

LEGEND:

- ✕ = FOUND 5/8" IRON PIN W/ PLASTIC CAP MKD. L.J.FRIAR & ASSOC. PER RS15912
- = FOUND 5/8" IRON PIN W/ PLASTIC CAP MKD. R.ROBERTS LS1656 PER RS13956
- ⊙ = FOUND 5/8" IRON PIN W/ PLASTIC CAP MKD. L.J.FRIAR & ASSOC. PER RS14931
- ⊙ = FD. 1" IRON PIPE W/ 25" BRASS DISK MKD. L.J. FRIAR & ASSOC. IN WELL PER RS15675.
- ⊗ = SET BRASS WASHER MKD. LS2234 IN LEAD PLUG IN CONCRETE SIDEWALK.
- = SET 5/8" x 30" IRON PIN W/ PLASTIC CAP MKD. L.J.FRIAR & ASSOC.
- PUE = PUBLIC UTILITY EASEMENT.
- FS = FILED SURVEY #.
- CI = SEE COURSE DATA TABLE.
- PP# = PARTITION PLAT NO.
- ⊂ = RECORD DATA PER RS13956.
- X-X- = FENCE.

BASIS OF BEARINGS:

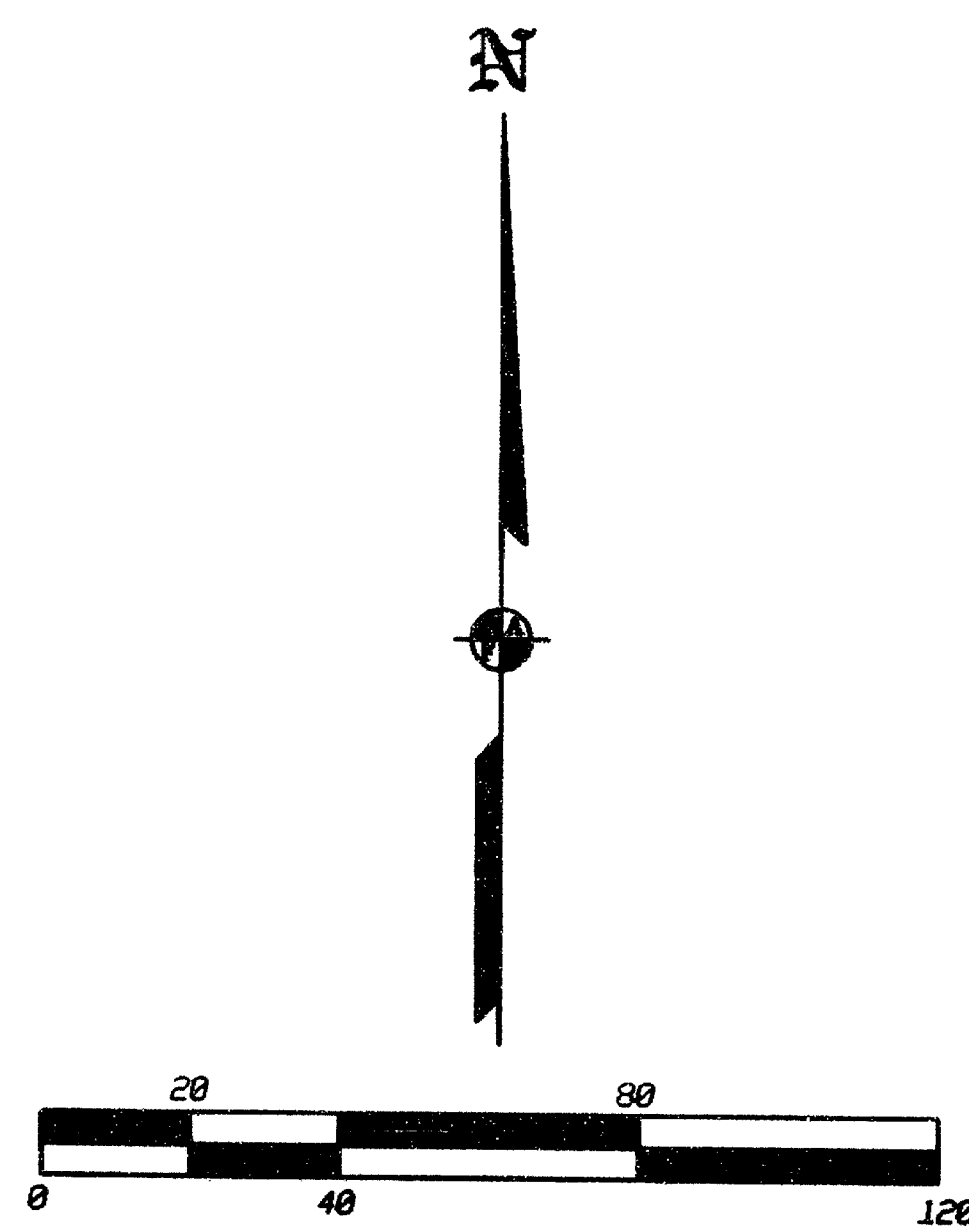
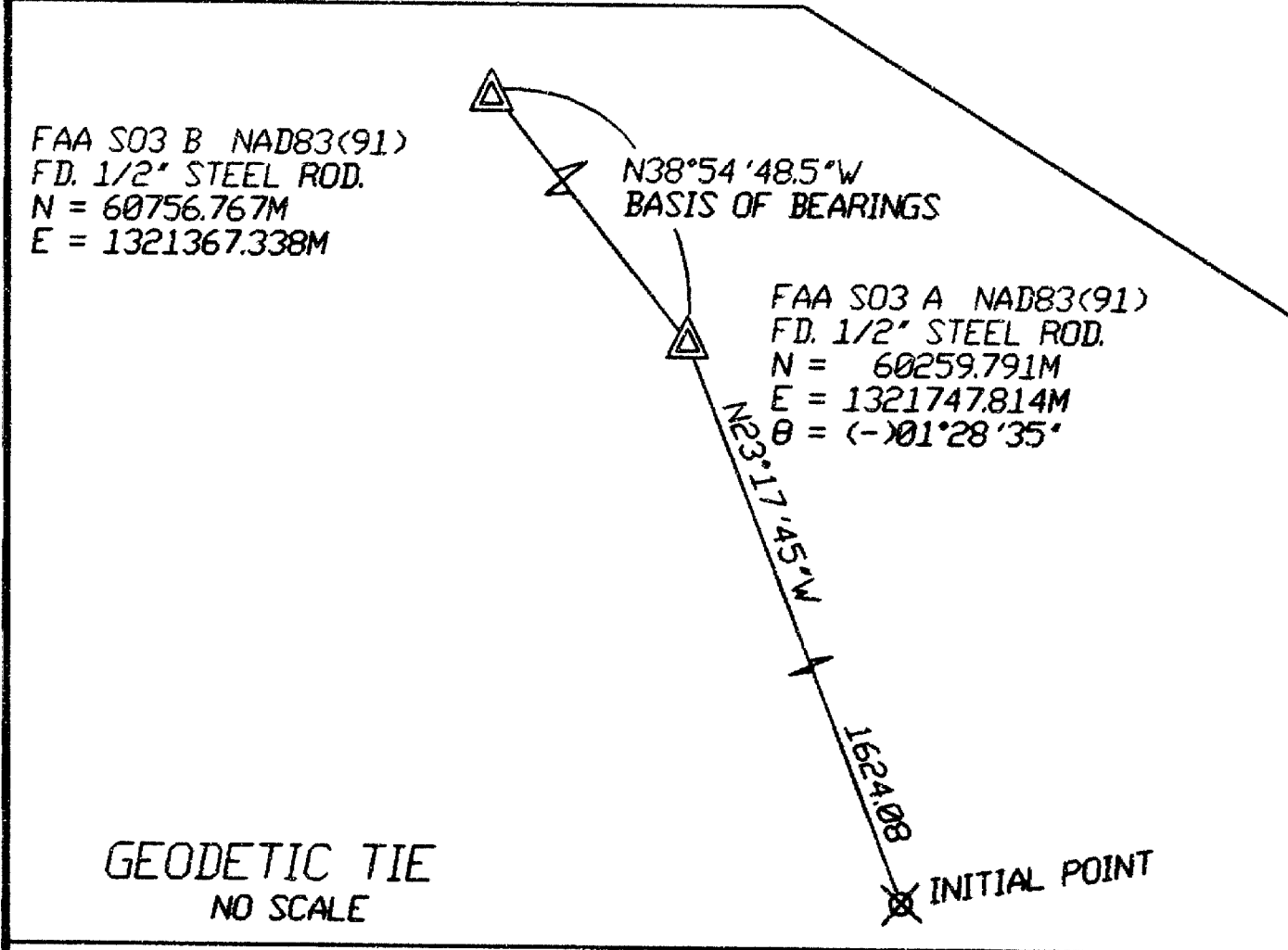
TRUE MERIDIAN AS DERIVED FROM THE NGS MONUMENTS FAA S03 A & FAA S03 B ESTABLISHED IN 1992 AND ON FILE WITH THE JACKSON COUNTY SURVEYOR'S OFFICE AND AS SHOWN HEREON.

