

APPROVAL:

[Signature] 7-3-2003
ASHLAND PLANNING DEPARTMENT DATE
PA # 2003-064 PROPERTY LINE ADJUSTMENT

APPROVAL:

EXAMINED AND APPROVED THIS 3rd DAY OF July, 2003.
[Signature]
CITY SURVEYOR

LAND PARTITION SURVEY

PARTITION PLAT NO. P-39-2003
PROPERTY LINE ADJUSTMENT
Lots 5, 6, 11, 12, 13 & 14, Block 2 of
PATTERSON-PHELPS TRACTS & located
in the S.E. 1/4 of Sec. 4, T.39S., R.1E., W.M.
City of Ashland Jackson County, Oregon
for
Medinger Construction Company, Inc.
P.O. Box 702
Ashland, OR 97520

DATE:
JUNE 26, 2003

*** DECLARATION ***

KNOW ALL MEN BY THESE PRESENTS THAT MEDINGER CONSTRUCTION COMPANY, INC. IS THE OWNER OF THE LANDS SHOWN ON THIS PARTITION PLAT, MORE PARTICULARLY DESCRIBED IN THE SURVEYOR'S CERTIFICATE, AND HAVE CAUSED THE SAME TO BE PARTITIONED INTO THE PARCELS AS SHOWN ON SHEET 2 AND DOES HEREBY DEDICATE TO THE CITY OF ASHLAND THE PUBLIC UTILITY EASEMENT (PUE) SHOWN ON SHEET 2, WITH THE CONDITION THAT CHARTER COMMUNICATIONS, ITS SUCCESSORS OR ASSIGNS IN INTEREST SHALL HAVE THE RIGHT TO USE SAID PUE FOR THE PLACEMENT AND MAINTENANCE OF CABLE TV LINES, AS LONG AS THEY DON'T INTERFERE WITH THE MAINTENANCE OF CITY OF ASHLAND UTILITIES.

[Signature]
RONALD MEDINGER, VICE-PRESIDENT
MEDINGER CONSTRUCTION COMPANY, INC

STATE OF OREGON))
COUNTY OF JACKSON)

PERSONALLY APPEARED THE ABOVE NAMED RONALD MEDINGER AND ACKNOWLEDGED THE FOREGOING INSTRUMENT TO BE HIS VOLUNTARY ACT AND DEED.

DATED THIS 3rd DAY OF July, 2003.

[Signature]
KAREN L. LAFFITE Notary Public - Oregon
Commission No. 354244
My Commission Expires March 20, 2006

*** AFFIDAVITS OF CONSENT ***

FROM UMPQUA BANK RECORDED AS DOC. # 03-44452, ORJCO.
FROM MELANIE MINDLIN RECORDED AS DOC. # 03-44451, ORJCO.

I HEREBY DECLARE THAT THIS IS AN EXACT COPY OF THE ORIGINAL PLAT.
[Signature]
SURVEYOR

*** RECORDING ***

FILED FOR RECORD THIS 08 DAY OF July, 2003 AT
10:32 O'CLOCK A.M., AND RECORDED AS PARTITION PLAT NO. P-39-2003
OF "RECORD OF PARTITION PLATS" OF JACKSON COUNTY, OREGON.

INDEX VOLUME 14, PAGE 39.

[Signature] COUNTY CLERK
[Signature] DEPUTY
17826
COUNTY SURVEYOR FILE NO. _____

*** TAX STATEMENT ***

ALL TAXES, FEES ASSESSMENTS OR OTHER CHARGES AS REQUIRED BY ORS 92.095 HAVE BEEN PAID AS OF July 8, 2003.

[Signature] TAX COLLECTOR
[Signature] DEPUTY TAX COLLECTOR
DATE 7-8-03 ASSESSOR DATE 7-8-03

*** SURVEYOR'S CERTIFICATE ***

I, JAMES E. HIBBS, A REGISTERED LAND SURVEYOR OF THE STATE OF OREGON, HEREBY DECLARE THAT THIS PLAT CORRECTLY REPRESENTS A SURVEY MADE BY ME, AND COMPLIES WITH THE REGULATIONS FOR PARTITIONS, AND REPRESENTS LAND, THE EXTERIOR OF WHICH BEING ACCURATELY DESCRIBED AS FOLLOWS:

Lots 5, 6, 11, 12, 13 & 14, Block 2 of PATTERSON-PHELPS TRACTS, according to the official plat, now of record, in Jackson County, Oregon.

REGISTERED PROFESSIONAL LAND SURVEYOR
[Signature]
OREGON
JULY 17, 1986
JAMES E. HIBBS
2234
RENEWAL DATE 6-30-05

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

PURPOSE: TO SURVEY AND MONUMENT THE CORNERS OF SIX ADJUSTED TRACTS AS REQUESTED BY THE CLIENT. SEE ASHLAND PA #2003-064.
PROCEDURE: FROM MONUMENTS AND CONTROL ESTABLISHED BY THIS OFFICE DURING FS17786, COMPUTED THE ADJUSTED PROPERTY CORNERS AS REQUESTED AND SET MONUMENTS AS SHOWN HEREON.

