

PARTITION PLAT NO. P-13-1999

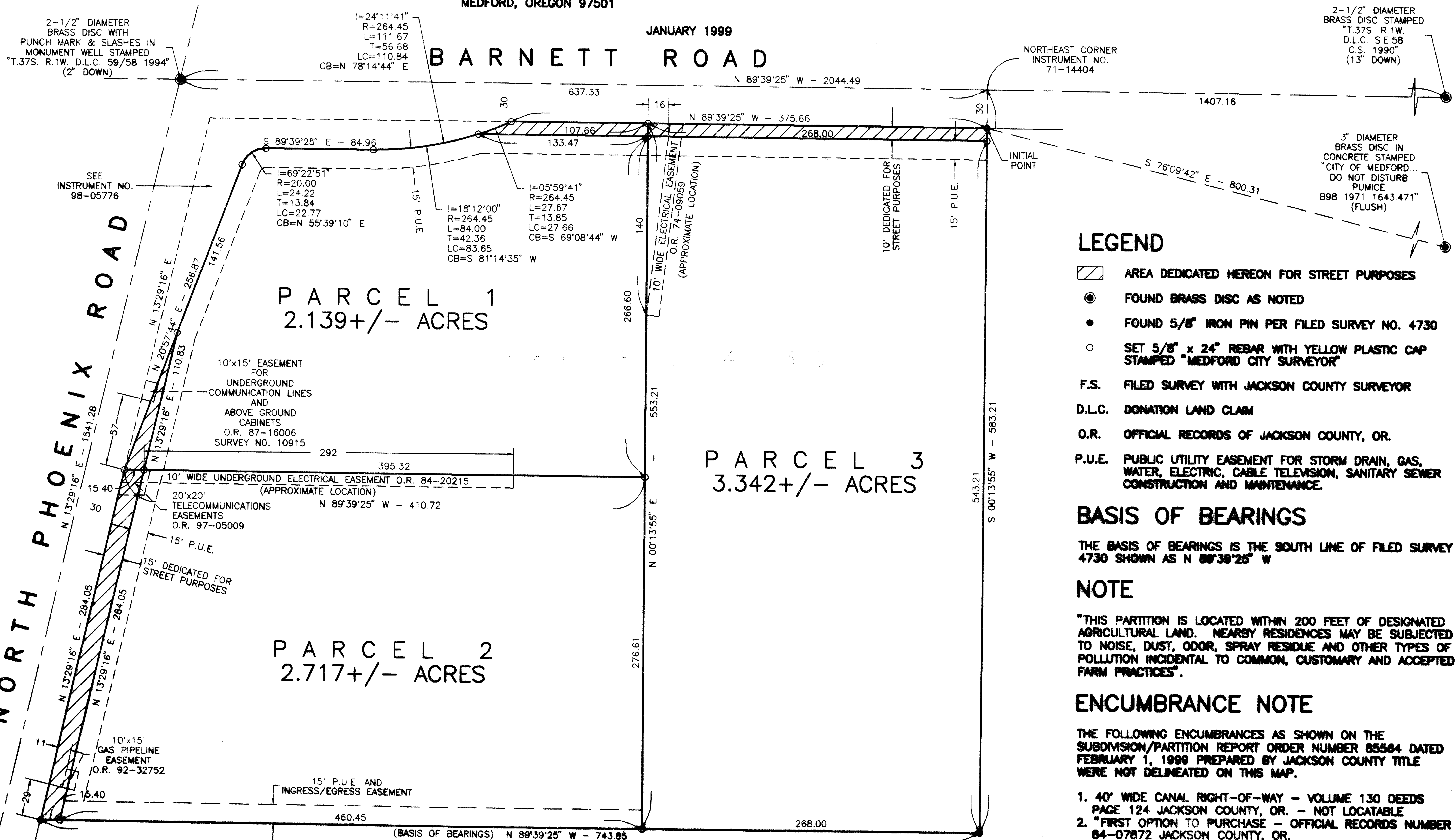
LDP-98-138
LOCATED IN
THE SOUTHWEST CORNER OF SECTION 27 AND
THE NORTHWEST QUARTER OF SECTION 34,
TOWNSHIP 37 SOUTH, RANGE 1 WEST, WILLAMETTE MERIDIAN
CITY OF MEDFORD, JACKSON COUNTY, OREGON

