

COLINWOOD ESTATES, PHASE II
 A SUBDIVISION
 located in
 LOT 2, BLOCK 2, NICKELL ADDITION TO THE
 CITY OF MEDFORD, IN THE SOUTHWEST QUARTER
 OF SECTION 25, TOWNSHIP 37 SOUTH, RANGE
 2 WEST OF THE WILLAMETTE MERIDIAN,
 JACKSON COUNTY, OREGON
 for
PACIFIC CREST PROPERTIES
 P.O. BOX 1488
 MEDFORD, OREGON 97501

LEGEND

- ⊗ = FOUND 2 1/2" BRASS CAP - 1/4 SECTION CORNER MONUMENT
 - ⊕ = FOUND 2 1/2" BRASS CAP - STREET CENTERLINE MONUMENT
 - ⊙ = FOUND 2 1/2" BRASS CAP - INITIAL POINT, COLINWOOD ESTATES, PHASE I
 - ⊕ = SET 5/8" x 30" IRON PIN WITH YELLOW PLASTIC CAP MARKED "FARBER PLS 2189" PER CITY OF MEDFORD ENGINEERING DRAWING 99-53 REFERENCES ON FILE WITH THE CITY SURVEYOR
 - = FOUND 5/8" IRON PIN PER S/N 12892, OR AS DESCRIBED
 - ⊕ = SET 5/8" x 30" IRON PIN w/ YELLOW PLASTIC CAP MARKED "FARBER PLS 2189"
 - = FOUND 5/8" x 24" IRON PIN w/ YELLOW PLASTIC CAP MARKED "FARBER PLS 2189"
- S/N = RECORD FILED SURVEY NUMBER
 PUE = PUBLIC UTILITY EASEMENT
- BASIS OF BEARING IS TRUE NORTH, NAD 83/91 DATUM, AS DERIVED BY GLOBAL POSITIONING SYSTEM OBSERVATIONS.
 - RECORD S/N 1043 DATA IS SHOWN IN PARENTHESES ADJACENT TO MEASURED SURVEY DATA WHERE APPLICABLE.