*** RECEIVED ***
DATE 7-8-03 BY [Signature]
This survey consists of:
2 sheet(s) Map
0 page(s) Narrative
JACKSON COUNTY SURVEYOR
SHEET 1 OF 2

L.J. FRIAR & ASSOCIATES, P.C.
CONSULTING LAND SURVEYORS
816 WEST EIGHTH STREET
MEDFORD, OREGON 97501
PH: (541) 772-2782

SURVEY BY:

L.J. FRIAR & ASSOCIATES, P.C.
CONSULTING LAND SURVEYORS
816 WEST EIGHTH STREET
MEDFORD, OREGON 97501
PHONE: (541) 772-2782
EMAIL: ljfriar@charter.net

LAND PARTITION SURVEY

PARTITION PLAT NO. P-39-2003

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City of Ashland Jackson County, Oregon

for
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P.O. Box 702
Ashland, OR 97520

LEGEND:

- = FD. 5/8" IRON PIN W/ PLASTIC CAP MKD RLS759 PER FS8042.
- ⦿ = FD. 5/8" IRON PIN W/ PLASTIC CAP MKD RLS638 PER FS9518.
- ⦿ = FD. 1/2" IRON PIPE W/ PLASTIC CAP MKD RLS759 PER FS12749.
- ⦿ = FD 5/8" IRON PIN W/ PLASTIC CAP MKD. L.J. & ASSOC. PER FS17786.
- = SET 5/8" X 30" IRON PIN W/ PLASTIC CAP MKD. L.J. & ASSOC.
- () = PLAT RECORD DATA.
- FS = FILED SURVEY #.
- X- = FENCE LINE.
- SSCO = SANITARY SEWER CLEANOUT.
- OHU = OVERHEAD UTILITY LINES.
- PP = POWER POLE.
- RSE = ROAD SLOPE EASEMENT PER DOC. 81-19971, ORJCO.
- PUE = PUBLIC UTILITY EASEMENT PER THIS PLAT.
- DCE = DRAINAGE CULVERT EASEMENT.
- SSE = SANITARY SEWER EASEMENT PER V.205, P.141, JCDR.
- WC = WITNESS CORNER.

