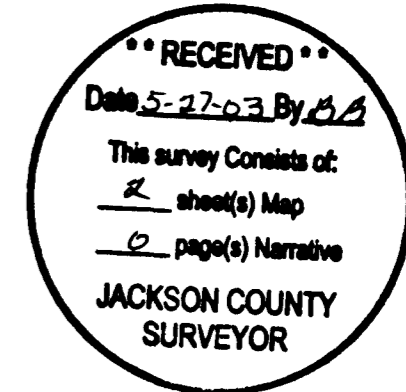


PARTITION PLAT NO. P-30 - 2003

CITY OF MEDFORD PLANNING ACTION LDP-02-234
LOCATED IN
NW 1/4 & SW 1/4 of SEC. 32, T37S, R1W, W.M.
SOUTH GATEWAY CENTER SUBDIVISION
CITY OF MEDFORD, JACKSON COUNTY, OREGON
MARCH 26, 2003



••• DECLARATION •••

KNOW ALL MEN BY THESE PRESENTS, that South Gateway Center Partners, a Washington general partnership, is the owner in fee simple of the lands hereon described, and said partnership has partitioned the same into parcels as shown hereon, and the number and size of each parcel and the direction and length of all lines are plainly set forth, and that this plat is a correct representation of said partition.

SOUTH GATEWAY CENTER PARTNERS
By: TRF Pacific, Inc., a Washington corporation
Its managing partner

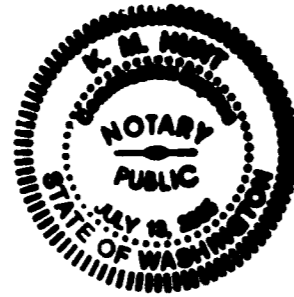
Douglas E. Exworthy
Douglas E. Exworthy, Secretary/Treasurer

STATE OF WASHINGTON)
COUNTY OF KING) S.S.

Personally appeared the above named Douglas E. Exworthy, Secretary/Treasurer of TRF Pacific, Inc., managing general partner of South Gateway Center Partners, and acknowledged the foregoing instrument to be his voluntary act and deed.

Before me this 8th day of MAY, 2003.

K.M. Hunt
Notary Public for Washington



APPROVALS:

Medford City Planning

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

Rob Scott FOR ROB SCOTT
Planning Director
Date: MAY 23, 2003

Medford City Surveyor

Examined and approved this 15 day of MAY, 2003.

Paul D. Jani
City Surveyor

ASSESSOR / TAX COLLECTOR:

All taxes, fees, assessments or other charges as required by O.R.S. 92.095 have been paid as of MAY 27, 2003, 2003.

Christopher Francis Deputy
Assessor
Date: 5/27/03

Jim Spradley Deputy
Tax Collector
Date: 5/27/03

RECORDER'S CERTIFICATE:

Filed for record this 27 day of May, 2003 at 9:02 o'clock, A M.

and recorded as PARTITION PLAT NO. P-30 - 2003
in "RECORD OF PARTITION PLATS" in Jackson County, Oregon.

INDEX VOLUME 14 PAGE 30

Kathleen S. Beckett
County Clerk

Glenn E. Bartlett
Deputy

17776

Filed in the office of Jackson County Surveyor as Survey No. 17776

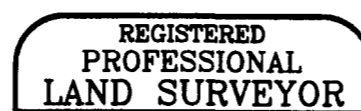
I HEREBY CERTIFY THIS PLAT TO BE AN EXACT COPY OF THE ORIGINAL PLAT.

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

••• SURVEYOR'S 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:

Lot Sixteen (16) in SOUTH GATEWAY CENTER SUBDIVISION in the City of Medford, Jackson County, Oregon, according to the Official Plat thereof, recorded April 6, 1993, in volume 18 page 16, Plat Records for said County and State. TOGETHER WITH a portion of Lot Fifteen (15) in said SOUTH GATEWAY CENTER SUBDIVISION being more particularly described as follows:
Beginning at the northwest corner of said Lot Sixteen (16); thence North 72°54'28" East 715.55 feet to the northeast corner thereof; thence along the east boundary of said Lot Fifteen (15), North 13°44'32" West 30.29 feet; thence North 18°57'32" West 144.78 feet to the southeast corner of the tract described in deed recorded as No. 99-44274 of the Official Records of Jackson County, Oregon; thence along the southern boundary of said described tract as follows: South 89°44'28" West 384.65 feet; thence North 00°15'32" West 210.68 feet; thence South 80°23'32" West 156.83 feet; thence South 58°35'27" West 107.71 feet to a point situated on the eastern right of way line of Center Drive as platted; thence along said eastern line 12.99 feet along the arc of a 510.00 foot radius curve to the right (the long chord to which bears South 00°59'19" East 12.99 feet); thence continue along said eastern right of way line, South 00°15'32" East 490.31 feet to the true point of beginning.



