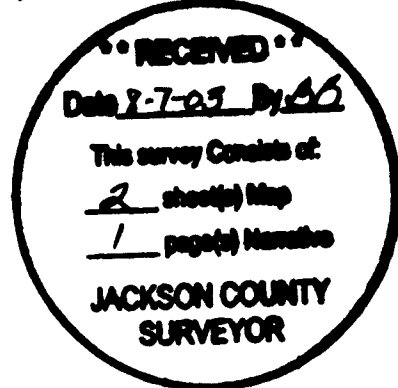


HAMPTON PLACE SUBDIVISION, PHASE 4

LOCATED IN:
THE N.W. 1/4 OF SECTION 23, T.37S., R.2W., W.M.,
CITY OF MEDFORD, JACKSON COUNTY, OREGON



*** DECLARATION ***

KNOW ALL MEN BY THESE PRESENTS, that we, KEY WEST PROPERTIES, a partnership consisting of GALPIN, LLC, an Oregon limited liability company and LARVAN, INC., a New Jersey Corporation are the owners in fee simple of the land hereon described, and have 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 that this plat is a correct representation of the subdivision, and we do hereby dedicate to the public for public use the streets shown hereon, together with those easements labeled as public utility easements, we also hereby create the 10.00 foot private storm drainage easements across Lots 127 and 128 for the benefit of the owners of Lots 128 and 129, across storm drainage easements across Lots 133 and 134 for the benefit of the owners of Lots 134 and 135, across Lots 137-142 for the benefit of the owners of Lots 136-141, and the 5.00 foot private storm drainage easements across Lots 160 and 161 for the benefit of the owners of Lots 159 and 160, across Lots 162 and 163 for the benefit of the owners of Lots 163 and 164, across Lots 166 and 167 for the benefit of the owners of Lots 165 and 166, we also hereby grant to the City of Medford in fee simple those areas portrayed and designated hereon as 1 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 plug for public street purposes. We hereby designate said subdivision as HAMPTON PLACE SUBDIVISION, PHASE 4.

KEY WEST PROPERTIES:

IN WITNESS WHEREOF, I have set my hand and seal this 1st day of JULY, 2003.

STATE OF OREGON)
County of Jackson) ss.

The foregoing instrument was acknowledged before me this 1st day of JULY, 2003, by John Schleinig, as President of LARVAN INC., a New Jersey Corporation, (Partner of Key West Properties).

Before me: Marla Owens
Notary

John Schleinig
John Schleinig, President
Larvan, Inc., Partner



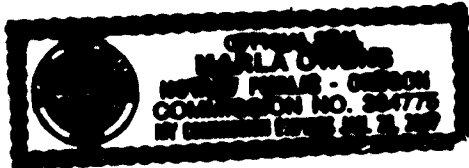
IN WITNESS WHEREOF, I have set my hand and seal this 1st day of JULY, 2003.

STATE OF OREGON)
County of Jackson) ss.

The foregoing instrument was acknowledged before me this 1st day of JULY, 2003, by C.A. Galpin, as managing member of GALPIN, LLC, an Oregon limited liability company, (Partner of KEY WEST PROPERTIES).

Before me: Marla Owens
Notary

C.A. Galpin
C.A. Galpin, Managing Member
GALPIN LLC., Partner



For order of the County Court approving this plat see Volume 205, Page 748-745 of County Commissioners Journal of Proceedings.

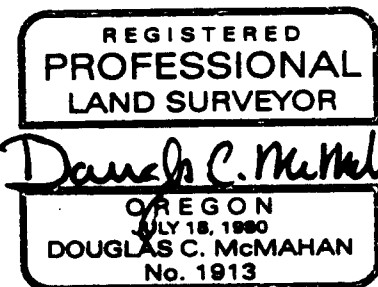
RECORDING:

Filed for record this 7th day of AUGUST, 2003 at 8:35 o'clock A.M. and recorded in Volume 29 of Plats at Page 31 of records of Jackson County, Oregon.

