

MOUNTAIN VIEW PLAZA SUBDIVISION

LOCATED IN:

A PORTION OF PARCEL 1, PARTITION PLAT P-54-1998
 IN DLC NO 56 & THE S.E. 1/4 OF SECTION 2, TOWNSHIP 37 SOUTH,
 RANGE 2 WEST, WILLAMETTE MERIDIAN, CITY OF CENTRAL POINT,
 JACKSON COUNTY, OREGON

**** RECEIVED ****
 Date 9-18-01 By AB
 This survey consists of:
 2 sheet(s) Map
 1 page(s) Narrative
 JACKSON COUNTY SURVEYOR

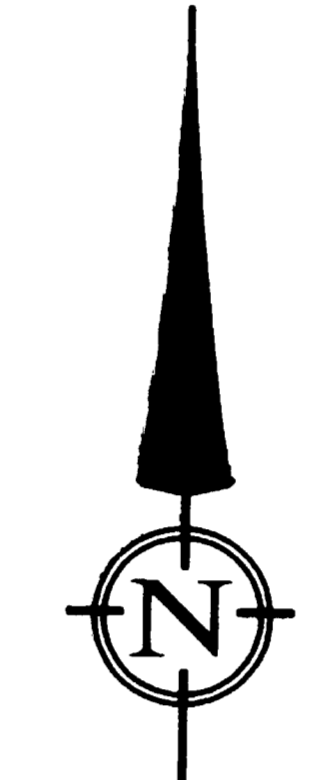
FD 2 1/2" BRASS DISK
 NW CORNER D.L.C. NO 56
 (6" N. & 3" E. OF TEXACO
 SIGN POST)

LEGEND

- CENTERLINE OF FREEMAN ROAD RIGHT OF WAY
- PROPERTY/RIGHT OF WAY LINE
- FOUND 5/8" IRON PIN WITH PLASTIC CAP MARKED "OSMUS PLS 2464" -- UNLESS OTHERWISE NOTED (FROM F.S. 16768)
- SET 5/8" X 30" IRON PIN W/PLASTIC CAP MARKED OSMUS PLS 2464, UNLESS OTHERWISE NOTED
- ⊙ SET 5/8" X 24" IRON PIN W/PLASTIC CAP MARKED OSMUS PLS 2464
- F.S. FILED SURVEY, OFFICE OF THE COUNTY SURVEYOR, JACKSON COUNTY, OREGON
- O.R. OFFICIAL RECORDS, JACKSON COUNTY CLERK AND RECORDER'S OFFICE
- VOL. PG. DEED RECORDS, JACKSON COUNTY CLERK AND RECORDER'S OFFICE
- REF REFERENCE
- (R-) RECORD BEARING AND/OR DISTANCE FROM F.S. 15855 UNLESS OTHERWISE NOTED
- FD FOUND
- PUE PUBLIC UTILITY EASEMENT
- x EXISTING FENCE
- EXISTING LOT LINES
- - - EASEMENT LINE

