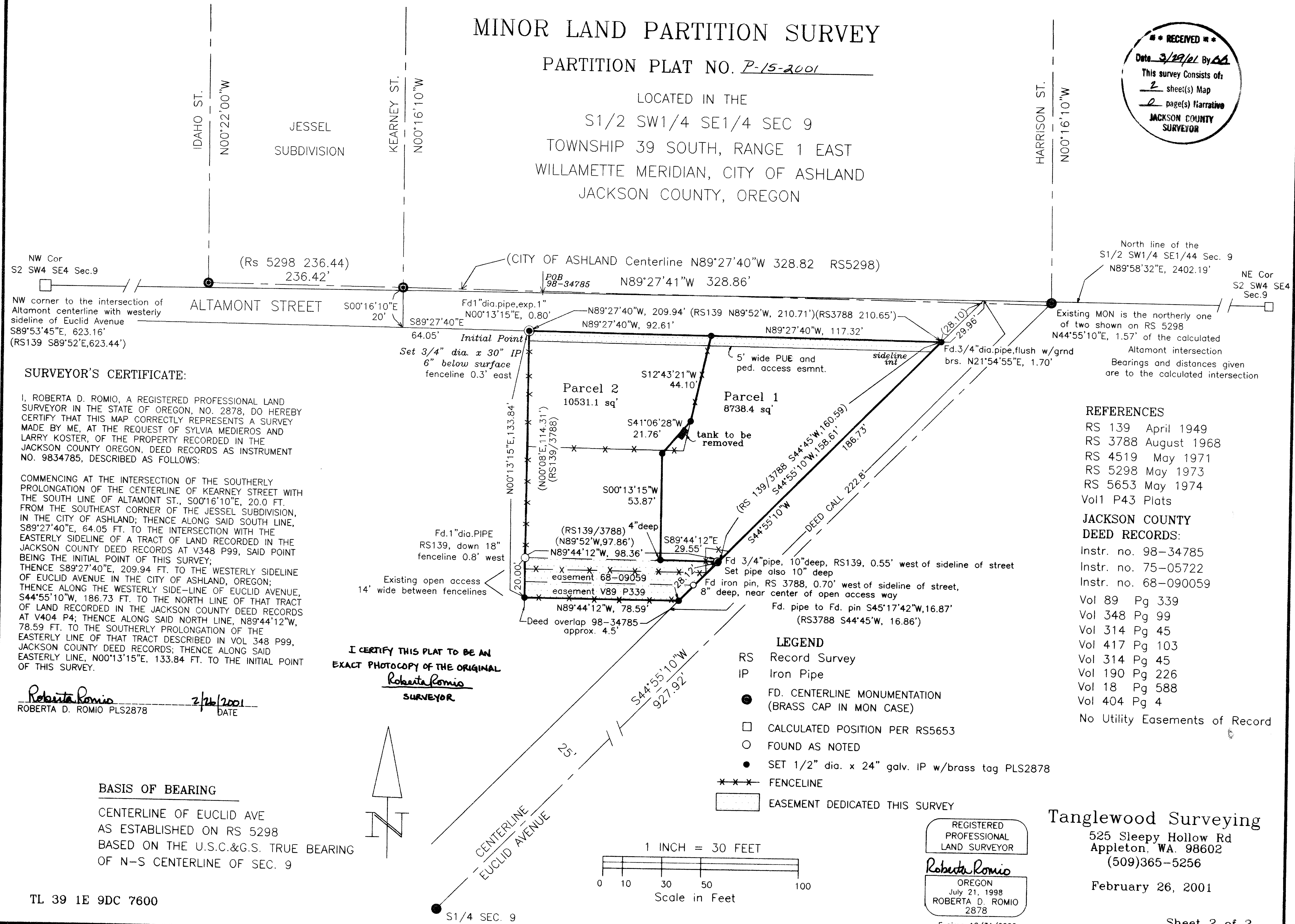
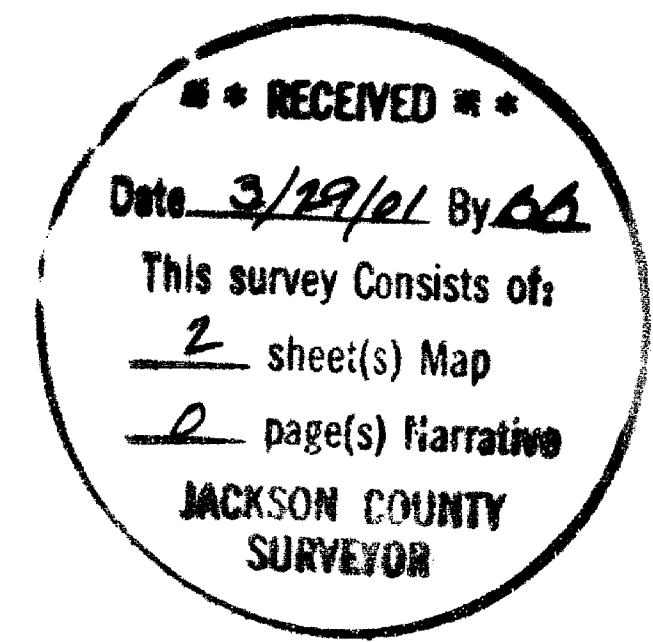


