

PARTITION PLAT NO. P-12-2000

DECLARATION

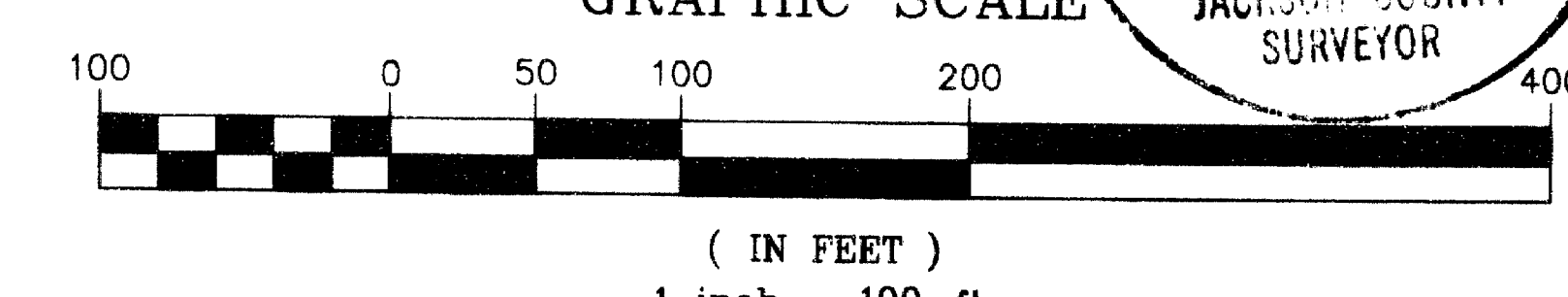
KNOW ALL MEN BY THESE PRESENTS, that PACIFICORP. an Oregon Corporation, is the owner in fee simple of the lands hereon described, and have caused the same to be surveyed and partitioned into parcels as shown hereon, and the size of all parcels and the course and length of all boundaries are plainly setforth, and that this plat is a correct representation of the partition. We do hereby create hereon the 15' wide Public Utility Easement along the north boundary of Parcel No. 2, the variable width electrical easement over and across Parcel No. 2 as shown hereon, and a non-access restriction along the southern boundary of Parcel No.2 from West Lloyelen Drive.

(MINOR LAND PARTITION) JACKSON COUNTY PLANNING ACTION 1999-7-MP LOCATED IN N.E. 1/4 SEC. 16, T36S, R4W, W.M. JACKSON COUNTY, OREGON FEBRUARY, 2000

OWNER

PACIFICORP attn: BILL HARRIS 825 N.E. MULTNOMAH, SUITE 1900 PORTLAND, OR 97232 PH: 503-813-6226 FAX: 503-813-6214

RECEIVED Date Feb 29, 2000 By CID This survey consists of: 1 sheet(s) Map 0 page(s) Narrative JACKSON COUNTY SURVEYOR



PACIFICORP [Signature] WILLIAM D. HARRIS, LEGAL REPRESENTATIVE

STATE OF OREGON ) ss County of Jackson )

Personally appeared before me the above named William D. Harris, Legal Representative for PACIFICORP, an Oregon Corporation, and did acknowledge the foregoing instrument to be his voluntary act and deed.

BEFORE ME [Signature] Notary Public for Oregon

ASSESSOR / TAX COLLECTOR:

All taxes, fees, assessments or other charges as required by O.R.S. 92.095 have been paid as of 29 February, 2000.

William Johnson Deputy Assessor Date 2-29-2000 Carol Applegate Deputy Tax Collector Date 2-29-2000

RECORDER'S CERTIFICATE:

Filed for record this 29 day of February, 2000 at 2:09 O'Clock, P.M. and recorded as PARTITION PLAT NO. P-12-2000

In "RECORD OF PARTITION PLATS" in Jackson County, Oregon. INDEX VOLUME 11 PAGE 12

[Signatures] Kathleen S. Beebell County Clerk [Signature] Deputy

Filed in the office of Jackson County Surveyor as Survey No. 16430

APPROVALS:

Examined and approved by the Jackson County Department of Planning and Development this 28th day of February, 2000.

[Signatures] County Planner [Signature] R. W. ERNCE, PLANNER II. Jackson County Surveyor

