

LDS-01-122

**CHERRY PARK**  
a subdivision

located in

SOUTHWEST ONE-QUARTER OF SECTION 25,  
TOWNSHIP 37 SOUTH, RANGE 2 WEST,  
WILLAMETTE MERIDIAN, CITY OF MEDFORD,  
JACKSON COUNTY, OREGON

for

**Pacific Crest Properties, Inc.**

PO Box 1488  
Medford, Oregon 97501

**LEGEND**

- ⊙ = FOUND 2" BRASS CAP - STREET CENTERLINE
  - = FOUND 5/8" IRON PIN, S/N 15366, OR AS NOTED
  - ◇ = FOUND RAILROAD SPIKE WITH PUNCH MARK
  - = SET 5/8" x 24" IRON PIN w/ YELLOW PLASTIC CAP MARKED "FARBER PLS 2189"
- S/N = RECORD FILED SURVEY NUMBER  
W.C. = WITNESS CORNER

- BASIS OF BEARING IS TRUE NORTH, NAD 83/91 DATUM, AS DERIVED BY GLOBAL POSITIONING SYSTEM OBSERVATIONS.
- RECORD SURVEY DATA IS SHOWN IN PARENTHESIS ADJACENT TO MEASURED SURVEY DATA WHERE APPLICABLE.
- INST. No. = INSTRUMENT NUMBER AS RECORDED IN THE OFFICIAL RECORDS OF JACKSON COUNTY, OREGON.
- PUE = PUBLIC UTILITY EASEMENT FOR WATER, SANITARY SEWER, STORM DRAIN, PHONE, GAS, AND CABLE TV.

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

- PURPOSE:** TO SURVEY AND MONUMENT THIS SUBDIVISION AS APPROVED BY THE CITY OF MEDFORD PLANNING COMMISSION, FILE No. LDS-01-122.
- PROCEDURE:** UTILIZING CONTROL ESTABLISHED DURING PREVIOUS SURVEYS, AND THIS SURVEY, I LOCATED THE AFFECTED PROPERTY AND MONUMENTED IT AS SHOWN HEREON. THE ORIGINAL POSITION OF THE INTERSECTION OF PRUNE & CHERRY STREETS WAS HELD FOR THE PURPOSE OF THIS SURVEY.

**NOTES**

- LOT 6 IS A COMMON AREA CONTAINING 19292 Sq. Ft.
- HATCHED AREA IS PUE, INGRESS/EGRESS, AND STORM DRAIN EASEMENT

Surveyed by:  
**FARBER & SONS, INC.**  
dba FARBER SURVEYING  
(541) 776-0846

OFFICE LOCATION: 120 MISTLETOE MEDFORD, OREGON 97501  
MAILING ADDRESS: P.O. BOX 5286 CENTRAL POINT, OREGON 97502

SCALE: 1" = 40'  
DATE: APRIL 21, 2002  
JOB NO.: 0888-00  
DRAWING FILE: JOBS\MEDFORD\_SW\CHERRY PARK\CHERRY PARK\_PLAT.FLX

CONCRETE  
REFERENCE POINTS TO FOUND SPINE WITH RIVET

See City notes for official RPs  
(SEE DETAIL 1)

PRUNE STREET

2" BRASS CAP IN MONUMENT CASE PER S/N 14673 & S/N 15043. NOW DESTROYED BEARS N51°31'11"W 0.04 FT

**DETAIL 1**  
(NO SCALE)

5/8" IRON PIN, PER S/N 9960 NOW DESTROYED BEARS N63°18'24"E 0.08 FT

CENTER LINE OF CHERRY AND PRUNE STREETS FOUND 3/8" BRASS RIVET IN 8" DIAMETER CONCRETE MONUMENT 42" BELOW ASPHALT SURFACE

**CURVE TABLE**

NUM	DELTA	ARC	RADIUS	BEARING	DISTANCE
C1	41°36'29"	18.15'	25.00'	N20°48'15"E	17.76'
C2	47°58'08"	20.93'	25.00'	S23°59'04"E	20.32'
C3	22°52'01"	9.98'	25.00'	S11°36'01"W	9.91'
C4	06°57'35"	19.13'	157.50'	S12°34'02"E	19.12'