SURVEY FOR:
CITY OF MEDFORD
FIRE DEPARTMENT
LAUSMANN ANNEX
200 SOUTH IVY STREET
MEDFORD, OREGON 97501

SURVEY BY:
CITY OF MEDFORD
LAND SURVEY DIVISION
411 WEST EIGHTH STREET
MEDFORD, OREGON 97501

JANUARY 1999

BARNETT ROAD



LEGEND

- AREA DEDICATED HEREON FOR STREET PURPOSES
- FOUND BRASS DISC AS NOTED
- FOUND 5/8" IRON PIN PER FILED SURVEY NO. 4730
- SET 5/8" x 24" REBAR WITH YELLOW PLASTIC CAP STAMPED "MEDFORD CITY SURVEYOR"
- F.S. FILED SURVEY WITH JACKSON COUNTY SURVEYOR
- D.L.C. DONATION LAND CLAIM
- O.R. OFFICIAL RECORDS OF JACKSON COUNTY, OR.
- P.U.E. PUBLIC UTILITY EASEMENT FOR STORM DRAIN, GAS, WATER, ELECTRIC, CABLE TELEVISION, SANITARY SEWER CONSTRUCTION AND MAINTENANCE.

BASIS OF BEARINGS

THE BASIS OF BEARINGS IS THE SOUTH LINE OF FILED SURVEY 4730 SHOWN AS N 89°39'25" W

NOTE

"THIS PARTITION IS LOCATED WITHIN 200 FEET OF DESIGNATED AGRICULTURAL LAND. NEARBY RESIDENCES MAY BE SUBJECTED TO NOISE, DUST, ODOR, SPRAY RESIDUE AND OTHER TYPES OF POLLUTION INCIDENTAL TO COMMON, CUSTOMARY AND ACCEPTED FARM PRACTICES"

ENCUMBRANCE NOTE

THE FOLLOWING ENCUMBRANCES AS SHOWN ON THE SUBDIVISION/PARTITION REPORT ORDER NUMBER 85564 DATED FEBRUARY 1, 1999 PREPARED BY JACKSON COUNTY TITLE WERE NOT DELINEATED ON THIS MAP.

1. 40' WIDE CANAL RIGHT-OF-WAY - VOLUME 130 DEEDS PAGE 124 JACKSON COUNTY, OR. - NOT LOCATABLE
2. FIRST OPTION TO PURCHASE - OFFICIAL RECORDS NUMBER 84-07872 JACKSON COUNTY, OR.
3. TEMPORARY WATER SERVICE AGREEMENT - OFFICIAL RECORD NUMBER 92-16432 JACKSON COUNTY, OR.
4. ANNEXATION AGREEMENTS - OFFICIAL RECORDS NUMBERS 93-21666 AND 93-21667 JACKSON COUNTY, OR.
5. BUILDING SITE IMPROVEMENT AGREEMENT - OFFICIAL RECORD NUMBER 98-46322 JACKSON COUNTY, OR.

I certify this plat to be an exact photocopy of the original.
[Signature]
SURVEYOR

2-1/2" DIAMETER BRASS DISC IN CONCRETE STAMPED "T.37S. R.1W. D.L.C. N.W. 57 C.S. 1995" (FLUSH)

2-1/2" DIAMETER BRASS DISC STAMPED "T.37S. R.1W. D.L.C. S.E. 58 C.S. 1990" (13" DOWN)

3" DIAMETER BRASS DISC IN CONCRETE STAMPED "CITY OF MEDFORD... DO NOT DISTURB PUMICE B98 1971 1643.471" (FLUSH)

SCALE: 1" = 80'

N

PARTITION PLAT NO. P-13-1999
LDP-98-138

LOCATED IN
THE SOUTHWEST CORNER OF SECTION 27 AND
THE NORTHWEST QUARTER OF SECTION 34,
TOWNSHIP 37 SOUTH, RANGE 1 WEST, WILLAMETTE MERIDIAN
CITY OF MEDFORD, JACKSON COUNTY, OREGON

DECLARATION

KNOW ALL MEN BY THESE PRESENTS THAT WE, MEDFORD SCOTTISH RITE BUILDING ASSOCIATION, AN OREGON NON-PROFIT CORPORATION AND MEDFORD LODGE NUMBER 103, AF&AM ARE THE OWNERS OF THE REAL PROPERTY REPRESENTED ON THIS PARTITION PLAT AND MORE PARTICULARLY DESCRIBED IN THE SURVEYOR'S CERTIFICATE, AND HAVE CAUSED THE SAME TO BE PARTITIONED INTO PARCELS AS SHOWN ON THE PARTITION PLAT. WE HEREBY DEDICATE TO THE PUBLIC FOR PUBLIC USE ALL THOSE AREAS DESIGNATED AS "DEDICATED FOR STREET PURPOSES" AND "P.U.E." (PUBLIC UTILITY EASEMENT) SHOWN HEREON. WE HEREBY CREATE THAT AREA DESIGNATED AS "15' INGRESS/EGRESS EASEMENT" ACROSS PARCEL 2 FOR THE BENEFIT OF PARCEL 3.

