

ELK CREEK ESTATES SUBDIVISION, PHASE 2

Located in:
The N.E. 1/4 & S.E. 1/4 of Section 35, T.37S., R.2W., W.M.,
City of Medford, Jackson County, Oregon

*** DECLARATION ***

KNOWN ALL MEN BY THESE PRESENTS; that REDHA CORPORATION, an Oregon Corporation, is the owner in fee simple of the lands hereon described, and has 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, and does hereby dedicate to the public for public use the streets shown hereon, together with those easements labeled as public utility easements, and does hereby create over Lots 32-43 the use of the private storm drainage easement as shown hereon for the benefit of the owners, heirs and assignees of Lots 33-44, and does also hereby grant to the City of Medford in fee simple, those areas portrayed and designated hereon as one foot street plugs. By its approval of this plat, the City of Medford declares that upon dedication of the extension of the affected streets, it thereby dedicates the street plugs for public street purposes. Said Corporation does hereby designate said subdivision as ELK CREEK ESTATES SUBDIVISION, PHASE 2.

IN WITNESS WHEREOF, We have set our hands and seals this 14th day of March, 2002.

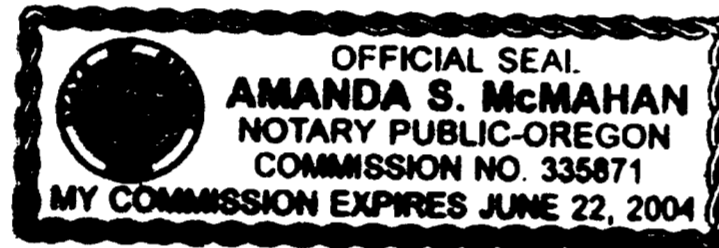
REDHA CORPORATION:

Ben Zare
BEN ZARE, PRESIDENT

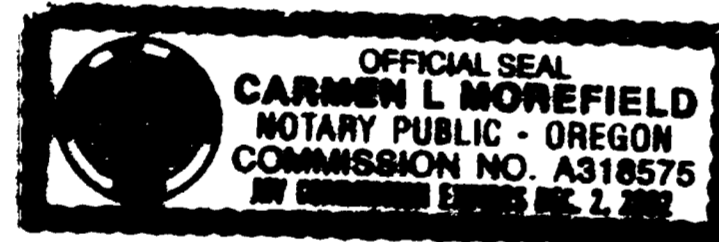
STATE OF OREGON)
County of Jackson) ss

The foregoing instrument was acknowledged before me this 14th day of March, 2002, by BEN ZARE, known to me as the person who executed the within instrument as, PRESIDENT, on behalf of REDHA CORPORATION, freely and voluntarily.

Before me: Amanda S. McMahan
Notary



BANK OF SOUTHERN OREGON, now dba PREMIERWEST BANK, the undersigned beneficiary of a certain Trust Deed recorded January 28, 1997 as Document No. 97-02914 of the Official Records of Jackson County, Oregon, affecting the land described herein, hereby releases from the lien of said Trust Deeds all property shown hereon as dedicated to the public for public use.



By: Gene Taylor
Title: Vice President

STATE OF OREGON)
County of Jackson) ss

The foregoing instrument was acknowledged before me this 18th day of March, 2002, by Gene Taylor, known to me as the person who executed the within instrument as, V.P. on behalf of PREMIERWEST BANK, freely and voluntarily.

Before me: Carmen L. Nowfield
Notary

Examined and approved as required by O.R.S. 92.100 as of April 12th, 2002

K. Thompson, Deputy
Assessor, Department of Assessment

All taxes, fees, assessments or other charges as required by O.R.S. 92.095 have been paid as of April 12, 2002

