

\*\*\* SURVEYOR'S CERTIFICATE \*\*\*

I, Gary D. Kaiser 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 shown on hereon, said plat being a correct representation of the same, and the following is an accurate description of the boundary lines.

Lot Six (6) of SUMMER HOLLY SUBDIVISION located in Jackson County, Oregon, according to the official plat thereof, now of record.

G.D.K. SURVEYOR

\*\*\* DECLARATION \*\*\*

KNOW ALL MEN BY THESE PRESENTS, that MAURICE TORANO and ANGELA R. TORANO, as tenants by the entirety are the owners of the lands hereon described and have caused the same to be subdivided into lots, common area, and private street as shown hereon and the number and size of the lots and course and length of all lines are plainly set forth, and that this plat is a correct representation of the subdivision. We hereby dedicate to the public for public use the public utility easements (P.U.E.) as shown hereon. We also create that common ingress-egress easement shown hereon as GARDEN GROVE COURT, a private street benefiting Lots 1-7. We hereby designate said subdivision as GARDEN GROVE (A Planned Community Subdivision).

IN WITNESS WHEREOF, WE HAVE SET OUR HANDS AND SEALS THIS 22<sup>nd</sup> DAY OF May, 20 03.

Maurice Torano and Angela R. Torano signatures and names.

STATE OF OREGON)
COUNTY OF JACKSON)

Personally appeared the above named MAURICE TORANO and ANGELA R. TORANO, and acknowledges the foregoing instrument to be their voluntary act and deed.

Subscribed and sworn to before me this 22<sup>nd</sup> day of May, 20 03.

Notary Public signature: Patricia L. Thomas, Notary Public - Oregon, Commission No. 365902, expires Mar 1, 2007.

\*\*\* APPROVALS \*\*\*

Examined and approved this 23<sup>rd</sup> day of May, 20 03. Jackson County Surveyor signature.

Examined and approved by the Jackson County Department of Planning and Development this 6<sup>th</sup> day of August, 20 03. JCDPD File No. 2001-1-S. Jackson County Planning Director signature.

Examined and approved as required by O.R.S. 92.100 this 7<sup>th</sup> day of August, 20 03. Assessor signature: Christopher Famin Deputy.

All taxes, fees, assessments or other charges as required by O.R.S. 92.095 have been paid as of the 7<sup>th</sup> day of August, 20 03. Tax Collector signature: John Spradley Deputy.

\*\*\* RECORDERS CERTIFICATE \*\*\*

Filed for record this 14<sup>th</sup> day of August, 20 03, at 8:01 O'clock A.M. and recorded in Volume 29 of Plats on Page 35 of Records of Jackson County, Oregon.

BY: Kathleen S. Beckett COUNTY CLERK and Cheryl Avgeris DEPUTY

For order of the County Commissioners approving this plat see Volume 205, Page 196-198 of County Commissioners Journal of Proceedings.

\*\*\* POST MONUMENTATION \*\*\*

I, Gary D. Kaiser, hereby certify that the deferred monuments shown on sheet 2 will be set on or before December 25, 2003.

SURVEYOR

All monuments are now set, on this 20<sup>th</sup> day of August, 20 03. See Document No. 03-59543 of the Official Records of Jackson County, Oregon. 3rd CS 17890

County Surveyor signature: G.D.K.

I HEREBY CERTIFY THAT THIS IS A PHOTOCOPY OF THE ORIGINAL PLAT. G.D.K. SURVEYOR

REGISTERED PROFESSIONAL LAND SURVEYOR

OREGON JULY 16, 1967 GARY D. KAISER No. 803 EXP. 6-30-03

\*\* RECEIVED \*\*

Date 8/14/03 By RAE

This survey consists of:

1 sheet(s) Map

0 page(s) Narrative

JACKSON COUNTY SURVEYOR

LEGEND

- o = Found 5/8" Rebar with Plastic Cap - SHS
Delta = Found 5/8" Rebar with Plastic Cap - JTS
Diamond = Deffered Monument
Square with X = Set 5/8" x 30" Rebar with Aluminum cap marked "KAISER RLS 803"
Square with # = Set Lead/Tack/Washer in concrete walk marked "RLS 803"
Circle with # = Set 5/8" x 24" Rebar with Plastic Cap marked "KAISER RLS 803"

S.N. = Filed Survey Number County Surveyors Office

W.C. = Witness Corner

P.U.E. = Public Utility Easement. Utilities normally allowed in Public Utility Easement are Power Lines, Telephone Lines, Natural Gas Lines, Sewer Lines, Stormdrains Water Lines and Cable T.V.

JTS = JAMES TOWE SUBDIVISION

SHS = SUMMER HOLLY SUBDIVISION

SS = B.C.V.S.A. Sewer Main

W = Water Main

( ) = Record/JTS

-x-x- = Fence

NOTE: Conditions of the approval from Jackson County Planning Land use Case File No. 2000-1-S apply to all Lots within this plat.

EASEMENTS SHOWN ON A CURRENT TITLE REPORT

- 1. PROPERTY IS SUBJECT TO EASEMENTS, RESTRICTIONS AND RESERVATIONS RETAINED BY U.S.A. PER VOL. 325, PAGE 83 D.R. (EASEMENTS ARE NOT LOCATABLE)
2. PROPERTY COULD BE SUBJECT TO EASEMENTS, SETBACKS AND RESTRICTIONS IMPOSED BY INST. NO. 68-03140 O.R. AND INST. NO. 77-21091 O.R.

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

PURPOSE: Subdivide Lot 6 of SUMMER HOLLY SUBDIVISION into 9 Lots, 2 Lots being Common Area.

PROCEDURE: The Boundaries of Lots 6 of SUMMER HOLLY SUBDIVISION were located using information on said Subdivision Plat. The 9 new Lots of GARDEN GROVE (P.U.D.) were located per the approved Tentative Plat.

CURVE DATA

Table with columns: Delta, R, L, LC. Contains 8 rows of curve data for the subdivision.

GARDEN GROVE (A Planned Community Subdivision)

Located in Lot 6 of SUMMER HOLLY SUBDIVISION and in the NE 1/4 of Section 21, T.36S.,R.1W., W.M., Jackson County, Oregon

April 21, 2003

SURVEY FOR: Maurice Torano P.O. Box 8271 Medford, OR. 97504

SURVEY BY: Kaiser Surveying 19440 Highway 62 Eagle Point, OR. 97524