IN WITNESS WHEREOF, SIGNED THIS 16th DAY OF FEBRUARY, 1999

Wayne Marshall
WAYNE MARSHALL, PRESIDENT
MEDFORD SCOTTISH RITE BUILDING ASSOCIATION,
AN OREGON NON-PROFIT CORPORATION

Richard L. Moss
RICHARD L. MOSS, JUNIOR WARDEN
MEDFORD LODGE NUMBER 103, AF&AM

SURVEY FOR:
CITY OF MEDFORD
FIRE DEPARTMENT
LAUSMAN ANNEX
200 SOUTH OAKDALE STREET
MEDFORD, OREGON 97501

SURVEY BY:
CITY OF MEDFORD
LAND SURVEY DIVISION
411 WEST EIGHTH STREET
MEDFORD, OREGON 97501

JANUARY 1999

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

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON THIS 16th DAY OF February 1999, BY WAYNE MARSHALL, PRESIDENT, KNOWN TO ME AS THE PERSON WHO EXECUTED THE WITHIN INSTRUMENT ON BEHALF OF MEDFORD SCOTTISH RITE BUILDING ASSOCIATION, AN OREGON NON-PROFIT CORPORATION, FREELY AND VOLUNTARILY.

BEFORE ME:

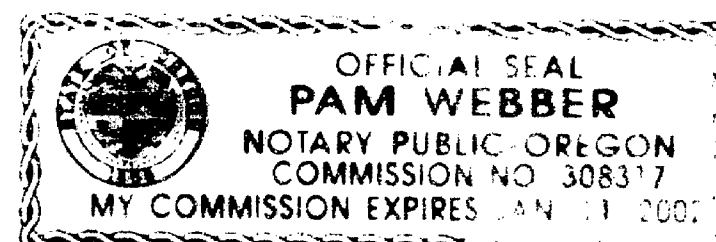


Pam Webber
NOTARY

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

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON THIS 16th DAY OF February 1999, BY RICHARD L. MOSS, JUNIOR WARDEN, KNOWN TO ME AS THE PERSON WHO EXECUTED THE WITHIN INSTRUMENT ON BEHALF OF MEDFORD LODGE NUMBER 103, AF&AM, FREELY AND VOLUNTARILY.

BEFORE ME:



Pam Webber
NOTARY

NARRATIVE

FOUND MONUMENTS PER FILED SURVEY NO. 4730 AND BRASS CAP D.L.C. MONUMENTS WERE INCORPORATED IN A CONTROL TRAVERSE USING A WILD T-1000 TOTAL STATION. BOUNDARY DETERMINATIONS PER INSTRUMENT NUMBERS 71-14404 AND 85-12154 OF THE OFFICIAL RECORDS OF JACKSON COUNTY, OREGON WERE MADE AND THE PARCELS MONUMENTED AS SHOWN ON THE ACCOMPANYING MAP.

APPROVALS

CITY OF MEDFORD PLANNING

James W. Frankland 3/12/99
DIRECTOR DATE

EXAMINED AND APPROVED THIS 18th DAY OF March, 1999.

Roger Roberts
COUNTY SURVEYOR DATE

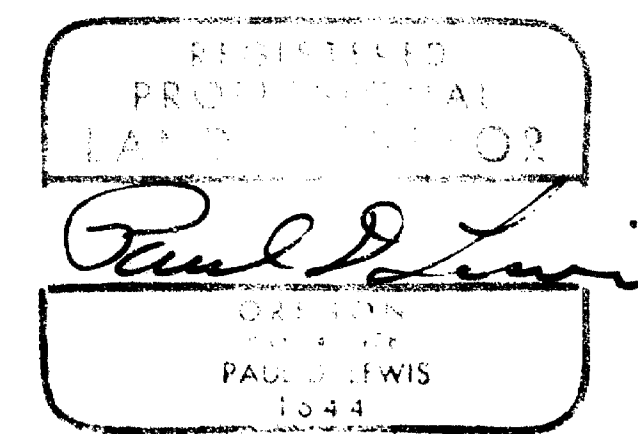
ALL FEES, TAXES AND ASSESSMENTS OR OTHER CHARGES AS REQUIRED BY O.R.S. 92.095 HAVE BEEN

PAID AS OF THIS 18th DAY OF March, 1999.
Ron Rindley March 18, 1999
ASSESSOR DATE
Jerry Smith 3-18-99
TAX COLLECTOR DATE

SURVEYOR'S CERTIFICATE

I, PAUL D. LEWIS, A DULY REGISTERED SURVEYOR OF THE STATE OF OREGON, DO HEREBY CERTIFY THIS MAP CORRECTLY REPRESENTS A SURVEY MADE BY ME AND COMPLIES WITH REGULATIONS FOR LAND PARTITIONS AND THE FOLLOWING IS AN ACCURATE DESCRIPTION OF THE PARENT TRACT OF LAND AS SET FORTH HEREON:

