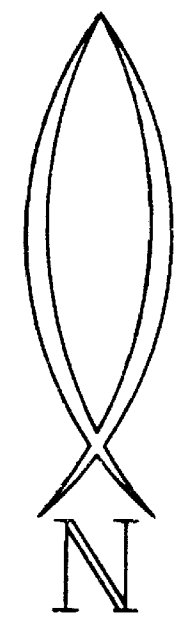
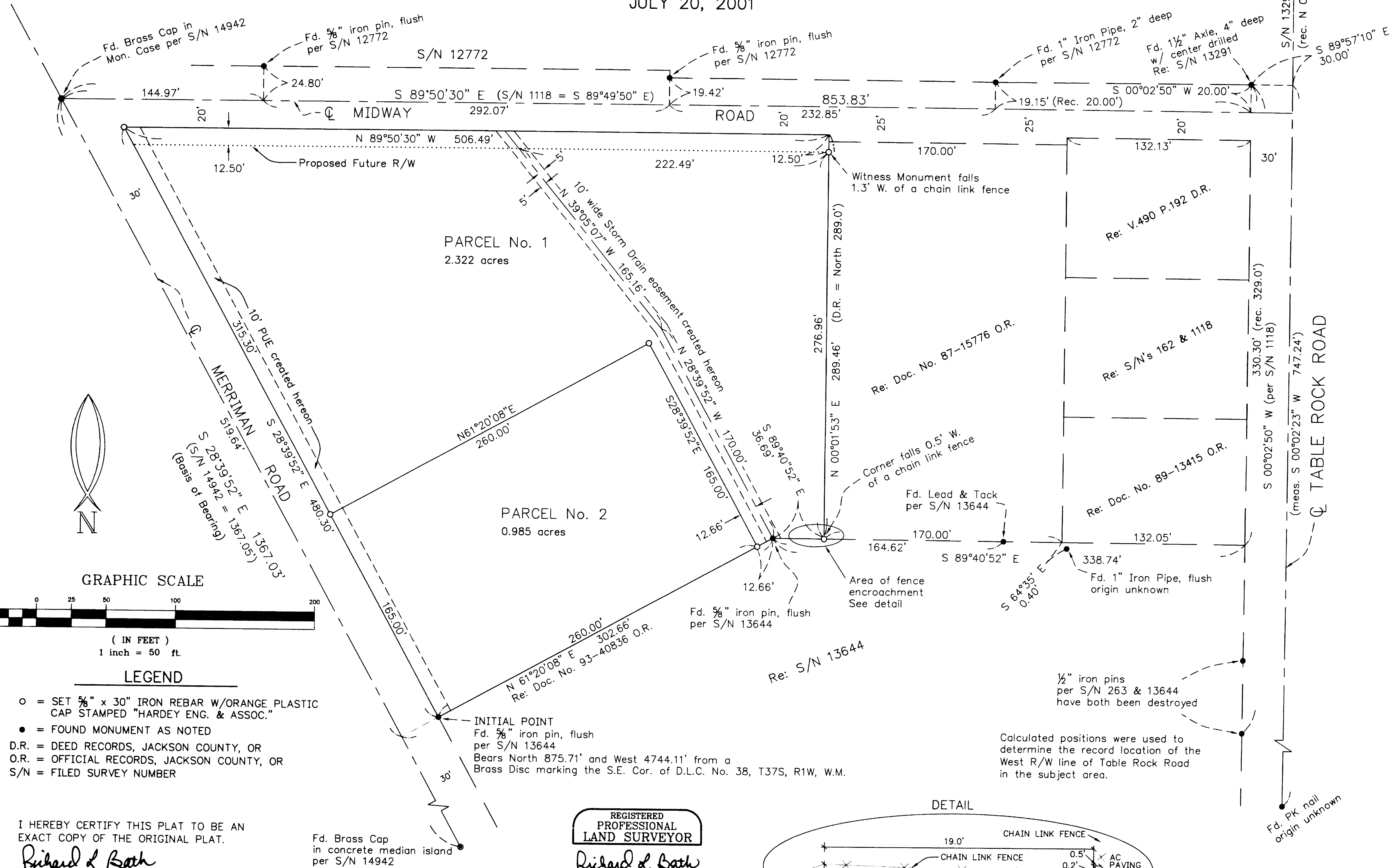
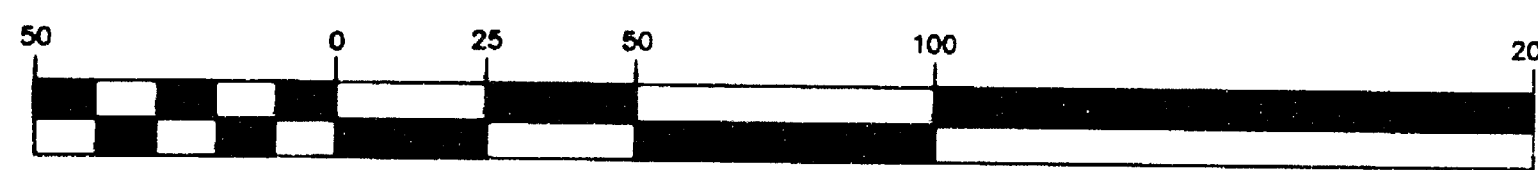