MINOR LAND PARTITION SURVEY

PARTITION PLAT NO. P-15-2001

LOCATED IN THE
S1/2 SW1/4 SE1/4 SEC 9
TOWNSHIP 39 SOUTH, RANGE 1 EAST
WILLAMETTE MERIDIAN, CITY OF ASHLAND
JACKSON COUNTY, OREGON



SURVEYOR'S CERTIFICATE:

I, ROBERTA D. ROMIO, A REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF OREGON, NO. 2878, DO HEREBY CERTIFY THAT THIS MAP CORRECTLY REPRESENTS A SURVEY MADE BY ME, AT THE REQUEST OF SYLVIA MEDIEROS AND LARRY KOSTER, OF THE PROPERTY RECORDED IN THE JACKSON COUNTY OREGON, DEED RECORDS AS INSTRUMENT NO. 9834785, DESCRIBED AS FOLLOWS:

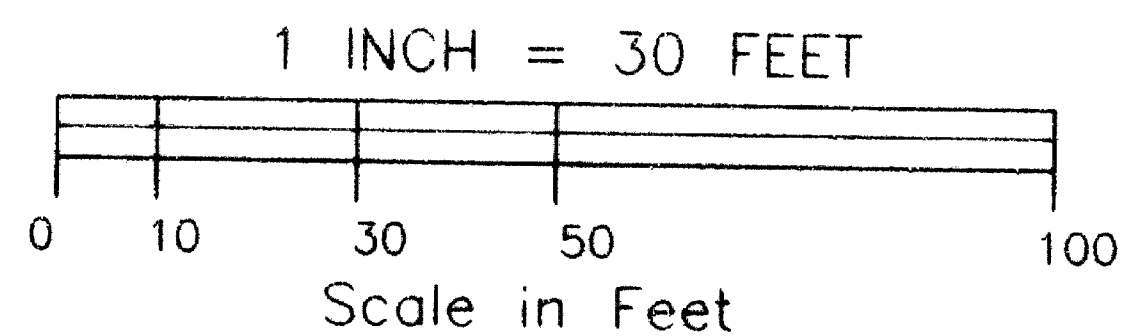
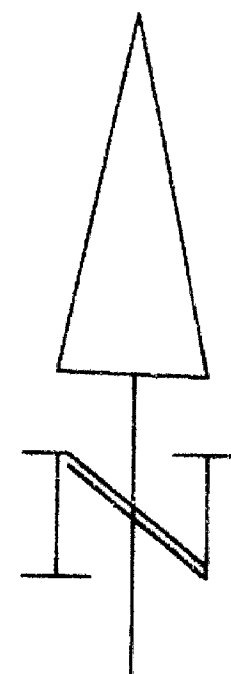
COMMENCING AT THE INTERSECTION OF THE SOUTHERLY PROLONGATION OF THE CENTERLINE OF KEARNEY STREET WITH THE SOUTH LINE OF ALTAMONT ST., S00°16'10"E, 20.0 FT. FROM THE SOUTHEAST CORNER OF THE JESSEL SUBDIVISION, IN THE CITY OF ASHLAND; THENCE ALONG SAID SOUTH LINE, S89°27'40"E, 64.05 FT. TO THE INTERSECTION WITH THE EASTERLY SIDELINE OF A TRACT OF LAND RECORDED IN THE JACKSON COUNTY DEED RECORDS AT V348 P99, SAID POINT BEING THE INITIAL POINT OF THIS SURVEY; THENCE S89°27'40"E, 209.94 FT. TO THE WESTERLY SIDELINE OF EUCLID AVENUE IN THE CITY OF ASHLAND, OREGON; THENCE ALONG THE WESTERLY SIDE-LINE OF EUCLID AVENUE, S44°55'10"W, 186.73 FT. TO THE NORTH LINE OF THAT TRACT OF LAND RECORDED IN THE JACKSON COUNTY DEED RECORDS AT V404 P4; THENCE ALONG SAID NORTH LINE, N89°44'12"W, 78.59 FT. TO THE SOUTHERLY PROLONGATION OF THE EASTERLY LINE OF THAT TRACT DESCRIBED IN VOL 348 P99, JACKSON COUNTY DEED RECORDS; THENCE ALONG SAID EASTERLY LINE, N00°13'15"E, 133.84 FT. TO THE INITIAL POINT OF THIS SURVEY.