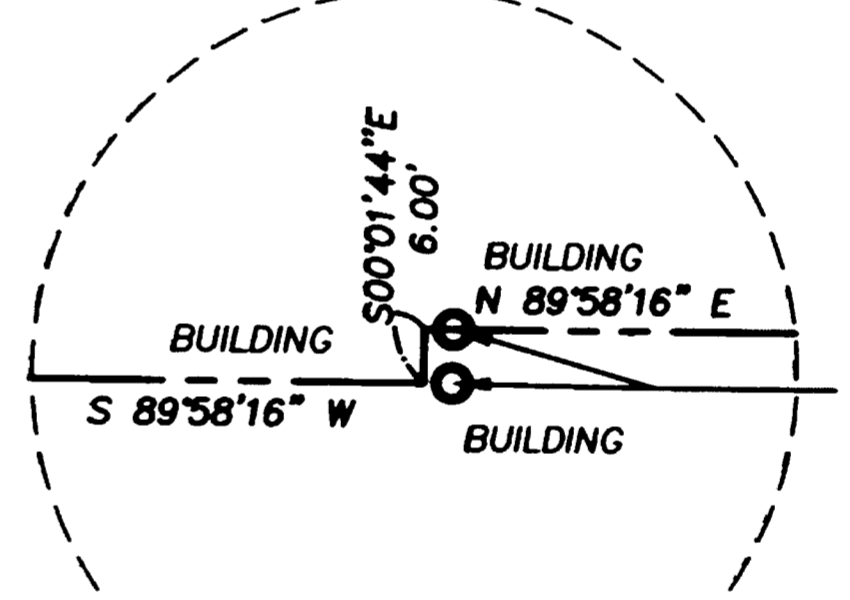
LINE TABLE--15' PUE--OR 99-55383

LINE	LENGTH	BEARING
L14	82.23	N62°15'26"W
L15	210.83	N90°00'00"W



SCALE: 1" = 100'
 DATE OF SURVEY: 8-16-01

INTERSTATE 5



TERRASURVEY, INC.
 PROFESSIONAL LAND SURVEYORS
 274 FOURTH STREET
 ASHLAND, OREGON 97520
 (541) 482-6474
 TERRAIN@BISP.NET

REGISTERED
**PROFESSIONAL
 LAND SURVEYOR**
Stuart M. Osmus
 OREGON
 JULY 26 1990
 STUART M. OSMUS
 No. 2464
 Expires 12/31/02

NOTE: ACCESS RESTRICTIONS SET FORTH IN DEEDS RECORDED IN VOL. 469, PG. 65, AND VOL. 474, PG. 228, AFFECT A PORTION OF THE EASTERLY LINE AND THE NORTHEASTERLY LINE OF LOT 4, A PORTION OF THE NORTHERLY LINE OF LOT 5, AND THE MOST NORTHEASTERLY LINE OF LOT 1.

NOTE: RIGHT OF WAY FOR TRANSMISSION AND DISTRIBUTION OF ELECTRICITY DESCRIBED IN VOL. 544, PG. 220, FALLS WITHIN P.U.E. DESCRIBED IN OR 00-17291.

NOTE: APPARENT ELECTRICAL EASEMENT SHOWN ON FS 15855 FALLS WITHIN P.U.E. DESCRIBED IN OR 00-17291.

I CERTIFY THAT THIS SURVEY WAS PREPARED WITH ARCHIVAL QUALITY MATERIALS AS REQUIRED BY ORS 208.250. SPECIFIC PRODUCTS USED ARE HEWLETT PACKARD INK # 51640A ON CONTINENTAL MYLAR #PC-4M2.