RECEIVED  
DATE 5-8-02 BY [Signature]  
This survey consist of:  
2 sheet(s) Map  
2 page(s) Narrative  
JACKSON COUNTY SURVEYOR

PARCEL 3  
P-5-2000  
S/N 16408

INITIAL POINT

PARCEL No 3  
FOUND 5/8" IRON PIN  
(S/N 16408)

FOUND 5/8" IRON PIN (S/N 13782) 0.14' SOUTH OF LINE  
FOUND 5/8" IRON PIN (S/N 15366 & S/N 16408) 66.91' (67.00', S/N 15366 & S/N 16408)

SEE DETAIL 2 N89°57'10"E 302.37' (N89°56'59"E 302.36', S/N 16408)  
N0°02'50"W 4.11'

LOT 1 3978 Sq.ft  
LOT 2 3822 Sq.ft  
LOT 3 3978 Sq.ft

PUE AND INGRESS AND EGRESS EASEMENT LOT 6 SEE NOTES

DEED CORNER (INST. No. 00-03840)  
INST. No. 97-12378

DEED CORNER (INST. No. 00-03840)  
VOLUME 291, PAGE 359 DEED RECORDS

FOUND 5/8" IRON PIN (S/N 12892), NW CORNER COLINWOOD ESTATES, PHASE II (S/N 16538)

DEED CORNER (INST. No. 00-03840)

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**DETAIL 2**  
(NO SCALE)

N89°57'10"E 2.50'  
N89°58'37"W 30.00'  
FENCE POST  
N89°57'10"E 302.37'  
N0°02'50"W 6.62'  
N0°01'15"W 82.12', INST. No. 00-03840  
R/W DEDICATED HEREON  
N00°01'23"W 82.22'  
N00°01'23"W 749.22' (N0°01'15"W 749.23', S/N 16408) (N0°01'15"W 749.22', S/N 15366)  
N89°58'37"W 30.00'  
N0°01'23"W 749.22'  
N89°58'37"W 30.00'  
N0°01'23"W 749.22'  
N89°48'15"W 165.26' (S89°48'04"W 165.25', S/N 15366)  
N0°01'23"W 749.22' (N0°01'15"W 749.23', S/N 16408) (N0°01'15"W 749.22', S/N 15366)

RAILROAD SPIKE PER S/N 9960 TIED IN THE PERFORMANCE OF S/N 12892 (NOT TIED THIS SURVEY)

I, Herbert A. Farber, do hereby certify that this is an exact copy of the original.

[Signature]

**LINE TABLE**  
LINES 1-20 ARE LOT LINES  
LINES 21-37 ARE EASEMENT LINES

NUM	DISTANCE	BEARING	NUM	DISTANCE	BEARING
L1	78.00'	S89°56'54"W	L20	69.00'	S00°02'13"E
L2	51.00'	N00°03'06"W	L21	33.52'	S61°32'25"E
L3	78.00'	S89°56'54"W	L22	61.57'	N89°56'54"E
L4	51.00'	N00°03'06"W	L23	4.50'	N00°03'06"W
L5	78.00'	S89°56'54"W	L24	88.65'	N89°56'54"E
L6	49.00'	S00°03'06"E	L25	19.68'	NORTH
L7	78.00'	S89°56'54"W	L26	20.00'	EAST
L8	49.00'	S00°03'06"E	L27	19.68'	SOUTH
L9	78.00'	S89°56'54"W	L28	64.36'	N89°56'54"E
L10	51.00'	S00°03'06"E	L29	41.20'	SOUTH
L11	78.00'	S89°56'54"W	L30	34.03'	S89°57'49"W
L12	51.00'	S00°03'06"E	L31	39.37'	SOUTH
L13	52.00'	S89°57'49"W	L32	31.08'	S27°21'02"E
L14	63.50'	N00°02'11"W	L33	32.28'	S89°55'29"W
L15	52.00'	S89°57'49"W	L34	34.31'	NORTH
L16	63.50'	N00°02'11"W	L35	23.89'	N09°05'14"W
L17	48.00'	S89°57'47"W	L36	54.01'	S89°57'47"W
L18	69.00'	S00°02'13"E	L37	14.63'	N00°01'28"W
L19	48.00'	S89°57'47"W			