Lynne Adair, Deputy
Tax Collector

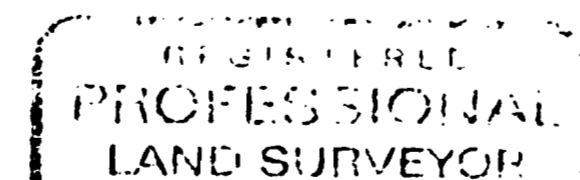
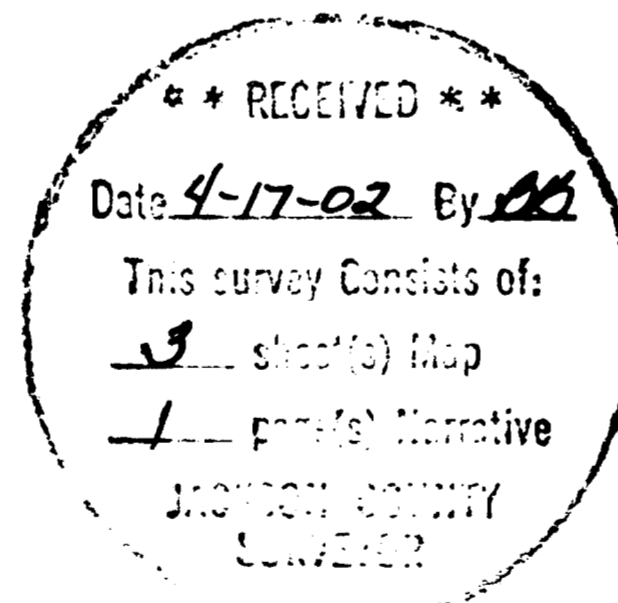
RECORDER:

For order of the County Court approving this plat see Volume 28, page 20 of County Commissioners Journal of Proceedings.

Filed for record this 17th day of April, 2002 at 2:30 Clock P.M. and recorded in Volume 28 of Plats at page 20 of records of Jackson County, Oregon.

