

PARTITION PLAT NO. 9-19-2000

LAND PARTITION (LDP-99-82)

Located in:

Parcel No. 1 of partition No. P-31-1999 (S/N 16172) in  
The N.E. 1/4 of Section 35, T.37S., R.2W., W.M.  
City of Medford, Jackson County, Oregon

For

**GARY FALTERSACK**  
1270 Orchard Home Drive  
Medford, Oregon 97501

APPROVALS:

MEDFORD CITY PLANNING:

Mah S. Galloway March 16, 2000  
In Form Director Date

Examined and approved this 3 day of MARCH, 2000.

Paul D. Lewis  
City Surveyor

FILED IN THE OFFICE OF THE JACKSON COUNTY SURVEYOR AS NO. **16452**

RECORDER'S CERTIFICATE:

FILED FOR RECORD THIS 22ND DAY OF MARCH, 2000, AND  
AT 11:40 O'CLOCK, A.M.

RECORDED AS PARTITION PLAT NO. 9-19-2000 OF "RECORD OF PARTITION PLATS"  
IN JACKSON COUNTY, OREGON. (INDEX VOLUME 11 PAGE 19.)

Kathleen S. Beckwith Darryl DeBroom  
County Clerk Deputy

SURVEYOR'S CERTIFICATE:

I, Douglas C. McMahan, a duly Registered Surveyor of the State of Oregon,  
do hereby certify that this map correctly represents a survey made by me 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:

Parcel No. 1 of partition plat recorded June 11, 1999 as partition plat  
no. P-31-1999 of "Records of Partition Plats" in Jackson County, Oregon, and  
filed as survey no. 16172 in the office of the Jackson County Surveyor.

Douglas C. McMahan  
SURVEYOR

DECLARATION:

KNOW ALL MEN BY THESE PRESENTS, that we, Gary Faltersack and Kelly Faltersack,  
husband and wife, 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 hereon.

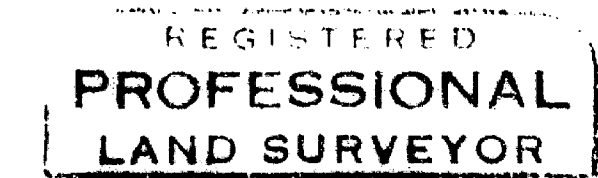
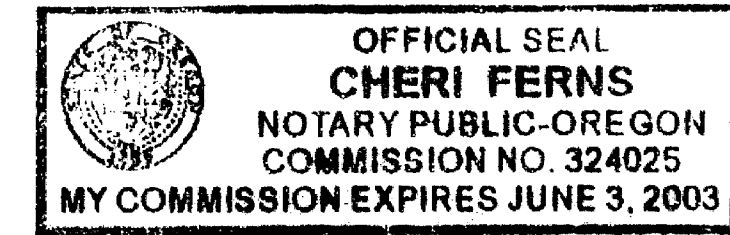
Gary Faltersack Kelly Faltersack  
Gary Faltersack Kelly Faltersack

