

Partition Plat No. P-48-1998

Located in the northwest quarter of Section 21, Township 37 South, Range 1 West of the Willamette Meridian, City of Medford, Jackson County, Oregon.

Mike Garrett

3019 East McAndrews Road
Medford, Oregon 97504

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 a 5/8 inch iron pin, monumenting the southwest corner of Parcel 1, Partition Plat No. P-12-1995 of the Records of Jackson County, Oregon, Index Volume 6, Page 12, Jackson County Surveyor's File No. 14383 located in the northwest quarter of Section 21, Township 37 South, Range 1 West of the Willamette Meridian, said County; thence South 0°02'59" West, 5.00 feet, to a 5/8 inch iron pin monument on the north line of McAndrews Road; thence South 89°59'50" West, along said north line, 124.93 feet, to a 5/8 inch iron pin monument on the west line of that tract described in Instrument No. 93-35701, Parcel 2, of the Official Records of said County; thence North, along said west line, 5.00 feet to a 5/8 by 30 inch iron pin monument being the Initial POINT OF BEGINNING; thence North along said west line, 172.50 feet, to a 5/8 inch iron pin; thence South 89°54'25" East, 2.67 feet, to the terminus of that boundary line agreement as described in said Instrument No. 93-35701, Parcel 4, and the south line of Glenbrook Estates according to the official plat recorded in Volume 16, Page 102 of the Plat Records of said County; thence South 89°54'25" East (record East), along said boundary line agreement, 122.41 feet, to a 5/8 inch iron pin monumenting the northwest corner of said Parcel 1; thence South 0°02'59" West (record South) along said west line, 177.29 feet, to a 5/8 inch iron pin monument on said north line of McAndrews Road; thence South 89°59'50" West, along said north line, 124.93 feet, to a 5/8 inch iron pin monument on the west line of said Parcel 2; thence North, 5.00 feet, to the POINT OF BEGINNING.

Herbert A. Farber
Herbert A. Farber, PLS 2189



Release Affidavit:

From Country Wide Home Loans Inc., a corporation organized and existing under the laws of the "State of New York", as beneficiary of interest, recorded as Instrument No. 98-33729, Official Records of Jackson County, Oregon.

Declaration:

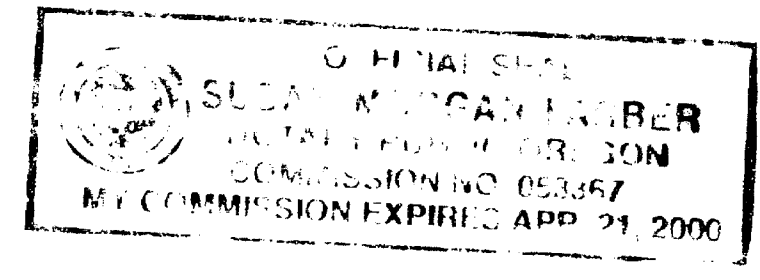
KNOW ALL MEN BY THESE PRESENTS, that Michael B. Garrett is the owner of the lands hereon described, and that I have partitioned the same into parcels as shown hereon and size of the parcels and the lengths of all lines are plainly set forth, and that this plat is a correct representation of the Partition, and I do hereby dedicate the public utility easement shown hereon and I hereby create the storm drain easement and ingress and egress easement for the benefit of Parcels 1 and 2 as shown hereon and I hereby grant to the City of Medford in fee simple the 5 foot strip for public right of way as shown hereon.

Michael B. Garrett
Michael B. Garrett

State of Oregon }
County of Jackson } ss

Personally appeared the above named Michael B. Garrett, and acknowledge the foregoing to be his voluntary act and deed.

Before me: 6/23/98
Susan Margaret Farber
Notary Public, State of Oregon



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

Purpose: To survey and monument that partition as approved by the City of Medford Planning Department. Planning File No. LDP-97-167

Procedure: Utilizing control established during the performance of filed survey nos. 12416, 12473 and 14383 I tie the controlling monuments. I locate the property and set the property corners and monument the partition line as shown hereon. The boundary line agreement per Instrument No. 93-35701 along the north line of the property was held to the found monuments as shown. The east line of the property was held to the found monumentation for the west line of Parcel 1 of Partition Plat No. P-12-1995 as shown. The west line of the property was calculated per Deed record and intersected with the westerly projection of the boundary line agreement to obtain a position for the north west corner of the parent parcel.

Approvals:

I certify that pursuant to authority granted in Ordinance No. 5785 this plat is hereby approved.

James M. Simons June 9, 1998
Planning Director Date

Examined and approved this 24 day of JUNE 1998

Paul D. Lewis
City Engineer City Surveyor

All taxes, fees, assessments, or other charges as required by O.R.S. 92.095 have been paid as of Aug 22, 1998

Ron Lindsey
Assessor

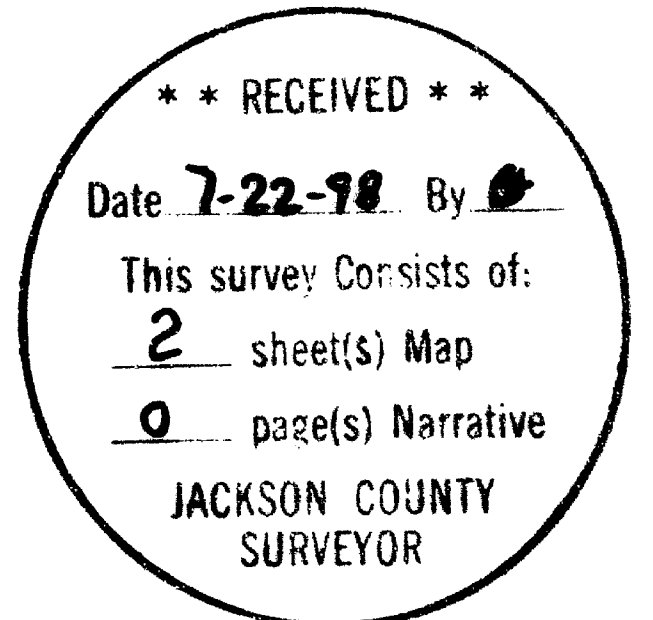
Carole Applegate
Tax Collector, Deputy

Recorder:

