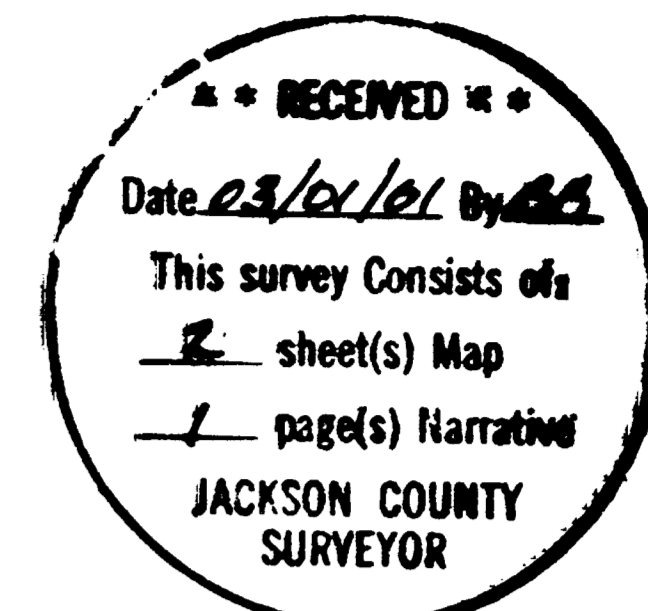


GARDEN SPRINGS SUBDIVISION

Located in:
the Southeast 1/4 of Section 20
Township 37 South, Range 1 West, W.M.,
City of Medford, Jackson County, Oregon



*** DECLARATION ***

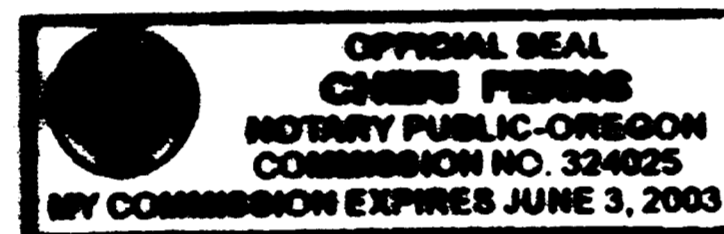
KNOW ALL MEN BY THESE PRESENTS, THAT WE, CHARLES SMITH AND MILO C. SMITH, ARE THE OWNERS IN FEE SIMPLE OF THE LANDS HEREON DESCRIBED, AND THAT WE HAVE SUBDIVIDED THE SAME INTO LOTS AND STREETS AS SHOWN HEREON, AND THE NUMBER OF EACH LOT AND THE COURSE AND LENGTH OF ALL LINES ARE PLAINLY SET FORTH, AND THAT THIS PLAT IS A CORRECT REPRESENTATION OF THE SUBDIVISION. WE HEREBY DEDICATE TO THE PUBLIC FOR PUBLIC USE THE STREETS AND ADDITIONAL AREA FOR STREET PURPOSES TOGETHER WITH THOSE EASEMENTS LABELED AS PUBLIC UTILITY EASEMENTS. WE HEREBY CREATE FOR THE BENEFIT OF THE OWNERS, THEIR HEIRS AND ASSIGNS OF LOTS 5 AND 6, A PRIVATE SANITARY SEWER EASEMENT OVER AND ACROSS LOTS 4 AND 5. WE HEREBY CREATE FOR THE BENEFIT OF THE OWNERS, THEIR HEIRS AND ASSIGNS OF LOTS 3, 4, 5 AND 6, PRIVATE STORM DRAIN EASEMENTS OVER AND ACROSS LOTS 1, 3, 4 AND 5. WE HEREBY DESIGNATE SAID SUBDIVISION AS GARDEN SPRINGS SUBDIVISION.

IN WITNESS WHEREOF, SIGNED THIS THE 8th DAY OF February, 2001.
[Signature]
STATE OF OREGON)
COUNTY OF JACKSON) SS
CHARLES SMITH

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 8th DAY OF February, 2001 BY CHARLES SMITH, KNOWN TO ME AS THE PERSON WHO EXECUTED THE FOREGOING INSTRUMENT AS HIS VOLUNTARY ACT AND DEED.

