

BUTTE CREST UNIT NO. 11 SUBDIVISION

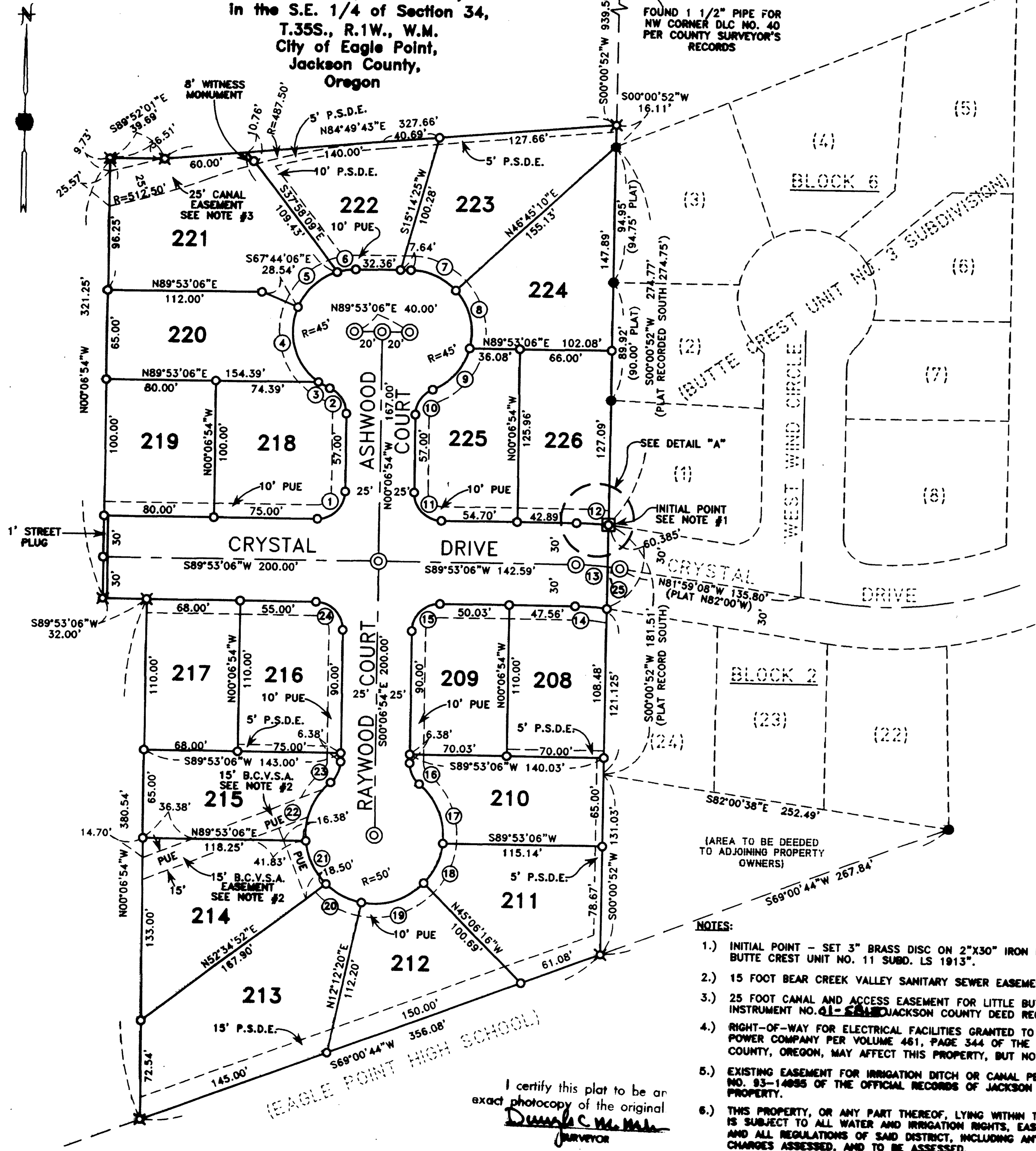
Located in:
 Parcel No. 1 of Partition Plat
 No. P-45-1996
 (Filed Survey No. 14957)
 in the S.E. 1/4 of Section 34,
 T.35S., R.1W., W.M.
 City of Eagle Point,
 Jackson County,
 Oregon