STATE OF OREGON )  
COUNTY OF JACKSON )ss

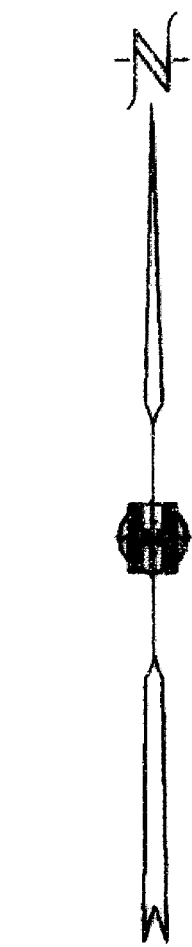
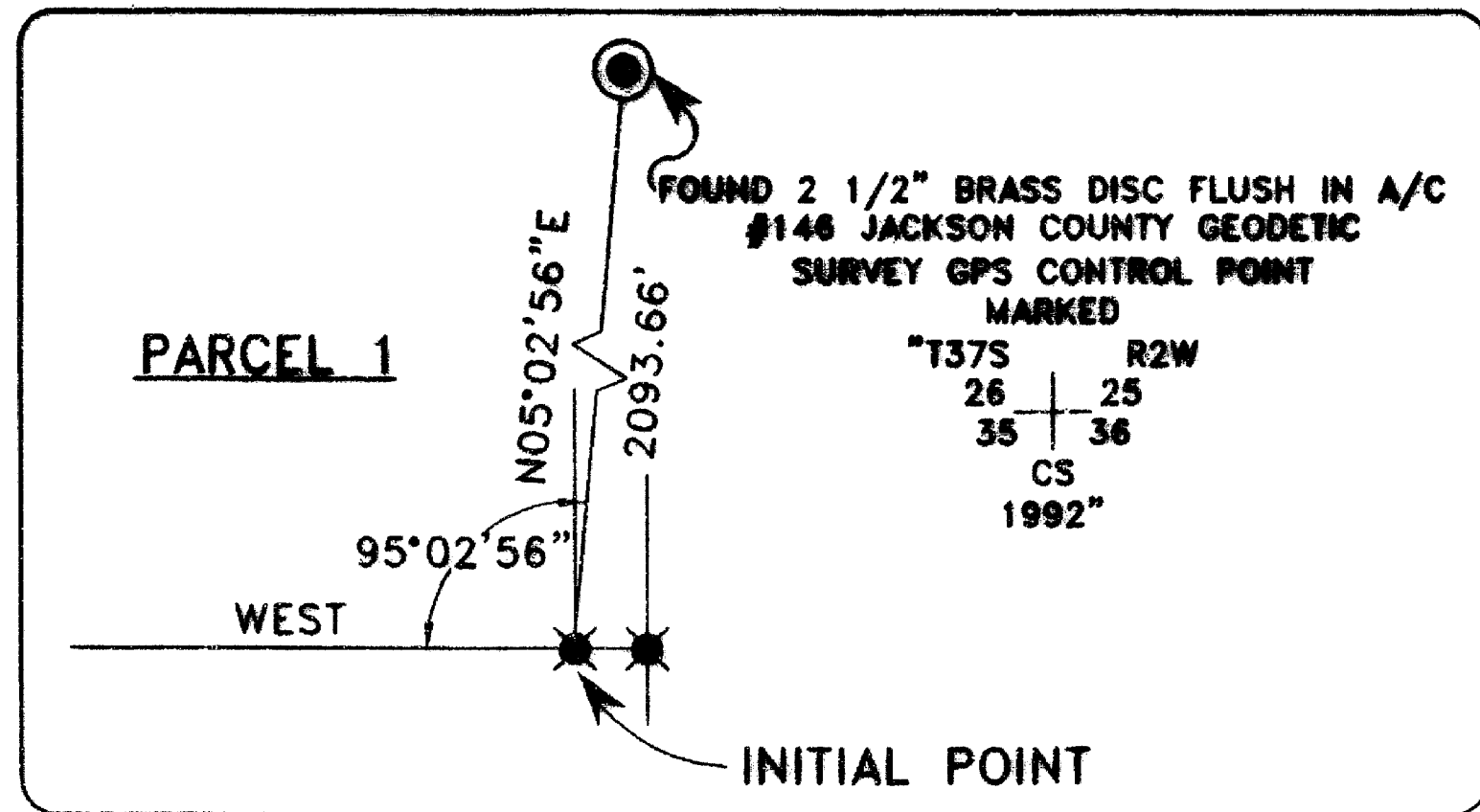
Personally appeared the above named Gary Faltersack and Kelly Faltersack  
acknowledged the foregoing instrument to be their voluntary act and deed.

before me this 20<sup>TH</sup> day of JANUARY, 2000.