KATHLEEN S. BECKETT
County Clerk

CHERYL ANGERIS
Deputy

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



RENEWS 12/31/04

*** 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 Northeast corner of Lot 104 in HAMPTON PLACE SUBDIVISION, PHASE 3 in the City of Medford, according to the Official Plat thereof, now of record in Jackson County, Oregon, said point being marked with a brass disc for the INITIAL POINT OF BEGINNING; thence North 89°29'21" West along the Northerly boundary of said subdivision, 1165.93 feet; thence North 50°24'3" West 71.39 feet; thence North 89°29'21" West 90.00 feet to the Northwest corner of said subdivision; thence leaving North 00°00'37" West 210.00 feet; thence South 89°29'21" East 1311.17 feet; thence North 70°29'23" East 58.37 feet; thence South 89°29'21" East 100.00 feet; thence South 00°02'32" West 290.00 feet to the Northeast corner of the aforementioned HAMPTON PLACE SUBDIVISION, PHASE 3; thence North 89°29'21" West along the Northerly boundary of said subdivision, 100.00 feet thence North 74°15'33" West 57.13 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.

Phil O'Leary
Planning Director

July 29, 2003
Date

Examined and approved this 15th day of July, 2003.

Laura Baskin
City Engineer

Paul DeLuca
City Surveyor

Examined and approved as required by O.R.S. 92.100 as of AUGUST 4, 2003.

William Johnson 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 August 4, 2003.

Lynne Adsett Deputy
Tax Collector

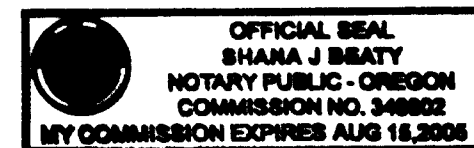
LandAmerica Exchange Company, the undersigned beneficiary of certain Trust Deeds recorded May 6, 2003 as Document No. 03-28843 and Document No. 03-28844 of the official records of Jackson County, Oregon, affecting the land described herein, hereby releases from the lien of said Trust Deeds all property shown hereon as dedicated to the public for public use.

STATE OF OREGON)
County of Jackson) ss.

The foregoing instrument was acknowledged before me this 1 day of July, 2003, by Cheryl A. Springer as Vice President, on behalf of LandAmerica Exchange Company, freely and voluntarily.

Before me: Shana J. Beatty
Notary

By: Cheryl A. Springer
Title: Vice President



✓ See Aff. of Post Mon.

SURVEY NO. 17860

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

SURVEY FOR: Key West Properties
990 North Phoenix Road, Suite G #105
Medford, Oregon 97504

LOCATION: The Northeast one-quarter (1/4) of Section 23, Township 37 South, Range 2 West, Willamette Meridian, City of Medford, Jackson County, Oregon.

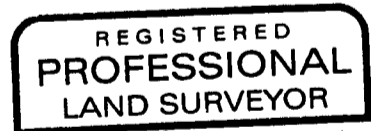
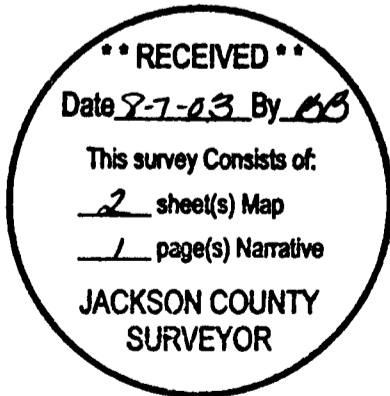
PURPOSE: To survey, monument and prepare final plat of HAMPTON PLACE SUBDIVISION, PHASE 4 as per City of Medford Planning Department File No. LDS-00-78 and as per the client's request.

PROCEDURE: Utilizing found monumentation Final Plats of HAMPTON PLACE SUBDIVISION, PHASE 1 and PHASE 3, for control, I set proper monuments as shown on the accompanying drawing. An electronic total station was used to make all measurements.