WITNESS MY HAND AND OFFICIAL SEAL.

[Signature]
NOTARY

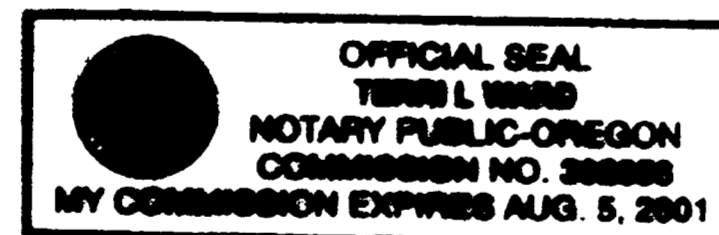


IN WITNESS WHEREOF, SIGNED THIS THE 9th DAY OF February, 2001.
[Signature]
STATE OF OREGON)
COUNTY OF JACKSON) SS
MILO C. SMITH

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 9th DAY OF February, 2001, BY MILO C. SMITH, KNOWN TO ME AS THE PERSON WHO EXECUTED THE FOREGOING INSTRUMENT AS HIS VOLUNTARY ACT AND DEED.

WITNESS MY HAND AND OFFICIAL SEAL.

[Signature]
NOTARY



FOR ORDER OF THE COUNTY COURT APPROVING THIS PLAT SEE VOLUME _____, PAGE _____ OF COUNTY COMMISSIONERS JOURNAL OF PROCEEDINGS.

FILED FOR RECORD THIS 01 DAY OF March, 2001 AT 8:45 O'CLOCK A.M. AND RECORDED IN VOLUME 27 OF PLATS AT PAGE 11 OF RECORDS OF JACKSON COUNTY, OREGON.

[Signature]
COUNTY CLERK

[Signature]
DEPUTY



DAVID M. MINNECI
OREGON
JULY 25, 1988
DAVID M. MINNECI
2340
EXPIRES 12/31/02

I certify this plat to be an exact photocopy of the original.
David M. Minneci
SURVEYOR

*** SURVEYOR'S CERTIFICATE ***
STATE OF OREGON)
COUNTY OF JACKSON) SS

I, DAVID M. MINNECI, A DULY REGISTERED PROFESSIONAL LAND SURVEYOR OF THE STATE OF OREGON, DO HEREBY CERTIFY THAT I HAVE CORRECTLY SURVEYED AND MARKED WITH THE PROPER MONUMENTS AS PROVIDED BY LAW THE TRACT OF LAND HEREON SHOWN AND THE PLAT IS A CORRECT REPRESENTATION OF THE SAME, AND THE FOLLOWING IS AN ACCURATE DESCRIPTION OF THE BOUNDARY LINES:

COMMENCING AT THE CENTER-SOUTH ONE-SIXTEENTH (1/16) CORNER OF SECTION 20, TOWNSHIP 37 SOUTH, RANGE 1 WEST OF THE WILLAMETTE MERIDIAN, CITY OF MEDFORD, JACKSON COUNTY, OREGON; THENCE NORTH 1248.15 FEET TO THE SOUTHERLY RIGHT-OF-WAY LINE OF SPRING STREET; THENCE NORTH 89°59'56" EAST, ALONG SAID SOUTHERLY LINE, 145.65 FEET TO THE NORTHWEST CORNER OF THAT TRACT DESCRIBED IN DOCUMENT NO. 99-17202, OFFICIAL RECORDS OF SAID JACKSON COUNTY; THENCE, ALONG THE BOUNDARY OF SAID TRACT AS FOLLOWS: SOUTH 00°05'00" EAST 10.00 FEET TO A BRASS DISC IN CONCRETE MARKING THE INITIAL POINT OF BEGINNING OF GARDEN SPRINGS SUBDIVISION; THENCE CONTINUE SOUTH 00°05'00" EAST 285.00 FEET; THENCE NORTH 89°59'56" EAST 147.34 FEET; THENCE NORTH 00°05'00" WEST 295.00 FEET; THENCE SOUTH 89°59'56" WEST 147.34 FEET TO THE AFORESAID NORTHWEST CORNER OF SAID TRACT; THENCE SOUTH 00°05'00" EAST 10.00 FEET TO THE INITIAL POINT OF BEGINNING.

