

PARTITION PLAT NO. p-47-2000
LAND PARTITION (LDP-99-136)
 In the N.E. 1/4 of Section 13, T. 37 S., R. 2 W., W.M.
 in the City of Medford, Jackson County, Oregon.

LEGEND:

- ⊙ = FOUND COUNTY SURVEYOR'S BRASS CAPPED MONUMENT & ACCESSORIES.
- = FOUND 5/8" IRON PIN 1.0' DEEP PER FS3005.
- ⦿ = FOUND 5/8" IRON PIN W/ PLASTIC CAP MKD. L.J. FRIAR & ASSOC. PER FS16391.
- = SET 5/8" x 30" IRON PIN W/ PLASTIC CAP MKD. L.J. FRIAR & ASSOC.

▨ = AREA DEDICATED TO CITY FOR STREET PURPOSES.

ORJCO = OFFICIAL RECORDS OF JACKSON COUNTY, OREGON.
 FS = FILED SURVEY #.
 JCDR = JACKSON COUNTY DEED RECORDS
 () = DEED RECORD DATA.
 MEAS = MEASURED DATA.
 WC = WITNESS CORNER.
 C1, L1 = SEE COURSE DATA TABLE.
 RM = REFERENCE MONUMENT TO EXTERIOR CORNER.

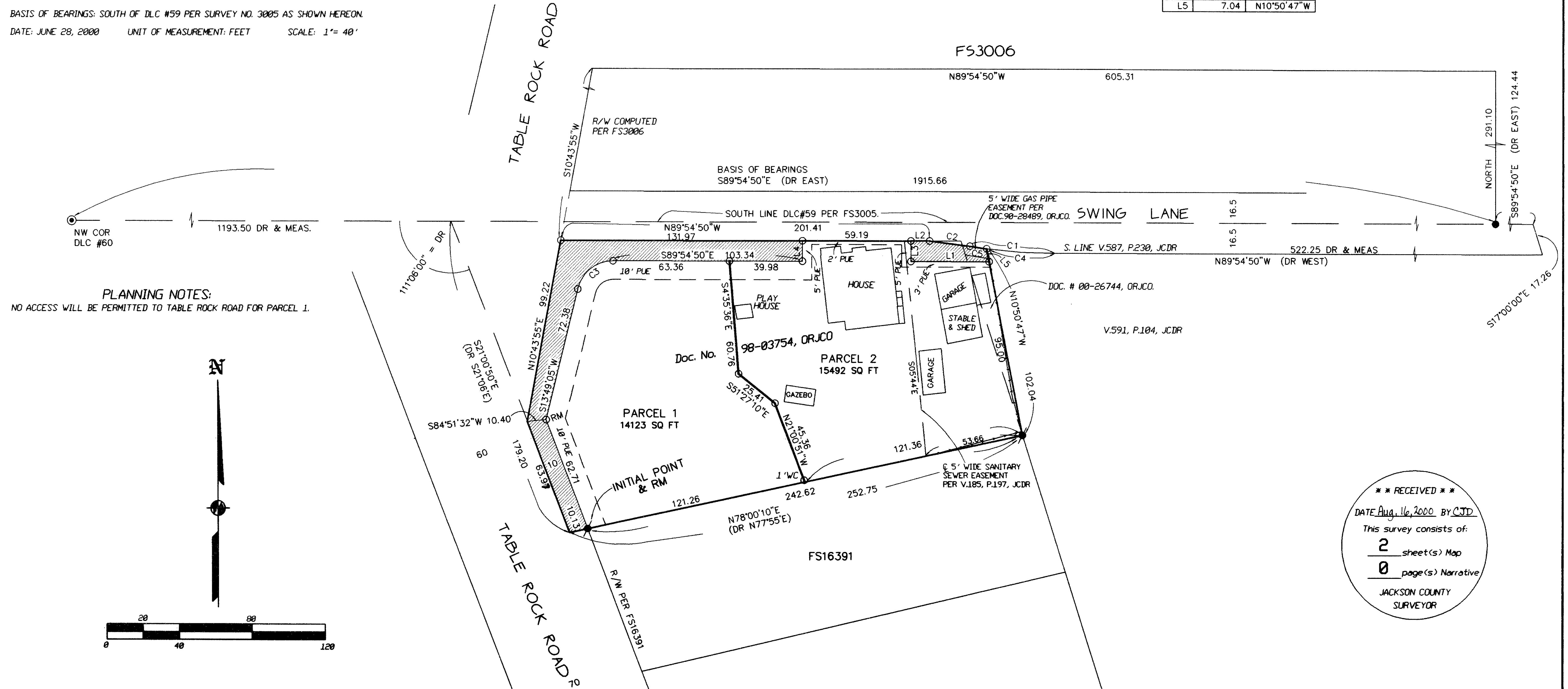
BASIS OF BEARINGS: SOUTH OF DLC #59 PER SURVEY NO. 3005 AS SHOWN HEREON.
 DATE: JUNE 28, 2000 UNIT OF MEASUREMENT: FEET SCALE: 1" = 40'

