

APPROVAL:

Bill Moh 10/21/99
ASHLAND PLANNING DEPARTMENT
PA # 97-115
DATE
(PROPERTY LINE ADJUSTMENT)

LAND PARTITION SURVEY

PARTITION PLAT No. P-60-1999

LOCATED IN

Lot 7 of the HARGADINE TRACT in the City of Ashland
in the Northwest 1/4 of Section 9, T.39S., R.1E., W.M.
Jackson County, Oregon

RECORDING

FILED FOR RECORD THIS THE 28 DAY OF October, 1999
AT 1:40 O'CLOCK P.M. AND RECORDED AS PARTITION PLAT NO.
P-60-1999 OF THE RECORDS OF JACKSON COUNTY, OREGON.
INDEX VOLUME 10, PAGE 60.
Kathleen B. Beckett, Deputy
County Clerk

Examined and Approved this 19th day of October, 1999.

James H. Olson
City Surveyor

FOR
SIDNEY B. DEBOER
234 Vista Street
Ashland, OR 97520

COUNTY SURVEYOR File No. 16306

DECLARATION

KNOW ALL MEN BY THESE PRESENTS, THAT SIDNEY B. DEBOER, TRUSTEE OF THE SIDNEY B. DEBOER, TRUST U.T.A.D. JANUARY 30, 1997; IS THE OWNER OF THE REAL PROPERTY REPRESENTED ON THIS PARTITION PLAT AND MORE PARTICULARLY DESCRIBED IN THE SURVEYOR'S CERTIFICATE, AND HAS CAUSED THE SAME TO BE PARTITIONED INTO PARCELS AS SHOWN ON THE PARTITION PLAT.

Sidney B. Deboer
TRUSTEE OF THE SIDNEY B. DEBOER TRUST
U.T.A.D. JANUARY 30, 1997

STATE OF OREGON }
COUNTY OF JACKSON } SS.

PERSONALLY APPEARED THE ABOVE NAMED SIDNEY B. DEBOER, TRUSTEE OF THE SIDNEY B. DEBOER, TRUST U.T.A.D. JANUARY 30, 1997; THE OWNER OF THE REAL PROPERTY AND ACKNOWLEDGED THE FOREGOING INSTRUMENT TO BE HIS VOLUNTARY ACT AND DEED.

