as described in Document
No. 94-33890 of the Official Records of Jackson County, were established
as follows:

The East boundary being the West right of way of Clay Street, was
established from the found monuments of Recorded Survey No. 12051 and
5955. The South boundary was established from the found monuments of
Recorded Survey No. 14937 (a drafting error was discovered for the
bearing as shown on said survey) . The correct bearing is shown on
the accompanying plat. The North boundary was established deed record
distance (75.00 feet) South of and parallel to the South boundary of
Guetzlaff Subdivision as determined by Recorded Survey No. 12051 (the
3/4" iron pipe at the Northwest corner of Lot 12 has been destroyed
along with the 3/4" iron pin at the Southwest corner of Lot 12 as
shown on Recorded Survey No. 6342). The West boundary of the clients
property was established parallel to the West right of way of Clay
Street at deed record distance West (249.16 feet) of said right of way.
The boundary between Parcel No. 1 and 2 as shown on the accompanying
plat, was located according to the clients instructions and City Planning
approval.

BY:

George Burrell, P.L.S.
1379 Brookdale Ave.
Medford, OR 97504
April 10, 1998



Exp. 12/31/99