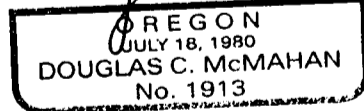
*Vol. 29 Pg. 31
Book 15 Pg. 12
13L/79*

BASIS OF BEARING: HAMPTON PLACE SUBDIVISION, PHASE 1
(CENTERLINE PARKDALE AVENUE)

DATE: February 21, 2003



Douglas C. McMahan



Douglas C. McMahan
L.S. 1913 - Oregon
Expires 12/31/04
Hoffbuhr & Associates, Inc.
3155 Alameda Street, Suite 201
Medford, Oregon 97504

(02-247)
(hmpn4nrr.dcm)

HAMPTON PLACE SUBDIVISION, PHASE 4

LOCATED IN:
THE N.W. 1/4 OF SECTION 23, T.37S., R.2W., W.M.,
CITY OF MEDFORD, JACKSON COUNTY, OREGON

HOFFBURN & ASSOCIATES, INC.
3155 ALAMEDA STREET #201 MEDFORD, OREGON
(541) 779-4841

BY: DOUGLAS C. McMAHAN PLS No. 1913
SCALE: 1 inch = 80 feet DATE: FEBRUARY 21, 2003
BASIS OF BEARING: HAMPTON PLACE SUBDIVISION, PHASE 1
(CENTERLINE PARKDALE AVENUE)

LOT #	SQUARE FEET
124-126	6,300
127	6,417
128-131	6,000
132	6,412
133	6,416
134-143	6,000
144	6,522
145-149	5,800
150	6,511
151-160	6,000
161	6,413
162	6,416
163-166	6,000
167	6,414

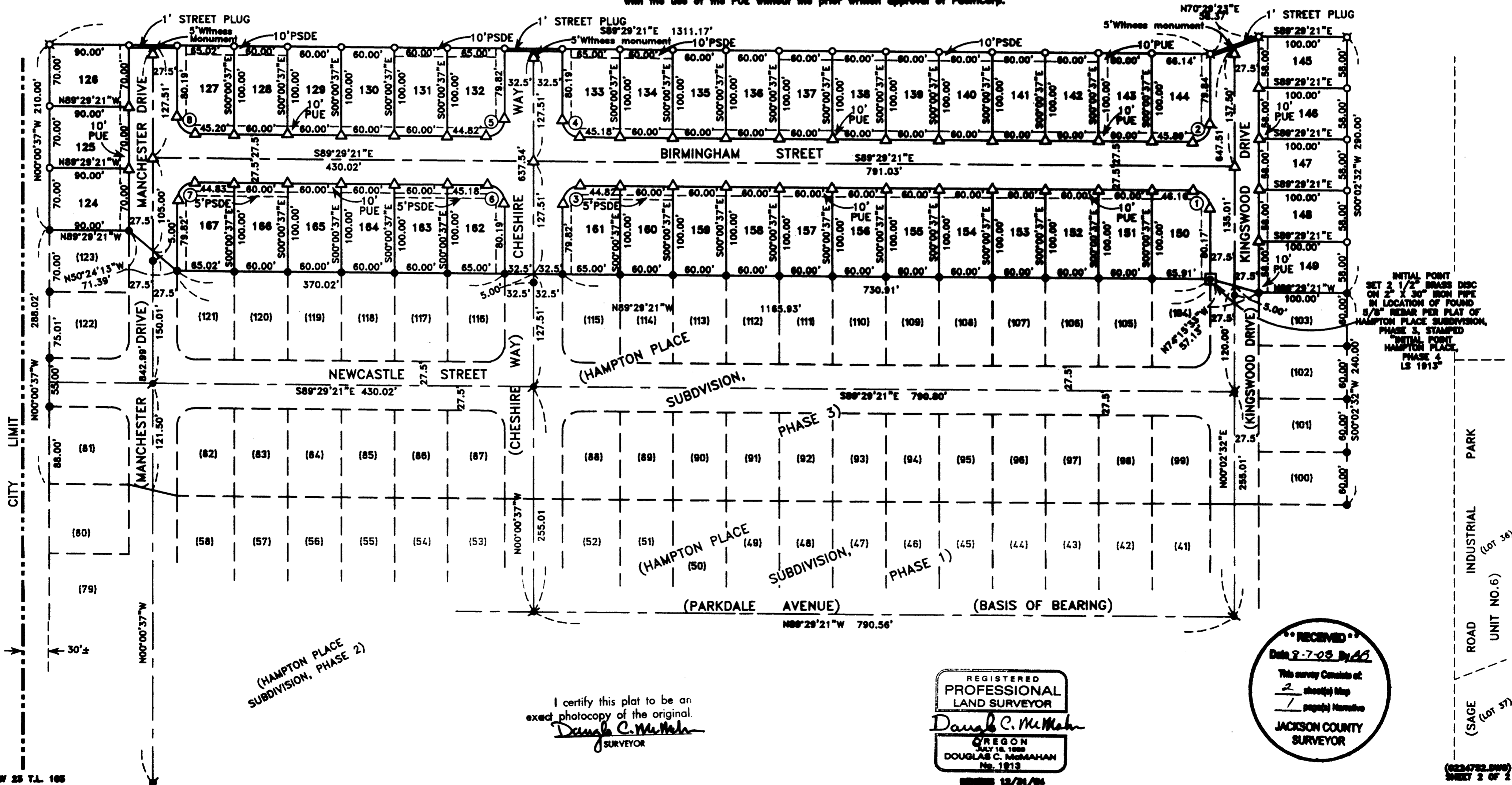
ALL DEFERRED MONUMENTS WILL BE SET NO LATER THAN Dec. 31 2003
Douglas C. McMahan
SURVEYOR
ALL DEFERRED MONUMENTS ARE NOW SET, SEE DOCUMENT NO. 02-009084
OF OFFICIAL RECORDS THIS 25th DAY OF FEB 2004 CS 18142