Roberta Romio 2/26/2001
ROBERTA D. ROMIO PLS2878 DATE

I CERTIFY THIS PLAT TO BE AN EXACT PHOTOCOPY OF THE ORIGINAL
Roberta Romio
SURVEYOR

BASIS OF BEARING

CENTERLINE OF EUCLID AVE
AS ESTABLISHED ON RS 5298
BASED ON THE U.S.C.&G.S. TRUE BEARING
OF N-S CENTERLINE OF SEC. 9



- ### LEGEND
- RS Record Survey
 - IP Iron Pipe
 - FD. CENTERLINE MONUMENTATION (BRASS CAP IN MON CASE)
 - CALCULATED POSITION PER RS5653
 - FOUND AS NOTED
 - SET 1/2" dia. x 24" galv. IP w/brass tag PLS2878
 - * * * FENCELINE
 - ▭ EASEMENT DEDICATED THIS SURVEY

REFERENCES

- RS 139 April 1949
- RS 3788 August 1968
- RS 4519 May 1971
- RS 5298 May 1973
- RS 5653 May 1974
- Vol1 P43 Plats

JACKSON COUNTY DEED RECORDS:

- Instr. no. 98-34785
- Instr. no. 75-05722
- Instr. no. 68-090059
- Vol 89 Pg 339
- Vol 348 Pg 99
- Vol 314 Pg 45
- Vol 417 Pg 103
- Vol 314 Pg 45
- Vol 190 Pg 226
- Vol 18 Pg 588
- Vol 404 Pg 4
- No Utility Easements of Record

Tanglewood Surveying
525 Sleepy Hollow Rd
Appleton, WA. 98602
(509)365-5256
February 26, 2001

REGISTERED PROFESSIONAL LAND SURVEYOR
Roberta Romio
OREGON
July 21, 1998
ROBERTA D. ROMIO
2878
Expires 12/31/2002

APPROVAL:

Bill
ASHLAND PLANNING DEPT. 3/8/2001
PA #2000-078 LAND PARTITION DATE

APPROVAL:

Examined and Approved this 5th day of March, 2001

James H. Olson
City Surveyor

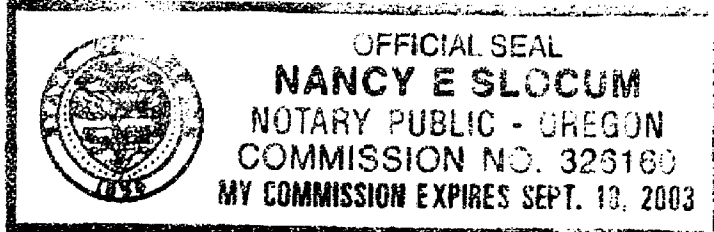
DECLARATION:

KNOW ALL MEN BY THESE PRESENTS THAT WE, Sylvia Medeiros and Larry Koster, are the owners of the real property represented on this partition plat, more particularly described in the surveyor's certificate, and have caused the same to be partitioned into parcels as shown hereon. We do hereby make and create a public utility and pedestrian access easement across the northerly 5 feet of Parcels 1 and 2, and a public utility and mutual access easement across the southerly 20 feet of Lot 2. Public and private emergency vehicles shall have the right to utilize same for emergency access.