Richard L. Bath
OREGON
JULY 30, 1976
RICHARD L. BATH
No. 1069
RENEWS 12/31/03

NOTES:

- 1) Easements, covenants, conditions, liens and charges as set forth in the Declaration of Construction, Operation and Reciprocal Easement Agreement recorded as Doc. No.'s 93-10811, 93-44290, 94-27332, 95-09665, 96-34946 and 00-00250 O.R. are not locatable.
- 2) Restrictive Covenant recorded as Doc. No. 98-32832 O.R. is not locatable.
- 3) Covenants set forth in deed recorded as No. 03-30720 O.R. are not locatable.

NARRATIVE:

PURPOSE: To partition the subject property as described in the Surveyor's Certificate into three parcels as tentatively approved by Planning Action LDP-02-234.
PROCEDURE: Located monuments per plat of South Gateway Center Subdivision as shown and monumented the boundary and new parcel lines as shown.

BASIS OF BEARINGS: South Gateway Center Subdivision

P:\Sdsaprc\068-28-02\med\15-16 Partition.dwg

PARTITION PLAT NO. P-30 - 2003

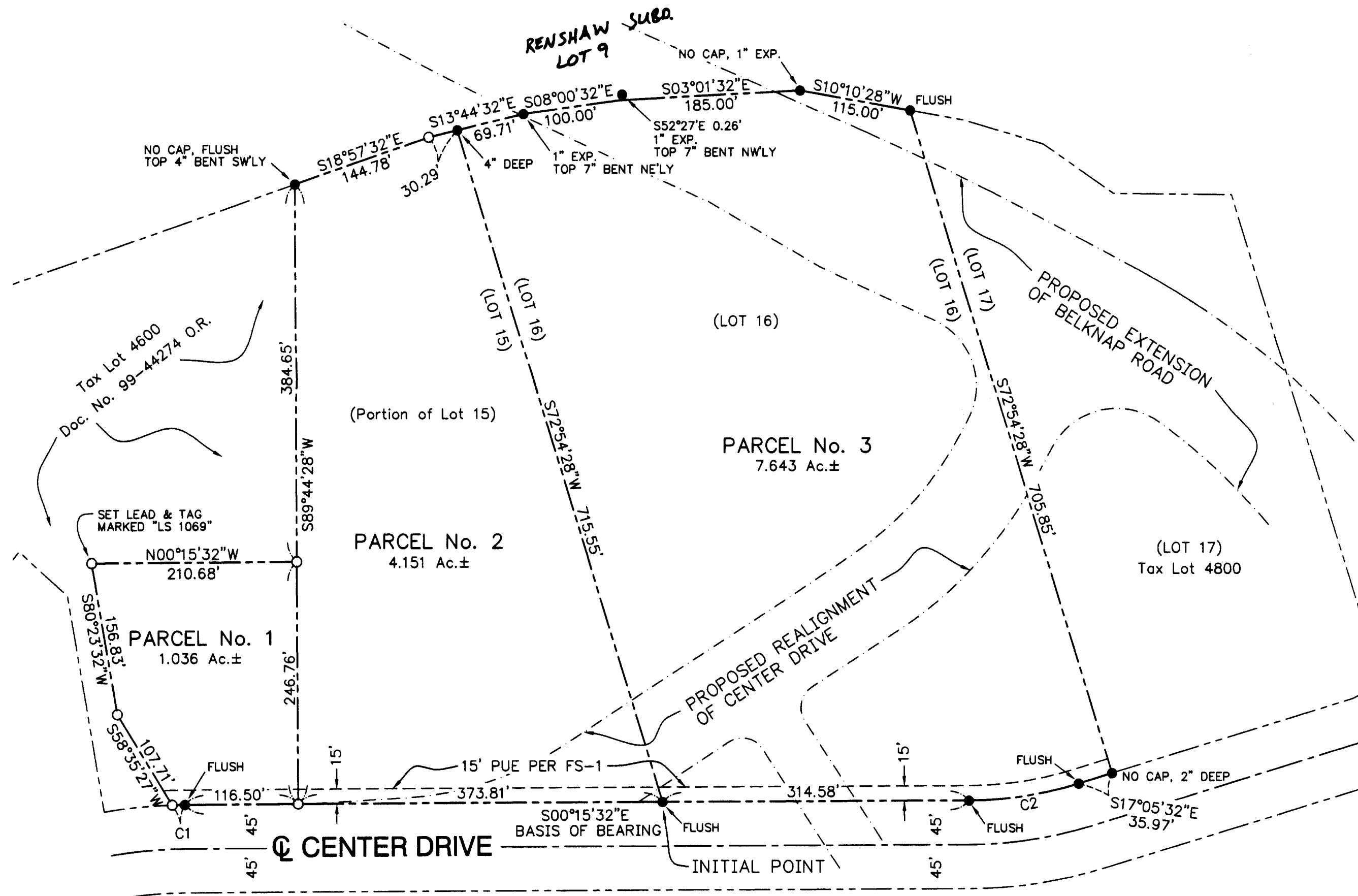
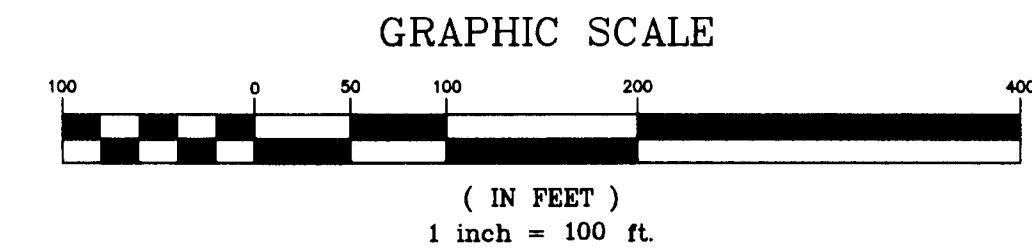
CITY OF MEDFORD PLANNING ACTION LDP-02-234
 LOCATED IN
 NW 1/4 & SW 1/4 of SEC. 32, T37S, R1W, W.M.
 SOUTH GATEWAY CENTER SUBDIVISION
 CITY OF MEDFORD, JACKSON COUNTY, OREGON
 MARCH 26, 2003