HOFFMAN & ASSOCIATES, INC.
 1002 E. JACKSON STREET MEDFORD, OREGON
 779-4641

BY: DOUGLAS C. McMAHAN
 SCALE: 1 inch = 60 feet
 BASIS OF BEARING:

PLS No. 1913
 DATE: November 15, 2001
 BUTTE CREST UNIT NO. 10 SUBDIVISION
 (NORTHERLY BOUNDARY)

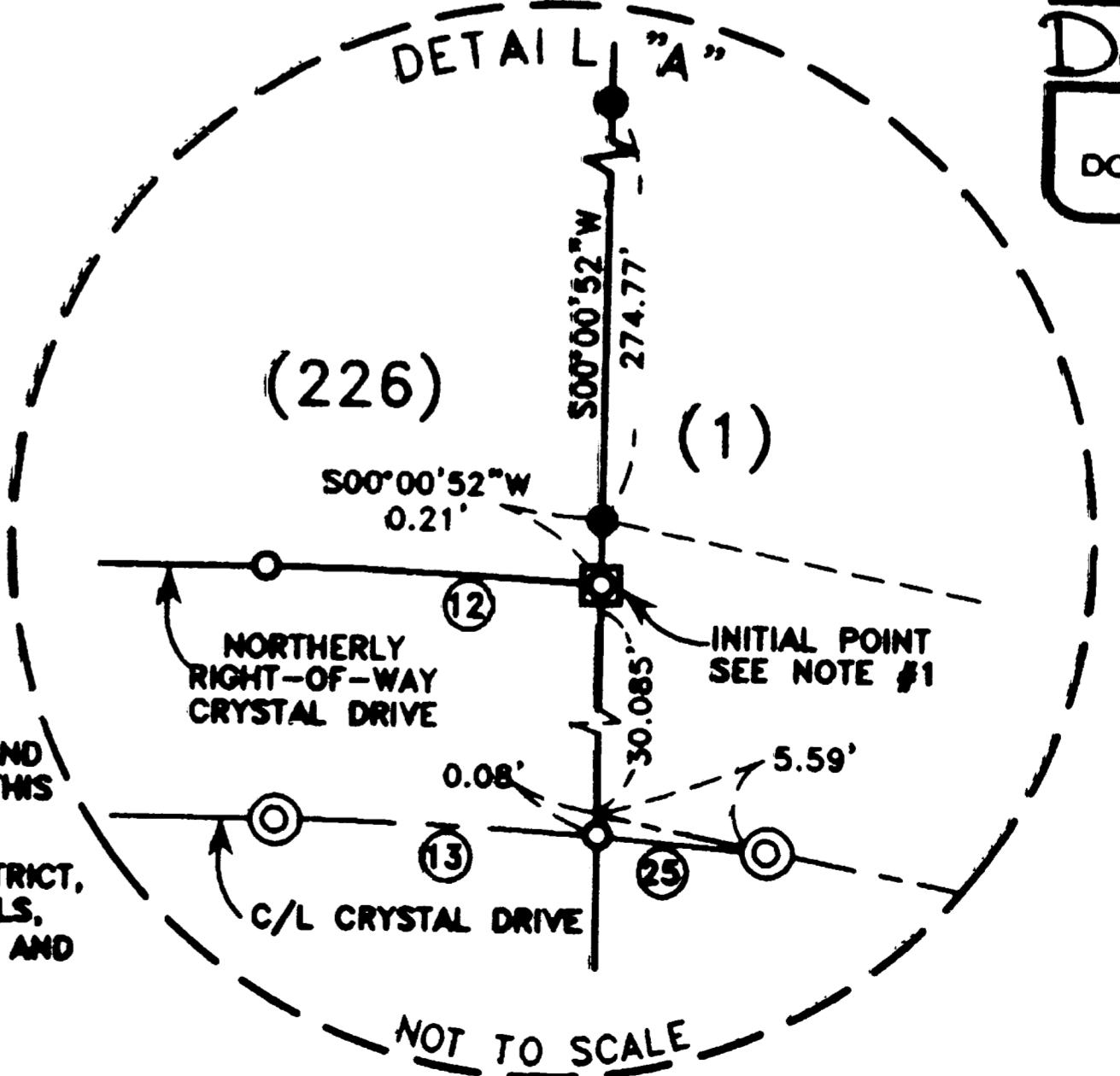
- = Set 5/8"x24" rebar with plastic cap stamped "D.McMAHAN LS 1913".
- ⊗ = Set 5/8"x30" rebar with plastic cap stamped "D.McMAHAN LS 1913".
- = Found 5/8" iron pin, per plat of BUTTE CREST UNIT NO. 3 SUBDIVISION.
- ⊙ = Set 5/8"x30" rebar with metal cap stamped "LS 1913".
- PUE = Easement for public utilities, storm drainage, gas, water, electric, telephone, cable television and sanitary sewer construction and maintenance.
- P.S.D.E. = Private Storm Drainage Easement
- B.C.V.S.A. = Bear Creek Valley Sanitary Authority