DATE: MAY 16, 2000 SCALE: 1" = 40' UNIT OF MEASUREMENT: FEET.

LAND PARTITION SURVEY

PARTITION PLAT NO. P-35-2000
 A replat of Parcels 1 & 2 per Partition Plat No. P-68-1998 & located in the N.W. 1/4 of Section 13, T.39S., R.1E., W.M. City of Ashland, Jackson County, Oregon

for
Page Two Partners
 2895 Highway 66
 Ashland, OR 97520



CURVE DATA TABLE				
NO.	RADIUS	DELTA	LENGTH	LONG CHORD
C1	45.50	37°46'39"	30.00	N35°11'31"E 29.46
C2	45.50	89°40'22"	71.21	N28°32'00"W 64.16

REGISTERED
 PROFESSIONAL
 LAND SURVEYOR

James E. Hibbs
 OREGON
 JULY 17, 1986
 JAMES E. HIBBS
 2234
 RENEWAL DATE 6-30-01

SURVEY BY:

L.J. FRIAR & ASSOCIATES, P.C.
 CONSULTING LAND SURVEYORS
 816 WEST EIGHTH STREET
 MEDFORD, OREGON 97501
 PH: (541) 772-2782

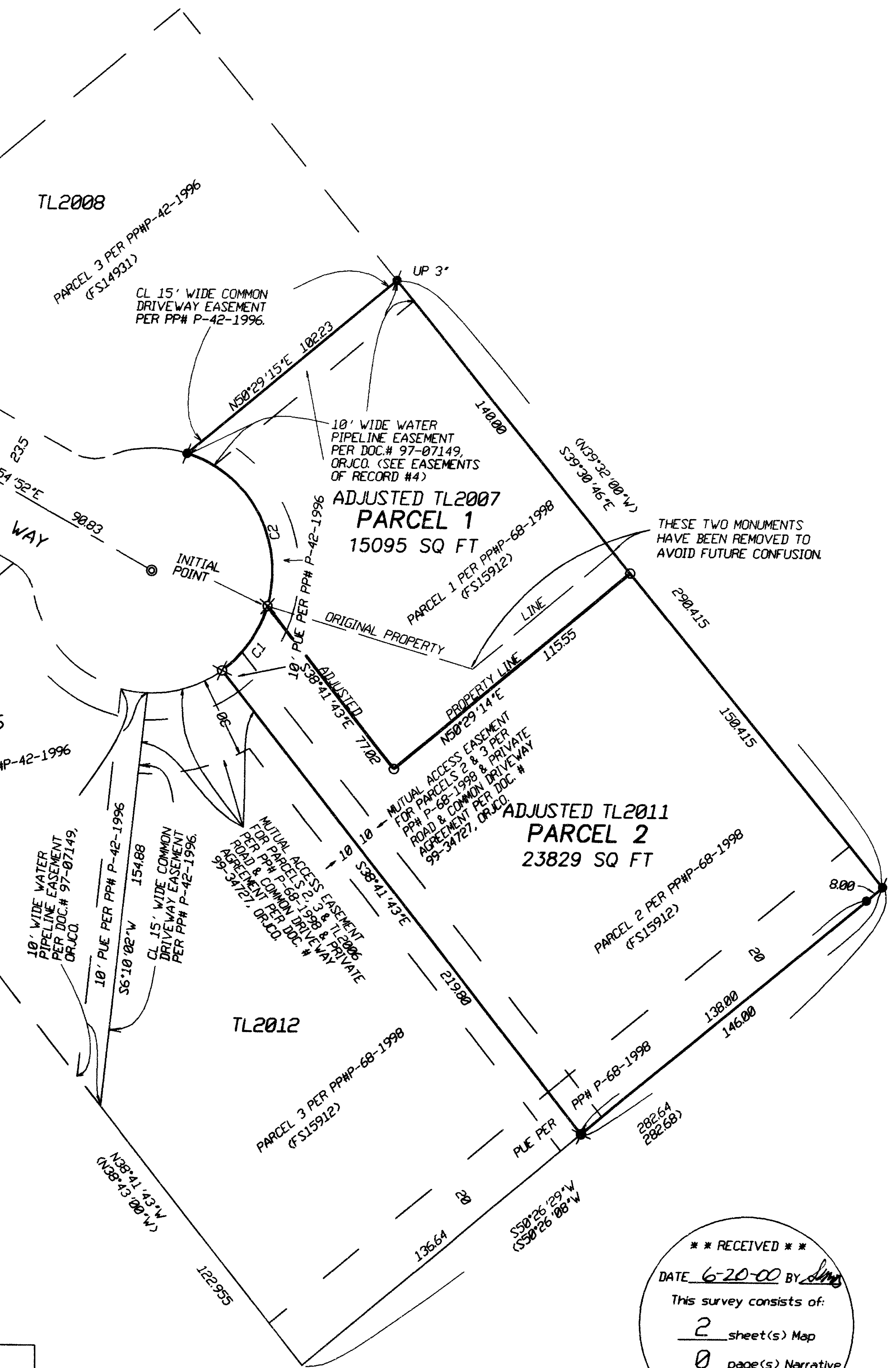
I HEREBY DECLARE THAT THIS IS AN EXACT COPY OF THE ORIGINAL PLAT.