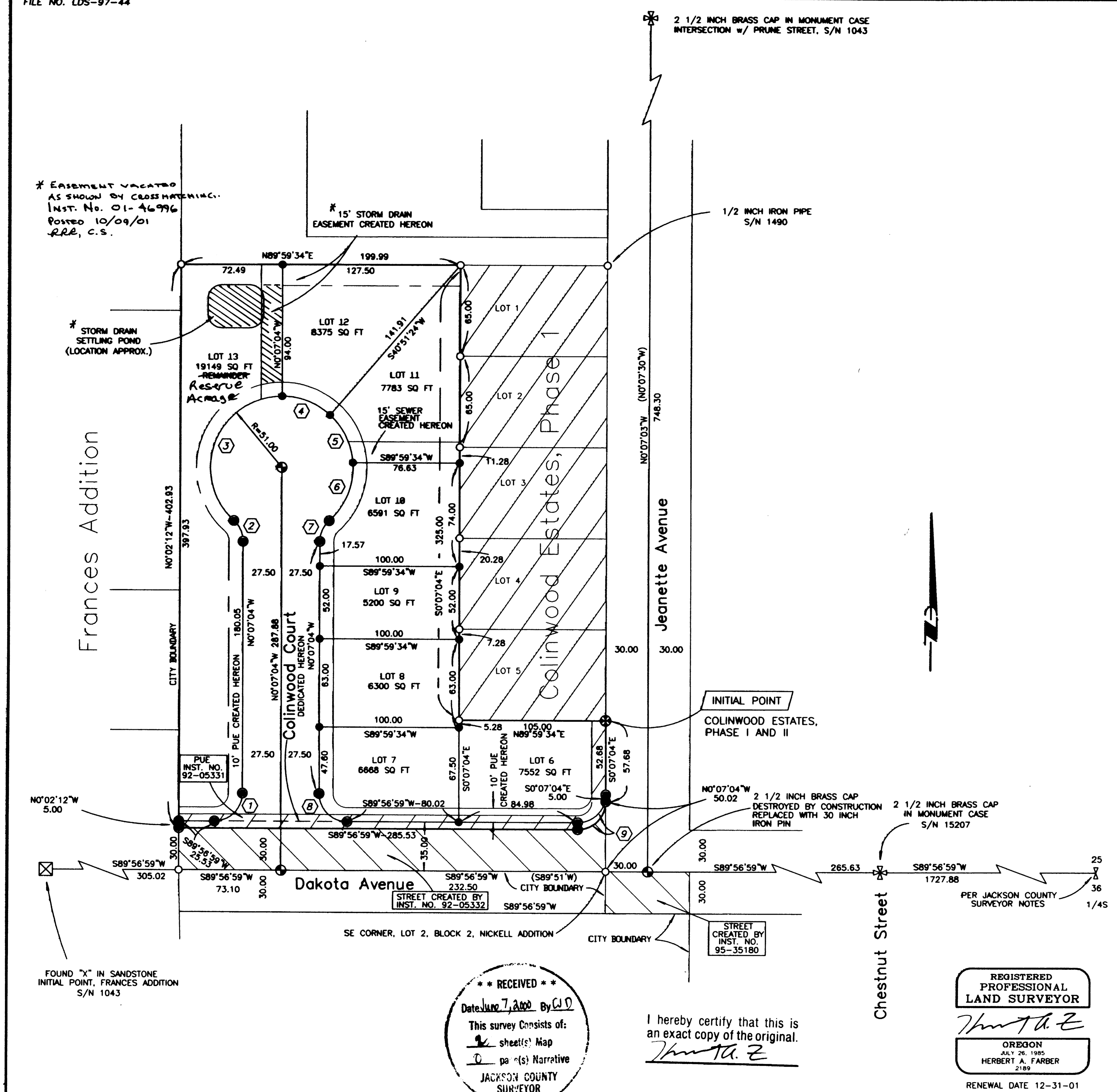
TABLE OF CURVES

CURVE	DELTA	RADIUS	TANGENT	LENGTH	CHORD
①	90° 04' 03"	20.00	20.02	31.44	S44°54'57"W - 28.30
②	48° 00' 32"	20.00	8.91	16.76	S24°07'20"E - 16.27
③	138° 00' 32"	51.00	132.89	122.84	S20°52'40"W - 95.23
④	42° 29' 05"	51.00	19.83	37.81	N68°52'31"W - 36.96
⑤	43° 26' 46"	51.00	20.32	38.67	N25°54'36"W - 37.75
⑥	52° 04' 41"	51.00	24.92	46.36	N21°51'08"E - 44.78
⑦	48° 00' 32"	20.00	8.91	16.76	N23°53'12"E - 16.27
⑧	89° 55' 57"	20.00	19.98	31.39	N45°05'03"W - 28.27
⑨	90° 04' 03"	20.00	20.02	31.44	S44°54'57"W - 28.30

Surveyed by:
FARBER & SONS, INC.
 dba FARBER SURVEYING
 (541) 776-0846

OFFICE LOCATION: 120 MISTLETOE MEDFORD, OREGON 97501
 MAILING ADDRESS: P.O. BOX 5286 CENTRAL POINT, OREGON 97502

SCALE: 1" = 50'
 DATE: JANUARY 20, 2000
 JOB NO.: 0160-90
 DRAWING FILE: JOBS\CHERRYWD\COLIN3PLAT.FLX



**** RECEIVED ****
 Date: June 7, 2000 By: [Signature]
 This survey consists of:
 2 sheets' Map
 0 page(s) Narrative
 JACKSON COUNTY SURVEYOR

I hereby certify that this is an exact copy of the original.
[Signature]

REGISTERED PROFESSIONAL LAND SURVEYOR
[Signature]
 OREGON
 JULY 26, 1985
 HERBERT A. FARBER
 2189
 RENEWAL DATE 12-31-01

12L/84

File No. LDS-97-44

COLINWOOD ESTATES, PHASE II

A SUBDIVISION

located within

LOT 2, BLOCK 2, NICKELL ADDITION TO THE CITY OF MEDFORD, IN THE SOUTHWEST QUARTER OF SECTION 25, TOWNSHIP 37 SOUTH, RANGE 2 WEST OF THE WILLAMETTE MERIDIAN, JACKSON COUNTY, OREGON

for

PACIFIC CREST PROPERTIES, INC.