David M. Minneci
SURVEYOR

*** APPROVALS ***
MEDFORD CITY PLANNING:

I CERTIFY THAT, PURSUANT TO AUTHORITY GRANTED IN ORDINANCE NO. 5785 THIS PLAT IS HEREBY APPROVED.
[Signature] 22 February 2001
PLANNING DIRECTOR DATE

EXAMINED AND APPROVED THIS 9th DAY OF February, 2001.
[Signature] [Signature]
CITY ENGINEER CITY SURVEYOR

EXAMINED AND APPROVED AS REQUIRED BY O.R.S. 92.100 THIS 23rd DAY OF February, 2001.
[Signature]
ASSESSOR, DEPARTMENT OF ASSESSMENT

ALL TAXES, FEES, ASSESSMENTS OR OTHER CHARGES AS REQUIRED BY O.R.S. 92.095 HAVE BEEN PAID AS OF THIS 23 DAY OF FEB, 2001.
[Signature]
TAX COLLECTOR

PAUL DOUGHTY, TRUSTEE OF THE PAUL DOUGHTY TRUST UAD MAY 8, 1992, THE UNDERSIGNED BENEFICIARY OF A CERTAIN TRUST DEED DATED SEPTEMBER 25, 2000 AND RECORDED SEPTEMBER 28, 2000 AS DOCUMENT NO. 00-39706, OFFICIAL RECORDS OF JACKSON COUNTY, OREGON, AFFECTING THE LAND DESCRIBED HEREIN, HEREBY RELEASES FROM THE LIEN OF SAID TRUST DEED ALL PROPERTY SHOWN HEREON AS DEDICATED TO THE PUBLIC FOR PUBLIC USE.

IN WITNESS WHEREOF, SIGNED THIS 9th DAY OF February, 2001.

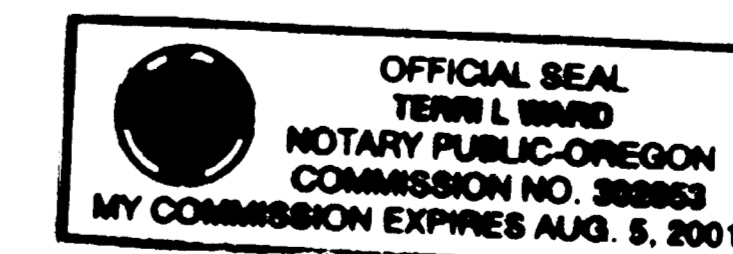
Paul Doughty TRUSTEE
PAUL DOUGHTY, TRUSTEE OF THE PAUL DOUGHTY TRUST UAD MAY 8, 1992

STATE OF Oregon)
COUNTY OF Jackson) SS.

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 9th DAY OF February, 2001, BY PAUL DOUGHTY, KNOWN TO ME AS THE PERSON WHO EXECUTED THE WITHIN INSTRUMENT ON BEHALF OF THE PAUL DOUGHTY TRUST UAD MAY 8, 1992

WITNESS MY HAND AND OFFICIAL SEAL.

[Signature]
NOTARY



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

Survey for: Charles E. Smith & Milo C. Smith
224 Cheryl Lane
Phoenix, Oregon 97555

Location: Located in the Southeast one-quarter (1/4) of Section 20, Town-
ship 37 South, Range 1 West, Willamette Meridian, City of
Medford, Jackson County, Oregon.

Purpose: To survey, monument and record a Subdivision Plat for GARDEN
SPRINGS SUBDIVISION.

Procedure: Utilizing control and found monumentation from Surveys No. 2126
and 14198, I set monuments as shown on the accompanying Plat.
The tract is described in Document No. 99-17202, Official Records
of Jackson County, Oregon.

Basis of
Bearing: Centerline of Spring Street per Survey No. 14198.