Sylvia Medeiros
Sylvia Medeiros

Larry Koster
Larry Koster

STATE OF OREGON)
COUNTY OF JACKSON)SS



Personally appeared before me the above named Sylvia Medeiros and Larry Koster, and acknowledged that the foregoing instrument to be their voluntary act and deed.

Signed this 2nd day of March, 2001

Before me: *Nancy E. Slocum*

TANGLEWOOD SURVEYING

525 Sleepy Hollow Rd.
Appleton, WA. 98602
(509) 365-5256

REGISTERED PROFESSIONAL LAND SURVEYOR

Roberta Romio
OREGON
July 21, 1998
ROBERTA D. ROMIO
2878

Expires 12/31/2002

TL 39 1E 9DC 7600

MINOR LAND PARTITION SURVEY

PARTITION PLAT NO. P-15-2001

located in
S1/2 SW1/4 SE1/4 Sec.9
Township 39 South, Range 1 East,
Willamette Meridian
City of Ashland,
Jackson County, Oregon

for
SYLVIA MEDEIROS and LARRY KOSTER
449 EUCLID AVE.
ASHLAND, OR. 97520

Purpose:

To divide that tract described in Instrument No. 98-34785, Jackson County Deed Records, into two parcels.

Narrative & History of Surveys:

The tract described in Instrument no. 98-34785, was surveyed by L.E. Ager in (Record Survey no.139) 1949, as part of a 3 ac. parcel. Record Survey 139 divided the area into tracts for the purpose of conveyance by bearings and distances. Most tracts within the parent parcel were subsequently conveyed by descriptions derived from RS 139, except this northeast corner tract. The current description of this parcel, ref. 98-34785, is almost the same as had been perpetuated since 1910 (V89P339). The only change (in the first conveyance following RS 139, V414 P103 September 1955) was the call to the westerly line, which was changed to refer to V348 P99 as the westerly bounds. RS 139 determined the north line of the S1/2 of the SW1/4 SE1/4 Section 9 and the centerline of Altamont Street to be the same line in 1949. The northwest corner of the S1/2 of the SW1/4 SE1/4 Section 9, a 2" pipe set by McCall, was not recovered when Record Survey 3788 surveyed the exterior of this parcel in 1968. RS 3788 found three monuments from the 1949 survey, but does not locate any street monumentation. (With the exception of a tie to the S1/4 corner of section 9, which is the southerly end of Euclid Ave.) A 1971 survey, Record Survey 4519, shows a found pipe at the west end of Altamont Street, but gives no history and states that no attempt was made to investigate it's relation to the North-South centerline of section 9. At the time of this survey, the location of the northwest corner of the S1/2 of the SW1/4 SE1/4 Section 9 has been excavated for a water system. Altamont became a city street as part of the Grandview subdivision in 1910. The subdivision was later vacated except for the streets Holly, Altamont and Harrison (City of Ashland Ord. 906, V190 P226 Jackson County Records). In 1974, Record Survey 5298, set brass caps and monument cases at the intersections along Altamont Street and Euclid Avenue. It noted that Altamont Street did differ somewhat from the record position, but it was felt, rather than disrupt an entire neighborhood, an Engineer's centerline would suffice. This was monumented with no reference to the northwest aliquot corner. The easterly boundary of Instrument no. 98-34785 is the westerly sideline of Euclid Avenue. Southwesterly of Harrison St., Euclid Avenue was conveyed to the City of Ashland in 1889 (V18 P588). Instrument no. 75-05722, the tract lying to the south of this parcel, was first conveyed from the parent parcel in December 1954 (V404 P4). Senior to the September 1955 conveyance (V417 P103), it too, should have been referenced in the description of this parcel, as a bounds along the south line. This is the deed overlap shown on this survey.

