I CERTIFY THAT PURSUANT TO AUTHORITY GRANTED BY THE SUBDIVISION ORDINANCE OF THE CITY OF PHOENIX THIS PLAT IS HEREBY APPROVED. Denis Mung OCTOBER 1, 1998 PLANNING DARECTOR DATE EXAMINED AND APPROVED THIS 28th DAY OF September . 1998. EXAMINED AND APPROVED THIS 10th DAY OF Quyust . 1998. EXAMINED AND APPROVED THIS 10th DAY OF Quyust . 1998. Couply Surveyor	KLIMEK SUBDIVISION A portion of Lots 15 & 16, HILSINGER SUBDIVISION In the N.E. 1/4 of Sec. 16, T.38 S., R.1 W., W.M. City of Phoenix Jackson County. Oregon SURVEY NARRATIVE TO COMPLY WITH O.R.S. 209.250 PURPOSE: TO SURVEY AND MONUMENT THE LOTS OF KLIMEK SUBDIVISION. PROCEDURE: MADE TIES TO MONUMENTS SET BY RS14491, 14941 AND AVALON PARK ESTATES. PHASE VII TO CONTROL THIS SURVEY. HELD DEED RECORD DISTANCE SOUTH TO CONTROL THE SOUTH LINE. HELD DEED RECORD DISTANCE WEST FROM THE R/W OF COLVER ROAD TO CONTROL THE WEST LINE, CALCULATED THE WLY. R/W OF COLVER ROAD PER DOC.93-14819. ORJCO. COMPUTED THE LOTS CORNER POSITIONS AND SET SAME. THOSE MONUMENTS FOUND AS WELL AS THOSE SET ARE AS SHOWN HEREON.	FOR ORDER APPROVING THIS PLAT. SEE VOLUME PAGE OF THE COUNTY COMMISSIONER'S JOURNAL OF PROCEEDINGS. FILED FOR RECORD THIS DAY OF OCTOBER .19 98. AT 2:31 o'clock P. M. AND RECORDED IN VOLUME 24 OF PLATS AT PAGE 44. OF THE RECORDS OF JACKSON COUNTY. OREGON. Kathleen S. Berkett
163 17. 73	RS14491 FD. PIN BEARS EAST. O.16 FROM CALC. POSITION. BASIS OF BEARINGS EAST 166.03 145.01 77.63 67.38	I. JAMES E. HIBBS. A REGISTERED LAND SURVEYOR OF THE STATE OF OREGON. HEREBY DECLARE THAT I HAVE CORRECTLY SURVEYED AND MARKED WITH PROPER MONUMENTS AS PROVIDED BY LAW THE TRACT OF LAND SHOWN HEREON. SAID PLAT BEING AN ACCURATE REPRESENTATION OF THE SAME. AND THAT THE FOLLOWING IS AN ACCURATE DESCRIPTION OF THE EXTERIOR BOUNDARY LINES: COMMENCING AT A. 5/8 INCH IRON PIN MARKING THE SOUTHEAST CORNER OF LOT 63 OF AVALON PARK ESTATES, PHASE VII, ACCORDING TO THE OFFICIAL PLAT THEREOF. NOW OF RECORD. IN JACKSON COUNTY. OREGON: THENCE ALONG THE EAST LINE OF SAID LOT. NORTH 00°06'16' WEST. 51.73 FEET TO A 5/8 INCH IRON PIN MARKING THE SOUTHWEST CORNER OF THAT TRACT DESCRIBED IN DOCUMENT NO. 95-08445. OFFICIAL RECORDS OF JACKSON COUNTY. OREGON: THENCE ALONG THE SOUTH LINE OF SAID TRACT. EAST. 21.02 FEET TO A 5/8 INCH IRON PIN MARKING THE NORTHWEST CORNER OF THAT TRACT DESCRIBED IN DOCUMENT NO. 97-29149. SAID OFFICIAL RECORDS AND THE INITIAL POINT OF BEGINNING: THENCE CONTINUE ALONG THE SOUTH LINE OF THE FIRST ABOVE DESCRIBED TRACT. EAST. 145.01 FEET TO THE WESTERLY LINE OF COLVER ROAD AS DESCRIBED IN DOCUMENT NO. 93-14819. SAID OFFICIAL RECORDS: THENCE ALONG SAID WESTERLY LINE. SOUTH 06*59'14" EAST. 77.60 FEET TO AN ANGLE POINT: THENCE NORTH 89'55'43" EAST. 0.65 FEET TO AN ANGLE POINT: THENCE SOUTH 00'04'17" EAST. 160.47 FEET TO INTERSECT THE SOUTH LINE OF THE SECOND ABOVE DESCRIBED TRACT: THENCE ALONG SAID SOUTH LINE. WEST. 155.00 FEET TO THE SOUTHWEST CORNER THEREOF: THENCE ALONG THE WEST LINE THEREOF. NORTH 00'04'17" WEST. 237.50 FEET TO THE INITIAL POINT OF BEGINNING.