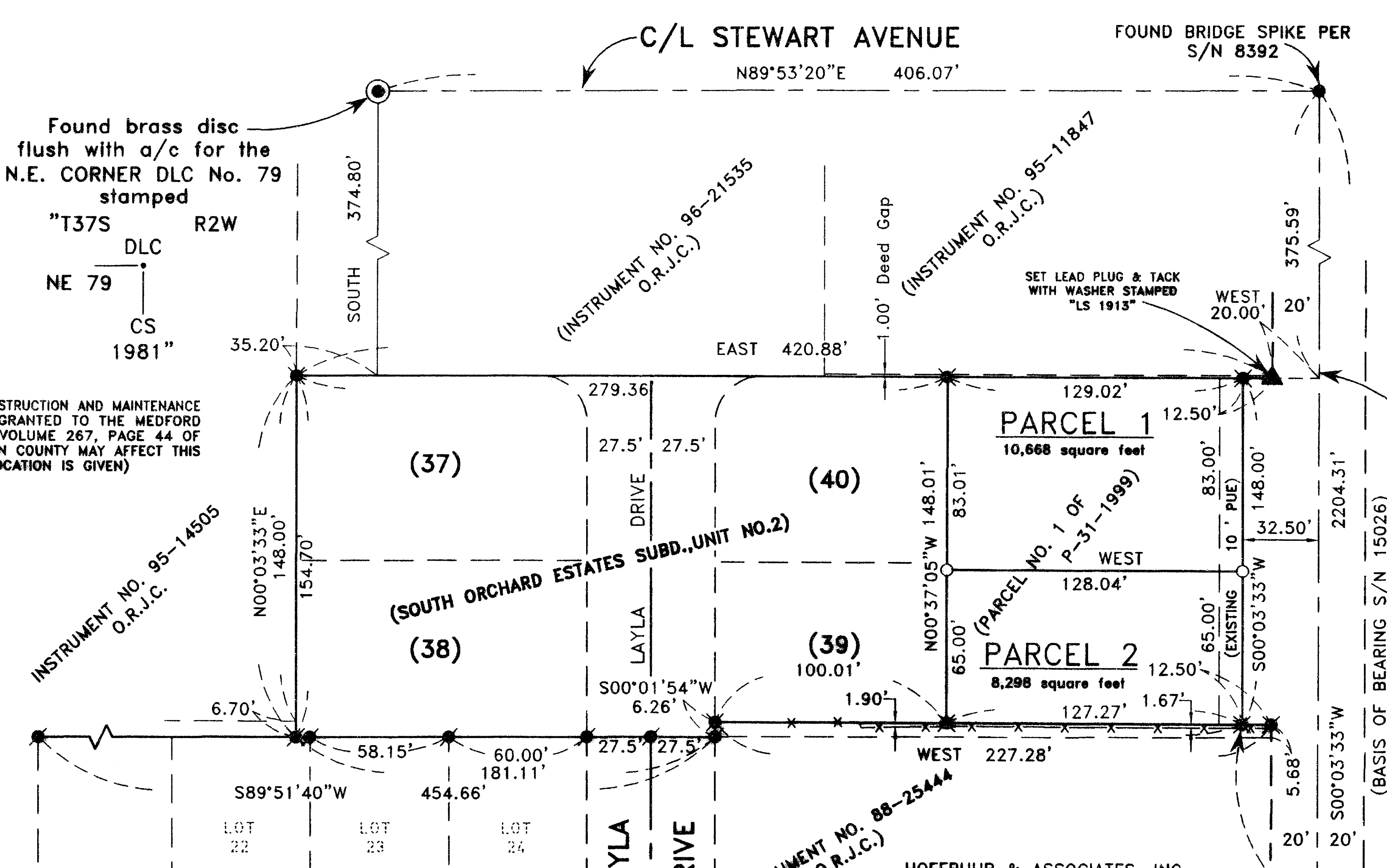
Cheri Ferns  
Notary



I certify this plat to be an  
exact photocopy of the original  
Douglas C. McMahan  
SURVEYOR



NOTE:  
AN EASEMENT FOR THE CONSTRUCTION AND MAINTENANCE  
OF AN IRRIGATION DITCH GRANTED TO THE MEDFORD  
IRRIGATION DISTRICT PER VOLUME 267, PAGE 44 OF  
OFFICIAL RECORDS, JACKSON COUNTY MAY AFFECT THIS  
PROPERTY (NO SPECIFIC LOCATION IS GIVEN)



\*\* RECEIVED \*\*  
Date March 22, 2000 by W.D.  
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 \_\_\_\_\_.

Michelle Lundy 3-22-00  
Assessor Date  
Jessica Clark 3-22-00  
Tax Collector Date

HOFFBUHR & ASSOCIATES, INC.  
1062 E. JACKSON STREET MEDFORD, OREGON  
(541) 779-4641  
BY: DOUGLAS C. McMAHAN PLS No. 1913  
SCALE: 1" = 50' October 12, 1999  
BASIS OF BEARING: FILED SURVEY NO. 15026  
(CENTERLINE ORCHARD HOME DRIVE)

- = Set 5/8"x24" rebar with plastic cap stamped "D. McMAHAN LS 1913"
- ✱ = Found 5/8" rebar with plastic cap stamped "D. McMAHAN LS 1913", per S/N 16172
- = Found monument as noted
- ⊙ = Found 5/8" rebar with plastic cap stamped "D. McMAHAN LS 1913", per plat of SOUTH ORCHARD ESTATES SUBDIVISION
- ⊙ = Found brass disc as noted
- S/N = Filed survey number
- O.R.J.C. = Official records of Jackson County
- PUE = Easement for public utilities, storm drainage, gas, water, electric, telephone, cable television and sanitary sewer construction and maintenance as dedicated on Partition Plat No. P-31-1999.

INITIAL POINT  
BEARS SOUTH 522.80' AND EAST 373.03' FROM THE  
N.E. CORNER OF DONATION LAND CLAIM NO. 79 IN  
T.37S., R.2W., W.M., JACKSON COUNTY, OREGON

FOUND 3/4" IRON PIN  
FLUSH WITH A/C PER  
S/N 8392 & S/N 15026

SURVEY NO. \_\_\_\_\_

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

**SURVEY FOR:** Gary Faltersack  
1270 Orchard Home Drive  
Medford, Oregon 97501

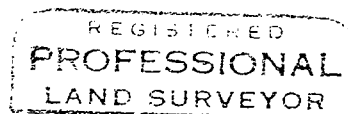
**LOCATION:** The Northeast One-Quarter (1/4) of Section 35, township 37 South,  
Range 2 West of the Willamette Meridian, City of Medford, Jackson  
County, Oregon.

**PURPOSE:** To partition into 2 parcels my client's property, per City of Medford  
Planning File No. LDP-99-82 and per client's request.

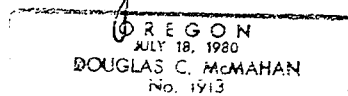
**PROCEDURE:** Utilizing found monuments per filed Survey No.'s 8392, 15026 and 16172  
for control, I set monuments as shown on the accompanying map. An  
electronic total station was used to make measurements.

**BASIS OF  
BEARING:** Filed Survey No. 15026 (Centerline of Orchard Home Drive)

**DATE:** October 12, 1999



*Douglas C. McMahan*



Douglas C. McMahan  
L.S. 1913 - Oregon  
Expires 12/31/00  
Hoffbuhr & Associates, Inc.  
1062 East Jackson Street  
Medford, Oregon 97504

DCM,am  
(fltrsknr2.dcm)