SIGNED THIS 30th DAY OF September, 1999

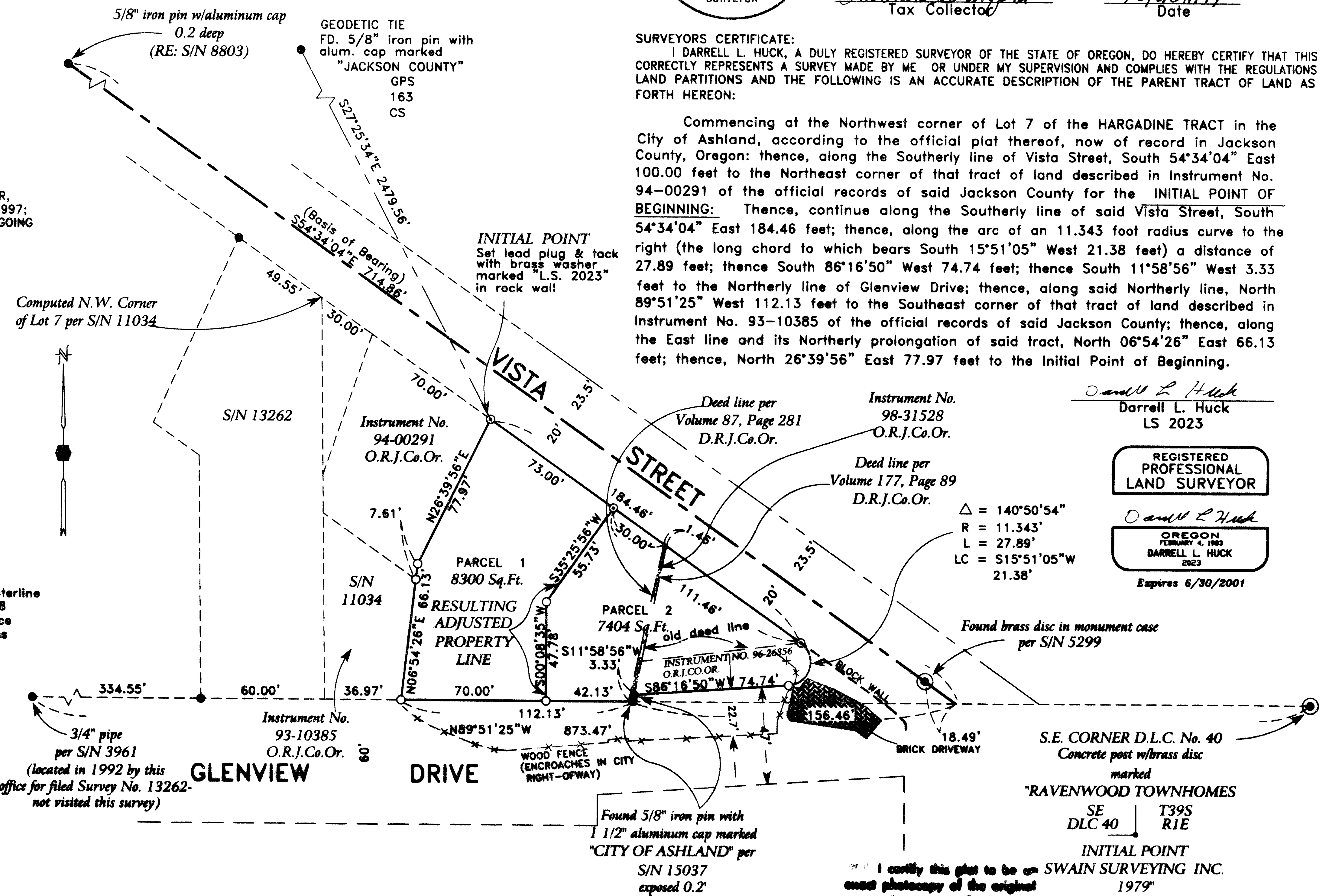
BEFORE ME: Cathy Lynn Schaefer



HOFFBUHR & ASSOCIATES, INC.
1062 E. JACKSON STREET MEDFORD, OREGON
(541)779-4641

BY: DARRELL L. HUCK PLS No. 2023
SCALE: 1 inch = 40 feet July 1, 1999
BASIS OF BEARING: TRUE MERIDIAN at the North-South Centerline of Section 9 as derived from the 1968 N.O.A.A. Survey Net on file in the office of the Jackson County Surveyor and as referenced on filed Survey No. 11034

- Legend for symbols: Set Lead plug w/ brass washer stamped "LS 2023" in rock wall; Set 5/8"x24" iron pin with plastic cap stamped "D. Huck LS 2023"; Found 5/8" iron pin with plastic cap stamped "D. Huck LS 2023" per S/N 13262 unless noted otherwise; Found brass cap monument; S/N = Survey Number; O.R.J.Co.Or. = Official Records of Jackson County, Oregon; D.R.J.Co.Or. = Deed Records of Jackson County, Oregon



\*\* RECEIVED \*\*
Date 10-28-99 By BF
This survey consists of:
1 sheet(s) Map
1 page(s) Narrative
JACKSON COUNTY SURVEYOR

All taxes, fees, assessments or other charges as required by O.R.S. 92.095 have been paid. as of October 28 1999.

Assessor: Ron Lindsey Date 10/28/1999
Tax Collector: Colleen Stanford Date 10/28/1999

SURVEYORS CERTIFICATE:
I DARRELL L. HUCK, A DULY REGISTERED SURVEYOR OF THE STATE OF OREGON, DO HEREBY CERTIFY THAT THIS MAP CORRECTLY REPRESENTS A SURVEY MADE BY ME OR UNDER MY SUPERVISION AND COMPLIES WITH THE REGULATIONS FOR LAND PARTITIONS AND THE FOLLOWING IS AN ACCURATE DESCRIPTION OF THE PARENT TRACT OF LAND AS SET FORTH HEREON:

Commencing at the Northwest corner of Lot 7 of the HARGADINE TRACT in the City of Ashland, according to the official plat thereof, now of record in Jackson County, Oregon: thence, along the Southerly line of Vista Street, South 54°34'04" East 100.00 feet to the Northeast corner of that tract of land described in Instrument No. 94-00291 of the official records of said Jackson County for the INITIAL POINT OF BEGINNING: Thence, continue along the Southerly line of said Vista Street, South 54°34'04" East 184.46 feet; thence, along the arc of an 11.343 foot radius curve to the right (the long chord to which bears South 15°51'05" West 21.38 feet) a distance of 27.89 feet; thence South 86°16'50" West 74.74 feet; thence South 11°58'56" West 3.33 feet to the Northerly line of Glenview Drive; thence, along said Northerly line, North 89°51'25" West 112.13 feet to the Southeast corner of that tract of land described in Instrument No. 93-10385 of the official records of said Jackson County; thence, along the East line and its Northerly prolongation of said tract, North 06°54'26" East 66.13 feet; thence, North 26°39'56" East 77.97 feet to the Initial Point of Beginning.