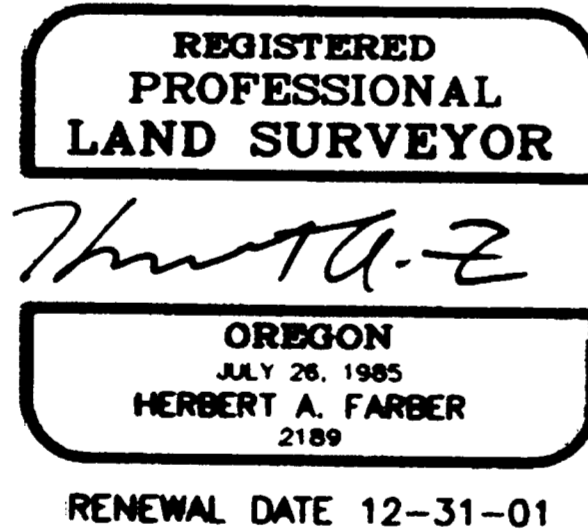
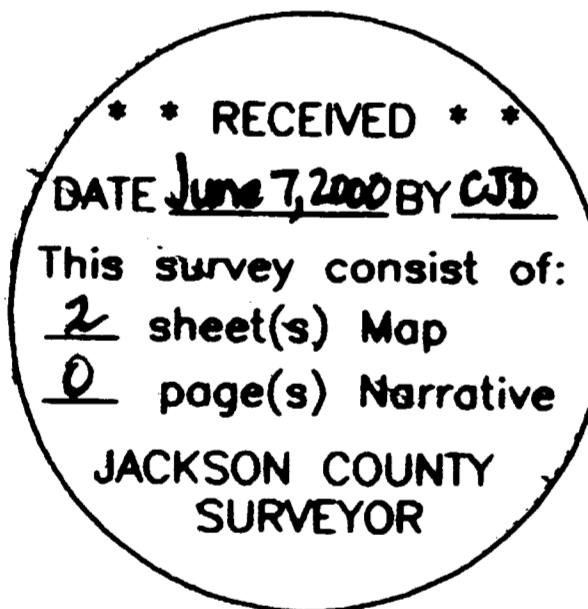
P.O. BOX 1488 MEDFORD, OREGON 97501

Surveyor's Certificate:

I, Herbert A. Farber, a duly registered Professional Land Surveyor of the State of Oregon, do hereby certify that I have correctly surveyed and marked with proper monuments, as provided by law, the tract of land hereon shown, this plat being a correct representation of the same, and the following is an accurate description of the boundary lines:

BEGINNING at a 2 1/2 inch brass disk monumenting the Initial Point of Colinwood Estates, Phase I as recorded in Volume 17, Page 4 of the Plat Records of Jackson County, Oregon and also being the Initial Point of this Subdivision, located in a portion of Lot 2, Block 2 of the Nickell Addition to the City of Medford according to the Official Plat thereof, now of record, in the southwest quarter of Section 25, Township 37 South, Range 2 West of the Willamette Meridian, said County and State; thence South 0°07'04" East, along the east line of said Lot 2, a distance of 57.68 feet, to the most northeasterly corner of that tract described in Instrument No. 92-05332 of the Official Records of said County and State; thence along the northerly line of said tract, along the arc of a curve to the right having a radius of 20.00 feet, a central angle of 90°04'03", a length of 31.44 feet, and a long chord bearing and distance of South 44°54'57" West, 28.30 feet; thence South 89°56'59" West, along said north line, 285.53 feet, to the west line of said Lot 2; thence North 0°02'12" West, along said west line, 402.93 feet; thence North 89°59'34" East, leaving said west line, 199.99 feet, to the northwest corner of said Colinwood Estates, Phase I; thence South 0°07'04" East, along the west line of said Colinwood Estates, Phase I, a distance of 325.00 feet, to the southwest corner of said Colinwood Estates, Phase I; thence North 89°59'34" East, along the south line of said Colinwood Estates, Phase I, 105.00 feet, to the Initial POINT OF BEGINNING.