Kathleen S. Beckett
County Clerk

Kirby LeBaron
Deputy



Douglas C. McMahan
REG. NO. 1913
DOUGLAS C. McMAHAN
No. 1913

EXPIRES 12/31/02

*** 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 tract.

BEGINNING at a point for the Northwest corner of Lot 13 of SOUTH ORCHARD ESTATES SUBDIVISION in the City of Medford, according to the Official Plat thereof, now of record in Jackson County, Oregon, said point being on the Westerly boundary of said Subdivision, said point being marked with a brass disc for the INITIAL POINT OF BEGINNING; thence South 89°56'24" West 154.46 feet; thence along the arc of a 20.00 foot radius curve to the left (the long chord to which bears South 44°15'20" West 28.62 feet) an arc distance of 31.89 feet; thence along the arc of a 1040.00 foot radius curve to the right (the long chord to which bears South 00°46'11" East 23.93 feet) an arc distance of 23.93 feet; thence South 00°06'38" East 69.06 feet; thence WEST 227.58 feet; thence SOUTH 28.73 feet; thence South 64°20'15" East 48.08 feet; thence SOUTH 189.60 feet; thence WEST 105.00 feet; thence SOUTH 19.62 feet; thence WEST 165.00 feet; thence NORTH 48.29 feet; thence along the arc of a 202.50 foot radius curve to the right (the long chord to which bears South 71°32'47" West 96.59 feet) an arc distance of 97.53 feet; thence along the arc of a 20.00 foot radius curve to the left (the long chord to which bears South 42°40'19" West 27.11 feet) and arc distance of 29.79 feet; thence South 89°02'25" West 55.01 feet; thence along the arc of a 20.00 foot radius curve to the left (the long chord to which bears North 45°04'10" West 28.32 feet) an arc distance of 31.46 feet; thence South 89°51'40" West 79.95 feet to a point on the Westerly boundary of tract described in Instrument No. 94-14305 of the Deed Records of said Jackson County; thence NORTH along said Westerly boundary, 895.55 feet; thence leaving said boundary North 89°51'40" East 100.00 feet; thence NORTH 12.00 feet; thence North 89°51'40" East 56.69 feet; thence along the arc of a 20.00 foot radius curve to the left (the long chord to which bears South 56°55'41" East 21.91 feet) an arc distance of 23.19 feet; thence North 89°51'40" East 237.45 feet to a point which bears SOUTH of the Southwest corner of tract described in Instrument No. 72-02008 of the Deed Records of said Jackson County; thence NORTH 0.74 feet to said Southwest corner; thence EAST along the Southerly boundary of said tract, 168.75 feet to the Southeast corner of tract described in Instrument No. 01-32867 of the Deed Records of Jackson County; thence North 00°00'40" West along the Easterly boundary of said tract, 389.48 feet to a point on the Southerly right-of-way line of Stewart Avenue; thence North 89°53'20" East along said right-of-way line 30.00 feet to the Northwest corner of tract described in Instrument No. 01-32868 said Deed Records; thence leaving said right-of-way line South 00°00'40" East along the Westerly boundary of said tract 207.00 feet to the Southwest corner thereof; thence North 89°53'20" East along the Southerly boundary of said tract 30.00 feet to the Southeast corner thereof; thence South 00°00'35" West 157.64 feet; thence along the arc of a 959.79 foot radius curve to the left (the long chord to which bears South 00°08'44" East 5.20 feet) an arc distance of 5.20 feet; thence along the arc of a 20.00 foot radius curve to the left (the long chord to which bears South 45°13'11" East 28.24 feet) an arc distance of 31.36 feet; thence South 04°49'55" East 55.16 feet; thence along the arc of a 20.00 foot radius curve to the left (the long chord to which bears South 41°22'13" West 29.48 feet) an arc distance of 33.14 feet; thence along the arc of a 960.00 foot radius curve to the left (the long chord to which bears South 08°08'44" East 68.54 feet) an arc distance of 68.55 feet; thence South 10°11'28" East 263.22 feet; thence along the arc of a 1040.00 foot radius curve to the right (the long chord to which bears South 08°23'04" East 65.58 feet) an arc distance of 65.59 feet; thence along the arc of a 20.00 foot radius curve to the left (the long chord to which bears South 48°19'08" East 26.63 feet) an arc distance of 29.14 feet; thence North 89°56'24" East 161.01 feet to a point on the aforementioned Westerly boundary of SOUTH ORCHARD ESTATES SUBDIVISION; thence South 00°03'36" East along said boundary 55.00 feet to the INITIAL POINT OF BEGINNING.

Douglas C. McMahan
SURVEYOR

*** APPROVALS ***

MEDFORD CITY PLANNING:

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

Robert O. Scott
Planning Director

10 April 02
Date

Examined and approved this 22nd day of March, 2002

Robert Scott
City Engineer

Douglas C. McMahan
City Surveyor

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

ELK CREEK ESTATES SUBDIVISION, PHASE 2

Located In:
The N.E. 1/4 & S.E. 1/4 of Section 35, T.37S., R.2W., W.M.,
City of Medford, Jackson County, Oregon

HOFFBUHR & ASSOCIATES, INC.
3155 ALAMEDA STREET, SUITE 201 MEDFORD, OREGON
(541) 779-4641

BY: DOUGLAS C. McMAHAN PLS No. 1913
SCALE: 1" = 80' February 25, 2002
BASIS OF BEARING: FILED SURVEY NO. 16052
(Q STEWART AVE.)

RECEIVED
Date 4-17-02 By *DD*
This survey consists of:
3 sheet(s) Map
1 parcel(s) Narrative
JACKSON COUNTY
CLERK

- = 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"
- △ = Set lead plug and tac with washer stamped "LS 1913"
- = Found 5/8" rebar with cap stamped "D.McMAHAN LS 1913" per plat of SOUTH ORCHARD ESTATES, SUBDIVISION.
- = Found 5/8" iron pin, unless otherwise shown.
- ⊙ = Found brass disc monument
- ⊙ = Set 5/8"x30" rebar with metal cap stamped "LS 1913". Reference points on file at the City of Medford Engineering Department.
- P.S.D.E. = Private Storm Drainage Easement
- PUE = Easement for public utilities, storm drainage, gas, water, electric, telephone, cable television and sanitary sewer construction and maintenance
- J.C.D.R. = Jackson County Deed Records
- S/N = Filed Survey Number

