

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

# LAND PARTITION SURVEY

Located in the S.W. 1/4 of Section 4,  
T.39S, R.1E., W.M. City of Ashland  
Jackson County, Oregon  
for  
**Greenwood Homes**  
P.O. Box 516  
Ashland, OR 97520

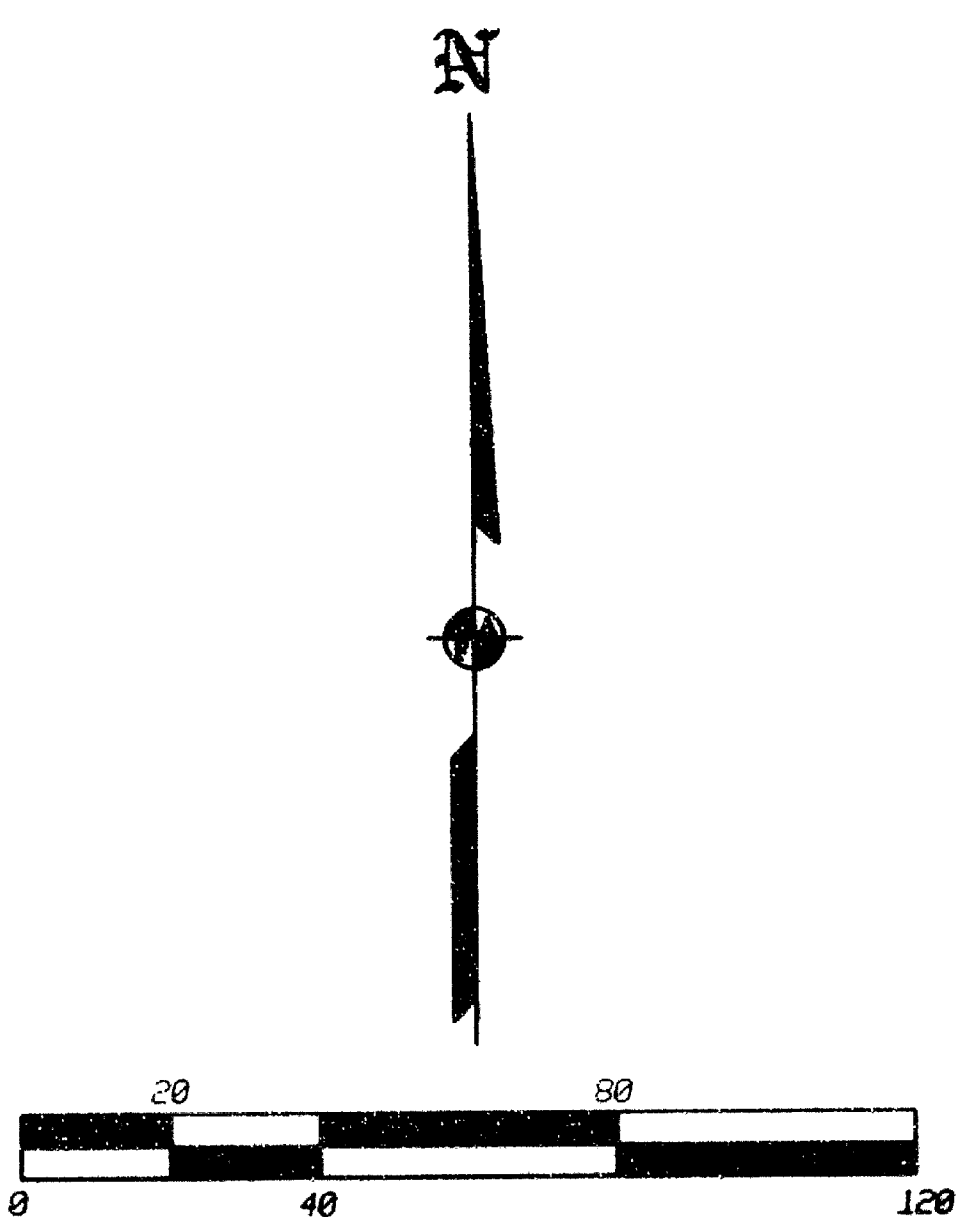
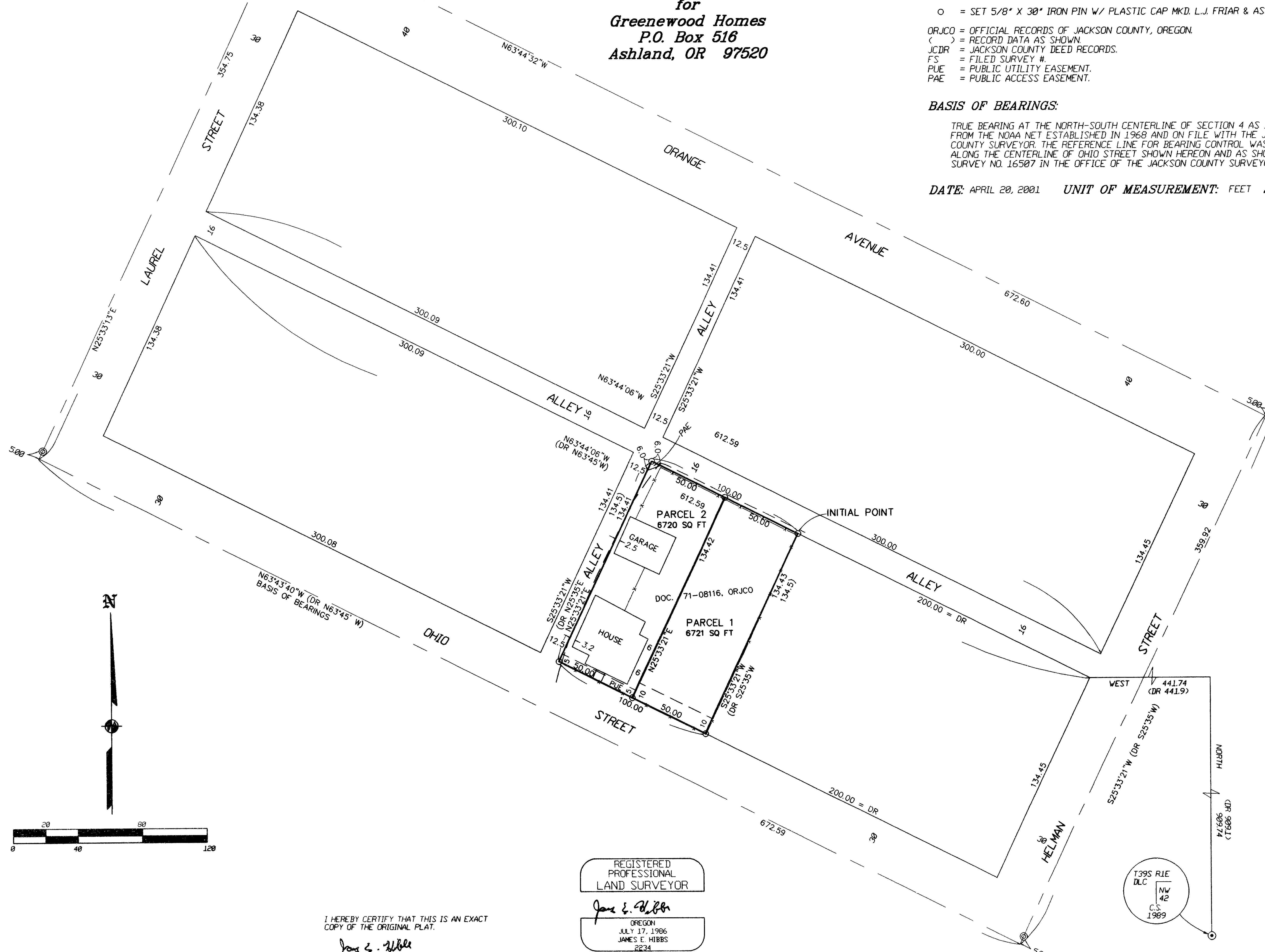
### LEGEND:

