

PARTITION PLAT NO. P- 7 - 1999

(MINOR LAND PARTITION)

CITY OF MEDFORD PLANNING ACTION LDP-96-45

LOCATED IN

N.E. 1/4 SEC. 7, T37S, R1W, W.M.

CITY OF MEDFORD, JACKSON COUNTY, OREGON

SEPTEMBER 1, 1997

SURVEY FOR :

THE KING FAMILY TRUST
C/O GERALD W. BURNS
36 HAWTHORNE
MEDFORD, OR. 97504

SURVEY BY :

HARDEY ENGINEERING & ASSOC. INC.
BY: RICHARD L. BATH LS 1069
P.O. BOX 1625
MEDFORD, OREGON 97501-0124



GRAPHIC SCALE



(IN FEET)
1 inch = 60 ft.

••• DECLARATION •••

KNOW ALL MEN BY THESE PRESENTS, that GERALD W. BURNS and RODNEY RENARD, Successor Trustees of THE KING FAMILY TRUST dated November 20, 1992, as amended November 11, 1993, and April 28, 1995 which is the owner in fee simple of the lands hereon described, have caused the same to be surveyed and partitioned into parcels as shown hereon, and the size of all parcels and the course and length of all boundaries are plainly setforth, and that this plat is a correct representation of the partition. We do hereby dedicate to the public, for public use, those areas designated hereon as public utility easements (P.U.E.). We also here by create the 30' x 50' reciprocal access easement for Parcel 1 and 2 as shown hereon and restrict the access to Parcel 1 to said access point.

THE KING FAMILY TRUST

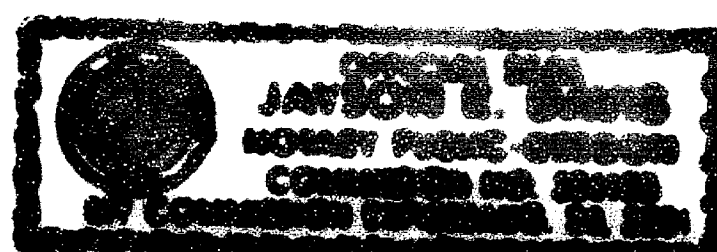
Gerald W. Burns
Gerald W. Burns, Successor Trustee

Rodney Renard
Rodney Renard, Successor Trustee

STATE OF OREGON)
County of Jackson) ss

Personally appeared the above named Gerald W. Burns and Rodney Renard, to me personally known, who being duly sworn, did say that they are the Successor Trustees of THE KING FAMILY TRUST dated November 20, 1992, as amended November 11, 1993 and April 28, 1995, and acknowledge the foregoing instrument to be their voluntary acts and deeds. Before me this 23 day of October, 1997.

Jayson K. Davis
Notary Public for Oregon



JAYSON K. DAVIS
Comm. No 304105
Exp. Aug 24, 2001
R26, c.s.

ASSESSOR / TAX COLLECTOR:

All taxes, fees, assessments or other charges as required by O.R.S. 92.095 have been paid as of February 16, 1997

Juffly
Assessor
Lynda Caldwell
Deputy
Tax Collector

2-16-99
Date
2-16-99
Date

RECORDER'S CERTIFICATE:

Filed for record this 16th day of Feb, 1999 at 10:30 O'Clock, A M.
and recorded as PARTITION PLAT NO. P- 7 -1999
In "RECORD OF PARTITION PLATS" in Jackson County, Oregon.

INDEX VOLUME 10 PAGE 7
Kathleen S. Sedell
County Clerk

Kathy Wilson
Deputy

Filed in the office of Jackson County Surveyor as Survey No. 16043

APPROVALS:

Medford City Planning

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

James Marshall
Planning Director

FEB 11 1999
Date

Medford City Surveyor

Examined and approved this 30 day of November, 1997.

