ADDDONALG	TAND DADWING	AT OTTOTAL		
APPROVALS / /	LAND PARTITIO	N SURVEY		RECORDING
Ashland Planning Department, 2/7/2000 Ashland Planning Department, DATE	PARTITION PLAT NO. P-	15-2000		Filed for record this <u>07</u> day of <u>March</u>
PA# 99-017 (Property Line Adjustment) Donation	LOCATED IN the Land Claim Nos. 39 and 43 in the	Northwest Ouarter of Section 10		at $4:33$ 0'clock P _M, and recorded as Partition Plat No. $P-15-2000$
Examined and Approved this 2nd day of February , 19 2000 Tow	nship 39 South, Range 1 East of the Jackson County, O	Willamette Base and Meridian,		of "RECORD OF PARTITION PLATS" in Jackson County, Oregon.
City Surveyor Surv	ey by: Joseph Bova PLS 2418 Fo	r: Michael Gutman		(Index Volume, Page,
yily Surveyor	45 Mallard Street Ashland, Oregon 97520	1935 Ashland Mine Rd. Ashland, Oregon 97520		
	(541) 482-4853	.		Kathleen S. Beckett Geraldine Cutting County Clerk County Clerk
DECLARATION	T. T	3" BRASS CAP MARKED	D: "CITY OF ASHLAND	Rathleer S. Beckett Geraldine Cutting County Clerk Deputy
KNOW ALL MEN BY THESE PRESENTS, that we, Michael S. Gutman and Kendra J. Law, husband and wife, C. F. Stewart, LTD., and the City of Ashland, are the owners in fee	78.02'29" E 5.00' MAIN STREET	LS 759 SURVEY MARKE IN MONUMENT CASE.	ER" WITH DRILL HOLE	
simple of the land shown hereon and that we have caused the same to be divided into parcels as shown hereon.	78.02 25.37 EAST EAST E 381.5	6165		Jackson County Survey File No
C. F. Stewart, LTD. By: E. Neil Stewart (Registered Agent) Michael S. Gutman	N 75:25'37" E	65.2.	A	
C. F. Stewart, LTD. By: E. Neil Stewart (Registered Agent) Michael S. Gutman		LES ST.		
City of Ashland, By: Çatherine M. Shaw, Mayor Kendia J. Law			*	All taxes, fees, assessments or other charges as required by O.R.S. 92.095 have been paid, as of $3/3/00$
Barbara Christensen	30'	C1 /		
City of Ashland, By: Barbara Christensen, Recorder			(11)	ASSESSOR DATE
.05 HEF	PARCEL 1	40	¥	ASSESSOR DATE
STATE OF Oregon) COUNTY OF Jackson)SS.	127,326 S.F.	145.	<u> </u>	
	2,36	>	W	Thurs Sprodly Deputy 3/3/00
Personally appeared the above named E. Neil Stewart, (Registered Agent)		R 83-12469	SCALE: 1"=80'	
of C. F. Stewart, Ltd., and acknowledged the foregoing instrument to be),000		SURVEYOR'S CERTIFICATE
executed with authority of its Board of Directors. Before me:	ORIGINAL PROPERTY LINE	N 89°28'32" E 185.44		I, Joseph A. Bova, a duly registered Land Surveyor of the State of Oreg do hereby certify that this map correctly represents a survey made by
OFFICIAL SEAL HOPE HICKEY NOTARY PUBLIC - OREGON OFFICIAL SEAL HOPE WICKEY	INITIAL POINT	HOUSE	ED PROPERTY LINE	me and complies with the regulations for Land Partitions and the following is an accurate description of the parent tract of land, as set
NOTARY PUBLIC - OREGON COMMISSION NO. 056100 Notary Public for		PARCEL 2 8		forth hereon:
The same of the sa	N 89'58'53" W 251.31	18,470 S.F. 01 18,470 S.F. 02 18,470		Commencing at the southeasterly corner of Donation Land Claim Number 39 in Township 39 South, Range 1 East of the Willamette
STATE OF Jackson) COUNTY OF Jackson)SS.	ORIGINAL PROPERTY LINE	N 89'50'32" W 185.43	CITY OF ASHLAND	Base and Meridian in Jackson County, Oregon; thence along the southerly boundary line of said Donation Land Claim North 89'50'32"
\mathbb{A}	ASHLE HOMESTEAD ASSOCIATION (HOUSE 0 40 NA	DLC 43 DLC 39 DLC 45	West, 683.76 feet; thence North 00°03'45" East, 1108.66 feet to a
Personally appeared the above named Michael S. Gutman and Kendra J. Law, and acknowledged the foregoing instrument to be a yoluntary act. Before me:	ADJUSTED PROPERTY LINE	8 OR 98-12705 9 8 8 9 9 9 9 9 9 9 9 9 9 9 9 9 9 9 9	RS 483 1972	found 5/8" iron pin with metal cap for the Initial Point of Beginning; thence North 89'58'53" West, 251.31 feet to the westerly right—of—way
