The state of the s

SHARON MOCK REBYAN ROAD RAL POINT, OREGON 91502	PAR	PARTITION PLAT NO. P-56-2000		RECORDER'S CERTIFICATE
NTRAL POINT CITY PLANNING:		CATED in the NE 1/4 of Se	ction II,	FILED FOR RECORD THIS 28 DAY OF SEPTEMBEY, 2000
	 GRANTED IN CITY OF CENTRAL POINT MUNICIPAL CODE,	TOTODOINI ININA	• —	1:47 O'CLOCK P.M. AND RECORDED AS PARTITION PLAT NO. P. 56-20
APTER 10.12, THIS PLAT IS HEREBY APPROVE		in the City of Central Po		IN THE RECORDS OF PARTITION PLATS IN JACKSON COUNTY, OREGON. INDEX VOLUME//, PAGE
WM W SIDE CERT	7-20-00	Jackson County, Orego		INDEX VOLUME, PAGE
MINED AND APPROVED THIS 26 DAY O	F September 2000.	130KJOH 1000H19, 01090	* * RECEIVED * *	Kahleen S. Beckett Subar Kelley
	\mathcal{O}	December 8, 1999	Date 9/28/00 By RER	COUNTY CLERK DEPUTY
PUBLIC WORKS DIRECTOR	COUNTY SURVEYOR		This survey Consists of: / sheet(s) Map	COLINTY SUBVEYOR FILE NO 16650
DECLARATION			page(s) Narrative	COUNTY SURVEYOR FILE NO
		R OF THE LANDS DESCRIBED HEREON IN THE "SURVEYORS CERTIFICATION OF THE DECLARANT HAVE CAUSED THE SAME TO BE SURVEYED		TAX STATEMENT APPROVAL
PARTITIONED INTO PAR EACH PARCEL AND TH PARTITIONING. I DO F	CELS, A 'PRIVATE STREET AND PUBLIC UTILITY EASEMENT' E COURSE AND LENGTH OF ALL LINES ARE PLAINLY SET F IEREBY DEDICATE TO THE CITY OF CENTRAL ROINT THE 'PU	DS. I, THE DECLARANT, HAVE CAUSED THE SAME TO BE SURVEYED AND A 10 FEET WIDE 'PUBLIC UTILITY EASEMENT'; THE NUMBER OF ORTH AND THAT THIS PLAT IS A CORRECT REPRESENTATION OF SAIDUBLIC UTILITY EASEMENTS' AS SET FORTH HEREON WITH THE CONDIT	ON	ALL TAXES, FEES, ASSESSMENTS OR OTHER CHARGES AS REQUIRED BY O.R.S. 92.0 HAVE BEEN PAID AS OF
PLACEMENT OF TELEVI	SION CABLE LINES. I DO HEREBY MAKE AND CREATE, FOR	TO THE RIGHT TO USE SAID PUBLIC UTILITY EASEMENTS FOR UNDERGOOD THE NON-EXCLUSIVE USE OF PARCELS 1, 2 & 3 THE PRIVATE ST	reet as shown —	them Sandly Drouty 9-28-00
FD. BRASS CAP THE PURPOSES OF IN	HEREBY GRANT TO "CEDAR SHADOWS SUBDIVISION, UNITS GRESS AND EGRESS. THE MAINTENANCE OF SAID 'PRIVATE SHALL HAVE THE RIGHT TO UTILIZE THE PRIVATE STREET I	1 & 2, PLANNED COMMUNITIES" THE RIGHT TO USE SAID 'PRIVATE S STREET' SHALL BE SET FORTH IN SEPARATE WRITINGS. PUBLIC AN FOR EMERGENCY ACCESS.	D PRIVATE	TAX COLLECTOR DATE
			··	ASSESSOR Depty Sept. 28, 2000 DATE
		May HAYNES	SURVEYOR'S C	ERTIFICATE
STATE OF OR	> 55 //(WICH /6 , 200	O.	·	AUGHTON, A REGISTERED PROFESSIONAL LAND SURVEYOR OF THE STATE OF OREGON, THAT I HAVE CORRECTLY SURVEYED AND MARKED WITH THE PROPER MONUMENTS
County of Jackson		REGISTERED PROFESSIONAL	AS PROVIDED BY LAW,	, THE TRACT OF LAND SHOWN HEREON AND THAT THIS PLAT IS A CORRECT SAID TRACT AND THAT THE FOLLOWING IS AN ACCURATE DESCRIPTION OF THE
	EARED BEFORE ME THE ABOVE NAMED MARK HAYNES, WHO DREGOING INSTRUMENT FOR THE PURPOSES THEREIN SET		BOUNDARY LINES:	
2154.	OFFICIAL SEAL	My of	RANGE 2 WEST, WILLA	THE NORTHWEST CORNER OF DONATION LAND CLAIM NUMBER 56, TOWNSHIP 37 SOUTH METTE MERIDIAN, JACKSON COUNTY, OREGON; THENCE SOUTH 00'03'40" WEST, A