Darrell L. Huck
REGISTERED PROFESSIONAL LAND SURVEYOR
OREGON
FEBRUARY 4, 1983
DARRELL L. HUCK
2023
Expires 6/30/2001

SURVEY NO. 16306

**SURVEY NARRATIVE TO COMPLY WITH PARAGRAPH 209.250  
OREGON REVISED STATUTES**

Survey For: Sidney B. DeBoer  
234 Vista Street  
Ashland, OR. 97520

Location: In Lot 7 of the HARGADINE TRACT in the City of Ashland in the Northwest One-Quarter (1/4) of Section 9, Township 39 South, Range 1 East, Willamette Meridian, Jackson County, Oregon

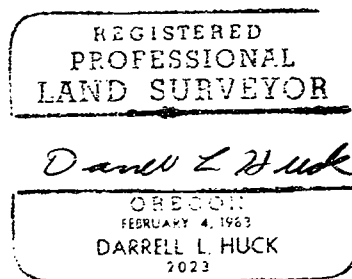
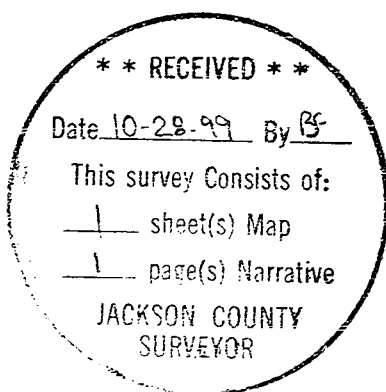
Purpose: To survey and monument a Property Line Adjustment as approved by the City of Ashland Planning Department

Procedure: Commenced this survey from control previously established by this office to accomplish Survey No. 13262. Tie found monuments per Survey 15037 as shown on the attached map. The location of the adjusted property line was computed as directed by client and monuments were set as shown.

Filed Survey No. 15037 shows a deed gap situated between Deeds described in Volume 87, Page 281 and Volume 177, Page 89 of Deed Records in Jackson County. The strip of land within that gap has been deeded to Sidney B. DeBoer, Trustee of the Sidney B. DeBoer Trust, U.T.A.D., January 30, 1997 per Instrument No. 98-31528, thereby clearing title to Parcel 2 as being created hereon.

Basis of Bearing: N.O.A.A. True Meridian at the North-South centerline of Section 9 as derived from the 1968 N.O.A.A. Survey Net on file in the Office of the Jackson County Surveyor and as referenced on Survey No. 11034.

Date: July 1, 1999



Darrell L. Huck  
L.S. 2023 - Oregon  
Expires 6/30/2001  
Hoffbuhr & Associates, Inc.  
1062 East Jackson Street  
Medford, OR. 97504

(dboernrr.dlh)  
(97-032)



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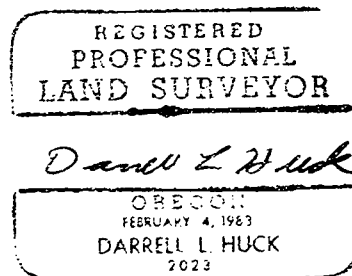
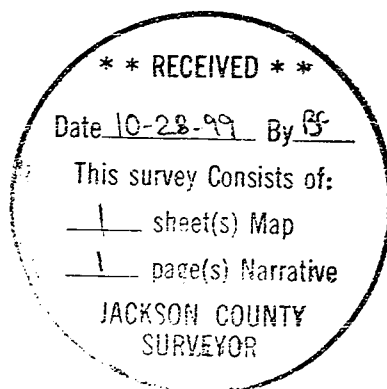
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centerline monuments for Walker Avenue to determine the location of the client's properties.

The plat of the Foster Tracts shows a monument at the intersection of the east line of Walker Avenue and the north line of Highway 66, which is the Point of Commencement for the descriptions of the client's westerly parcel and the parcel described in Volume 274, Page 428. This monument no longer exists; its location was determined by record distance from the found monument at the southwest corner of Block C of the Foster Tracts.

The description of the client's easterly parcel (Vol. 562 Pg. 500) begins at the southeast corner of Lot 4, Block C of the Foster Tracts. To establish this point, I proportioned between the monument found at the southwest corner of Lot 6, Block C, which was shown as found by Ager on Filed Survey No. 2305, and the southwest corner of Lot 1. This position fit well with the other pin found from Survey No. 2305 and the fences in the area, but caused an overlap with the parcel described in Vol. 274, Pg. 428. The client's parcel was created subsequent to the neighbor's, so the neighbor's line was held.

October 22, 1999

Stuart M. Osmus, PLS 2464  
Terrasurvey, Inc.  
611 Siskiyou Blvd., Suite 6  
Ashland, Oregon 97520

REGISTERED  
PROFESSIONAL  
LAND SURVEYOR

*St M. O*

OREGON  
JULY 25, 1990  
STUART M. OSMUS  
2464

EXPIRES 12/31/2000