CURVE	DELTA	RADIUS	LENGTH	CHORD	CHORD BEARING
1	90°00'00"	20.00	31.42	28.28	N44°53'08"E
2	67°22'48"	20.00	23.52	22.19	N83°48'18"W
3	12°04'20"	45.00	9.48	9.46	N81°27'32"E
4	77°41'17"	45.00	61.02	56.45	S16°34'44"E
5	50°18'34"	45.00	39.51	38.26	S47°25'11"W
6	17°18'38"	45.00	13.60	13.54	S81°13'47"W
7	48°50'16"	45.00	36.79	35.77	N88°41'48"W
8	57°22'08"	45.00	45.06	43.20	N14°35'34"W
9	53°10'24"	45.00	41.76	40.28	N60°40'42"E
10	67°22'48"	20.00	23.52	22.19	S83°34'30"W
11	90°00'00"	20.00	31.42	28.28	S45°06'54"E
12	05°41'40"	230.00	22.86	22.85	N87°16'04"W
13	08°31'57"	200.00	22.80	22.79	N86°50'56"W
14	07°40'08"	170.00	22.75	22.74	S88°16'51"E
15	80°00'00"	20.00	31.42	28.28	S44°53'08"W
16	48°59'41"	20.00	17.45	16.90	S23°06'48"E
17	55°44'02"	50.00	48.64	46.74	N22°14'34"W
18	37°27'00"	90.00	32.88	32.10	N24°20'57"E
19	58°41'07"	50.00	48.47	47.47	N71°25'01"E
20	33°40'04"	50.00	29.38	28.96	S83°24'24"E
21	40°43'07"	50.00	35.53	34.79	S28°12'48"E
22	68°44'02"	50.00	48.64	46.74	S22°00'48"W
23	48°59'42"	20.00	17.45	16.90	N24°52'56"E
24	90°00'00"	20.00	31.42	28.28	N48°06'54"W
25	01°36'30"	280.00	5.58	5.58	N82°47'03"W

LOT NO.	SQUARE FEET
208	7,702
209	7,618
210	8,191
211	9,481
212	8,988
213	14,733
214	10,656
215	8,388
216	8,164
217	7,480
218	9,275
219	8,000
220	8,801
221	13,599
222	6,586
223	10,043
224	10,327
225	8,354
226	8,304

- NOTES:
- INITIAL POINT - SET 3" BRASS DISC ON 2"x30" IRON PIPE STAMPED "INITIAL POINT BUTTE CREST UNIT NO. 11 SUBD. LS 1913".
 - 15 FOOT BEAR CREEK VALLEY SANITARY SEWER EASEMENT BEING CREATED HEREON.
 - 25 FOOT CANAL AND ACCESS EASEMENT FOR LITTLE BUTTE IRRIGATION DISTRICT PER INSTRUMENT NO. 91-14995 OF THE OFFICIAL RECORDS OF JACKSON COUNTY DEED RECORDS.
 - RIGHT-OF-WAY FOR ELECTRICAL FACILITIES GRANTED TO THE CALIFORNIA OREGON POWER COMPANY PER VOLUME 461, PAGE 344 OF THE DEED RECORDS OF JACKSON COUNTY, OREGON, MAY AFFECT THIS PROPERTY, BUT NO SPECIFIC LOCATION IS GIVEN.
 - EXISTING EASEMENT FOR IRRIGATION DITCH OR CANAL PER INSTRUMENT NO. 92-08470 AND NO. 93-14995 OF THE OFFICIAL RECORDS OF JACKSON COUNTY, OREGON MAY AFFECT THIS PROPERTY.
 - THIS PROPERTY, OR ANY PART THEREOF, LYING WITHIN THE EAGLE POINT IRRIGATION DISTRICT, IS SUBJECT TO ALL WATER AND IRRIGATION RIGHTS, EASEMENTS FOR DITCHES AND CANALS, AND ALL REGULATIONS OF SAID DISTRICT, INCLUDING ANY AND ALL ASSESSMENTS, LIENS AND CHARGES ASSESSED, AND TO BE ASSESSED.