Stuart M. Osmus
 STUART M. OSMUS, PLS 2464

THIS IS TO CERTIFY THAT THIS IS A CADD GENERATED COPY OF THE ORIGINAL DRAWING

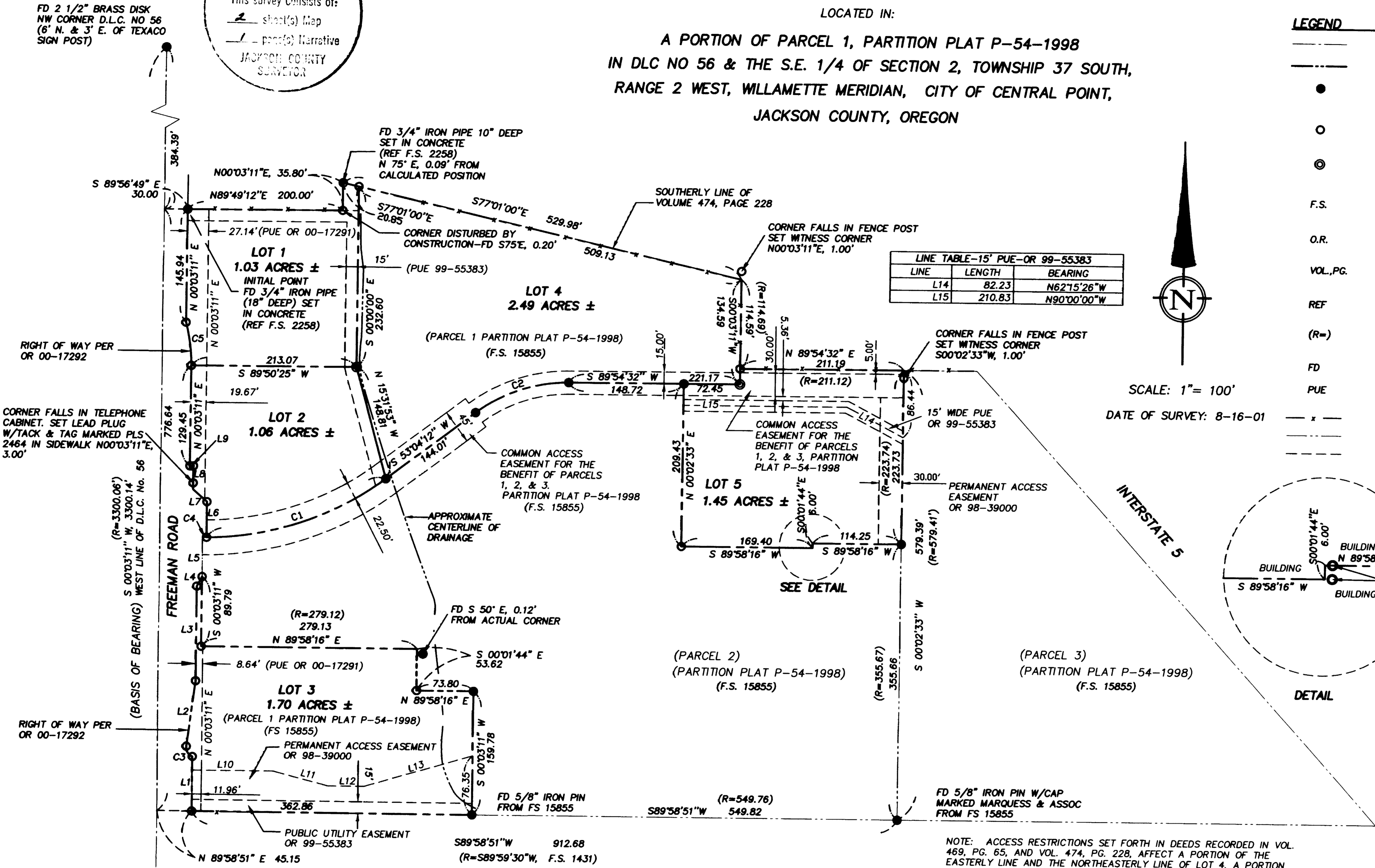
Stuart M. Osmus
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NOTE: PARCEL NO. 1, PARTITION PLAT P-54-1998, IS SUBJECT TO RECIPROCAL EASEMENTS FOR ACCESS, INGRESS, EGRESS, AND PARKING, AND EASEMENT FOR UTILITY LINES AND FACILITIES, SIGNS, AND BUILDING ENCROACHMENTS OVER A COMMON AREA AS DEFINED IN OR 98-39000.

NOTE: PARCEL NO. 1, PARTITION PLAT P-54-1998, IS SUBJECT TO COMMON AREA MAINTENANCE AGREEMENT AS DEFINED IN OR 98-39001.

NOTE: PARCEL NO. 1, PARTITION PLAT P-54-1998, IS SUBJECT TO DEVELOPMENT AGREEMENT AS DEFINED IN OR 98-39002.

NOTE: PARCEL NO. 1, PARTITION PLAT P-54-1998, IS SUBJECT TO MEMORANDUM OF AGREEMENT AS DEFINED IN OR 98-39003.