LINE	LENGTH	BEARING	LOT NO.	SQUARE FEET	LOT NO.	SQUARE FEET
L1	25.63'	N58°51'40"E	9	6,926	32	6,436
L2	31.73'	S41°05'37"E	10-14	6,000	33-43	6,421
L3	7.69'	N64°20'15"W	15	6,009	44	6,903
L4	NOT USED		16	6,672	45	6,677
L5	29.86'	N89°51'40"E	17	7,299	46	7,775
L6	39.50'	SOUTH	18	5,615	47	6,863
			19	10,332	48	5,647
			20	6,805	49	7,936
			21	5,363	50	6,791
			22-30	6,000	51	6,500
			31	6,903	52	10,743
			TRACT A			82,265

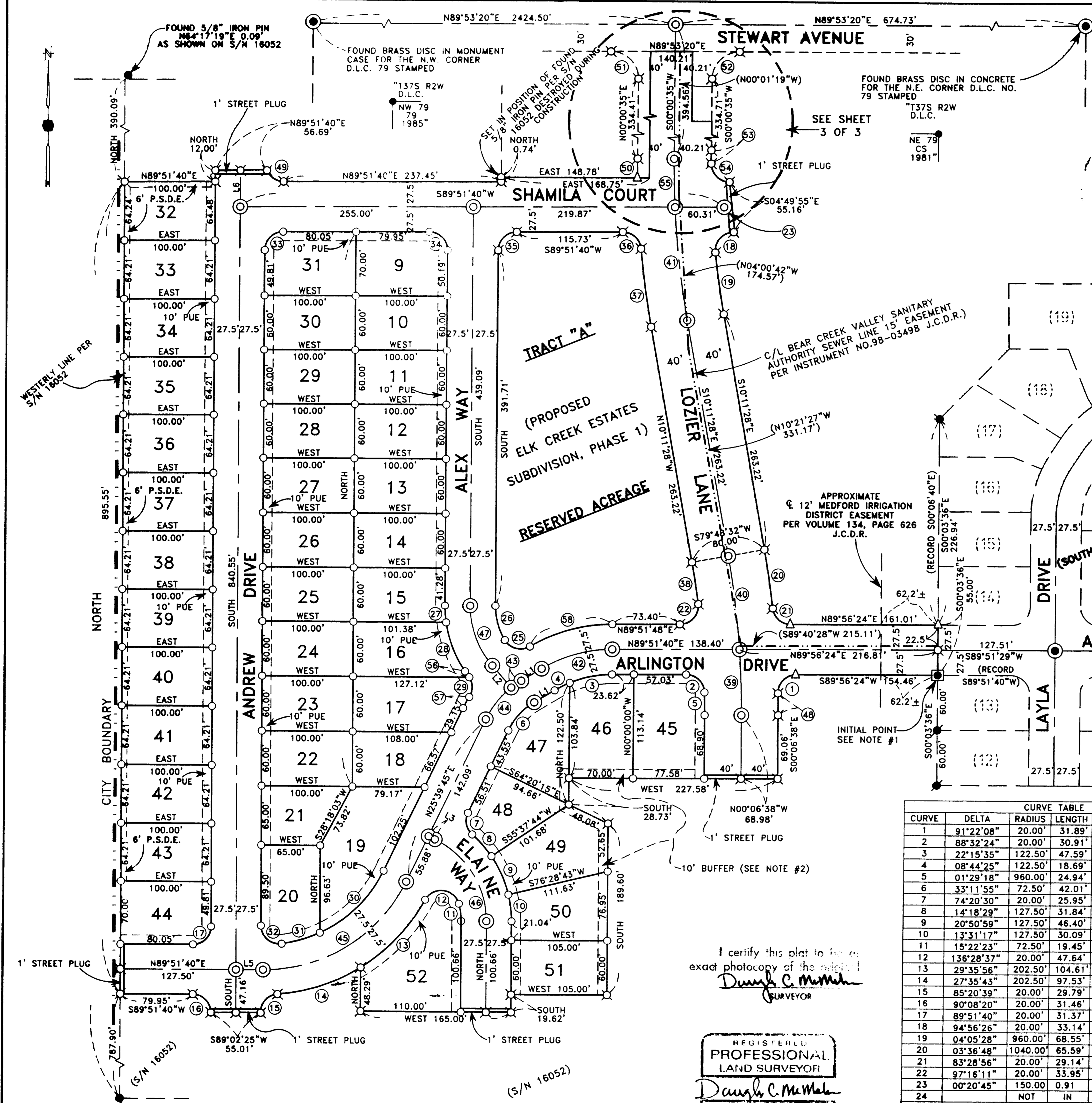
- NOTES:
- INITIAL POINT SET 3" BRASS DISC ON 2"x30" PIPE IN LOCATION OF FOUND 5/8" REBAR PER PLAT OF SOUTH ORCHARD ESTATES SUBDIVISION, STAMPED "INITIAL POINT ELK CREEK ESTATES SUBD., PHASE 2 LS 1913".
 - 10' BUFFER ZONE. NO BUILDING IS ALLOWED IN THIS ZONE.
 - RIGHT(S) OF WAY FOR THE TRANSMISSION AND DISTRIBUTION OF ELECTRICITY, AND FOR OTHER PURPOSES, GRANTED TO PACIFICORP, AN OREGON CORPORATION, OR ITS PREDECESSOR IN INTEREST, BY INSTRUMENT(S) RECORDED IN VOLUME 435, PAGE 111, OF THE DEED RECORDS OF JACKSON COUNTY, OREGON (SPECIFIC LOCATION NOT GIVEN).
 - PERMANENT RIGHT OF WAY AND SEWER EASEMENT, AND RIGHTS IN CONNECTION THEREWITH, GRANTED TO BEAR CREEK VALLEY SANITARY AUTHORITY, BY INSTRUMENT RECORDED JANUARY 30, 1998 AS NO. 98-03498, OFFICIAL RECORDS.