Paul D. Lewis
City Surveyor

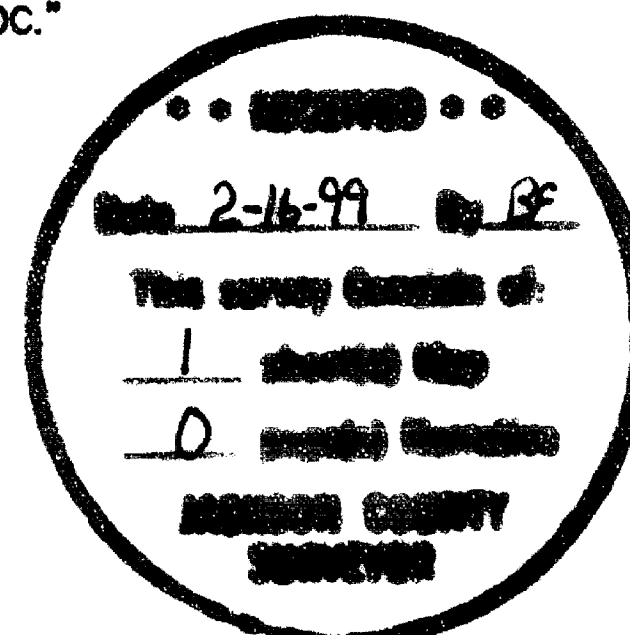
REGISTERED
PROFESSIONAL
LAND SURVEYOR

Richard L. Bath
OREGON
JULY 30, 1976
RICHARD L. BATH
No. 1069
RENEWS 12/31/97

I HEREBY CERTIFY THIS PLAT TO BE AN
EXACT PHOTOCOPY OF THE ORIGINAL PLAT.