REGISTERED PROFESSIONAL LAND SURVEYOR
 Douglas C. McMah
 OREGON
 JULY 18, 1980
 DOUGLAS C. McMAHAN
 No. 1913
 EXPIRES 12/31/02

I certify this plat to be an exact photocopy of the original
 Douglas C. McMah
 SURVEYOR

BUTTE CREST UNIT NO. 11 SUBDIVISION

Located in:

Parcel No. 1 of Partition Plat No. P-45-1986 (Filed Survey No. 14857) in the S.E. 1/4 of Section 34, T.38S., R.1W., W.M. City of Eagle Point, Jackson County, Oregon

SURVEYOR'S CERTIFICATE

STATE OF OREGON }
County of Jackson } ss

I, Douglas C. McMahan, 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 Southwest corner of Lot 1 of Block 6 of BUTTE CREST UNIT NO. 3 SUBDIVISION in the City of Eagle Point, according to the Official Plat thereof; new of record in Jackson County, Oregon; thence South 00°00'52" West (Record SOUTH) along the Westerly boundary of said Subdivision 0.21 feet to a brass disc for the INITIAL POINT OF BEGINNING; thence continue South 00°00'52" West (Record SOUTH) along said Westerly boundary 181.51 feet to the Southwest corner of said subdivision; thence continue South 88°00'52" West, leaving said boundary, 131.03 feet to a point on the Southerly boundary of Parcel No. 1 of Partition Plat recorded May 7, 1986 as Partition Plat No. P-45-1986 of "Record of Partition Plat" in Jackson County, Oregon, and filed as Survey No. 14857 in the office of the Jackson County Surveyor; thence South 88°00'44" West along said boundary, 356.08 feet; thence leaving said boundary, North 00°06'54" West 389.54 feet; thence South 88°53'06" West 32.00 feet; thence North 00°06'54" West 321.25 feet; thence South 88°52'01" East 38.88 feet; thence North 84°48'43" East 327.66 feet to a point which bears North 00°00'52" East from the Northwest corner of the aforementioned BUTTE CREST UNIT NO. 3 SUBDIVISION; thence South 00°00'52" West 16.11 feet to said Northwest corner; thence along the Westerly boundary of said subdivision, South 00°00'52" West 274.77 feet (Record SOUTH 274.75 feet) to the aforementioned Southwest corner of Lot 1 of Block 6 of BUTTE CREST UNIT NO. 3 SUBDIVISION; thence continue South 00°00'52" West 0.21 feet to the INITIAL POINT OF BEGINNING.

DECLARATION

KNOW ALL MEN BY THESE PRESENTS, that we, CROWN WEST DEVELOPMENTS, a Partnership consisting of Pacific Crest Properties, Inc., an Oregon Corporation, the Desert Pump Co., and Kennedy Fuel Co. Profit Sharing Trust No. 93-6258864, and James K. Johnson, DMD PC Pension and Profit Sharing Trust, 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 this plat is a correct representation of the subdivision, we do hereby dedicate to the public for public use the streets shown hereon, together with those easements labeled as public utility easements, and we hereby grant to the City of Eagle Point in fee simple, the area portrayed and designated hereon as a one foot street plug. By its approval of this plat, the City of Eagle Point declares that upon dedication of the extension of the affected street, it thereby dedicates the street plug for public street purposes, we also hereby create the private storm drainage easements and related facilities over Lots 208, 210-213 for the benefit of the owners, heirs and assignees of Lots 208-212, over Lot 216 to benefit the owners, heirs and assignees of Lot 217 and over Lots 222-223 to benefit the owners, heirs and assignees of Lots 221 and 223, we also hereby create the 15 foot easement for BEAR CREEK VALLEY SANITARY AUTHORITY over Lots 214 and 215 for installation, access and maintenance of Sanitary Sewer facilities. We hereby designate said subdivision as BUTTE CREST UNIT NO. 11 SUBDIVISION.