James E. Hibbs
 SURVEYOR

391E13B TL'S 2007 & 2011

EASEMENTS OF RECORD PER SUBDIVISION REPORT

- 1) RIGHT OF WAY FOR ELECTRICITY PER DOC.90-24978, IS NOT LOCATED ON THE SUBJECT PROPERTY.
- 2) NOISE EASEMENT AND WAIVER OF OBJECTION TO NOISE (WAIVING ALL RIGHTS TO OBJECT TO AIRPORT NOISE) RECORDED AS DOC. # 92-25475, ORJCO, AFFECTS TOTAL TRACT.
- 3) RESTRICTIVE COVENANT TO WAIVE RIGHT OF REMONSTRANCE FOR IMPROVEMENT OF HIGHWAY NO. 66 PER DOC. # 94-11784, ORJCO, AFFECTS TOTAL TRACT.
- 4) RECENTLY DUG DRAINAGE DITCH & SHADED AREA OFTEN FLOODED BY RUNOFF FROM WELLS-WALKER TRUE DITCH IRRIGATION ASSOC. AS SHOWN ON PP# P-37-1994 (RS13956) HAS BEEN REPLACED BY WATER PIPELINE & EASEMENT PER DOC.97-07149, ORJCO.



*** RECEIVED ***
 DATE 6-20-00 BY [Signature]
 This survey consists of:
2 sheet(s) Map
0 page(s) Narrative
 JACKSON COUNTY
 SURVEYOR

APPROVAL:

[Signature]
ASHLAND PLANNING DEPARTMENT
PA #99-084 PROPERTY LINE ADJUSTMENT
6/15/2000 DATE

APPROVAL:

EXAMINED AND APPROVED THIS 15th DAY OF June, 2000

[Signature]
JAMES H. OLSON
CITY SURVEYOR

LAND PARTITION SURVEY
PARTITION PLAT NO. P-35-2000
A replat of Parcels 1 & 2 per Partition Plat No. P-68-1998 & located in the N.W. 1/4 of Section 13, T.99S., R.1E., W.M. City of Ashland Jackson County, Oregon

for
Page Two Partners
2895 Highway 66
Ashland, OR 97520

*** RECORDING ***

FILED FOR RECORD THIS 20 DAY OF June, 2000 AT 3:29 O'CLOCK P.M. AND RECORDED AS PARTITION PLAT NO. P-35-2000 OF "RECORD OF PARTITION PLATS" OF JACKSON COUNTY, OREGON.

INDEX VOLUME 11, PAGE 35.

[Signature] COUNTY CLERK
[Signature] DEPUTY

COUNTY SURVEYOR FILE NO. 16546

*** TAX STATEMENT ***

ALL TAXES, FEES ASSESSMENTS OR OTHER CHARGES AS REQUIRED BY ORS 92.095 HAVE BEEN PAID AS OF June 20, 2000.