CURVE	DELTA	RADIUS	LENGTH	CHORD	CHORD BEARING
1	91°22'08"	20.00'	31.89'	28.62'	S44°15'20"W
2	88°32'24"	20.00'	30.91'	27.92'	S45°52'08"E
3	22°15'35"	122.50'	47.59'	47.29'	N78°43'52"E
4	08°44'25"	122.50'	18.69'	18.67'	N63°13'52"E
5	01°29'18"	960.00'	24.94'	24.94'	S00°51'17"E
6	33°11'55"	72.50'	42.01'	41.42'	N42°15'42"E
7	74°20'30"	20.00'	25.95'	24.17'	N11°30'30"W
8	14°18'29"	127.50'	31.84'	31.76'	N41°31'30"W
9	20°50'59"	127.50'	46.40'	46.14'	N23°56'46"W
10	13°31'17"	127.50'	30.09'	30.02'	N06°45'38"W
11	15°22'23"	72.50'	19.45'	19.39'	S07°41'12"E
12	136°28'37"	20.00'	47.64'	37.15'	S83°36'42"E
13	29°35'56"	202.50'	104.61'	103.45'	N42°56'58"E
14	27°35'43"	202.50'	97.53'	96.59'	S71°32'47"W
15	85°20'39"	20.00'	29.79'	27.11'	S42°40'19"W
16	90°08'20"	20.00'	31.46'	28.25'	N45°04'10"W
17	89°51'40"	20.00'	31.37'	28.25'	S44°55'50"W
18	94°56'26"	20.00'	33.14'	29.48'	S41°22'13"W
19	04°05'28"	960.00'	68.55'	68.54'	S08°08'44"E
20	03°28'48"	1040.00'	65.59'	65.58'	S08°23'04"E
21	83°28'56"	20.00'	29.14'	26.63'	S48°19'08"E
22	97°16'11"	20.00'	33.95'	30.02'	N41°13'34"E
23	00°20'45"	150.00'	0.91'	0.91'	N89°41'18"E
24	NOT IN USE				
25	89°19'43"	20.00'	31.18'	28.12'	S75°59'15"E
26	31°19'24"	72.50'	39.64'	39.14'	S15°39'42"E
27	08°26'28"	127.50'	18.78'	18.77'	S04°13'14"E
28	28°59'11"	127.50'	64.50'	63.82'	S22°56'04"E
29	65°03'04"	20.00'	22.71'	21.51'	S00°35'40"E