REGISTERED PROFESSIONAL LAND SURVEYOR

[Signature]

OREGON  
JULY 26, 1985  
HERBERT A. FARBER  
2189

RENEWAL DATE 12-31-03

CHERRY PARK  
a subdivision

located in

SOUTHWEST ONE-QUARTER OF SECTION 25,  
TOWNSHIP 37 SOUTH, RANGE 2 WEST,  
WILLAMETTE MERIDIAN, CITY OF MEDFORD,  
JACKSON COUNTY, OREGON

Surveyor's Certificate:

I, Herbert A. Farber, a duly registered Professional Land Surveyor of the State of Oregon, do hereby certify that I have correctly surveyed and marked with proper monuments, as provided by law, the tract of land hereon shown, this plat being a correct representation of the same, and the following is an accurate description of the boundary lines:

BEGINNING at a 5/8 inch iron pin, with a plastic cap stamped "D. Minnici LS 2349", marking the southwest corner of Parcel 3 of Partition Plat P-5-2000 as recorded of the Records of Jackson County, Oregon, Index Volume 11, Page 5, County Surveyor's File No. 16408, said point being on the easterly right-of-way of Cherry Street, said pin being the INITIAL POINT of this subdivision; thence North 89°57'10" East, along the south line of said Parcel 3 extended, said south line also being the north line of the tract of land described in Instrument No. 00-03840 of the Official Records of said County, 302.37 feet to a 5/8 inch iron pin marking the northeast corner of said tract (record North 89°56'59" East, 302.36 feet), said pin being on the easterly boundary of Lot 1, Block 2 of the Nickell Addition to the City of Medford, according to the Official Plat thereof, now of record in said County; thence South 0°02'03" East (record South 0°02'13" East), along said easterly boundary, said easterly boundary also being the easterly line of said tract, 150.16 feet to a 5/8 inch iron pin marking the northwest corner of COLINWOOD ESTATES, PHASE II as recorded in Volume 26, Page 18 of the Plat Records of said County; thence, continuing along said easterly boundary, said easterly boundary also being the west line of said PHASE II, South 0°02'03" East 22.81 feet (record South 0°02'13" East 22.84 feet) to a 5/8 inch iron pin marking the southeast corner of said tract, said pin also being the northeast corner of that parcel of land described in Volume 291, Page 349 of the Deed Records of said County; thence, leaving said easterly boundary, South 89°55'30" West, along the northerly boundary of said parcel, said northerly boundary also being the most southerly line of said tract, 139.66 feet (record South 89°54'37" West 139.63 feet) to a 5/8 inch iron pin marking the southeast corner of that parcel of land described in Instrument No. 97-12378 of said Official Records; thence, leaving said northerly boundary, North 0°01'28" West, along the east line of said parcel, 91.25 feet (record North 0°02'13" West, 91.27 feet) to a 5/8 inch iron pin marking the northeast corner of said parcel; thence South 89°48'15" West, along the north line of said parcel, 165.26 feet (record South 89°48'04" West, 165.25 feet) to a 5/8 inch iron pin on the easterly right-of-way of Cherry Street marking the northwest corner of said parcel; thence North 0°01'03" West, along said easterly right-of-way, 82.22 feet (record North 0°01'15" West, 82.12 feet); thence North 89°57'10" East 2.50 feet (record North 89°56'59" East 2.50 feet) to the initial POINT OF BEGINNING.

for

Pacific Crest Properties, Inc.

PO Box 1488  
Medford, Oregon 97501

Declaration:

KNOW ALL MEN BY THESE PRESENTS, that Pacific Crest Properties, Inc., an Oregon corporation, is the owner of the lands hereon described, and has subdivided the same into lots as shown hereon and the size of the lots and the courses and lengths of all lines are plainly set forth, and that this plat is a correct representation of the Subdivision, and does hereby dedicate to the public for public use, as shown hereon, the public utility easement, and does hereby dedicate to the public for public street purposes the 2.60 foot wide tract of land shown hereon. We hereby designate said Subdivision as Cherry Park.