# PARTITION PLAT NO. P-62-2001

(MINOR LAND PARTITION)  
CITY OF MEDFORD PLANNING ACTION LDP-00-194  
LOCATED IN  
NW 1/4 of SEC. 13, T37S, R2W, W.M.  
CITY OF MEDFORD, JACKSON COUNTY, OREGON  
JULY 20, 2001



GRAPHIC SCALE



( IN FEET )  
1 inch = 50 ft.

### LEGEND

- = SET 5/8" x 30" IRON REBAR W/ORANGE PLASTIC CAP STAMPED "HARDEY ENG. & ASSOC."
- = FOUND MONUMENT AS NOTED
- D.R. = DEED RECORDS, JACKSON COUNTY, OR
- O.R. = OFFICIAL RECORDS, JACKSON COUNTY, OR
- S/N = FILED SURVEY NUMBER

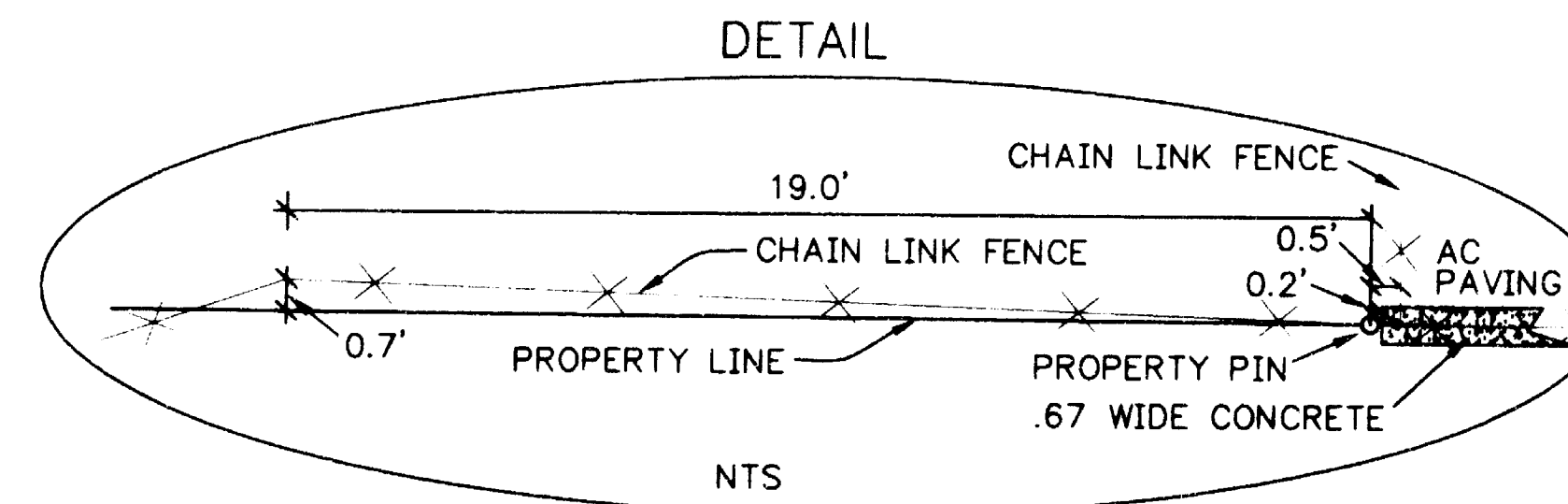
I HEREBY CERTIFY THIS PLAT TO BE AN EXACT COPY OF THE ORIGINAL PLAT.