CURVE	DELTA	RADIUS	LENGTH	CHORD	CHORD BEARING
30	39°01'36"	147.50'	100.47'	98.54'	S45°10'33"W
31	17°10'03"	147.50'	44.20'	44.03'	S73°16'22"W
32	98°08'36"	20.00'	34.26'	30.22'	N49°04'18"W
33	89°51'40"	20.00'	31.37'	28.25'	N44°55'50"E
34	90°08'20"	20.00'	31.46'	28.32'	S45°04'10"E
35	89°51'40"	20.00'	31.37'	28.25'	S44°55'50"W
36	84°42'51"	20.00'	29.57'	26.95'	N47°46'54"W
37	04°45'59"	1040.00'	86.52'	86.49'	N07°48'29"W
38	02°46'57"	960.00'	46.62'	46.62'	N08°48'00"W
39	04°07'32"	1000.00'	72.01'	71.99'	S02°10'24"E
40	05°57'18"	1000.00'	103.93'	103.89'	S07°12'49"E
41	07°10'39"	1000.00'	125.27'	125.19'	S06°36'09"E
42	31°00'00"	150.00'	81.16'	80.17'	N74°21'40"E
43	07°35'07"	100.00'	13.24'	13.23'	N55°04'06"E
44	25°36'48"	100.00'	44.70'	44.33'	N38°28'09"E
45	64°11'56"	175.00'	196.08'	185.99'	N57°45'42"E
46	64°20'15"	100.00'	112.29'	106.48'	N32°10'08"W
47	41°05'37"	100.00'	71.72'	70.19'	S20°32'49"E
48	01°19'06"	1040.00'	23.93'	23.93'	S00°46'11"E
49	68°25'19"	20.00'	23.19'	21.91'	S56°55'41"E
50	01°22'32"	1040.00'	24.97'	24.97'	N00°40'41"W
51	90°07'15"	30.00'	47.19'	42.47'	N45°03'02"W
52	89°52'45"	30.00'	47.06'	42.38'	S44°56'57"W
53	00°18'37"	959.79'	5.20'	5.20'	S00°08'44"E
54	89°50'18"	20.00'	31.36'	28.24'	S45°13'11"E
55	03°01'24"	1000.00'	52.77'	52.76'	S01°30'07"E
56	04°18'27"	20.00'	1.50'	1.50'	S35°16'25"E
57	06°16'07"	127.50'	13.95'	13.94'	S28°47'48"W
58	30°30'46"	177.50'	94.53'	93.41'	N74°36'17"E

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

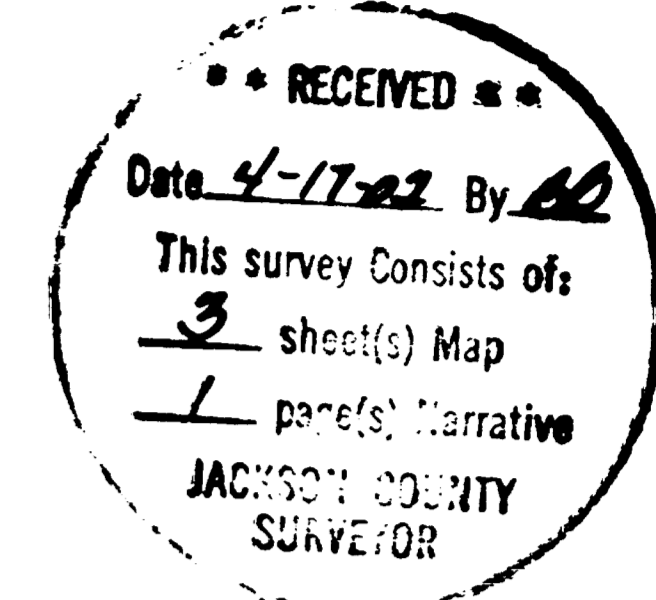
REGISTERED PROFESSIONAL LAND SURVEYOR
Douglas C. McMahan
OREGON
EXPIRES 12/31/02