CROWN WEST DEVELOPMENTS:

IN WITNESS WHEREOF, signed this 21st day of Nov., 2001.

STATE OF OREGON }
County of Jackson } ss

The foregoing instrument was acknowledged before me this 21st day of November, 2001, by GARY T. WHITTLE, for Pacific Crest Properties, Inc., a partner of CROWN WEST DEVELOPMENTS, known to me as the person who executed the within instrument on behalf of CROWN WEST DEVELOPMENTS.

Before me: Cheri Johnson
NOTARY

IN WITNESS WHEREOF, signed this 21st day of Nov., 2001.

by: Barry M. Bloomberg
BARRY M. BLOOMBERG, Trustee of Desert Pump Co. and Kennedy Fuel Co. Profit Sharing Trust No. 93-6258864, partner

STATE OF OREGON }
County of Jackson } ss

The foregoing instrument was acknowledged before me this 21st day of November, 2001, by BARRY M. BLOOMBERG, on behalf of Desert Pump Co. and Kennedy Fuel Co. Profit Sharing Trust No. 93-6258864, a partner of CROWN WEST DEVELOPMENTS, known to me as the person who executed the within instrument on behalf of CROWN WEST DEVELOPMENTS.

Before me: Cheri Johnson
NOTARY

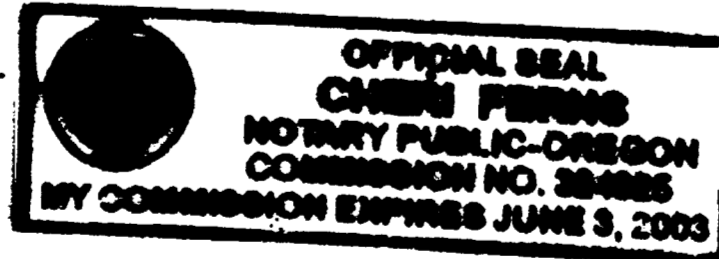
IN WITNESS WHEREOF, signed this 21 day of Nov., 2001.

By: James K. Johnson
JAMES K. JOHNSON, Trustee of James K. Johnson, DMD PC Pension and Profit Sharing Trust, Partner

STATE OF OREGON }
County of Jackson } ss

The foregoing instrument was acknowledged before me this 21st day of November, 2001, by JAMES K. JOHNSON on behalf of James K. Johnson, DMD PC Pension and Profit Sharing trust, a partner of CROWN WEST DEVELOPMENTS, known to me as the person who executed the within instrument on behalf of CROWN WEST DEVELOPMENTS.