*Richard L. Bath*  
RICHARD L. BATH P.L.S. 1069

Fd. Brass Cap in concrete median island per S/N 14942

REGISTERED PROFESSIONAL LAND SURVEYOR

*Richard L. Bath*  
OREGON  
JULY 30, 1976  
RICHARD L. BATH  
No. 1069  
RENEWS 12/31/01



DETAIL

NTS

P:\SD\PROJ\1330200\DWG\ACCESS.dwg

37-2W-13BD, TAX LOT 2000

PARTITION PLAT NO. P-62 - 2001

(MINOR LAND PARTITION)
CITY OF MEDFORD PLANNING ACTION LDP-00-194
LOCATED IN
NW 1/4 of SEC. 13, T37S, R2W, W.M.
CITY OF MEDFORD, JACKSON COUNTY, OREGON
JULY 20, 2001

SURVEY FOR :
ACCESSIBLE SPACE, INC.
C/O DAN BILLMARK
2550 UNIVERSITY AVE., SUITE 330 N
ST. PAUL, MN 55114

SURVEY BY :
HARDEY ENGINEERING & ASSOC. INC.
BY: RICHARD L. BATH LS 1069
P.O. BOX 1625
MEDFORD, OREGON 97501-0124

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

KNOW ALL MEN BY THESE PRESENTS, that ACCESSIBLE SPACE, INC. is the owner in fee simple of the lands hereon described, and has caused the same to be surveyed and partitioned into parcels as shown hereon, and the size of all parcels and the course and length of all boundaries are plainly set forth, and that this plat is a correct representation of the partition. We do hereby dedicate to the public, for public use, that area designated hereon as a public utility easement (P.U.E.). We also hereby create the 10' wide storm drain easement shown hereon.

For Affidavit of Declaration see Document No. 01-54990
ACCESSIBLE SPACE, INC.
Stephen Vander Schaaf, President/CEO

\*\*\* SURVEYORS CERTIFICATE \*\*\*

I, Richard L. Bath do hereby certify that I am a duly Registered Land Surveyor of the State of Oregon, License No. 1069, and I further do hereby declare that this plat correctly represents a survey made by me or under my direction, and that I have correctly surveyed and marked with proper monuments the tract of land hereon shown, and that said plat and survey conform with the ordinances of the City of Medford and the statutes of the State of Oregon, and that the following is an accurate survey and title description of said tract's exterior boundary:

Commencing at the Southeast corner of Donation Land Claim No. 38 in Township 37 South, Range 1 West of the Willamette Meridian, Jackson County, Oregon, thence North 875.71 feet and West 4744.11 feet to a 5/8 inch iron pin with plastic cap marking the northwest corner of the tract described in deed recorded as No. 93-40863 of the Official Records of Jackson County, Oregon, for the INITIAL POINT OF BEGINNING; thence North 61°20'08" East, along the north line of said described tract, 272.66 feet to a 5/8 inch iron pin with plastic cap; thence continue along said north boundary South 89°40'52" East 36.69 feet to a 5/8 inch iron pin with plastic cap marking the southwest corner of the tract described in deed recorded as No. 87-15776 of said Official Records; thence North 00°01'53" East, along the west boundary of said described tract, 289.46 feet (deed record North 289.00 feet) to a point situated on the south right of way line of Midway Road; thence North 89°50'30" West, along said south right of way line, 506.49 feet to a 5/8 inch iron pin with plastic cap situated on the northeastern right of way line of Merriman Road (being 30.00 feet northeasterly of the monumented centerline of said Merriman Road); thence South 28°39'52" East, along said northeastern right of way line, 480.30 feet to the true point of beginning. Containing 3.307 acres, more or less.

ASSESSOR / TAX COLLECTOR:

All taxes, fees, assessments or other charges as required by O.R.S. 92.095 have been paid as of November 16, 2001.