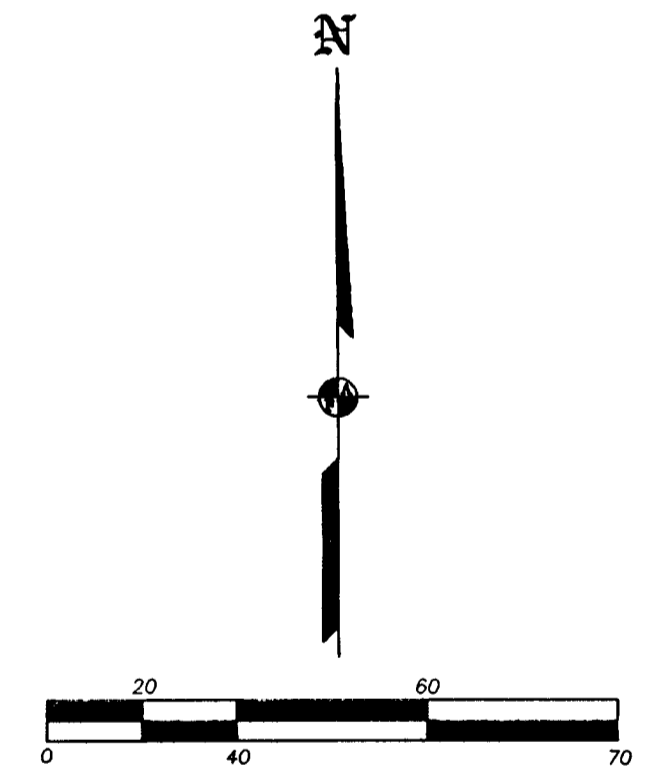
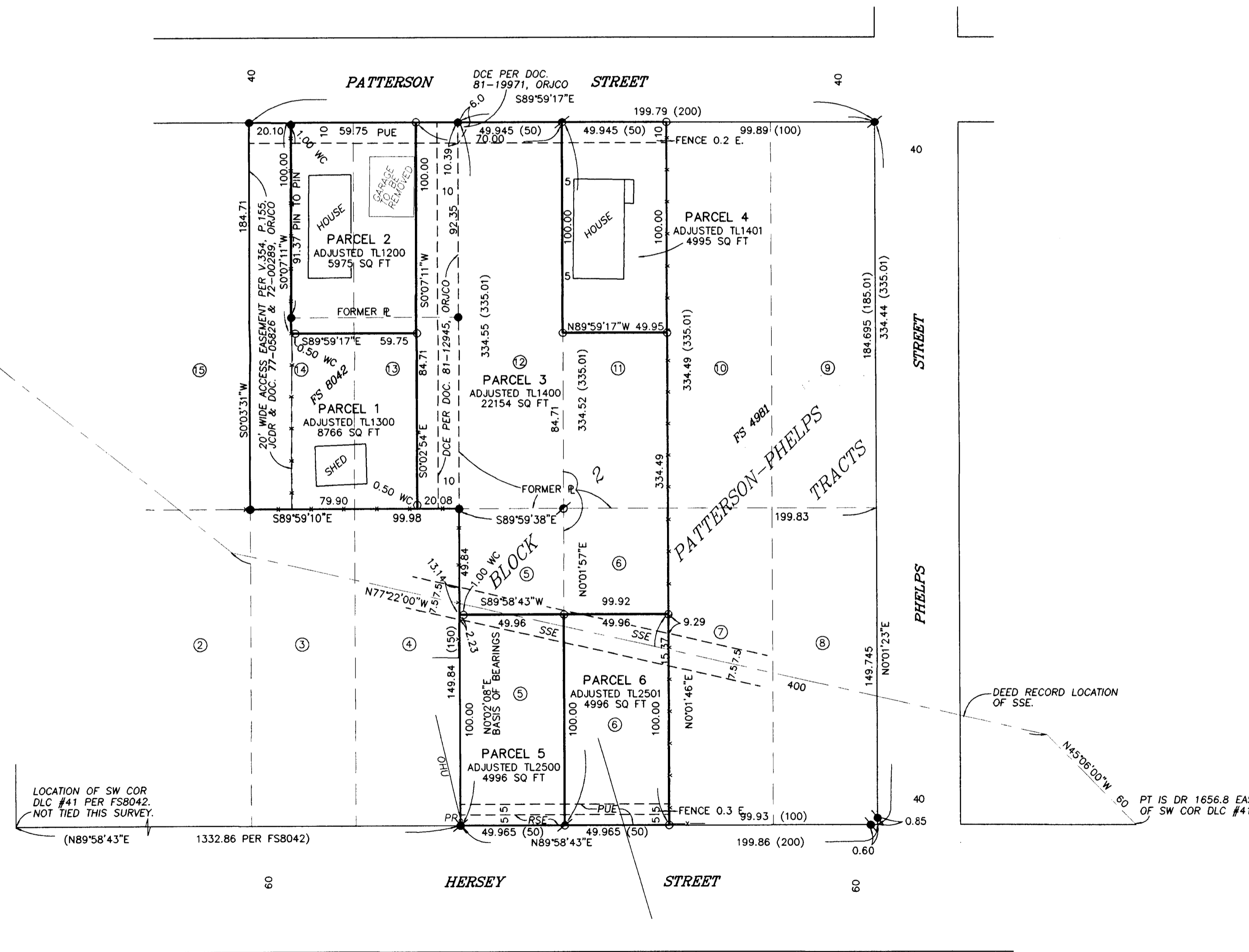
BASIS OF BEARINGS:

TRUE MERIDIAN AT THE N-S CENTERLINE OF SECTION 4 AS DERIVED FROM THE NOAA SURVEY NET ESTABLISHED IN 1968 AND FILED IN THE OFFICE OF THE JACKSON COUNTY SURVEYOR. THE REFERENCE LINE FOR BEARING CONTROL WAS TAKEN ALONG THE WEST LINE OF LOTS 5 & 12 AS SHOWN ON SURVEY NO. 12749 FILED IN THE OFFICE OF THE JACKSON COUNTY SURVEYOR AND AS SHOWN HEREON.

UNIT OF MEASUREMENT = FEET DATE: JUNE 26, 2003 SCALE: 1" = 40'

EASEMENTS PER SUBDIVISION GUARANTEE

- 1) RIGHT OF WAY FOR TELEPHONE LINES PER V.144, P.159, JCDR CANNOT BE LOCATED BUT MAY AFFECT THE SUBJECT TRACT.
- 2) RIGHT OF WAY FOR ELECTRICITY PER V.205, P.141, & V.291, P.249, JCDR CANNOT BE LOCATED BUT MAY AFFECT THE SUBJECT TRACT.
- 3) PARCEL 1 IS SUBJECT TO AN AGREEMENT RECORDED AS DOC.79-23080, ORJCO.



REGISTERED PROFESSIONAL LAND SURVEYOR
James E. Hibbs
OREGON
JULY 17, 1986
JAMES E. HIBBS
2234
RENEWAL DATE 6-30-05

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SHEET 1 OF 2

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SURVEYOR