Filed for record this 22 day of July, 1998 at 3:10 o'clock P.M. and recorded as Partition Plat No. P-48-1998 of the Records of Jackson County, Oregon. Index Volume 9, Page 48

Kathleen D. Beckett *Glenn E. Bartlett*
County Clerk Deputy

County Surveyor's File No. 15831



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

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

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

COMPUTED BY: haf ROTATION: 0°
SCALE = 1 inch : 20 feet JOB No. 0631-96, 130-90, 198-91, 2
DATE: 19 FEB 1998

ORIGIN: 9972.000 N 9397.000 E

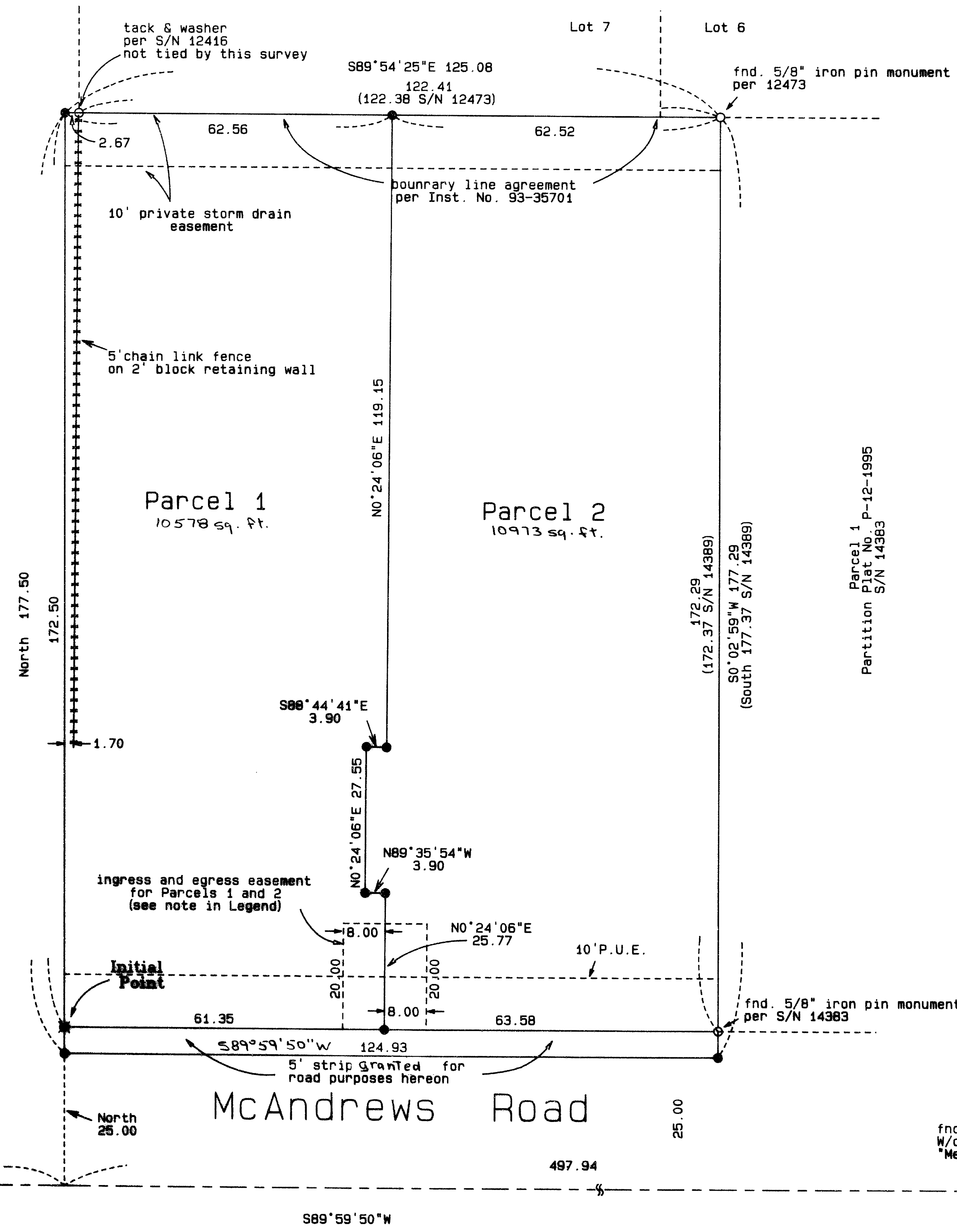
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Glenbrook Estates
Vol. 16, Plats Pg. 102
S/N 12416



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.
- Vol., Pg. is Volume and Page of the Records of Jackson County, Oregon as indicated.
- P.U.E. is public utility easement for electric, water, cable television, gas and storm drain.
- fnd. is found monument.
- () is record data as indicated.
- found monument as indicated.
- found road center line monument 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".

Note: Access to McAndrews Road is restricted to the ingress and egress easement for Parcels 1 and 2 as shown hereon.

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Herbert A. Farber
OREGON
JULY 26, 1985
HERBERT A. FARBER
2189

RENEWAL DATE 12-31-99

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

Herbert A. Farber

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

OFFICE LOCATION: 120 MISTLETOE
 MEDFORD, OREGON 97501

MAILING ADDRESS:
 P. O. BOX 5206
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