OFFICIAL SERVICE WIND Winhard	REFERENCE MONUMENT, 5" DEEP, BEARS N80'W, 0.11'	PARCEL 3 [HOUSE] 3.6 > 5	SURVEY MONUMENT 3" BRASS CAP, 9" DEEP	line of Garfield Street; thence along said right—of—way line North 00.02'26" East, 294.30 feet to the southerly right—of—way line of East
TO THE DESCRIPTION OF THE PROPERTY OF THE PROP	FROM CORNER 6	185.43 IN A	MON. CASE MARKED AS ABOY TAS SHOWN IN CITY OF	
* A 3. 5. 5. 5. 5. 5. 5. 5. 5. 5. 5. 5. 5. 5.	2000 MM BD0025024 MM2 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0	TIE	LAND STREET INTERSECTION BOOK, PAGE 119	radius curve to the right (the long chord to which bears South 81°39'47" East, 7.79 feet) an arc distance of 8.00 feet to a point of
STATE OF Oregon COUNTY OF Jackson SS.	ORIGINAL PROPERTY LINE		ONUMENT	tangency on the southwesterly right—of—way line of California Street;
<u> </u>	Affidavit of correction	OR 93-28288 PARCEL 4 0.12' E	AST	thence along said right—of—way line South 58'45'12" East, 168.87 feet to a point of curve; thence along said right—of—way line, along the
Personally appeared the above named Catherine M. Shaw, Mayor of the City of Ashland, and Barbara Christensen, Recorder of the City of Ashland,	DOC. NO. 00 -33808 (ATTACHED) 8	PARCEL 4 24,106 S.F. 8 7 7 7 7 7 7 7 7 7		arc of a 75.00 foot radius curve to the right (the long chord to which bears South 29°20'44" East, 73.65 feet) an arc distance of 76.99 feet
and acknowledged the foregoing instrument to be signed as directed by the common council. Before me:	ROSER ROBERTS, C.S., 01/03/01 8 6 08/16/00 =	HOUSE	SET.	to a point of tangency; thence along said right—of—way line South 00°03'45" West, 476.25 feet to the southerly boundary line of the real
	ш		T DEED TINE ST T 128	property described in Instrument Number 93—28288 of the Official ERECORDS of Jackson County, Oregon; thence along said boundary line
OFFICIAL SEAL SONJA N'AKERMAN NOTARY PUBLIC - OREGON NOTARY PUBLIC - OREGON NOTARY PUBLIC - OREGON My Commission Expires: 4-6-02	135 E	ENCROACHMENT OVER ORIGINAL BOUNDA	UR UUISIDE	North 89°50'32" West, 185.43 feet to the southwesterly corner thereof; thence North 00°03'45" East, 269.66 feet to the Point of Beginning.
COMMISSION NO. 310793 MY COMMISSION EXPIRES APRIL 6, 2002	FS AJ	DEED LINE TO BE ADJUSTED ON A FUTURE PLAT.	MAN (33,45)	S and the rolling of the rolling.
LEGEND	_	\ \ \ \\ \\ \\ \\ \\ \\ \\ \\ \\ \\ \\	7.00 I	Josep J. Borg
		OHINGY COURTE	ZIM Z	SURVEYOR /
● SET 5/8" x 30" IRON PIN WITH PLASTIC CAP MARKED "BOVA LS2418" ○ FD. 5/8" IRON PIN WITH 1 1/2" METAL CAP MARKED FD. 1" SQUARE	- DOLF	QUINCY STREE		I certify this plat to be an exact photocopy of the original
"CITY OF ASHLAND LS 759", PER FS 16165 9" DEEP IN M 5/8" IRON PIN WITH 1 1/2" METAL CAP MARKED AND AS SHOW		N 89°50'32" W 683.76		Waste and
"CITY OF ASHLAND LS 759" PER F.S. 16165 ♦ LEAD IN SIDEWALK WITH BRASS NAIL & TAG MARKED	G	0'32" W 989.89		E-Maron 1, wo Ey CJO
"LS 759" PER F.S. 16165 ◎ FD. 5/8" IRON PIN 4" DEEP IN MON. CASE PER FS 4335	CURVE DATA	YA $STREET$ (S.E. (CORNER DLC 39)	This express Consider of:
FD. 3" BRASS CAP WITH PUNCH, 5" DEEP IN MON. CASE MARKED "CITY OF ASHLAND LS 759 1999 SURVEY MARKER" CL CT	RADIUS DELTA LENGTH LC BEARING 75.00 58*48'58' 76.99 \$ 29*20'44' E 7	LC PUNCH, 6 AND AS S	" DEEP IN MON. CASE HOWN IN CITY OF ASHLAND	PROFESSIONAL page(s) florrative
PER FS 16165, UNLESS NOTED OTHERWISE. FD. 5/8" IRON PIN PER FS 4682	10.00 45*49'11" 8.00 S 81*39'47" E		TERSECTION TIE BOOK, PAGE	LAND SURVEYOR LERSON COUNTY
FS INDICATES FILED SURVEY OR OFFICIAL RECORDS, JACKSON COUNTY, OREGON, DOCUMENT NUMBER	NOTES:	BASIS OF BEAF	RINC: TRUE MERIDIAN	SURVEYED SURVEYED
FD. FOUND SF SQUARE FEET	1) SEE FS 16165 FOR MORE DETAILS ON STREET RIGHT OF WAY AND PARCEL 1	AT THE NORTH-	-SOUTH CENTERLINE PER FILED SURVEY	JOSEPHA A BOVA
39 1E 10BC - TL 1400,1500,1600,2700	2) THE WATER DITCH EASEMENT IN VOL. 15, PG. (OF THE JACKSON COUNTY DEED RECORDS, IS UN-PLOTTABLE	<u> </u>	BER 15, 1999	RENEWAL DATE: 12-31-01
		TOTAL		FILE: 'GUTMAN4.DW