COMMENCING AT THE SOUTHWEST CORNER OF DONATION LAND CLAIM (DLC) NO. 58, TOWNSHIP 37 SOUTH, RANGE 1 WEST, WILLAMETTE MERIDIAN, JACKSON COUNTY, OREGON; THENCE SOUTH 89°39'25" EAST ALONG THE SOUTH LINE OF SAID DLC NO. 58, 637.33 FEET TO THE NORTHEAST CORNER OF THAT TRACT DESCRIBED IN INSTRUMENT NO. 71-14404; THENCE SOUTH 00°13'55" WEST, ALONG THE EAST LINE OF SAID TRACT, 30.00 FEET TO THE SOUTH RIGHT-OF-WAY LINE OF BARNETT ROAD AND THE INITIAL POINT OF BEGINNING; THENCE SOUTH 00°13'55" WEST, 553.21 FEET TO A 5/8" IRON PIN; THENCE NORTH 89°39'25" WEST, 743.85 FEET TO THE EASTERLY RIGHT-OF-WAY LINE OF NORTH PHOENIX ROAD; THENCE NORTH 13°29'16" EAST, ALONG SAID EASTERLY LINE, 284.05 FEET; THENCE ALONG THE RELOCATED EASTERLY RIGHT-OF-WAY LINE OF NORTH PHOENIX ROAD AS DESCRIBED IN INSTRUMENT NO. 98-05776 THE FOLLOWING COURSES; NORTH 20°57'44" EAST, 256.87 FEET TO THE BEGINNING OF A 20 FOOT RADIUS CURVE TO THE RIGHT; THENCE ALONG THE ARC OF SAID CURVE (LONG CHORD TO WHICH BEARS NORTH 55°39'09" EAST, 22.77 FEET) A DISTANCE OF 24.22 FEET TO A POINT ON THE REALIGNED SOUTH RIGHT-OF-WAY LINE OF BARNETT ROAD AS DESCRIBED IN SAID INSTRUMENT NO. 98-05776; THENCE ALONG SAID REALIGNED RIGHT-OF-WAY, SOUTH 89°39'25" EAST, 84.96 FEET TO THE BEGINNING OF A 264.45 FOOT RADIUS CURVE TO THE LEFT; THENCE ALONG THE ARC OF SAID CURVE (LONG CHORD TO WHICH BEARS NORTH 78°14'44" EAST, 110.84 FEET) A DISTANCE OF 111.67 FEET TO A POINT ON THE ORIGINAL SOUTH RIGHT-OF-WAY LINE OF BARNETT ROAD; THENCE ALONG SAID SOUTH RIGHT-OF-WAY LINE, SOUTH 89°39'25" EAST, 375.66 FEET TO THE POINT OF BEGINNING.



EXPIRATION DATE
DECEMBER 31, 2000

RECORDER'S CERTIFICATE

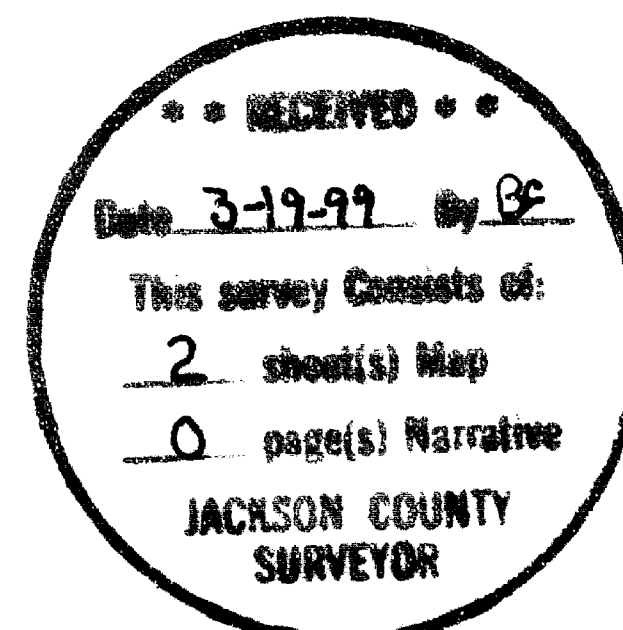
FILED FOR RECORD THIS 19 DAY OF March, 1999 AT 3:29 O'CLOCK P.M.
AND RECORDED AS PARTITION PLAT NO. P-13-1999 OF "RECORD OF PARTITION PLATS" IN JACKSON COUNTY, OREGON

(INDEX VOLUME 10 PAGE 13)

Kathleen S. Beckett
COUNTY CLERK

Glenda E. Beckett
DEPUTY

FILED AS SURVEY NUMBER 16072



I certify this plat to be an exact photocopy of the original.
Paul D. Lewis
SURVEYOR