[Signature] 620.00 DATE *[Signature]* June 20, 2000
TAX COLLECTOR DATE ASSESSOR DATE

***** DECLARATION *****

KNOW ALL MEN BY THESE PRESENTS THAT PAGE TWO PARTNERS, AN OREGON GENERAL PARTNERSHIP, CONSISTING OF GENERAL PARTNERS, HARRY D. PAGE AND THE KING CHILDREN'S TRUST UDO AUGUST 15, 1995, JOHN R. KING AND FEATHER W. KING, TRUSTEES, IS THE OWNER IN FEE OF THE LAND SHOWN ON THIS PARTITION PLAT, MORE PARTICULARLY DESCRIBED IN THE SURVEYOR'S CERTIFICATE, AND HAS CAUSED THE SAME TO BE PARTITIONED INTO THE PARCELS AS SHOWN ON SHEET 2 AND DOES HEREBY DECLARE THAT THIS REPLAT WILL NOT VACATE ANY EASEMENTS CREATED BY PARTITION PLAT NO. P-68-1998.

[Signature]
JOHN R. KING
GENERAL PARTNER, PAGE TWO PARTNERS
TRUSTEE OF THE KING CHILDREN'S TRUST UDO AUGUST 15, 1995

STATE OF OREGON
COUNTY OF JACKSON

PERSONALLY APPEARED THE ABOVE NAMED JOHN R. KING, TRUSTEE OF KING CHILDREN'S TRUST UDO AUGUST 15, 1995 AND GENERAL PARTNER OF PAGE TWO PARTNERS AND ACKNOWLEDGED THE FOREGOING INSTRUMENT TO BE HIS VOLUNTARY ACT AND DEED.

DATED THIS 13th DAY OF June, 2000.

BEFORE ME: *[Signature]*
KAREN L. LAFITTE
NOTARY PUBLIC OF OREGON



*** SURVEYOR'S CERTIFICATE ***

I, JAMES E. HIBBS, A REGISTERED LAND SURVEYOR OF THE STATE OF OREGON, HEREBY CERTIFY THAT THIS PLAT CORRECTLY REPRESENTS A SURVEY MADE BY ME, AND COMPLIES WITH THE REGULATIONS FOR PARTITIONS, AND REPRESENTS LAND, THE EXTERIOR OF WHICH BEING ACCURATELY DESCRIBED AS FOLLOWS:

PARCELS 1 AND 2 PER PARTITION PLAT NO. P-68-1998, ACCORDING TO THE OFFICIAL PLAT THEREOF, NOW OF RECORD, IN VOLUME 9, PAGE 68 OF "RECORD OF PARTITION PLATS" IN JACKSON COUNTY, OREGON AND FILED AS SURVEY NO. 15912 IN THE OFFICE OF THE JACKSON COUNTY SURVEYOR.

[Signature]
JAMES E. HIBBS
SURVEYOR

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

PURPOSE: TO SURVEY AND MONUMENT THE TWO PARCELS CREATED THROUGH A LAND PARTITION (PROPERTY LINE ADJUSTMENT). SEE ASHLAND PA# 99-084.

PROCEDURE: ALL MONUMENTS FOR THIS PARTITION HAVE BEEN ESTABLISHED OR FOUND BY THIS OFFICE DURING SURVEY NO. 15912. COMPUTED THE ADJUSTED PROPERTY CORNERS AND SET SAME. THE TWO CORNERS ESTABLISHED BY FS15912 HAVE BEEN REMOVED TO AVOID FUTURE CONFUSION. THOSE MONUMENTS FOUND AS WELL AS THOSE SET ARE AS SHOWN ON SHEET 2.