SURVEY FOR:

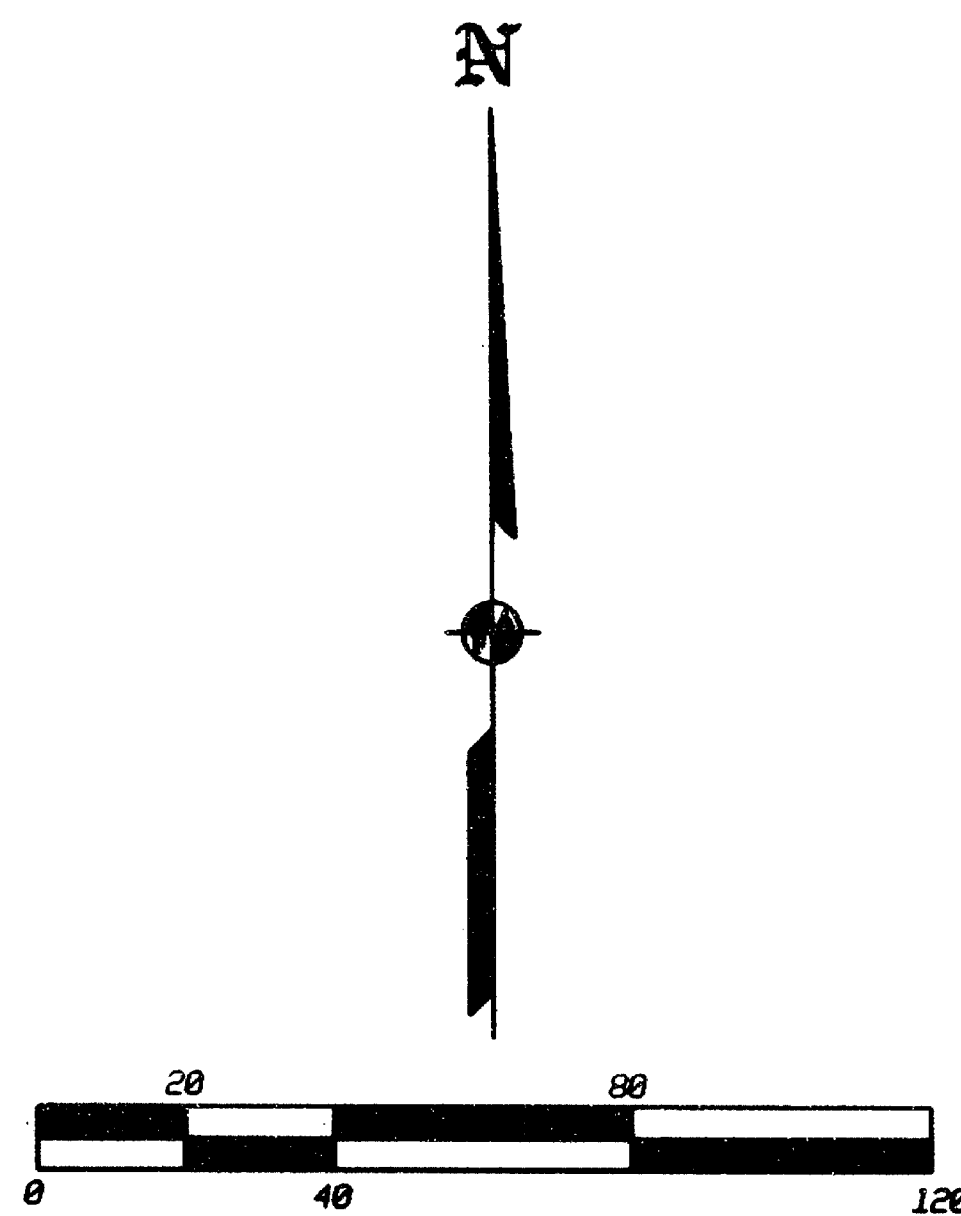
LUIS JAUREGUI
 2336 TABLE ROCK ROAD
 MEDFORD, OR 97501