Date: November 28, 2000.

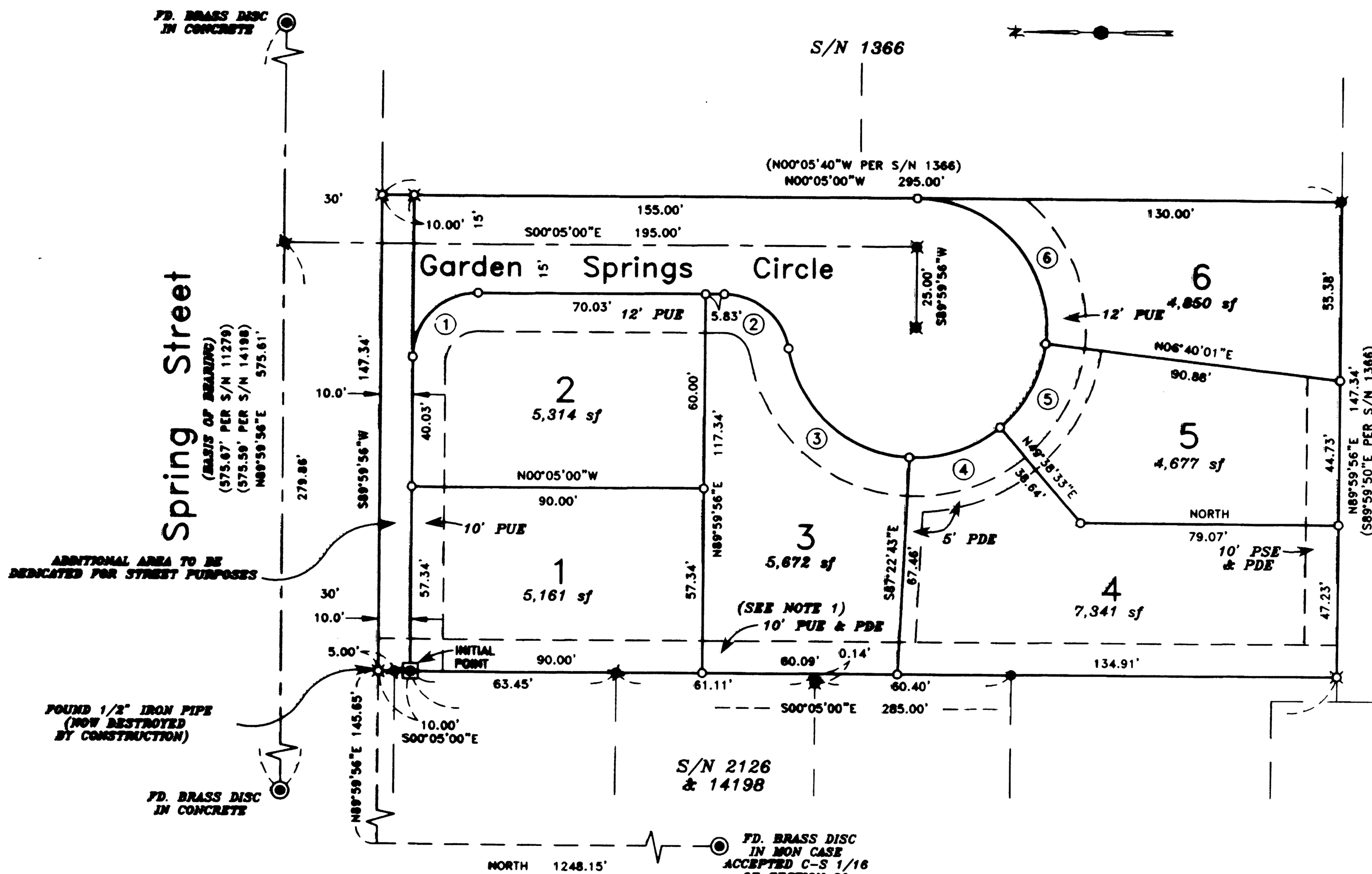


David M. Minneci
L.S. 2349 - Oregon
Expires 12/31/00
1062 E. Jackson Street
Medford, Oregon 97504