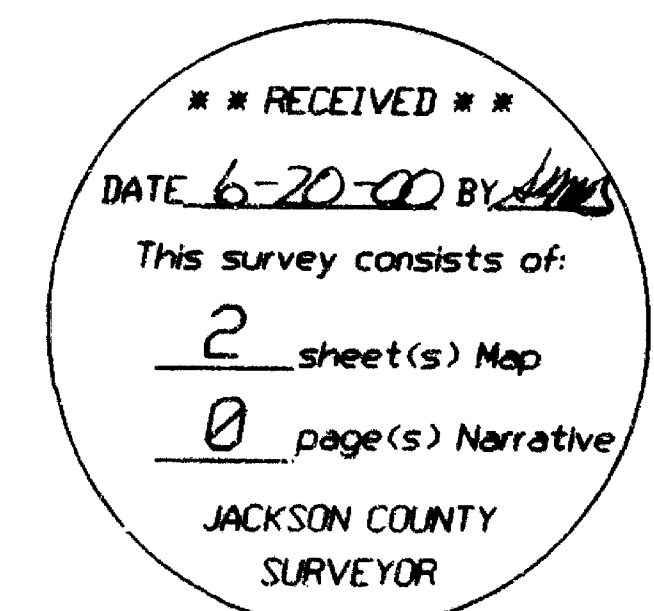
REGISTERED PROFESSIONAL LAND SURVEYOR

[Signature]
JAMES E. HIBBS
OREGON
JULY 17, 1986
JAMES E. HIBBS
2234
RENEWAL DATE 6-30-01

I HEREBY DECLARE THAT THIS IS AN EXACT COPY OF THE ORIGINAL PLAT.
[Signature]
SURVEYOR

SURVEY BY:

L.J. FRIAR & ASSOCIATES, P.C.
CONSULTING LAND SURVEYORS
816 WEST EIGHTH STREET
MEDFORD, OREGON 97501
PH: (541) 772-2782



SHEET 1 OF 2

APPROVAL:

[Signature]
ASHLAND PLANNING DEPARTMENT
PA #99-084 PROPERTY LINE ADJUSTMENT
6/15/2000 DATE

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PARTITION PLAT NO. P-35-2000
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[Signature] DEPUTY
COUNTY SURVEYOR FILE NO. 16546

APPROVAL:

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[Signature]
CITY SURVEYOR

for
Page Two Partners
2895 Highway 66
Ashland, OR 97520

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[Signature] 6-20-00 DATE
TAX COLLECTOR
[Signature] June 20, 2000 DATE
ASSESSOR

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[Signature]
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GENERAL PARTNER, PAGE TWO PARTNERS
TRUSTEE OF THE KING CHILDREN'S TRUST UDO AUGUST 15, 1995

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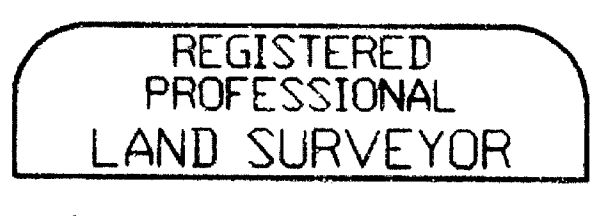
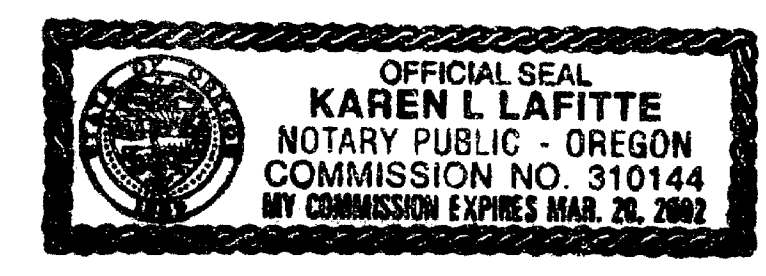
[Signature]
SURVEYOR

STATE OF OREGON)
)SS.
COUNTY OF JACKSON)

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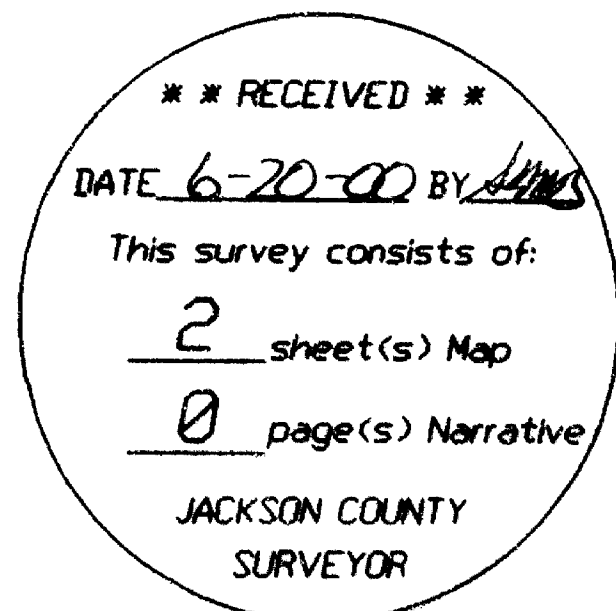


OREGON
JULY 17, 1986
JAMES E. HIBBS
2234
RENEWAL DATE 6-30-01

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[Signature]
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SHEET 1 OF 2