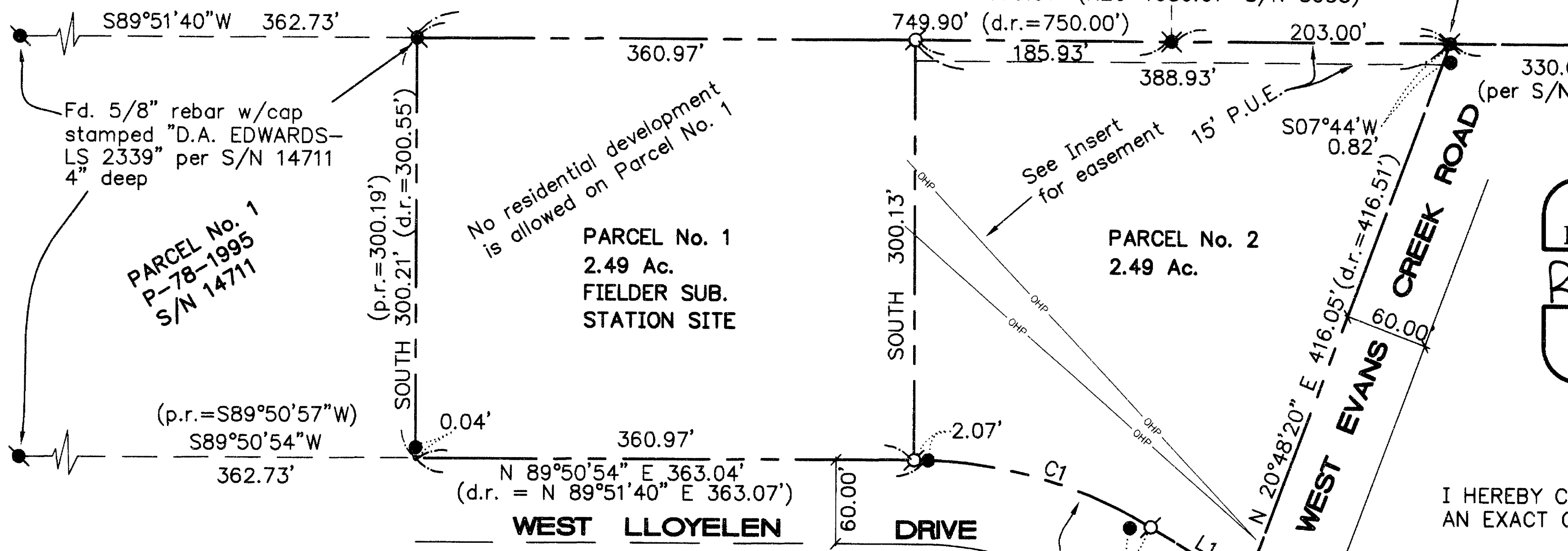
Examined and approved this 28th day of February, 2000.

[Signature] Jackson County Surveyor

LEGEND

- S/N = SURVEY NO. FILED WITH JACKSON COUNTY SURVEYOR
5/8" = SET 5/8" X 30" IRON REBAR W/ORANGE PLASTIC CAP MARKED "HARDEY ENG & ASSOC."
● = FOUND 5/8" IRON REBAR PER S/N 5638
d.r. = DEED RECORD MEASUREMENT
p.r. = PLAT RECORD MEASUREMENT
X = FOUND 5/8" X 30" IRON REBAR W/ORANGE PLASTIC CAP MARKED "HARDEY ENG & ASSOC." PER S/N 16133
OHP = OVERHEAD ELECTRICAL LINES

36 4W 16A, TAX LOT 1406



SECTION CORNER FOUND 2" BRASS DISK, 12" DEEP. ILLEGIBLE SCRIBING

REGISTERED PROFESSIONAL LAND SURVEYOR Richard L. Bath OREGON JULY 30, 1976 RICHARD L. BATH No. 1069 RENEWS 12/31/01

I HEREBY CERTIFY THIS PLAT TO BE AN EXACT COPY OF THE ORIGINAL PLAT. [Signature] SURVEYOR

EASEMENTS OF RECORD

- 1. The certain irrigation ditch described in Vol. 110, page 226 D.R. does not appear to affect the subject property
2. Easement for irrigation and drainage ditches described in Vol. 143, page 73 D.R. is non-specific in nature and cannot be delineated on this plat.
3. Right(s) of way to PacifiCorp described in Vol. 401, page 319, D.R. does not affect the subject property.
4. Right(s) of way to PacifiCorp described in Vol. 569, page 314, D.R. is non-specific in nature and cannot be delineated on this plat.
5. Right(s) of way to PacifiCorp described in Instrument No.67-02814 O.R. does not appear to affect subject property.
6. The subject property cannot be used for commercial parking.