Assessor: 11/16/01
Deputy Assessor: 11-16-01
Tax Collector: 11-16-01

RECORDER'S CERTIFICATE:

Filed for record this 16 day of November, 2001 at 10:53 O'Clock, A.M. and recorded as PARTITION PLAT NO. P-62 -2001 In "RECORD OF PARTITION PLATS" in Jackson County, Oregon. INDEX VOLUME 12 PAGE 62

Kathleen S. Belkett, County Clerk
Deputy: 17118

APPROVALS:

Medford City Planning

I certify that, pursuant to authority granted in Ordinance No. 5785 this plat is hereby approved.

Planning Director: 29 October 2001

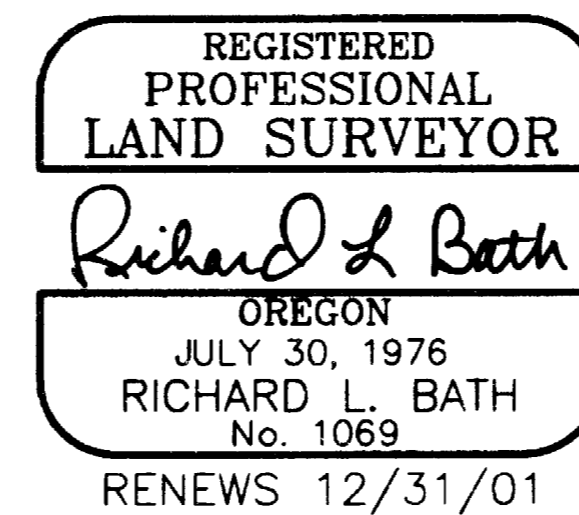
Medford City Surveyor

Examined and approved this 24 day of August, 2001.

City Surveyor

I HEREBY CERTIFY THIS PLAT TO BE AN EXACT COPY OF THE ORIGINAL PLAT.

Richard L. Bath, RICHARD L. BATH P.L.S. 1069



NARRATIVE:

PURPOSE: To partition the subject property as described in Doc. No. 01-25072, Official Records, into two parcels as tentatively approved by Planning Action LDP-00-194.

PROCEDURE: The previous description for the subject property recorded in Doc. No. 89-17124 O.R. was reviewed and serious discrepancies were noted with legal descriptions of property to the South and East of the subject property. With that, Survey No.'s 162, 263, 1118, 9106, 12772, 13291, 13644, and 14942 were reviewed and appropriate monumentation was located and tied into our survey control network as shown on Sheet 2 of the plat.

The centerline of Merriman Road was determined from monuments per S/N 14942. The centerline of Midway Road was determined by a centerline monument at the centerline intersections of Merriman Road and Midway Road per S/N 14942 and a 1-1/2" axle at the northwest corner of Midway Road and Table Rock Road per S/N's 1118 and 13291. This centerline is not consistent with that shown on S/N 12772. The centerline of Table Rock Road was determined by an analysis of found monumentation and record information from S/N's 1118 and 13644 as shown.

With that information an analysis of S/N's 162, 1118, and 13644 was completed in order to determine the west boundary of S/N 162 which is also described in Volume 490, Page 192 and Doc. No. 89-13415 O.R. After thorough analysis of the above, it was decided to honor the monumented north boundary of S/N 13644 and further supported by Warranty Deed No. 93-40863 O.R. The record distances of 132.13 feet and 132.05 feet west of Table Rock Road were honored as the best evidence of the deed location of said Vol. 490, Pg. 192 and Doc. No. 89-13415 O.R. To determine our client's East boundary position the record east-west distance of 170.00 feet per Doc. No. 87-15776 O.R. was honored. This monumented boundary line falls between 0.5 feet West at the south end and 1.3 feet West at the north end of a chain link fence as shown.

BASIS OF BEARING: Q Merriman Road per S/N 13644.

ENCUMBRANCES OF RECORD:

- 1. NONE

NOTES:

- 1. NO SANITARY SEWER LATERAL CURRENTLY EXISTS TO SERVICE PARCEL 1.
2. NO WATER SERVICE EXISTS TO PARCEL 1.
3. THE FUTURE DEVELOPMENT OF PARCEL 1 WILL BE REVIEWED BY THE CITY OF MEDFORD AND WILL REQUIRE STREET IMPROVEMENTS, RIGHT OF WAY DEDICATION, AND A PUBLIC UTILITY EASEMENT TO SOME EXTENT.