LINE TABLE--FREEMAN ROAD RIGHT OF WAY OR 00-17292

LINE	LENGTH	RECORD	BEARING
L1	70.56	70.56	N00°03'11"E
L2	85.63	85.63	N07°35'50"E
L3	122.08	122.08	N00°03'11"E
L4	13.98	14.00	N27°52'30"E
L5	50.67	50.66	N00°03'11"E
L6	45.86	45.87	N00°03'11"E
L7	23.98	23.98	N48°36'07"W
L8	30.13	30.13	N00°03'11"E
L9	4.50	4.50	N89°56'49"W

LINE TABLE--ACCESS EASEMENT OR 98-39000

LINE	LENGTH	BEARING
L10	104.91	N89°58'16"E
L11	73.26	S75°41'36"E
L12	46.00	N89°58'16"E
L13	146.94	N73°37'46"E

BASIS OF BEARING
 THE WEST LINE OF D.L.C. NO. 56
 AS SHOWN ON F.S. 12558, 15855,
 AND 16768.

CURVE TABLE

NUMBER	DELTA	CHORD BEARING	RADIUS	LENGTH	CH LENGTH
C1	36°15'21"	S 71°11'53" W	391.50	247.73	243.62
C2	36°50'20"	S 71°29'22" W	200.00	128.59	126.39
C3	76°16'56"	N 30°48'24" W	12.50	16.64	15.44
C4	00°43'39"	N 89°41'22" E	391.50	4.97	4.97
C5	15°19'28"	N 07°36'35" W	210.00	56.17	56.00

FD 3" BRASS DISK
 SW CORNER D.L.C. NO 56
 (AT THE C/L INTERSECTION
 OF HOPKINS & FREEMAN)
 LABELED: JACKSON COUNTY
 T 37 S, R 2 W, DLC SW 56, 1999
 UNLAWFUL TO DISTURB

T 37 S, R 2 W, SEC 20, TL 1200, 1201

** RECEIVED **

Date 9-13-01 By SS
This survey consists of:
2 sheet(s) Map
1 page(s) Narrative
JACKSON COUNTY
SURVEYOR

MOUNTAIN VIEW PLAZA SUBDIVISION

LOCATED IN:

A PORTION OF PARCEL 1, PARTITION PLAT P-54-1998
IN DLC NO 56 & THE S.E. 1/4 OF SECTION 2, TOWNSHIP 37 SOUTH,
RANGE 2 WEST, WILLAMETTE MERIDIAN, CITY OF CENTRAL POINT,
JACKSON COUNTY, OREGON

SURVEYOR'S CERTIFICATE

I, STUART M. OSMUS, A DULY REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF OREGON, NO. 2464, DO HEREBY CERTIFY THAT I HAVE CORRECTLY SURVEYED AND MARKED WITH PROPER MONUMENTS, AS PROVIDED BY LAW, THE TRACT OF LAND SHOWN HEREON AND HAVE DESIGNATED A PROPER MONUMENT INDICATING THE INITIAL POINT OF THE PLAT AND ITS LOCATION IN ACCORDANCE WITH ORS 92.060 AND THAT THIS PLAT IS A CORRECT REPRESENTATION OF THE SAME, THE FOLLOWING BEING AN ACCURATE DESCRIPTION OF SAID TRACT:

DECLARATION:

KNOW ALL MEN BY THESE PRESENTS:

THAT C.A. GALPIN IS THE OWNER IN FEE TITLE OF THE LANDS HEREON DESCRIBED, AND SAID C.A. GALPIN HAS SUBDIVIDED THE SAME INTO LOTS AS SHOWN HEREON, AND THE NUMBER AND SIZE OF THE LOTS AND THE LENGTH OF ALL LINES ARE PLAINLY SET FORTH, AND THAT THIS PLAT IS A CORRECT REPRESENTATION OF THE SAID SUBDIVISION

[Signature]
C. A. GALPIN

FOR:

MOUNTAIN VIEW PLAZA, LLC
990 NORTH PHOENIX ROAD, SUITE 105
MEDFORD, OREGON 97504
TELE (541) 779-5346

TERRASURVEY, INC.