COURSE DATA TABLE

| NUM | DELTA | ARC | RADIUS | LONG CHORD |
|-----|-----------|-------------|--------|-------------------|
| C1 | 9°18'41" | 46.56 | 286.48 | S85°15'30"E 46.51 |
| C2 | 4°24'16" | 22.02 | 286.48 | N82°48'18"W 22.02 |
| C3 | 76°16'05" | 26.62 | 20.00 | S51°57'07"W 24.70 |
| C4 | 7°26'35" | 37.22 | 286.48 | S86°11'33"E 37.19 |
| C5 | 1°52'06" | 9.34 | 286.48 | S81°32'12"E 9.34 |
| NUM | DISTANCE | BEARING | | |
| L1 | 42.67 | S89°54'50"E | | |
| L2 | 10.25 | N89°54'50"W | | |
| L3 | 11.00 | N0°05'10"E | | |
| L4 | 11.00 | N0°05'10"E | | |
| L5 | 7.04 | N10°50'47"W | | |



PLANNING NOTES:
 NO ACCESS WILL BE PERMITTED TO TABLE ROCK ROAD FOR PARCEL 1.



EASEMENTS PER SUBDIVISION GUARANTEE

GAS PIPE LINE EASEMENT PER V.562, P.191, JCDR IS NOT LOCATED ON THE SUBJECT PROPERTY.
 POWER EASEMENTS PER DOC. 66-12001, 72-02361 & 73-03342, ORJCO CANNOT BE DEPICTED HEREON.
 SANITARY SEWER EASEMENT PER DOC. 70-10179, ORJCO IS NOT LOCATED ON THE SUBJECT PROPERTY.
 COVENANTS, EASEMENTS, ETC., PER DOC.74-07779, ORJCO IS NOT LOCATED ON THE SUBJECT PROPERTY.

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

James E. Hibbs
 SURVEYOR

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
 PHONE: (541) 772-2782

*** RECEIVED ***
 DATE Aug. 16, 2000 BY CJD
 This survey consists of:
2 sheet(s) Map
0 page(s) Narrative
 JACKSON COUNTY SURVEYOR

*** APPROVALS ***

CITY OF MEDFORD PLANNING
File No. LDP-99-136

[Signature]
Director

14 August 2000
Date

Examined and approved this 7 day of AUGUST, 2000.

[Signature]
City Surveyor

ALL TAXES, FEES, ASSESSMENTS OR OTHER CHARGES as required by ORS 92.095 have been paid as of AUGUST 16th, 2000.

[Signature] 8-16-00
Assessor Date

[Signature] 8/16/00
Tax Collector Date

PARTITION PLAT NO. P-47-2000
LAND PARTITION (LDP-99-136)
In the N.E. 1/4 of Section 13, T. 37 S., R. 2 W., W.M.
in the City of Medford, Jackson County, Oregon.

SURVEY FOR:
LUIS JAUREGUI
2336 TABLE ROCK ROAD
MEDFORD, OR 97501

*** RECORDER'S CERTIFICATE ***

Filed for record this 16 day of August, 2000, at 2:44 o'clock P.M., and recorded as Partition Plat No. P-47-2000 of "Record of Partition Plats" of Jackson County, Oregon.

Index Volume 11 Page 47.

[Signature]
County Clerk

[Signature]
Deputy

County Surveyor File No. **16603**

*** DECLARATION ***

Know all men by these presents that we, LUIS J. JAUREGUI, JR and PENNY C. JAUREGUI, Trustees of the P.C.J. Living Trust UDD 1/10/94, are the owners in fee of the land shown hereon, more particularly described in the Surveyor's Certificate and have Partitioned the same into the Parcels as shown hereon. We do hereby dedicate to the City of Medford the land shown on Sheet 2 labeled for Street purposes and do hereby dedicate to the public the Public Utility Easement (PUE) with the condition that Charter Communications its successors or assigns in interest shall have the right of use said PUE.

[Signature] TRUSTEE
LUIS J. JAUREGUI, JR, Trustee
P.C.J. Living Trust UDD 1/10/94

[Signature] TRUSTEE
PENNY C. JAUREGUI, Trustee
P.C.J. Living Trust UDD 1/10/94

STATE OF OREGON)
COUNTY OF JACKSON) ss.

PERSONALLY appeared the above named Luis J. Jauregui, Jr. and Penny C. Jaruegui and acknowledged the foregoing instrument to be their voluntary act and deed.

Dated this 25th day of July, 2000.

