

SURVEY FOR:

Semyon & Alla Bilmes
2650 Highway 238
Jacksonville, OR 97530

SURVEY BY:

L.J. Friar & Associates, P.C.
Consulting Land Surveyors
816 West Eighth Street
Medford, Oregon 97501
Phone: (541) 772-2782

PARTITION PLAT NO. P-35-1999
In Lots 3 & 4, Block 26 of the ORIGINAL TOWN
OF JACKSONVILLE, & located in the N.W. 1/4 of
Section 32, T.37S., R.2W., W.M.
Jackson County, Oregon

LEGEND

- ⊙ = Fd. centerline intersection monument as noted.
- = Fd. 5/8" iron pin w/ plastic cap mkd. KAISER RLS803 per FS15347. (Not tied this Survey)
- ⦿ = Fd. 5/8" iron pin w/ plastic cap mkd. MCMAHAN LS1913 per FS12875.
- ✕ = Fd. 5/8" iron pin w/ plastic cap mkd. L.J. FRIAR & ASSOC. per FS15531. (Not tied this Survey)
- = Set 5/8" x 30" iron pin with plastic cap mkd. L.J. FRIAR & ASSOC.
- () = Record data as shown.
- PR = Plat record.
- DR = Deed record.
- FS = Filed Survey #.
- JCDR = Jackson County Deed Records.
- ORJCO = Official Records of Jackson County, Oregon.
- Meas = Measured.
- E.I = See legend for easements below.
- PUE = Public Utility Easement, including Falcon Cable TV.

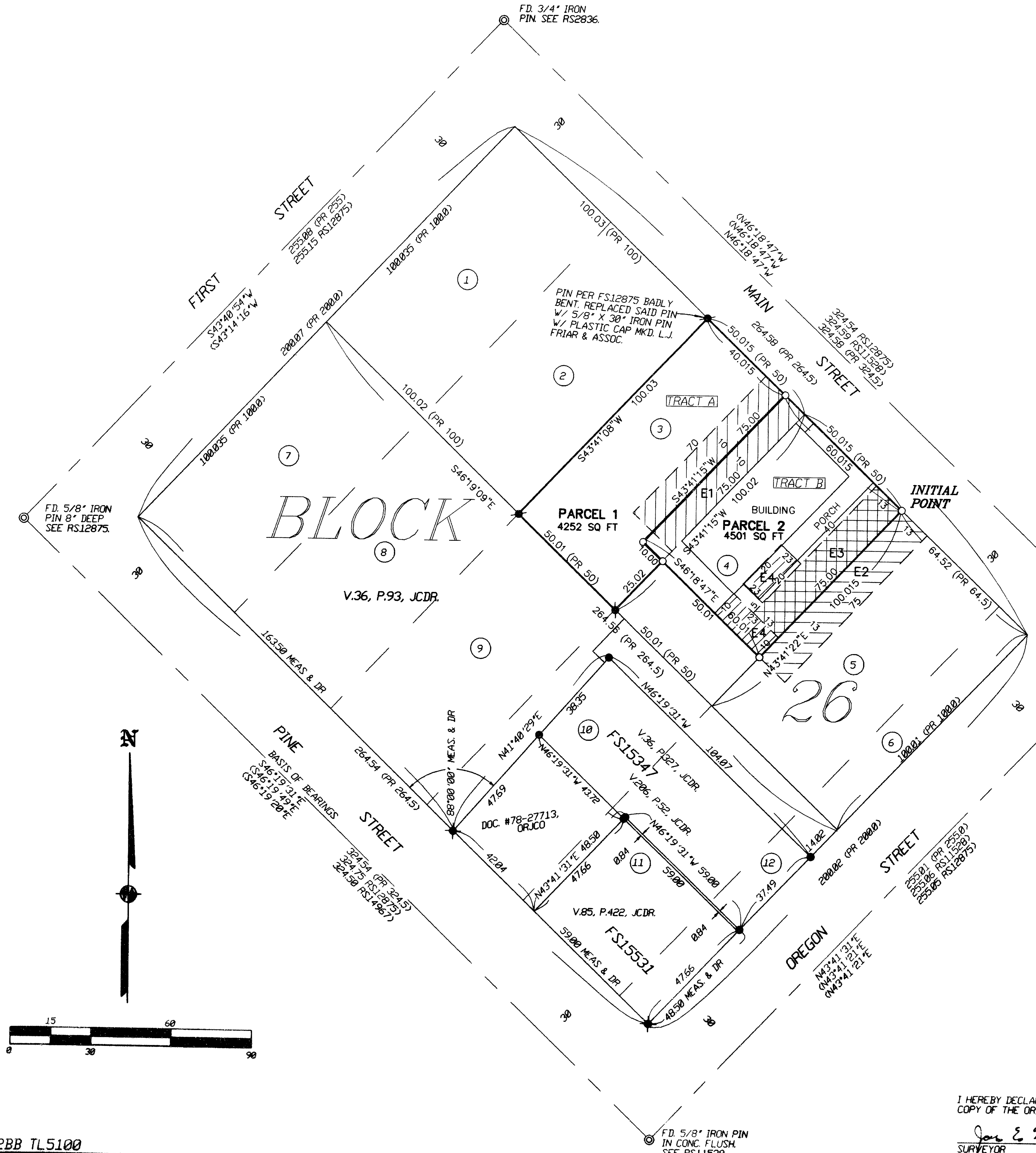
BASIS OF BEARINGS: Survey No. 15347 as shown hereon.