PROFESSIONAL LAND SURVEYORS

274 FOURTH STREET
ASHLAND, OREGON 97520
(541) 482-6474
TERRAIN@BISP.NET

PARCEL ONE OF PARTITION PLAT RECORDED AUGUST 21, 1998, AS PARTITION PLAT NO. P-54-1998 OF "RECORD OF PARTITION PLATS" IN JACKSON COUNTY, OREGON, AND FILED AS SURVEY NO. 15855 IN THE OFFICE OF THE JACKSON COUNTY SURVEYOR. EXCEPTING THEREFROM THAT PORTION OF SAID PARCEL 1 WHICH WAS CONVEYED TO JACKSON COUNTY, A POLITICAL SUBDIVISION OF THE STATE OF OREGON, BY DEED RECORDED APRIL 26, 2000 AS DOCUMENT NUMBER 00-17292, OFFICIAL RECORDS, JACKSON COUNTY, OREGON.

[Signature] 8/24/01
STUART M. OSMUS, PLS 2464 DATE

STATE OF OREGON) S.S.
COUNTY OF JACKSON)

ON THIS, THE 27th DAY OF August, 2001, BEFORE ME APPEARED C.A. GALPIN, TO ME PERSONALLY KNOWN, WHO BEING DULY SWORN, DID SAY THAT THE SAID INSTRUMENT WAS SIGNED BY AND TO BE HIS FREE ACT AND DEED.

[Signature]
Patricia L. Thomas



I CERTIFY THAT THIS SURVEY WAS PREPARED WITH ARCHIVAL QUALITY MATERIALS AS REQUIRED BY ORS 209.250. SPECIFIC PRODUCTS USED ARE HEWLETT PACKARD INK #51640A ON CONTINENTAL MYLAR #JPC-4M2.

[Signature]
STUART M. OSMUS, PLS 2464

THIS IS TO CERTIFY THAT THIS IS A CADD GENERATED COPY OF THE ORIGINAL DRAWING

[Signature]
STUART M. OSMUS, PLS 2464

APPROVAL:

~~COUNTY SURVEYOR FILE NO.~~
EXAMINED AND APPROVED THIS 27th DAY OF August, 2001
[Signature]
COUNTY SURVEYOR

CITY OF CENTRAL POINT FILE NO. 01025
EXAMINED AND APPROVED BY THE CITY OF CENTRAL POINT
PLANNING DEPARTMENT

BY: [Signature] September 4, 2001
PLANNING DIRECTOR *Community Planner* DATE

RECORDING:

FILED FOR RECORD THIS 13th DAY OF September
2001, AT 9:55 O'CLOCK, A.M. AND RECORDED AS
PLAT NO. _____ OF THE RECORDS
OF PLATS IN JACKSON COUNTY, OREGON.
INDEX VOLUME 27, PAGE 50

[Signature] [Signature]
COUNTY CLERK DEPUTY

FOR ORDER OF THE COUNTY COMMISSIONERS APPROVING THIS PLAT
SEE VOL. _____ PAGE _____ OF THE COMMISSIONERS
JOURNAL OF PROCEEDING

EXAMINED AND APPROVED AS REQUIRED BY O.R.S 92.100

AS OF Sept. 9, 2001

[Signature]
ASSESSOR, DEPARTMENT OF ASSESSMENT

ALL TAXES, FEES, ASSESSMENTS OR OTHER CHARGES AS REQUIRED BY
ORS 92.095 HAVE BEEN PAID AS OF Sept 7, 2001.

[Signature]
TAX COLLECTOR

DATE OF SURVEY: 8/15/2001
TERRASURVEY JOB NO. 186-01