PRIVATE ROAD MAINTENANCE AND ACCESS AGREEMENT FOR MUTUAL DRIVEWAY RECORDED AS DOC. 98-45985 , ORJCO. * * * * * DECLARATION * * * * * KNOW ALL MEN BY THESE PRESENTS THAT WE. RICHARD W. KLIMEK AND MARJORIE JOAN KLIMEK. ARE THE OWNERS IN FEE. AS TENANTS BY THE ENTIRETY. OF THE LANDS SHOWN ON THIS PLAT. MORE PARTICULARLY DESCRIBED IN THE SURVEYOR'S CERTIFICATE. AND HAVE CAUSED THE SAME TO BE SUBDIVIDED INTO THE LOTS AS SHOWN HEREON. AND THAT WE HEREBY DEDICATE TO THE PUBLIC FOR PUBLIC USE THAT PORTION SHOWN HEREON LABELED AS PUBLIC UTILITY EASEMENT (PUE). WITH THE CONDITION THAT T.C. I. CABLEVISION. ITS SUCCESSORS OR ASSIGNS IN INTEREST HAVE THE RIGHT TO USE SAID PUE. WE HEREBY ESTABLISH THAT MUTUAL DRIVEWAY AND PRIVATE UTILITY EASEMENT SHOWN HEREON FOR THE BENEFIT OF LOTS 1, 2 & 3. WE HEREBY DESIGNATE SAID SUBDIVISION AS KLIMEK SUBDIVISION.	LOT 2 9680 sq ft LOT 1 7697 sq ft N338-57 W BARN B	PROFESSIONAL LAND SURVEYOR OREGON JULY 17. 1986 JAMES E. HIBBS 2234 Renewal Date 6-30-99
RICHARD W. KLIMEK STATE OF OREGON) COUNTY OF JACKSON) PERSONALLY APPEARED THE ABOVE NAMED RIGHARD W. KLIMEK AND MARJORIE JOAN KLIMEK. AND ACKNOWLEDGED THE FOREGOING INSTRUMENT TO BE THEIR VOLUNTARY ACT AND DEED. DATED THIS DAY OF LUGUST. OFFICIAL SEAL KAREN L LAFITTE	MUTUAL DRIVEWAY AND PRIVATE ON WEST OUTILITY EASEMENT FOR LOTS 1, 2 & 3 O O O O O O O O O O O O O O O O O O	SURVEY FOR: SURVEY BY: RICHARD KLIMEK P.O. BOX 543 PHOENIX. OR 97535 LEGEND: FD. COUNTY SURVEYOR'S BRASS CAPPED MONUMENT & ACCESSORIES.
* * RECEIVED ** Date 10-7-98 By 8 This survey Consists of: sheet(s) Map page(s) Narrative JACKSON COUNTY SURVEYOR * AFFIDAVIT OF CONSENT * FROM KLAMATH FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION	WEST 122.75 WOO3.15.W WEST 122.75 WEST 155.00	- FD 5/8" IRON PIN W/ PLASTIC CAP MKD. FARBER PLS2189 PER RS14491. - FD. 5/8" IRON PIN W/ PLASTIC CAP MKD. JACKSON CO PUBLIC WORKS PER RS14941. - SET 5/8" X 30" IRON PIN W\ PLASTIC CAP MKD. L.J. FRIAR & ASSOC. - SET BRASS TAG MKD. LS2234 IN LEAD PLUG IN CONCRETE CURB. RS - RECORDED SURVEY *. JCDR - JACKSON COUNTY DEED RECORDS. ORJCO - OFFICIAL RECORDS OF JACKSON COUNTY. OREGON. PUE - PUBLIC UTILITY EASEMENT DR - DEED RECORD. () - RECORD DATA AS SHOWN. -X-X FENCE LINE. BASIS OF BEARINGS: SURVEY NO. 14491. SCALE: 1" = 30" UNIT OF MEASUREMENT: FEET DATE: JULY 28. 1998
RECORDED AS DOC. 98-45986 , ORJCO. 381W16AD TL5100	EASEMENTS PER SUBDIVISION GUARANTEE 1) PROPERTY SUBJECT TO DEFERRED IMPROVEMENT AGREEMENT PER DOC. 98-30856. ORJCO. ENGINEER'S POT 138+00	I HEREBY DECLARE THAT THIS IS AN EXACT COPY OF THE ORIGINAL PLAT. SURVEYOR Sheet I of I 97-2