- ⊙ = F.D. COUNTY SURVEYORS BRASS CAPPED MONUMENT.
- = F.D. 3/4" IRON PIN 14" DEEP. SEE FS4704.
- ⊙ = F.D. 3" CITY OF ASHLAND BRASS CAPPED IRON PIPE IN MONUMENT CASE PER FS4895.
- = SET 5/8" X 30" IRON PIN W/ PLASTIC CAP MKD. L.J. FRIAR & ASSOC.
- ORJCO = OFFICIAL RECORDS OF JACKSON COUNTY, OREGON.
- ( ) = RECORD DATA AS SHOWN.
- JCDR = JACKSON COUNTY DEED RECORDS.
- FS = FILED SURVEY #.
- PUE = PUBLIC UTILITY EASEMENT.
- PAE = PUBLIC ACCESS EASEMENT.

### BASIS OF BEARINGS:

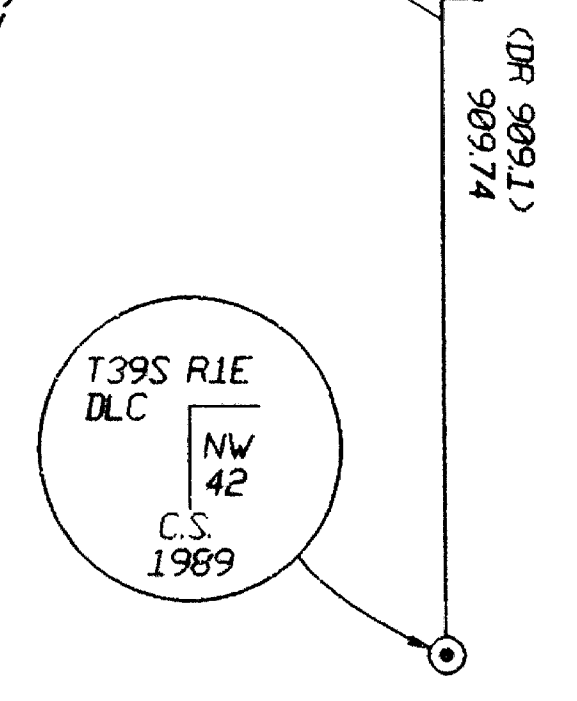
TRUE BEARING AT THE NORTH-SOUTH CENTERLINE OF SECTION 4 AS DERIVED FROM THE NOAA NET ESTABLISHED IN 1968 AND ON FILE WITH THE JACKSON COUNTY SURVEYOR. THE REFERENCE LINE FOR BEARING CONTROL WAS TAKEN ALONG THE CENTERLINE OF OHIO STREET SHOWN HEREON AND AS SHOWN SURVEY NO. 16507 IN THE OFFICE OF THE JACKSON COUNTY SURVEYOR.

DATE: APRIL 20, 2001 UNIT OF MEASUREMENT: FEET SCALE: 1" = 40'



I HEREBY CERTIFY 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



\*\*\* RECEIVED \*\*\*  
DATE 5-24-01 BY BB  
This survey consists of:  
2 sheet(s) Map  
0 page(s) Narrative  
JACKSON COUNTY SURVEYOR

APPROVAL:

Bill M.  
ASHLAND PLANNING DEPARTMENT  
PA # 2001-028 MINOR LAND PARTITION

5/15/2001  
DATE

APPROVAL:

EXAMINED AND APPROVED THIS 7th DAY OF May, 2001.

James Holman  
CITY SURVEYOR

LAND PARTITION SURVEY

Located in the S.W. 1/4 of Section 4,  
T.39S, R.1E, W.M. City of Ashland  
Jackson County, Oregon  
for  
Greenwood Homes  
P.O. Box 516  
Ashland, OR 97520

\*\*\* RECORDING \*\*\*

FILED FOR RECORD THIS 24 DAY OF May, 2001 AT  
4:00 O'CLOCK P M. AND RECORDED AS PARTITION PLAT NO. P-31-2001  
OF "RECORD OF PARTITION PLATS" OF JACKSON COUNTY, OREGON.

INDEX VOLUME 12, PAGE 31.

Kathleen S. Berbeck  
COUNTY CLERK

Christi Walker  
DEPUTY

COUNTY SURVEYOR FILE NO. 16931

\*\*\* TAX STATEMENT \*\*\*

ALL TAXES, FEES ASSESSMENTS OR OTHER CHARGES AS REQUIRED BY ORS 92.095 HAVE  
BEEN PAID AS OF MAY 24, 2001.