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

SURVEY FOR:

Michael Gutman and Kendra Law

1935 Ashland Mine Road Ashland, Oregon 97520

LOCATION:

Donation Land Claim Nos. 39 and 43 in the northwest quarter of Section 10, Township 39 South, Range 1 East of the Willamette Base and Meridian, Jackson

County, Oregon

PURPOSE:

Lines of occupation in the vicinity of this survey lie 30 feet north of the corresponding deed lines, (see Filed Survey Number 4335). The purpose of this survey is to correct three property lines thus

affected, as shown on the attached map.

PROCEDURE:

Using a Nikon NTD-4 semi-total station, I verified the location of monuments found from Filed Survey Numbers 4335, 4602, 16165, and then created the parcels and adjusted the lot lines as shown. Street rights-of-way were established per Filed Survey Number 16165.

Survey Number 16165.

BASIS OF

BEARING: True Meridian at the north-south centerline of

section 9, said Township, as derived from Filed

Survey Number 16165

DATE:

March 3, 2000

SURVEY BY:

Joseph A. Bova, P.L.S. 45 Mallard Street

Ashland, Oregon 97520

* * RECEIVED * *

Date March 7, 2000 By CJD

This survey Consists of:

_______ sneet(s) Map
_______ page(s) Narrative
_______ MCKSON COUNTY

SURVEYOR

REGISTERED
PROFESSIONAL
LAND SURVEYOR

JOSEPH A. LOVA

RENEWAL DATE 12-31-01

SF 6-

AFFIDAVIT OF CORRECTION pursuant to ORS 209.255

Joseph A. Bova, PLS 821 Grandview Drive Ashland, OR. 97520

541-482-4853

I, Joseph A. Bova, Registered Professional Land Surveyor of the State of Oregon, No. 2418, do hereby state that I have discovered a drafting error on my Partition Plat No. P-15-2000 recorded in the Office of Jackson County Surveyor as: County Surveyor File No. 16435.

Joseph A. Bova, LS 2418 REGISTERED # * RECEIVED * PROFESSIONA AND SURVEYOR Date Aug. 16, 2000 By CTD This survey Consists of: 0 _ sheet(s) Map page(s) Narrative JACKSON COUNTY STATE OF OREGON) Renewal Date 12/31/01 **SURVEYOR** County of Jackson AD 2000

Personally appeared the above named Joseph A. Bova, a Registered Professional Land Surveyor, and acknowledged the foregoing instrument to be his voluntary act and deed.

Notary

OFFICIAL SEAL
KIRBY L. LE BARON
NOTARY PUBLIC-OREGON
COMMISSION NO. 323855
MY COMMISSION EXPIRES JUNE 15, 2003

The correction concerns the location of the monument for the southeasterly corner of Parcel 3. The set monument shown at the true southeasterly corner of Parcel 3 should instead be indicated as a 2 foot witness corner. The set monument actually lies on the southerly boundary line of Parcel 3, North 89°50'32" West, 2.00 feet from the indicated position.

The Jackson County Surveyor hereby certifies that this Affidavit of Correction has been examined and approved for recording.

Jackson County Surveyor

Jackson County, Oregon Recorded OFFICIAL RECORDS

AUG 1 6 2000

Z. S.P. 73

Date/7