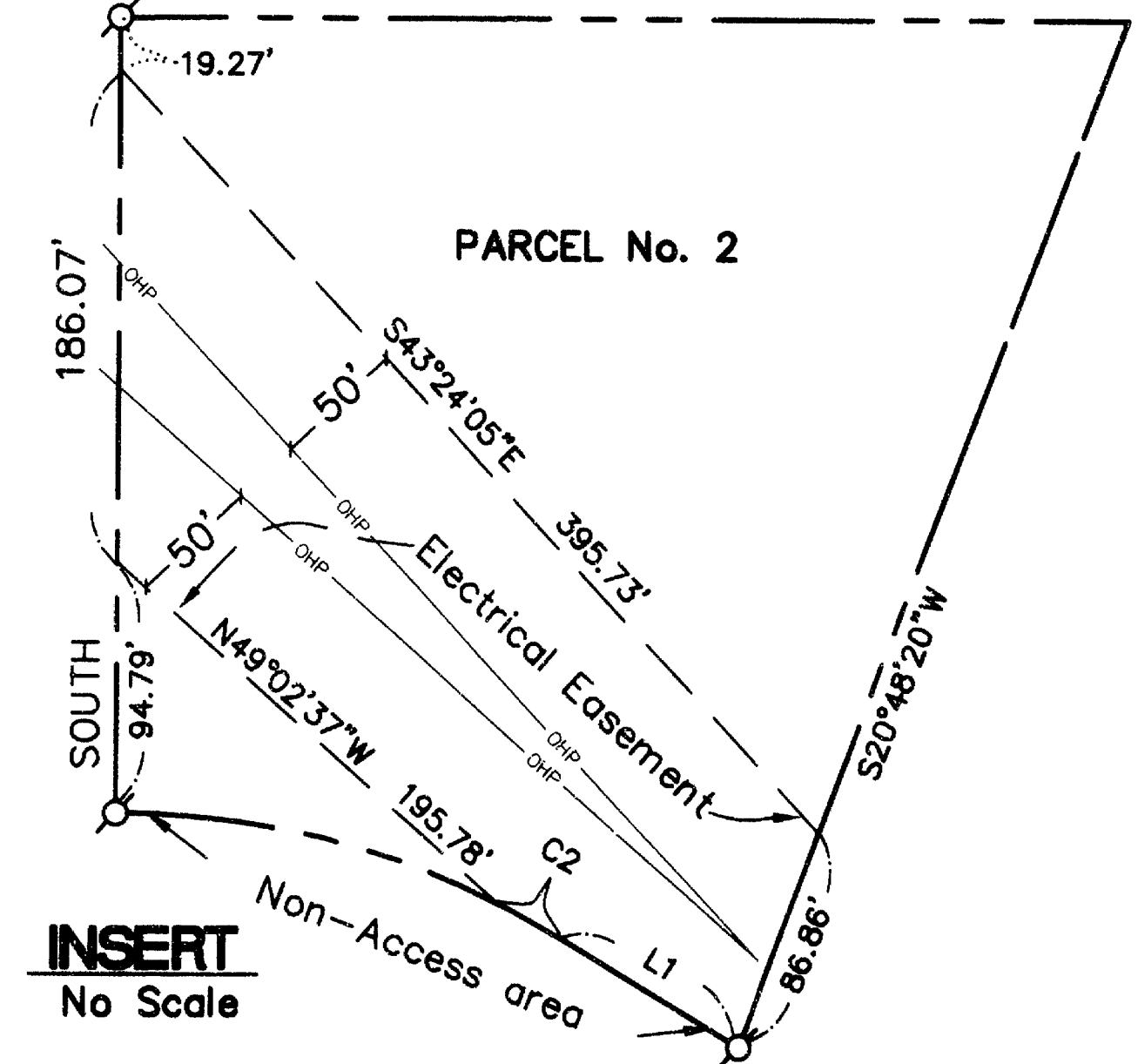
NARRATIVE

PURPOSE: To partition the subject property described in Doc. No. 97-31443 O.R. into two parcels as tentatively approved by planning action 1999-7-MP
PROCEDURE: Found record survey monuments per S/N's 5638, 14711, and 16133 as shown hereon and monumented the new parcel lines accordingly.
BASIS OF BEARINGS: The North line of Section 16 per S/N 14711.

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 Jackson County, 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:

Beginning at the Initial Point, being a 5/8" iron rebar on the western right of way line of West Evans Creek Road, said point being South 89°51'40" West 330.07 feet from the corner common to Sections 9, 10, 15 and 16 of Township 36 South, Range 4 West of the Willamette Meridian in Jackson County, Oregon; thence South 89°51'40" West 749.90 feet (d.r.=750.00 feet) to a 5/8" iron rebar; thence South 300.21 feet (d.r.=300.55 feet) to the north right of way line of West Lloyelen Drive; thence along said north right of way line, North 89°50'54" East 363.04 feet (d.r.=North 89°51'40" East 363.07 feet) to a 5/8" iron rebar; thence 178.42 feet along the arc of a 330.00 foot radius curve to the right (the long chord to which bears South 74°39'46" East [d.r.=South 74°39'00" East] 176.25 feet) to a 5/8" iron rebar; thence South 59°10'26" East 80.47 feet (d.r.=South 59°09'40" East 80.39 feet) to a 5/8" iron rebar at a point of intersection with said western right of way line of West Evans Creek Road and said north line of West Lloyelen Drive; thence along said western line of West Evans Creek Road, North 20°48'20" East 416.05 feet (d.r.=416.51 feet) to the initial point of beginning.



CURVE TABLE with columns: CURVE, DELTA, RADIUS, LENGTH, BEARING, CHORD, d.r.

LINE TABLE with columns: LINE, LENGTH, BEARING, d.r.

Hardey Engineering & Associates, Inc. logo and contact information: P.O. BOX 1625 MEDFORD, OREGON 97501-0663 VOICE: 541-772-6880 FAX: 541-772-9573 EMAIL: hardey@wave.net