37 2W 35AC, TL 200 & 37 2W 35AD, TL 2000
37 2W 35DA, TL 400 & 37 2W 35DB, TL 100

ELK CREEK ESTATES SUBDIVISION, PHASE 2

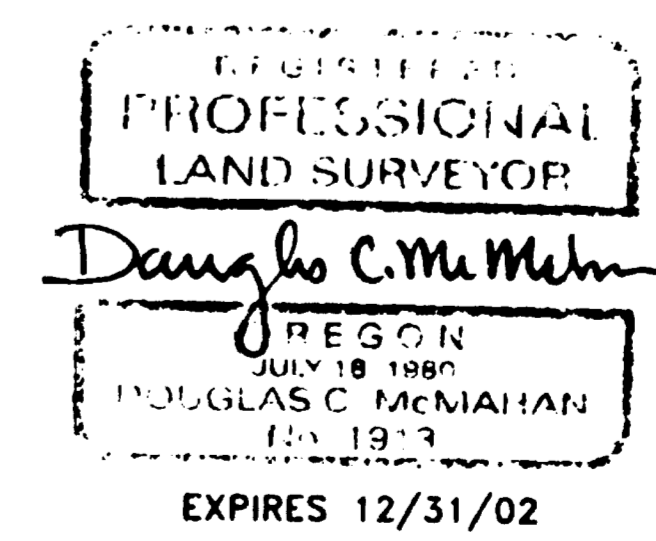
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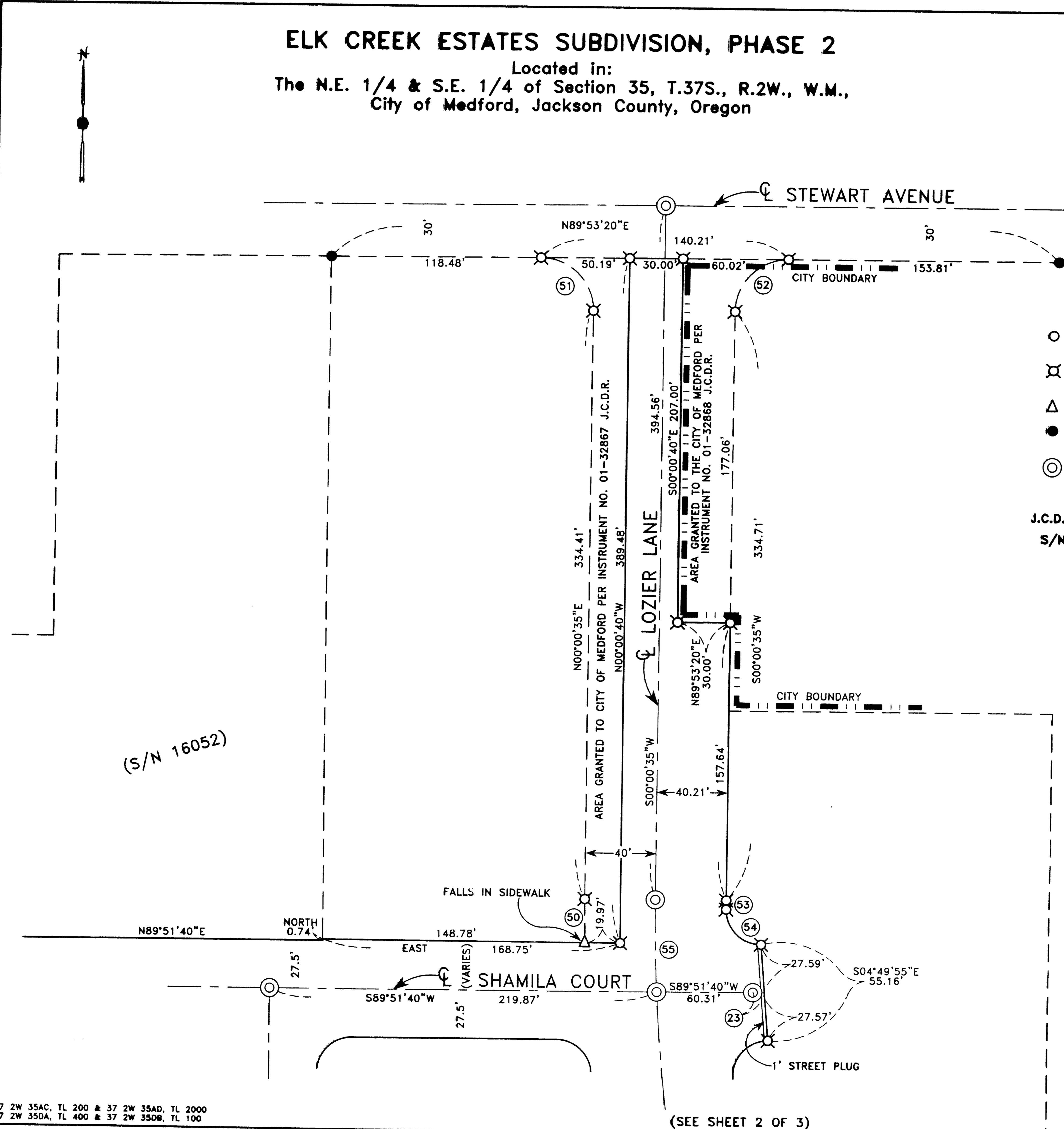
HOFFBUHR & ASSOCIATES, INC.
3155 ALAMEDA STREET, SUITE 201 MEDFORD, OREGON
(541) 779-4641
BY: DOUGLAS C. McMAHAN PLS No. 1913
SCALE: 1" = 40' February 25, 2002
BASIS OF BEARING: FILED SURVEY NO. 16052
(@ STEWART AVE.)