BEFORE ME:	OFFICIAL SEAL DONNA O'GRADY NOTARY PUBLIC-OREGON NOTARY PUBLIC	ALIC - OREGON RUSSELL D BRAUGHTON 2657	CORNER OF THAT TRA	S FEET; THENCE NORTH 89°45'37" EAST, A DISTANCE OF 30.00 FEET TO THE SOUTHWES ACT DESCRIBED IN VOLUME 415, PAGE 474, DEED RECORDS FOR SAID COUNTY AND STA BEING ON THE EASTERLY RIGHT OF WAY LINE OF FREEMAN ROAD AND THE INITIAL POINT
	MY COMMISSION EXPIRES SEPT. 20, 2000	EXPIRES 12/31/01	THENCE NORTH 89'45' SOUTHEAST CORNER O	'37" EAST, ALONG THE SOUTH LINE OF SAID TRACT, A DISTANCE OF 179.69 FEET TO 1 OF SAID TRACT, SAID CORNER ALSO BEING THE SOUTHWEST CORNER THAT TRACT
	N89'45'40"E SN7949) N89'45'37"E 209.69'	(CEDAR SHADOWS SUBPIVSION, UNIT 1 - PROPO (Sag 39'35" E 240.315' SN7949) S8g 38'26" E 240.54'	, 220,	E 584, PAGE 530, SAID DEED RECORDS; THENCE SOUTH 89°38'26" EAST, ALONG THE S LINE OF LAST SAID TRACT, A DISTANCE OF 240.54 FEET TO THE SOUTHEAST CORNER OF LAST SAID TRACT; THENCE
30.00	179.69'	17.T3" I W 101.06'	123.27'	SOUTH 00'03'40" WEST, A DISTANCE OF 161.09 FEET TO THE SOUTHEAST CORNER THAT TRACT DESCRIBED IN
C E	N90'00'00'W 229.69' DAR SHADOWS WAY ivate Street & P.U.E PER VOL. 584, PG.	NT 1 5 3	139.36'	DOCUMENT NUMBER 79-12421, OFFICIAL RECORDS, SAID O.12 O.12 DOCUMENT NUMBER 79-12421, OFFICIAL RECORDS, SAID O.12 COUNTY AND STATE; THENCE NORTH 89'57'00" WEST,
S89:57:00 W	N90'00'00'E 229.69'	EXISTING OVERHEAD L=2.08' UTILITY LINES CASS 7.55 F		ALONG THE MOST SOUTHERLY LINE OF LAST SAID TRACT, A DISTANCE OF 323.00 FEET TO THE MOST SOUTHWESTERL CORNER OF SAID TRACT; THENCE NORTH 00'03'40" EAST,
FD. PIN BRS.	. NO. 98-40701 S89'45'37'W 78.98' S7 FD. PIN BRS. 10' WIDE P.U.E. DEDICATED HEREON	TO SE CONVERTED LC=2.08' CTO SE CONVERTED LC=2.08' L=40.8 SZ 42'0!	9' "E	A DISTANCE OF 141.00 FEET; THENCE SOUTH 89'57'00" W A DISTANCE OF 97.23 FEET TO A POINT ON SAID EASTERLY
S28'07'45"W, 0.37'	S5751'52'W, 0.83'		RICAL POWER TRANSMISSION EA	
		R=20.00'	VOL. 422, PG. 122, DOC. NO. 9 NO. 99-53595 GIVE NO SPECIF	
		LC=18.23'		well marghton
AGLE - EL	. 8	Δ= 106 17'21" R=29.00' L=53.80'		SURVEYOR
	=	N89'09'52"W LC=46.41'	Parce 1 / 20367 SQ FT	SO DESEND
7 :	Parcel 3 13515 SQ FT	Parcel 2		SO CHANDICATES E (9" DIAM IDON DIN DED
To Many	\$ 100 PM	12149 SQ FT	4	INDICATES 5/8" DIAM. IRON PIN PER S.N. 15431 FD. UNLESS NOTED OTHERWISE.
NG CORPO		SQ 703.40		S.N. 7949 FD. UNLESS NOTED OTHERWISE.
		Don No. 70 12421 Official December		O INDICATES 5/8" X 30" STEEL PIN W/RED PLASTIC CAP MKD. "R. BRAUGHTON-LS 2657" SET.
		Doc. No. 79-12421, Official Records See Survey Numbers 7403 & 7949	georgia, granta / W	DENOTES RECORD DATA.
23 North Ivy S			FD. PIN E N80'49'03" W	S.N. = SURVEY NUMBER
FD. BRASS CAP IN MON. CASE AT (541) 776-2. INTERSECTION OF		100.00'	123.41'	P.U.E. = EASEMENT FOR PUBLIC UTILITIES, STORM DRAINAGE, GAS, WATER, ELECTRIC, TELEPHONE, CABLE T.V.,
INTERSECTION OF HOPKINS ROAD & FREEMAN ROAD SW COR. DLC 56	FD. PIN BRS. FD. PIN B	RS. FD. PIN BRS. S2'28'31"E, 0.57'	late he	SANITARY SEWER CONSTRUCTION & MAINTENANCE.
SCALE !" = 30	THI	5228'31"E, 0.57'— E MEADOWS SUBDIVISION	expet pl process, of the ony	BASIS OF BEARINGS: WEST LINE OF D.L.C. NO. 56 PER S.N. 740
0 30 6	90 1712	- IVILAUUVVS SUDUIVISIUIV	HALL BEAUTY	
·IIA TAX LOT 300			DRAMING D:\TMNORK\40006	SHEET I OI
				16650

