

# PARTITION PLAT NO. P-51-2002

LOCATED in the NE 1/4 of section 16, T.36 S., R.4 W.  
of the W.M., Jackson County, Oregon

DATE: JUNE 7, 2002

### SURVEYOR'S CERTIFICATE:

I, DARREL W. EDWARDS, A PROFESSIONAL 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 AS SHOWN HEREON AND THAT THIS PLAT IS A CORRECT REPRESENTATION OF SAID TRACT AND THAT THE FOLLOWING IS AN ACCURATE DESCRIPTION OF THE BOUNDARY LINES:

COMMENCING AT THE WESTERLY SOUTHWEST CORNER OF LOT 6, BLOCK 2, LLOYELEN ACRES, JACKSON COUNTY, OREGON, AND BEING THE INITIAL POINT; THENCE SOUTH 66°28' EAST, 247.75 FEET TO A POINT ON THE CENTERLINE OF EVANS CREEK; THENCE SOUTH 16°42' WEST ALONG SAID CENTERLINE OF EVANS CREEK, 94.65 FEET; THENCE SOUTH 29°03'50" WEST ALONG SAID CENTERLINE OF EVANS CREEK, 148.73 FEET TO A POINT ON THE EAST LINE OF SECTION 16, TOWNSHIP 36 SOUTH, RANGE 4 WEST, OF THE WILLAMETTE MERIDIAN, JACKSON COUNTY, OREGON; THENCE SOUTH 00°27'15" EAST ALONG THE EAST LINE OF SAID SECTION 16, 59.47 FEET TO THE SOUTHEAST CORNER OF TRACT "A" DESCRIBED IN VOLUME 474, PAGE 367, JACKSON COUNTY, OREGON, DEED RECORDS; THENCE NORTH 82°06'20" WEST ALONG THE SOUTH LINE OF SAID TRACT "A", 618.45 FEET TO THE EASTERLY RIGHT-OF-WAY LINE OF WEST EVANS CREEK ROAD; THENCE NORTHEASTERLY ALONG SAID EASTERLY RIGHT-OF-WAY LINE, 134.95 FEET, TO THE BEGINNING OF A CURVE ON SAID RIGHT-OF-WAY; THENCE NORTHEASTERLY ALONG SAID RIGHT-OF-WAY, BEING THE ARC OF A 1508.30 FOOT RADIUS CURVE TO THE RIGHT, THE CHORD OF WHICH BEARS NORTH 17°35'46" EAST, 170.81 FEET, AN ARC DISTANCE OF 170.90 FEET TO THE NORTHWEST CORNER OF TRACT "B", DESCRIBED IN VOLUME 474, PAGE 367, SAID DEED RECORDS; THENCE NORTH 89°51'40" EAST ALONG THE NORTH LINE OF SAID TRACT "B", 397.42 FEET TO THE INITIAL POINT.

*Darrel W. Edwards*  
SURVEYOR

### DECLARATION:

KNOW ALL PERSONS BY THESE PRESENTS, THAT I, GARY C. SCHARF, AM THE OWNER IN FEE SIMPLE OF THE LANDS DESCRIBED IN THE SURVEYOR'S CERTIFICATE AND THAT I HAVE CAUSED THE PARTITIONING AS SHOWN HEREON. I DO HEREBY CREATE THE 40 FOOT WIDE SHARED ACCESS EASEMENT FOR THE BENEFIT OF PARCEL NO. 1 AS SHOWN HEREON.

*Gary C. Scharf*  
GARY C. SCHARF

STATE OF OREGON }  
COUNTY OF JACKSON } SS

PERSONALLY APPEARED BEFORE ME THE ABOVE NAMED GARY C. SCHARF, WHOM DID ACKNOWLEDGE THE FOREGOING INSTRUMENT TO BE HIS VOLUNTARY ACT AND DEED.