- = 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"
- △ = Set lead plug and tac with washer stamped "LS 1913"
- = Found 5/8" iron pin, as shown on S/N 16052, unless otherwise shown.
- ⊙ = Set 5/8"x30" rebar with metal cap stamped "LS 1913". Reference points on file at the City of Medford Engineering Department.
- J.C.D.R. = Jackson County Deed Records
- S/N = Filed Survey Number

NOTE: SEE SHEET 2 OF 3 FOR CURVE INFORMATION.



I certify this plot to be an exact photograph of the original.
Douglas C. McMahan
SURVEYOR



37 2W 35AC, TL 200 & 37 2W 35AD, TL 2000
37 2W 35DA, TL 400 & 37 2W 35DB, TL 100

**SURVEY NARRATIVE TO COMPLY WITH PARAGRAPH 209.250
OREGON REVISED STATUTES**

SURVEY FOR: DeCarlow Homes, Inc.
814 East Jackson Street
Medford, Oregon 97504

LOCATION: The Northeast ¼ and Southeast ¼ of Section 35, Township 37 South,
Range 2 West, Willamette Meridian, City of Medford, Jackson County,
Oregon.

PURPOSE: To survey, monument and prepare final plat for ELK CREEK ESTATES
SUBDIVISION, PHASE 2, per the City of Medford File No. PUD-00-26
and per the clients request.

PROCEDURE: Utilizing found monumentation per Filed Survey Number 16052 for
control, I establish proper monuments as shown on the accompanying
map. An electronic total station was used to make all measurements.
Instruments No. 94-09250 and 94-14305 of the Deed Records of Jackson
County were used in determining the limits of the client's property.

BASIS OF
BEARING: FILED SURVEY NO. 16052 (C/L STEWART AVENUE)

DATE: February 25, 2002



Douglas C. McMahan
L.S. 1913 – Oregon
Expires 12/31/02
Hoffbuhr & Associates, Inc.
3155 Alameda Street, Suite 201
Medford, Oregon 97504

(elkcrk2nrr.dcm)