SURVEY FOR :

SOUTH GATEWAY CENTER PARTNERS
 c/o ROBERT M. PARKS
 6410 ROOSEVELT WAY N.E.
 SEATTLE, WASHINGTON 98115

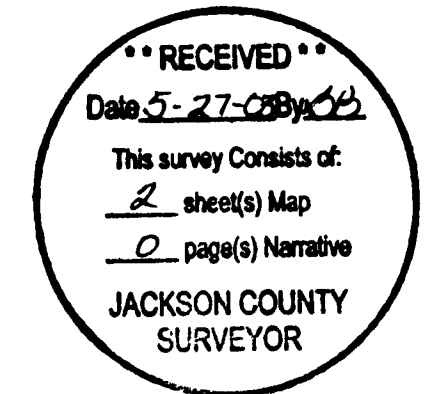
SURVEY BY :

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



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

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



Legend

- O = Set 5/8" x 24" iron rebar w/ orange plastic cap marked "HARDEY ENG. & ASSOC.", flush (unless otherwise noted)
- = Found 5/8" iron rebar w/ yellow plastic cap marked "HARDEY LS 1990" per FS-1
- O.R. = Official Records, Jackson County, Oregon
- FS-1 = South Gateway Center Subdivision filed as Survey No. 13449
- FS = Filed Survey

Note: No water service, sanitary lateral, or storm lateral is installed to Parcel No. 1 at the time of recording this plat and any development of Parcel No. 1 will be subject to the appropriate fees.

CURVE TABLE				
CURVE	DELTA	RADIUS	LENGTH	LONG CHORD
C1	01°27'35"	510.00'	12.99'	S00°59'19"E 12.99'
C2	16°50'00"	390.00'	114.58'	N08°40'32"W 114.17'

REGISTERED PROFESSIONAL LAND SURVEYOR
Richard L. Bath
 OREGON
 JULY 30, 1976
 RICHARD L. BATH
 No. 1069
 RENEWS 12/31/03

Hardey Engineering & Associates, Inc.

P.O. BOX 1625
 MEDFORD, OREGON 97501-0063
 VOICE: 541-772-6880
 FAX: 541-772-9573
 EMAIL: info@hea-inc.com