Before me: Cheri Johnson
NOTARY



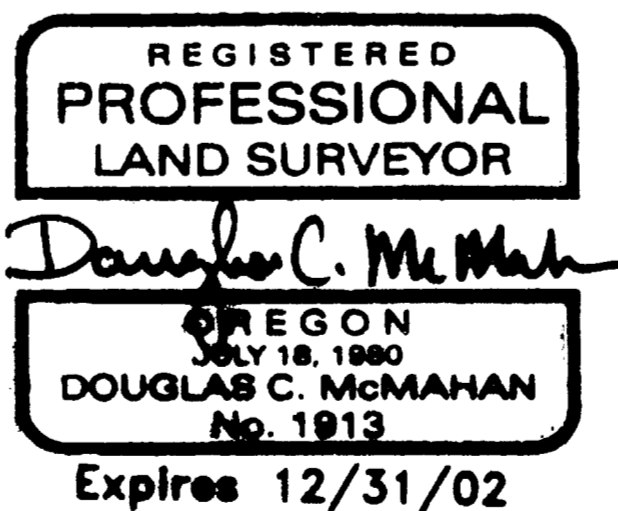
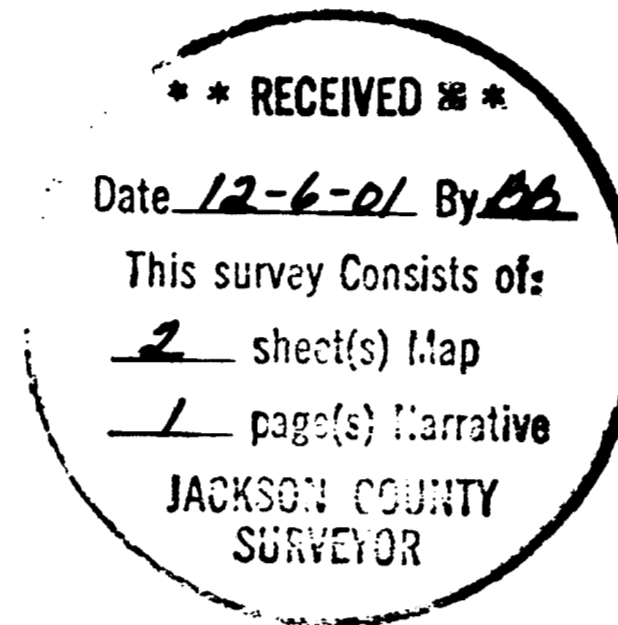
For order of the County Court approving this plat see Volume _____, Page _____ of County Commissioners Journal of Proceedings.

RECORDERS CERTIFICATE

Filed for record this 6th day of December, 2001, at 1:16 o'clock P.M. and recorded in Volume 27 of Plats at page 58 of records of Jackson County, Oregon.

Kathleen S. Beckert
County Clerk

Ruby L. Bacon
Deputy



APPROVALS

Examined and approved this 29th day of November, 2001.

Douglas C. McMahan
SURVEYOR

Examined and recommended for approval this 29th day of November, 2001.

Roger Roberts
Jackson County Surveyor

Examined and recommended for approval by Bear Creek Valley Sanitary Authority this 29 day of November, 2001.

John Hardy
City Engineer

Examined and approved by the City Administrator/Planning Director of the City of Eagle Point, Jackson County, Oregon. Dated this 30th day of November, 2001.

Paul Jones
District Engineer

Examined and approved as required by O.R.S. 92.100 as of 4 December, 2001.

David Caldwell
City Administrator/Planning Director

Tom Deary
Assessor, Department of Assessment

All taxes, fees, assessments or other charges as required by O.R.S. 92.095 have been paid, as of December 4, 2001.

Lynnda Abbott
Tax Collector

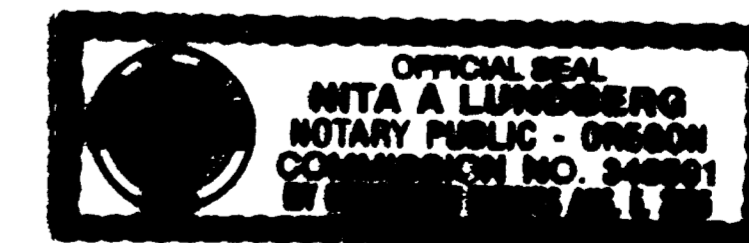
PEOPLE'S BANK OF COMMERCE, the undersigned beneficiary of certain Trust Deeds recorded December 29, 1998, as Document No. 98-60296 and recorded December 23, 1999, as Document No. 99-62454, Official Records of Jackson County, Oregon, affecting the land described herein, hereby releases from the lien of said Trust Deed all property shown hereon as dedicated to the public for public use.

STATE OF OREGON }
County of Jackson } ss

By: Ken Trautman
Title: President

The foregoing instrument was acknowledged before me this 29th day of November, 2001, by Ken Trautman known to me as the person who executed the within instrument as, President on behalf of People's Bank of Commerce freely and voluntarily.

Before me: Nita A. Linnberg
NOTARY



I certify this plat to be an exact photocopy of the original.
Douglas C. McMahan
SURVEYOR