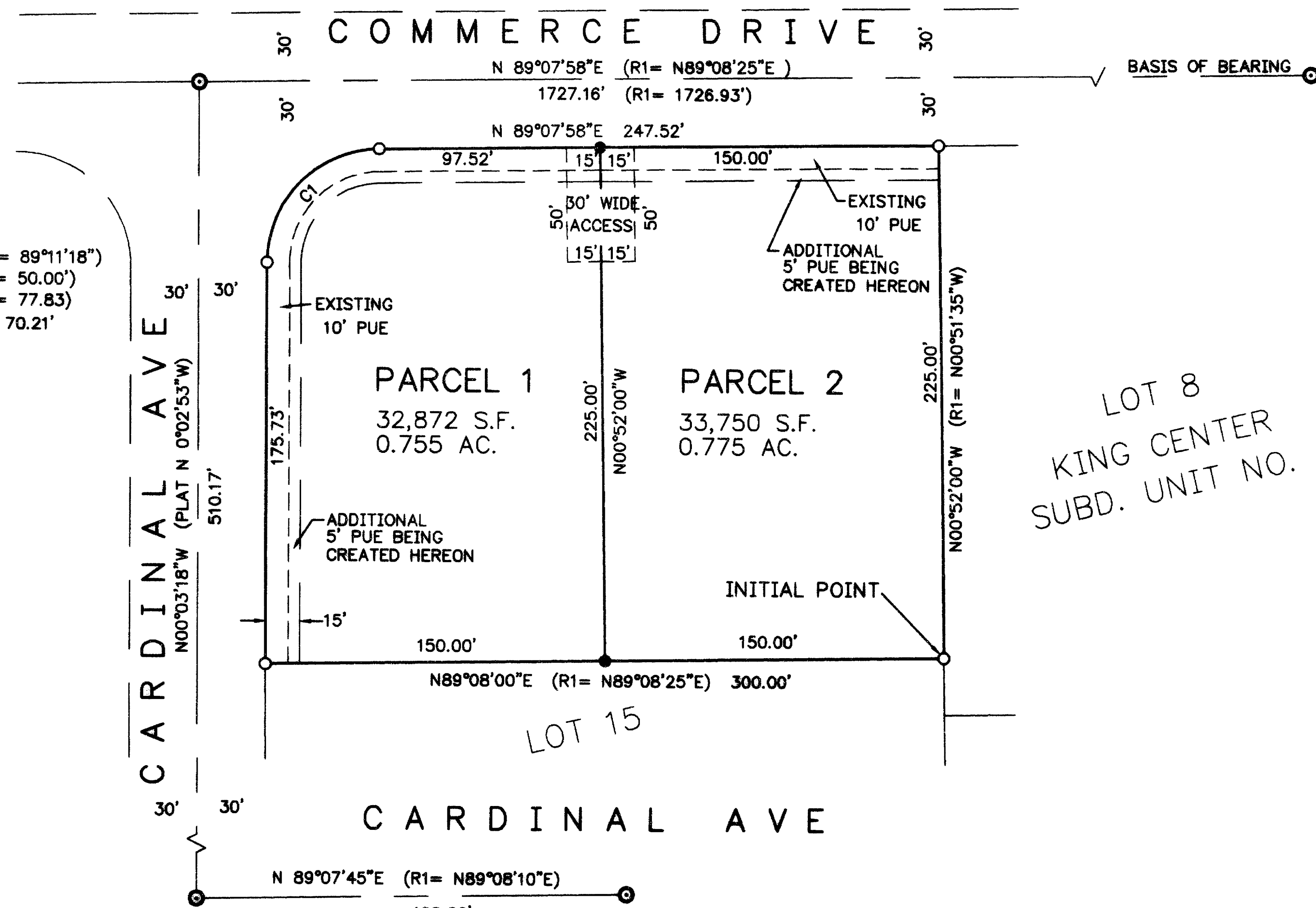
LEGEND

- ⊙ = FD. 3" BRASS DISK IN ASPHALT PER R1
- = FD. 5/8" IRON PIN PER R1
- = SET 5/8" DIA. X 30" IRON PIN W/ORANGE PLASTIC CAP STAMPED "HARDEY ENG. & ASSOC."
- R1 = KING CENTER SUBDIVISION, UNIT 1



NOTES

- VEHICULAR ACCESS WILL ONLY BE ALLOWED AT THE 30' WIDE ACCESS AS SHOWN HEREON.
- RESTRICTIONS AND RESERVATIONS AS MODIFIED IN DOC. 91-16633 & 91-29063 HAVE BEEN REVIEWED AND THERE APPEAR TO BE NO VIOLATIONS AS OF JANUARY, 1997
- AT THE TIME OF THE RECORDING OF THIS PLAT, NO WATER METERS WERE INSTALLED.



LOT 8
KING CENTER
SUBD. UNIT NO. 1

••• SURVEYORS CERTIFICATE •••

I, Richard L. Bath do hereby certify that I am a duly Registered Land Surveyor of the State of Oregon, License No. 1069, and I further do hereby declare that this plat correctly represents a survey made by me or under my direction, and that I have correctly surveyed and marked with proper monuments the tract of land hereon shown, and that said plat and survey conform with the ordinances of the City of Medford and the statutes of the State of Oregon, and that the following is an accurate survey and title description of said tract's exterior boundary.

Lot 7 of King Center Subdivision, Unit 1 in the City of Medford, Jackson County, Oregon, according to the official plat thereof, now of record.

NARRATIVE

PURPOSE: To partition the subject property into two parcels as tentatively approved by planning action LDP-96-45

PROCEDURE: Found record survey monuments for Lot 7 of KING CENTER SUBDIVISION, UNIT No. 1 as shown hereon and monumented the new parcel line accordingly.

BASIS OF BEARINGS: Found monuments per survey number 10110 along the southwestern line of Parcel No. 1 and 3 of Partition Plat P-103-1996, Survey No. 15217. This project is part of an overall survey control network located in Sections 6 and 7 in conjunction with the airport development.

C:\SUSKPROJ\31-30196\DWG\BURNS 10-1-97 9:45:00 am
Project # 313-01-96