BEFORE ME: *Teri D Higinbotham*  
NOTARY PUBLIC OF OREGON



### NARRATIVE:

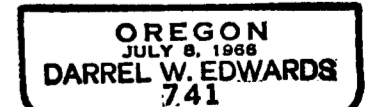
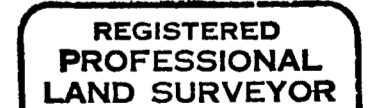
SURVEY NARRATIVE TO COMPLY WITH CHAPTER 209, PARAGRAPH 250, OREGON REVISED STATUTES.  
PURPOSE: TO PARTITION A TRACT OF LAND DESCRIBED AS "TRACT A AND B" PER VOLUME 474, PAGE 367 OF JACKSON COUNTY, OREGON, DEED RECORDS, INTO THREE SEPARATE PARCELS.  
PROCEDURE: UTILIZED INFORMATION ACQUIRED IN A PRIOR SURVEY OF SAID TRACTS "A" AND "B", IN VOLUME 474, PAGE 367 OF JACKSON COUNTY, OREGON, DEED RECORDS, AND SET MONUMENTS AS SHOWN HEREON.  
EQUIPMENT: NIKON NTD-4 SEMI-AUTOMATIC THEODOLITE/E.D.M. AND NIKON DTM 450 TOTAL STATION.

### SURVEYED FOR:

GARY C. SCHARF AND JULIE SCHARF  
770 WEST EVANS CREEK ROAD  
ROGUE RIVER, OREGON 97537

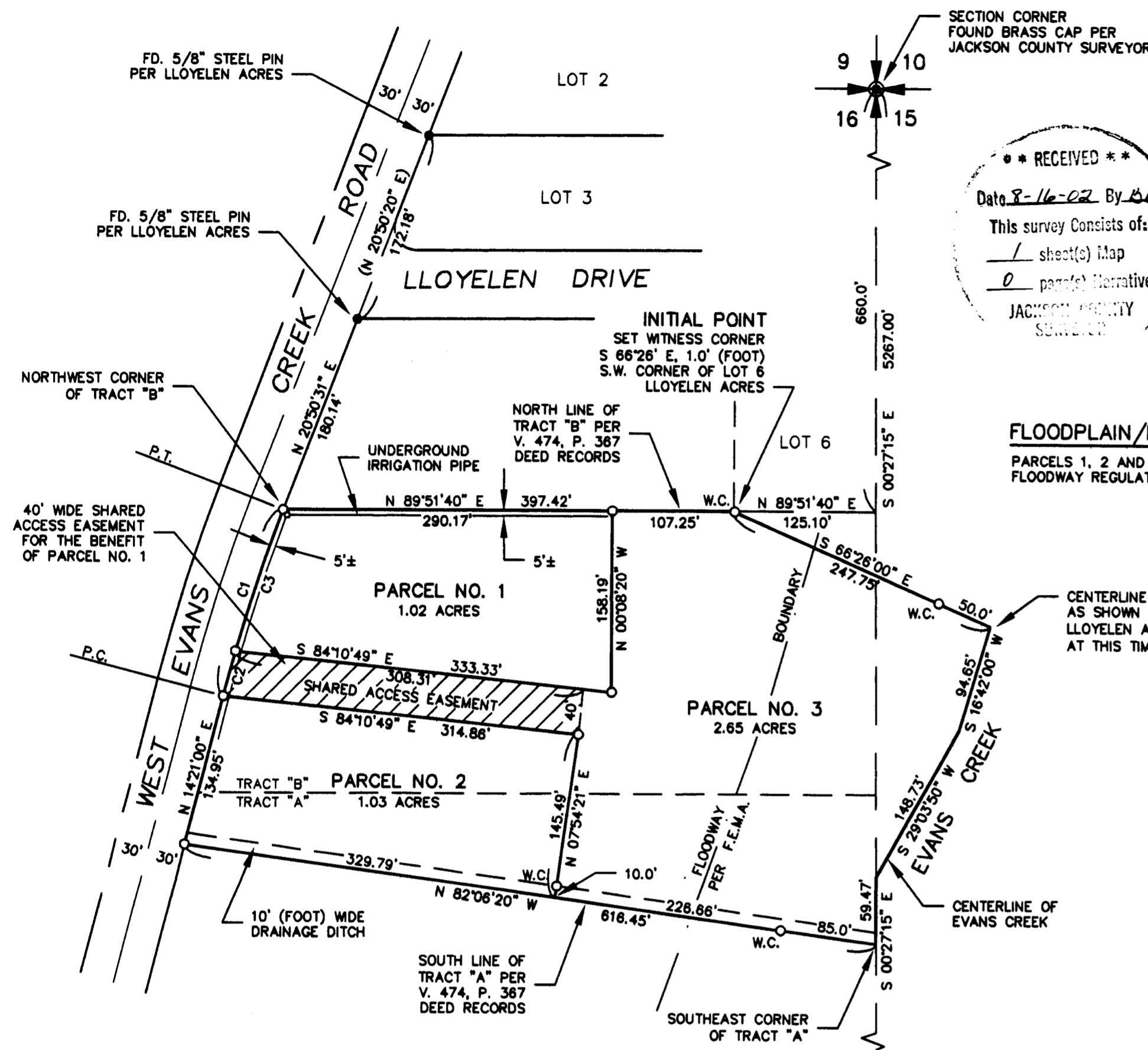
### SURVEYED BY:

DARREL W. EDWARDS  
PROFESSIONAL LAND SURVEYOR  
220 S.E. "H" STREET  
GRANTS PASS, OREGON 97526  
PHONE: (541) 471-1435



Expires 12/31/03

TWP: 36 S. RANGE: 4 W. SECTION: 16A TAX LOT(S): 1600



SECTION CORNER  
FOUND BRASS CAP PER  
JACKSON COUNTY SURVEYOR

**FLOODPLAIN/FLOODWAY NOTE:**  
PARCELS 1, 2 AND 3, ARE ALL SUBJECT TO THE FLOODPLAIN-FLOODWAY REGULATIONS OF JACKSON COUNTY, OREGON.

- LEGEND:**
- SCALE: 1" = 100'
  - C.S.N. = COUNTY SURVEY NUMBER
  - BASIS OF BEARING: C.S.N. 10036
  - ( ) = RECORD BEARING AND DISTANCE
  - FOUND 5/8" STEEL PIN PER R.S. NO. 10036
  - SET 5/8" STEEL PIN WITH YELLOW PLASTIC CAP STAMPED "D.W. EDWARDS LS 741"
  - W.C. ○ WITNESS CORNER SET 5/8" STEEL PIN WITH YELLOW PLASTIC CAP STAMPED "D.W. EDWARDS LS 741"

**CURVE TABLE:**

NUMBER	DELTA ANGLE	DEGREE OF CURVE - ARC	CHORD DIRECTION	RADIUS	ARC LENGTH	CHORD LENGTH
C1	06°29'31"	03°47'55"	N 17°35'46" E	1508.30	170.90	170.81
C2	01°32'23"	03°47'55"	N 15°07'12" E	1508.30	40.53	40.53
C3	04°57'08"	03°47'55"	N 18°21'57" E	1508.30	130.36	130.32

### RECORDER'S CERTIFICATE:

FILED FOR RECORD THIS 16 DAY OF August, 2002 AT 2:59 O'CLOCK P.M. AND RECORDED AS PARTITION PLAT NO. P-51-2002 OF THE RECORDS OF JACKSON COUNTY, OREGON.  
INDEX VOLUME 13, PAGE 51  
*Kathleen J. Beckett* COUNTY CLERK  
*Geraldine Cutting* DEPUTY  
COUNTY SURVEYOR FILE NO. 17443

### SEWAGE FACILITY NOTE: LOTS 2 & 3

AT THE TIME OF FINAL PLAT RECORDING, THIS PROPERTY WAS NOT SHOWN TO BE SUITABLE FOR DEVELOPMENT AS OF THIS DATE BECAUSE A SEWAGE DISPOSAL SYSTEM HAS NOT BEEN APPROVED FOR THIS PROPERTY.

### WATER SUPPLY NOTE: LOTS 2 & 3

THIS PROPERTY, AT THE TIME OF DEED RECORDATION, WAS NOT SHOWN TO BE SUITABLE FOR DEVELOPMENT BECAUSE OF A POTENTIAL LACK OF DOMESTIC WATER.

### APPROVAL: FILE NO. 2001-3-MP

APPROVED BY THE JACKSON COUNTY DEPARTMENT OF PLANNING AND DEVELOPMENT  
BY: *Janice M. Thomas* DATE: Aug 14, 2002  
EXAMINED AND APPROVED THIS 29th DAY OF July, 2002.

JACKSON COUNTY SURVEYOR: *Roger R. Smith*

ALL TAXES, FEES, ASSESSMENTS OR OTHER CHARGES AS REQUIRED BY O.R.S. 92.095 HAVE BEEN PAID AS OF 16 AUGUST, 2002

ASSESSOR: *Willie Johnson Deputy* DATE: 8-16-2002  
TAX COLLECTOR: *Patricia Burdson, Deputy* DATE: 8-16-2002

CITY OF ROGUE RIVER:  
DEVELOPMENT ON THE PARCELS SHOWN HEREON WILL NOT PRECLUDE FUTURE DEVELOPMENT ACCORDING TO THE CITY OF ROGUE RIVER CONVERSION PLAN.