William Thomas Deputy 5-24-01  
TAX COLLECTOR DATE  
Assessor

Carol Applegate Deputy 5/24/01  
ASSESSOR DATE  
Tax Collector

\*\*\* DECLARATION \*\*\*

KNOW ALL MEN BY THESE PRESENTS THAT WE, DON L. GREENE AND NIKI NEWKIRK, ARE THE OWNERS, IN FEE OF THE  
LAND SHOWN ON THIS PARTITION PLAT, MORE PARTICULARLY DESCRIBED IN THE SURVEYOR'S CERTIFICATE AND HAVE  
CAUSED THE SAME TO BE PARTITIONED INTO THE PARCELS AS SHOWN ON SHEET 2. WE DO HEREBY DEDICATE TO THE  
CITY OF ASHLAND FOR PUBLIC USE THE PUBLIC ACCESS EASEMENT (PAE) AND PUBLIC UTILITY EASEMENT (PUE) AS  
SHOWN ON SHEET 2, WITH THE CONDITION THAT CHARTER COMMUNICATIONS, ITS SUCCESSORS OR ASSIGNS IN INTEREST,  
SHALL HAVE THE RIGHT OF USE SAID PUE FOR THE PLACEMENT AND MAINTENANCE OF CABLE TV LINES AS LONG AS  
THEY DO NOT INTERFERE WITH THE PLACEMENT AND MAINTENANCE OF CITY OF ASHLAND UTILITIES.

Don L. Greene  
DON L. GREENE

Niki Newkirk  
NIKI NEWKIRK

\*\*\* SURVEYOR'S CERTIFICATE \*\*\*

I, JAMES E. HIBBS, A REGISTERED LAND SURVEYOR OF THE STATE OF OREGON, HEREBY DECLARE 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:

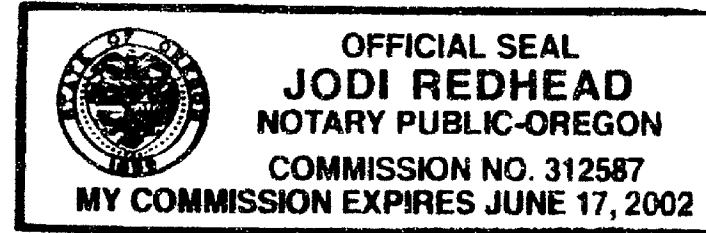
Commencing at the Northwest corner of Donation Land Claim No. 42, Township 39 South, Range 1  
East, Willamette Meridian, Jackson County, Oregon; thence NORTH, 909.74 feet (record 909.1  
feet) and WEST, 441.74 feet (record 441.9 feet); thence North 63°44'06" West (record North  
63°45' West), 200.00 feet to the Northeast corner of that tract described in Document No.  
71-08116, Official Records of Jackson County, Oregon and the INITIAL POINT OF BEGINNING;  
thence along the East line of said tract, South 25°33'21" West, 134.43 feet (record South  
25°35' West, 134.5 feet) to the Southeast corner thereof; thence along the South line of said  
tract, North 63°43'40" West (record North 63°45' West), 100.00 feet to the Southwest corner  
thereof; thence along the West line of said tract, North 25°33'21" East, 134.41 feet (record  
North 25°35' East, 134.5 feet) to the Northwest corner thereof; thence along the North line  
of said tract, South 63°44'06" East (record South 63°45' East), 100.00 feet to the INITIAL  
POINT OF BEGINNING.

STATE OF OREGON)  
COUNTY OF JACKSON)

PERSONALLY APPEARED THE ABOVE NAMED DON L. GREENE AND NIKI NEWKIRK, AND ACKNOWLEDGED THE  
FOREGOING INSTRUMENT TO BE THEIR VOLUNTARY ACT AND DEED.

DATED THIS 4th DAY OF May, 2001.

BEFORE ME: Jodi Redhead  
NOTARY PUBLIC OF OREGON



REGISTERED  
PROFESSIONAL  
LAND SURVEYOR

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

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

PURPOSE: TO SURVEY AND MONUMENT TWO ADJUSTED TAXLOTS AS REQUESTED BY THE  
CLIENT. SEE ASHLAND PA# 2001-028.

PROCEDURE: CENTERLINE INTERSECTION MONUMENTS WERE TIED INTO A CLOSED LOOP TRAVERSE.  
THE R/W OF THE STREETS WERE THEN COMPUTED. THE ALLEYS WERE COMPUTED  
USING THE SAME PROCEDURE AS THAT USED ON FS11881 & 11895. THE ELY. &  
WLY. LINES OF THE SUBJECT TRACT WERE HELD AT DEED RECORD DISTANCES FROM  
AND HELD PARALLEL TO THE WLY. LINE OF HELMAN STREET. COMPUTED THE NEW  
PARCEL LINE AND SET MONUMENTS AS SHOWN HEREON.

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SHEET 1 OF 2

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