EAGLE-EYE SURVEYING CORPORATION

23 North Ivy Street, Medford
P.O. Box 4397, Medford, Oregon 97501-0170
Tel.(541)776-2313 Fax.(541)776-9978

SURVEY NARRATIVE TO COMPLY WITH CHAPTER 209, PARAGRAPH 250, OREGON REVISED STATUTES

SURVEY FOR:

Jim & Sharon Mock

527 Freeman Road

Central Point, Oregon 97502

LOCATION:

in the NE 1/4 of Section 11, T. 37 S., R. 2 W., W.M., City of Central Point, Jackson County,

Oregon.

PURPOSE:

PARTITION PLAT: To locate and monument the new Parcel lines as shown on accompanying plat, and to prepare and record said plat for the purpose of creating said Parcels and the easements as shown.

PROCEDURE:

Utilizing control points and data obtained during the execution of Survey Number 16192, filed by this office, as well as the found monuments shown, the boundaries of the mother parcel, that tract described in Document Number 79-12421, Official Records, said County and State, were then computed as shown. Monuments recovered per Survey Numbers 7403 and 7949 were determined to more closely match the Deed references than those set on Survey Number 15431; therefore they were held as controlling. The easterly line of the mother parcel was held as parallel with the Westerly line of D.L.C. Number 56 per Deed references. The new Parcel lines and the right of way of the 'Private Street', named 'CEDAR SHADOWS WAY' was monumented as shown. Monuments set on this survey consist of 5/8 x 30 steel pins with red plastic caps mkd. "R. BRAUGHTON-LS 2657",

unless noted otherwise.

BASIS OF

BEARINGS:

West line of D.L.C. No. 56 per Survey Number 7403.

EQUIPMENT:

Nikon DTM-A5 Electronic Total Station.

DATE

COMPLETED:

December 8, 1999

REGISTERED
PROFESSIONAL
LAND SURVEYOR

OREGON
RUSSELL D BRAUGHTON
2657

Expires 12/31/01

Date 9/28/00 By PAR

This survey Consists of:

______ sheet(s) Map

_____ page(s) Narrative

JACKSON COUNTY
SURVEYOR