Herbert A. Farber, PLS 2189



Survey Narrative To Comply With O.R.S. 209.250

Purpose: To survey and monument Colinwood Estates, Phase II, a subdivision as approved by the City of Medford Planning Department, File No. LDS-97-44.

Procedure: Utilizing existing control established by this office during the performance of prior surveys, I locate the affected property and monument the lots and streets as shown hereon.

I, Herbert A. Farber, do hereby certify that this is an exact copy of the original.

Herbert A. Farber

ASSESSORS MAP FILE NO. 37 2W 25CC TAX LOT 5900

Declaration:

KNOW ALL MEN BY THESE PRESENTS, that Pacific Crest Properties, Inc., an Oregon corporation, is the owner of the lands hereon described, and has subdivided the same into lots and streets as shown hereon and the size of the lots and the lengths of all lines are plainly set forth, and that this plat is a correct representation of the Subdivision, and does hereby dedicate to the public for public use, as shown hereon, the streets, public utility easements, sewer and storm drainage easements, ingress and egress easements to construct and maintain said sewer and storm drainage, and hereby designates said Subdivision as Colinwood Estates, Phase II.

Gary T. Whittle - Pres. Gary J. Whittle, President

State of Oregon) County of Jackson)

The foregoing instrument was acknowledged before me this 22 day of May, 2000, by Gary T. Whittle, as President of PACIFIC CREST PROPERTIES, INC., an Oregon Corporation, on behalf and authority of the corporation.

Notary Public for Oregon My commission expires Susan Hanson Farber



Release Affidavits:

From John R. Hanson and Cynthia J. Hanson, having that Mortgage dated August 3, 1999, recorded August 18, 1999 as Instrument No. 99-43404, Official Records of Jackson County, Oregon,

release recorded as Instrument No. 00-23907 Official Records of Jackson County, Oregon.

From Premier West Bank, beneficiary of the Trust Deed as Instrument No. 00-20346 of the Official Records,

release recorded as Instrument No. 00-23906 Official Records of Jackson County, Oregon.

Approvals:

I certify that pursuant to the authority granted in Ordinance 5785, this plat is hereby approved this 2nd day of June, 2000.

Mark Gellinger Planning Director

Examined and approved this 26th day of May, 2000.

Paul D. Lewis City Surveyor Robert Sewell City Engineer

All taxes, fees, assessments, or other charges as required by O.R.S. 92.095 have been paid as of June 5, 2000

Carol Applegate, Deputy Tax Collector June 5, 2000 Date

Examined and approved as required by O.R.S. 92.100 this 5th day of June, 2000.

Jeff Low Deputy Assessor

For the order of the County Court approving this plat see Volume Page of the Commissioner's Journal of Proceedings.

Recorder:

Filed for record this 07 day of June, 2000 at 3:30 o'clock P. M. and recorded in Volume 26 at Page 18 of the Plat Records of Jackson County, Oregon

Kathleen S. Beckell County Clerk Christy Walker Deputy

Easement Notes:

The temporary easement recorded as Instrument No. 00-08072 of the Official Records of Jackson County, Oregon is extinguished upon the recording of this plat.

Right of way for ditches, canals and reservoir site for irrigation purposes, reserved in a deed from the United States to H.C. Garnett recorded as Volume 61, Page 500 of the deed records of Jackson County, Oregon is not applicable to this plat.