DATE: June 18, 1999 UNIT OF MEASUREMENT: Feet SCALE: 1" = 30'

LEGEND FOR EASEMENTS

- = Mutual Ingress-Egress Easement for Parcels 1 & 2 & PUE per this Plat.
- = Easement for the purpose of allowing adequate maneuvering space for the use of the parking area per Doc.96-26412, ORJCO.
- = Easement for access to and from refuse storage areas per Doc.96-26413 & Easement for adequate maneuvering space for the use of the parking area per Doc.96-26412, ORJCO.
- = Easement for use and maintenance of refuse storage containers per Doc.96-26413, ORJCO.

NOTE: Property is subject to Building Site Improvement Agreement per Doc.97-07632, ORJCO.



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

PURPOSE: To survey and monument the corners of two Parcels created through a Land Partition of that tract described in Doc.96-26410, ORJCO.

PROCEDURE: Extended control established by this office during FS15531 & made ties to monuments established by FS12875 to control the exterior of this Partition. Computed the Parcel corners per the approved Tentative map and set same. Those monuments found as well as those set are as shown hereon.

REGISTERED PROFESSIONAL LAND SURVEYOR
James E. Hibbs
 OREGON
 JULY 17, 1986
 JAMES E. HIBBS
 2234
 RENEWAL DATE 6-30-99

I HEREBY DECLARE THAT THIS IS AN EXACT COPY OF THE ORIGINAL PLAT.

James E. Hibbs
SURVEYOR

*** APPROVALS ***

CITY OF JACKSONVILLE PLANNING

Pat Nye DIRECTOR 6/23/99 DATE

EXAMINED AND APPROVED this 23RD day of June, 19 99.

Roger Roberts
JACKSON COUNTY SURVEYOR

ALL TAXES, FEES ASSESSMENTS or other charges as required by ORS 92.095 have been paid as of June 24, 19 99.

James Clark, Deputy TAX COLLECTOR Ron Lundberg ASSESSOR

*** DECLARATION ***

Know all men by these presents that we, SEMYON BILMES AND ALLA BILMES, are the owners in fee of the lands shown on this Partition Plat, more particularly described in the Surveyor's Certificate, and have caused the same to be Partitioned into the Parcels as shown on Sheet 2 does hereby dedicate to the public for public use that area shown on Sheet 2 labeled Public Utility Easement (PUE). We do hereby establish the Mutual Ingress-Egress Easement shown on Sheet 2 to benefit Parcels 1 and 2.

Semyon Bilmes SEMYON BILMES Alla Bilmes ALLA BILMES

STATE OF OREGON)
)ss.
COUNTY OF JACKSON)

PERSONALLY appeared the above named Semyon Bilmes and Alla Bilmes, and acknowledged the foregoing instrument to be their voluntary act and deed.

Dated this 23rd day of June, 19 99.

Before me: Karen L. Lafitte
Notary Public of Oregon.



*** AFFIDAVIT OF CONSENT ***

From Bank of Southern Oregon recorded as Doc.# 99-33971, ORCO.

PARTITION PLAT NO. P-35-1999
In Lots 3 & 4, Block 26 of the ORIGINAL TOWN OF JACKSONVILLE, & located in the N.W. 1/4 of Section 32, T.37S., R.2W., W.M. Jackson County, Oregon

*** RECORDING ***

Filed for record this 24 day of June, 19 99 at 2:37 o'clock P m. and recorded as Partition Plat No. P-35-1999 in "Record of Partition Plats" of Jackson County, Oregon.

Index Volume 10, Page 35.

Nathaniel S. Beckett County Clerk Glendon E. Bartlett Deputy
County Surveyor File No. 16186

*** SURVEYOR'S CERTIFICATE ***

I, JAMES E. HIBBS, A REGISTERED LAND SURVEYOR OF THE STATE OF OREGON, HEREBY CERTIFY THAT THIS PLAT CORRECTLY REPRESENTS A SURVEY MADE BY ME, AND COMPLIES WITH THE REGULATIONS FOR PARTITIONS, AND REPRESENTS LAND, THE EXTERIOR OF WHICH BEING ACCURATELY DESCRIBED AS FOLLOWS:

TRACT A:
Lot 3, Block 26 in the City of Jacksonville, according to the official plat thereof, now of record, in Jackson County, Oregon.

TRACT B:
Beginning at the most Northerly corner of Lot 4, Block 26 of the City of Jacksonville, according to the official plat thereof, now of record, in Jackson County, Oregon; thence South 43°41'15" West, along the Westerly line of said Lot 4, 75.00 feet; thence South 46°18'47" East, parallel with the Northerly line of said Lot 4, 50.01 feet to the Easterly line thereof; thence North 43°41'22" East, along said Easterly line, 75.00 feet to the Northeast corner thereof; thence North 46°18'47" West, along the Northerly line of said Lot 4, 50.015 feet to the point of beginning.

REGISTERED PROFESSIONAL LAND SURVEYOR

James E. Hibbs
OREGON
JULY 17, 1986
JAMES E. HIBBS
2224
RENEWAL DATE 6-30-99

*** RECEIVED ***
DATE 6-24-99 BY RF
This survey consists of:
2 sheet(s) Map
0 page(s) Narrative
JACKSON COUNTY SURVEYOR

I HEREBY DECLARE THAT THIS IS AN EXACT COPY OF THE ORIGINAL PLAT.

James E. Hibbs
SURVEYOR