GARDEN SPRINGS SUBDIVISION

Located in:
 the Southeast 1/4 of Section 20,
 Township 37 South, Range 1 West, W.M.,
 City of Medford,
 Jackson County, Oregon

**** RECEIVED ****
 Date 02/14/01 By DS
 This survey consists of:
2 sheet(s) Map
1 page(s) Narrative
 JACKSON COUNTY
 SURVEYOR



- NOTES:**
- 1.) EXISTING 10' SANITARY SEWER EASEMENT PER DOC. NO. 72-08812, OFFICIAL RECORDS OF JACKSON COUNTY, AREA TO BE DEDICATED AS 10' PUBLIC UTILITY EASEMENT.
 - 2.) REFERENCE MAP OF CENTERLINE MONUMENTS ON FILE WITH THE CITY OF MEDFORD ENGINEERING DEPARTMENT.
 - 3.) CITY OF MEDFORD ENGINEERING REQUIRES THAT VEHICLE ACCESS FOR LOT 1 TO SPRING STREET BE LOCATED ON THE EAST SIDE OF THE LOT.
 - 4.) CITY OF MEDFORD PLANNING REQUIRES THAT VEHICLE ACCESS FOR LOT 2 BE RESTRICTED TO GARDEN SPRINGS CIRCLE.

HOFFBUHR & ASSOCIATES, INC.
 1062 E. JACKSON MEDFORD, OREGON
 (541) 779-4641
 BY: DAVID M. MINNECI RPLS NO. 2349
 SCALE: 1 INCH = 30' NOVEMBER 28, 2000
 BASIS OF BEARING: SURVEY NUMBER 14198
 (CENTERLINE OF SPRING ST.)

- = SET 5/8" x 24" IRON PIN WITH PLASTIC CAP STAMPED "D. MINNECI LS 2349".
- ⊠ = SET 5/8" x 30" IRON PIN WITH PLASTIC CAP STAMPED "D. MINNECI LS 2349".
- ⊞ = SET 5/8" x 30" IRON PIN WITH ALUMINUM CAP STAMPED "D. MINNECI LS 2349".
- ⊠ = SET BRASS DISC STAMPED "INITIAL POINT LS 2349" IN CONCRETE.
- = FOUND 1/2" IRON PIPE PER S/N 2126.
- ⊞ = FOUND 5/8" IRON PIN PER S/N 1366.
- ⊞ = FOUND 5/8" IRON PIN WITH PLASTIC CAP STAMPED "L.J. FRIAR & ASSOC." PER S/N 14198.
- ⊠ = FOUND BRASS CAP MONUMENT AS NOTED.
- S/N = SURVEY NUMBER
- PUE = EASEMENT FOR PUBLIC UTILITIES, STORM DRAINAGE, GAS, WATER, ELECTRIC, CABLE TELEVISION AND SANITARY SEWER CONSTRUCTION AND MAINTENANCE.
- PDE = PRIVATE STORM DRAIN EASEMENT
- PSE = PRIVATE SANITARY SEWER EASEMENT

CURVE TABLE

CURVE	DELTA	RADIUS	LENGTH	CHORD	BEARING
1	89°55'04"	20.00'	31.39'	28.26'	S45°02'32"E
2	80°24'22"	20.00'	28.07'	25.82'	S40°07'11"W
3	77°42'04"	40.00'	54.25'	50.18'	S41°28'19"W
4	42°58'45"	40.00'	30.01'	29.30'	N18°52'05"W
5	42°58'32"	40.00'	30.00'	29.30'	S61°50'43"E
6	96°40'05"	40.00'	67.49'	59.76'	N48°19'59"E

REGISTERED
 PROFESSIONAL
 LAND SURVEYOR
 David M. Minnecci
 OREGON
 JULY 28, 1988
 DAVID M. MINNECCI
 2349
 EXPIRES 12/31/08

I certify this plot to be an
 exact photocopy of the original.
 David M. Minnecci
 SURVEYOR