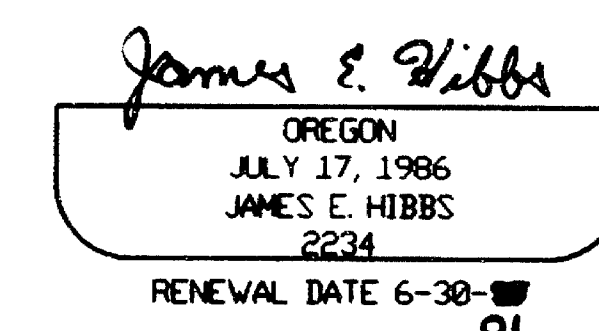
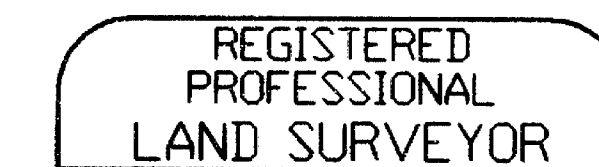
Before me: [Signature]
Notary Public of Oregon.



*** 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 CONFORMS WITH THE REGULATIONS FOR PARTITIONS, AND REPRESENTS LAND, THE EXTERIOR OF WHICH BEING ACCURATELY DESCRIBED AS FOLLOWS:

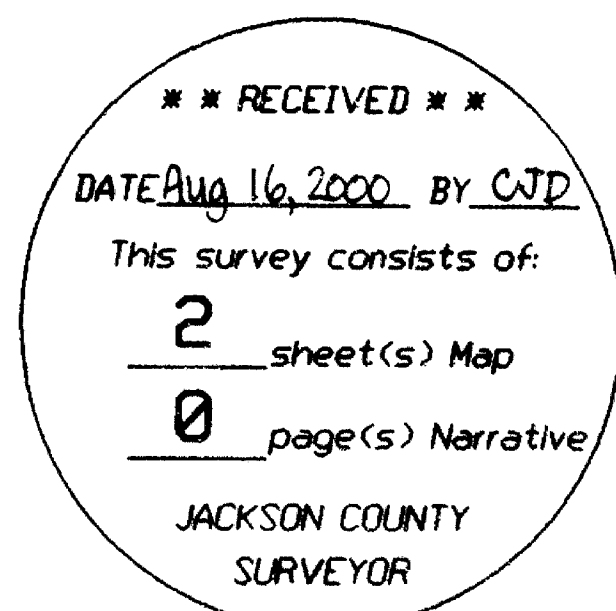
Commencing at the Northwest corner of Donation Land Claim No. 60, Township 37 South, Range 2 West, Willamette Meridian, Jackson County, Oregon; thence along the North line of said Claim, South 89°54'50" East (record East), 1193.50 feet; thence South 21°00'50" East (record South 21°06' East), 179.20 feet to the Southwest corner of that tract described in Document No. 98-03754, Official Records of Jackson County, Oregon; thence along the South line thereof, North 78°00'10" East (record North 77°55' East), 10.13 feet to a point being 10 feet Easterly of when measured at right angles to the West line of said tract and the INITIAL POINT OF BEGINNING; thence continue along said South line, North 78°00'10" East (record North 77°55' East), 242.62 feet to the Southeast corner thereof; thence North 10°50'47" West, 102.04 feet to the South line of Swing Lane as described in Volume 587, Page 230, Jackson County Deed Records; thence along said South line, along the arc of a 286.48 foot radius curve to the right having a central angle of 01°52'06", a distance of 9.34 feet (the long chord of which bears North 81°32'12" West, 9.34 feet); thence along the arc of a 286.48 foot radius curve to the left having a central angle of 04°24'17", a distance of 22.02 feet (the long chord of which bears North 82°48'18" West, 22.02 feet) to the North line of that tract described in Document No. 98-03754, said Official Records; thence along said North line, North 89°54'50" West, 201.41 feet to the Northwest corner thereof; thence along the Westerly line of said tract, South 10°43'55" West, 99.22 feet to an angle point; thence South 21°00'50" East, 63.97 feet to the Southwest corner thereof; thence along the South line thereof, North 78°00'10" East (record North 77°55' East), 10.13 feet to the INITIAL POINT OF BEGINNING.



*** AFFIDAVITS OF CONSENT ***

From Devearl B. & Maxine D. Pugmire recorded as Document No. 00-33800, ORJCO.

From John G. & Janet M. Crawford recorded as Document No. 00-33799, ORJCO.



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

[Signature]
SURVEYOR

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

PURPOSE: To survey and monument the corners of two parcels created through a Land Partition. See City of Medford Planning File No. LDP-99-136.

PROCEDURE: From control established by this office during FS16391, utilized deed record data to compute the subject property as shown on Sheet 2. Computed the partition line per the approved Tentative Plat and set pins accordingly. The exterior pins that land in the asphalt of Table Rock Road were not set since property is being dedicated. The South line of Swing Lane was computed per V.587, P.230, JCDF.

SURVEY BY:
L.J. FRIAR & ASSOCIATES, P.C.
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MEDFORD, OREGON 97501
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