PROCEDURE:

Perimeter monuments of Deed Record Vol 417 Pg 103, recovered and set on RS 3788, were recovered for this partition survey. Utilizing information from Record Surveys 139, 3788, 5298 and 5653, a loop traverse was run with a PENTAX 5" theodolite, tying centerline monumentation along Altamont street, the found perimeter pipes and the S1/4 of section 9. Distance between the S1/4 corner and the southeast corner of section 9 was also measured. Positions for the northwest and northeast corners of the S1/2 of the SW1/4 SE1/4 Section 9 were calculated from RS 5653. The north line of the S1/2 of the SW1/4 SE1/4 Section 9 does differ from the monumented centerline, 0.8' at the POB 98-34785 and 1.40' at the westerly sideline of Euclid Ave. The two pipes recovered for the northwest and northeast corners of Deed Record Vol 417 Pg 103 (record RS 3788, "PINS"), fall northerly of the existing sideline of Altamont Street. New monuments were set for the northerly corners of this parcel at 20 feet from the currently monumented centerline. The northwest pipe and the found original southwest pipe were held for the east line of the westerly adjoiner, V348 P99. The found original pipes set by RS 139, were held to establish the north line of the mutual access easement dedicated this survey. The current open alleyway established by fence lines is 14 feet wide. It's area includes the 8 foot easement, granted in 1911 (V89 P339) and the 6 feet granted in 1968 (88-09059). This survey grants an additional 6 feet northerly of the current open alleyway to give the full 20 foot width intended on RS 139. This survey also creates a Public Utility and pedestrian access easement across the northerly 5 feet of Parcels 1 and 2. Feb. 26, 2001
Roberta Romio
OR PLS 2878

RECORDING:

FILED FOR RECORD THIS 29 DAY OF March 2001.

AT 7:59 O'CLOCK, P.m. AND RECORDED AS

PARTITION PLAT NO. P-15-2001
OF THE RECORDS OF PARTITION PLATS IN JACKSON COUNTY, OREGON.

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Kathleen S. Beckett
COUNTY CLERK

Sharon Kelley
DEPUTY

COUNTY SURVEYOR FILE NO. 845

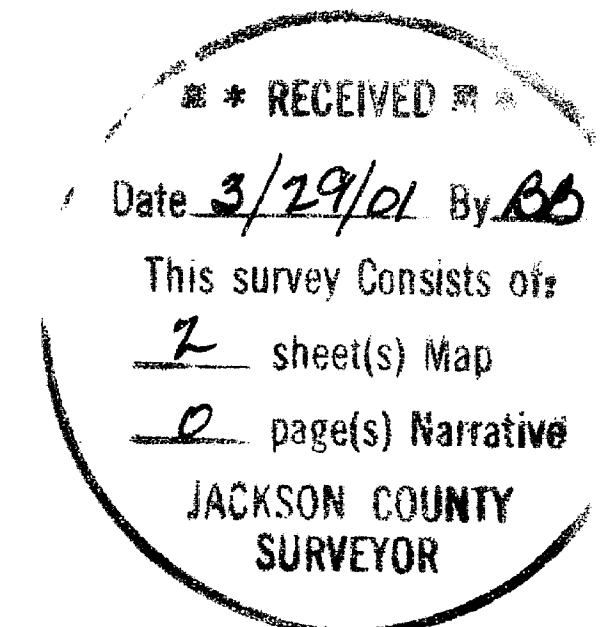
TAX STATEMENT:

ALL TAXES, FEES, ASSESSMENTS OR OTHER CHARGES AS REQUIRED BY O.R.S. 92.095 HAVE BEEN PAID AS OF

MARCH 13 2001
DATE

Nancy E. Slocum 3-13-2001
ASSESSOR DATE

Carol Applegate, Deputy 3-13-2001
TAX COLLECTOR DATE



I CERTIFY THIS PLAT TO BE AN EXACT PHOTOCOPY OF THE ORIGINAL.
Roberta Romio
SURVEYOR