Gary T. Whittle - Pres.  
Gary T. Whittle, President

State of Oregon )  
County of Jackson )

The foregoing instrument was acknowledged before me this 19<sup>th</sup> day of April, 2002, by Gary T. Whittle, as President of PACIFIC CREST PROPERTIES, INC., an Oregon Corporation, on behalf and authority of the corporation.

Notary Public for Oregon



Approvals:

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

This 1<sup>st</sup> day of May, 2002.

Robt O. Lott  
Planning Director

Examined and approved this 29<sup>th</sup> day of APRIL, 2002.

Paul D. Linn  
City Surveyor

Robert Seal  
City Engineer

All taxes, fees, assessments, or other charges as required by O.R.S. 92.095 have been paid as of 5-3-02

Carol Applegate, Deputy  
Tax Collector

5-3-02  
Date

Examined and approved as required by O.R.S. 92.100 this 3<sup>rd</sup> day of May, 2002.

Jeffrey Duff  
Assessor

May 3, 2002  
Date

Recorder:

Filed for record this 08 day of May, 2002 at 3:20 o'clock P. M. and recorded in Volume 28, Page 26 of the Plat Records of Jackson County, Oregon.

William S. Smith  
County Clerk

Gary T. Whittle  
Date

Herbert A. Farber  
Herbert A. Farber, PLS 2189

For Release Affidavits:

For, Harold C. Munson and A. E. Munson, Trustees of the Munson Living Trust, Mortgagee of that Mortgage dated June 5, 2001 and recorded June 6, 2001, as Instrument No. 01-25562 of the Official Records of Jackson County,

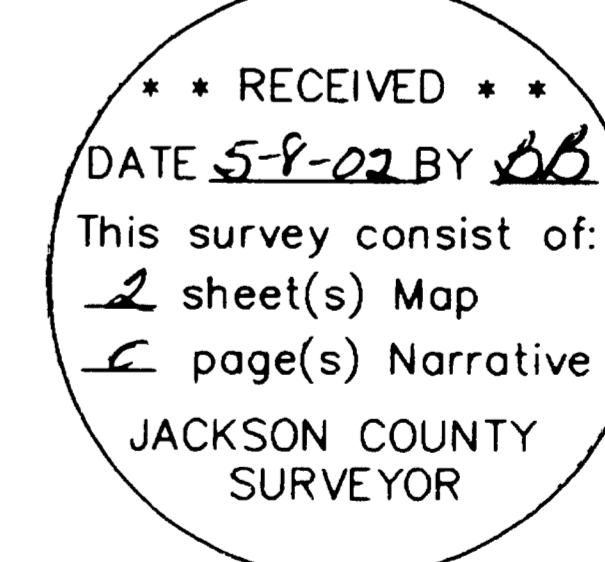
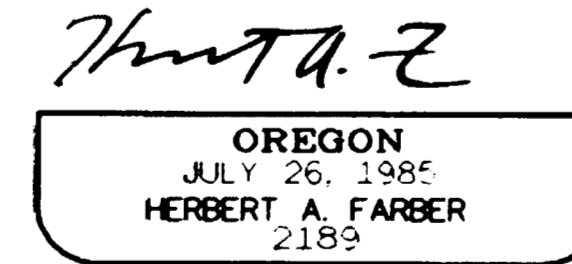
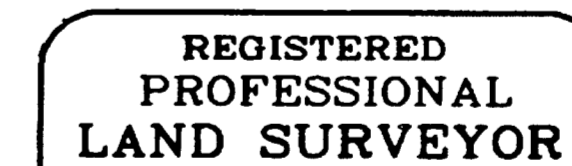
Oregon, see Instrument No. 02-25718

For, Southern Oregon Underground, Inc., beneficiary of that Trust Deed dated March 20, 2001 and recorded March 23, 2001 as Instrument No. 01-11344 of the Official

Records of Jackson County, Oregon, see Instrument No. 02-25717

I, Herbert A. Farber, do hereby certify that this is an exact copy of the original.

Herbert A. Farber



For the order of the County Court approving this plat see Volume \_\_\_\_\_ Page \_\_\_\_\_ of the Commissioner's Journal of Proceedings.