CURVE	DELTA	RADIUS	LENGTH	CHORD	CHORD BEARING
1	89°31'53"	20.00	31.25	28.17	N44°43'28"W
2	89°28'07"	20.00	31.88	28.40	N45°18'38"E
3	89°31'18"	20.00	31.89	28.41	S46°18'01"W
4	89°28'44"	20.00	31.23	28.18	S46°44'30"E
5	89°31'18"	20.00	31.89	28.41	N46°18'01"E
6	89°28'44"	20.00	31.23	28.18	N46°44'30"E
7	89°31'18"	20.00	31.89	28.41	S46°18'01"W
8	89°28'44"	20.00	31.23	28.18	S46°44'30"E

APPROVED: [Signature]
JACKSON COUNTY SURVEYOR

NOTE: PacifiCorp shall have the right to install, maintain, and operate its electric utilities and all other related facilities within the Public Utility Easements identified on this plat map as may be necessary or desirable in serving the lots identified herein, including the right of access to such facilities and the right to require removal of any obstructions including trees and vegetation that may be placed within the PUE of the lot over a expense. At no time may any permanent structures be placed within the PUE or any other obstruction that interferes with the use of the PUE without the prior written approval of PacifiCorp.

- = 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"
- = Found 5/8" rebar with plastic cap stamped "D.McMAHAN LS 1913" per plat of HAMPTON PLACE SUBDIVISION, PHASE 3
- ⊘ = Found 5/8" rebar with metal cap stamped "LS 1913" per plat of HAMPTON PLACE SUBDIVISION, PHASE 1, PHASE 2, AND PHASE 3.
- △ = Deferred monument - Six CS 18142 - 2003
- ⊙ = Set 5/8" X24" rebar with metal cap stamped "LS 1913"
- PUE = Easement for public utilities, storm drainage, gas, water, electric, telephone, cable television and sanitary sewer construction and maintenance
- PSDE = Private Storm Drainage Easement for installation and maintenance of storm drainage facilities



(HAMPTON PLACE SUBDIVISION, PHASE 2)

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

REGISTERED PROFESSIONAL LAND SURVEYOR
Douglas C. McMahan
OREGON
JULY 18, 1999
DOUGLAS C. McMAHAN No. 1913
EXPIRES 12/31/04

RECEIVED
Date 2-7-03 By AG
This survey consists of:
2 sheet(s) Map
1 page(s) Narrative
JACKSON COUNTY SURVEYOR