

PARTITION PLAT No. P-51-2003

located in the
NORTHWEST ONE QUARTER OF SECTION 36,
TOWNSHIP 37 SOUTH, RANGE 2 WEST,
WILLAMETTE MERIDIAN, MEDFORD, JACKSON COUNTY, OREGON

for
ROBERT JACOBS
3680 ROSS LANE
CENTRAL POINT, OREGON 97502

&
MICHAEL L. JACOBS
611 WATERBURY LANE
FOSTER CITY, CALIFORNIA 94404

Surveyor's Certificate:

I, Herbert A. Farber, 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 hereon shown, this plat being a correct representation of the same, and the following is an accurate description of the boundary lines:

Commencing at the northeast corner of Donation Land Claim number 79, Township 37 South, Range 2 West of the Willamette Meridian, Jackson County, Oregon; thence North 89°52'41" East, along the centerline of Stewart Avenue, 426.05 feet to the northerly extension of the easterly right-of-way line of Orchard Home Drive; thence South 00°02'39" West, along said right-of-way and the extension there of, 175.53 feet to 5/8 inch by 30 inch iron pin with a yellow plastic cap marked "FARBER PLS 2189", said iron pin being the INITIAL POINT OF BEGINNING; thence, continuing along said right-of-way, South 00°02'39" West 70.00 feet; thence, leaving said right-of-way line, North 89°52'41" East, parallel with the center line of Stewart Avenue, 177.50 feet to a point on the east line of Volume 421, Page 90 of the Deed Records of said County; thence South 00°05'48" East, along said east line, 1.00 feet; thence North 89°52'41" East, parallel to said centerline, 122.77 feet to the west line of the tract described in Volume 547, Page 189 of said Deed records; thence North, along said west line, 216.53 feet to the Southerly right-of-way line of Stewart Avenue; thence South 89°52'41" West, 30 feet south and parallel with said centerline, 123.14 feet to said east line of the parcel described in Volume 421, Page 90 of said Records, thence South 00°05'48" East, along said east line, 145.53 feet; thence South 89°52'41" West, parallel with said center line, 177.33 feet to the initial POINT OF BEGINNING.

Declaration:

KNOW ALL MEN BY THESE PRESENTS, that ROBERT JACOBS AND MICHAEL JACOBS are the owners of the lands hereon described, and that they have partitioned the same into parcels as shown hereon and the number and size of the parcels and the courses and lengths of the lines are plainly set forth, and that this plat is a correct representation of the Partition, and do hereby dedicate unto the public a 10 foot strip of land adjacent to Stewart Avenue and a 11.5 foot strip of land adjacent to Orchard Home Drive for right-of-way purposes and do hereby dedicate to the public for public use the public utility easement shown hereon.

Robert Jacobs
Robert Jacobs

State of Oregon)
 ss
County of Jackson)

The foregoing instrument was acknowledged before me this 11th day of August, 2003, by Robert Jacobs.

Notary Public for Oregon Susan Morgan Farber

My commission expires 4-21-04



Herbert A. Farber

Herbert A. Farber, PLS 2189

Approvals:

I certify that pursuant to authority granted in Ordinance No. 5785

this plat is hereby approved.

This 21 day of August, 2003.

Paul O. Lewis
Planning Director

Examined and approved this 12 day of AUGUST, 2003.

Paul O. Lewis
City Surveyor

All taxes, fees, assessments, or other charges as required by O.R.S. 92.095 have been paid as of Aug. 26, 2003

Patty Birdsong, Deputy 8-26-03
Tax Collector Date

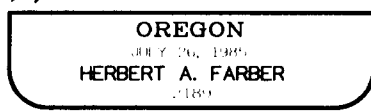
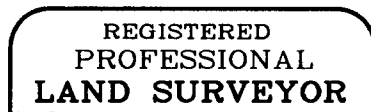
Christopher Francis, Deputy 8/26/03
Assessor Date

Recorder:

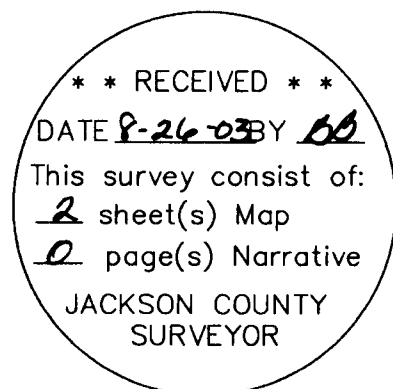
Filed for record this 26 day of AUGUST, 2003 at 1:45 o'clock P. M. and recorded as Partition Plat No. P-51-2003 of the Records of Jackson County, Oregon, Index Volume 514, Page 51.

Kathleen S Beckett Barbara J Shaw
County Clerk Deputy

County Surveyor's File No. 17880



RENEWAL DATE 12-31-03



I, Herbert A. Farber, do hereby certify that this is an exact copy of the original.

Herbert A. Farber

PARTITION NO. P-51-2003

located in the
 NORTHWEST ONE QUARTER OF SECTION 36,
 TOWNSHIP 37 SOUTH, RANGE 2 WEST,
 WILLAMETTE MERIDIAN, MEDFORD, JACKSON COUNTY, OREGON
 for
ROBERT JACOBS
 3680 ROSS LANE
 CENTRAL POINT, OREGON 97502
 &
MICHAEL L. JACOBS
 611 WATERBURY LANE
 FOSTER CITY, CALIFORNIA 94404

NOTES:

This statement is added to this plat as required by PacifiCorp to further define Public Utility Easements.

"Utilities shall have the right to install, maintain, and operate their equipment above and below ground and all other related facilities within the Public Utility Easements (PUE) identified on this plat map as may be necessary or desirable in providing utility services within and without the lots identified herein, including the right of access to such facilities and the right to require removal of any obstructions including structures, trees and vegetation that may be placed within the PUE. The utility may require the lot owner to remove all structures within the PUE at the lot owner's expense, or the utility may remove such structures at the lot owner's expense. At no time may any permanent structures be placed within the PUE or any other obstruction which interferes with the use of the PUE without the prior written approval of the utilities with facilities in the PUE."

LEGEND

- ⊗ = FOUND 2 1/2" BRASS CAP - D.L.C. CORNER MONUMENT PER JACKSON COUNTY SURVEYOR RE-ESTAB. NOTES.
- ⊕ = STREET CENTERLINE MONUMENT AS DESCRIBED
- = FOUND MONUMENT AS DESCRIBED
- ⊙ = SET 5/8" x 30" IRON PIN w/ YELLOW PLASTIC CAP MARKED "FARBER PLS 2189"
- = SET 5/8" x 24" IRON PIN w/ YELLOW PLASTIC CAP MARKED "FARBER PLS 2189"
- S/N = RECORD FILED SURVEY NUMBER

- BASIS OF BEARING IS TRUE NORTH, NAD 83/91 DATUM, AS DERIVED BY GLOBAL POSITIONING SYSTEM OBSERVATIONS.
- RECORD SURVEY DATA IS SHOWN IN PARENTHESIS ADJACENT TO MEASURED SURVEY DATA WHERE APPLICABLE.
- INST. No. = INSTRUMENT NUMBER AS RECORDED IN THE OFFICIAL RECORDS OF JACKSON COUNTY, OREGON.

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

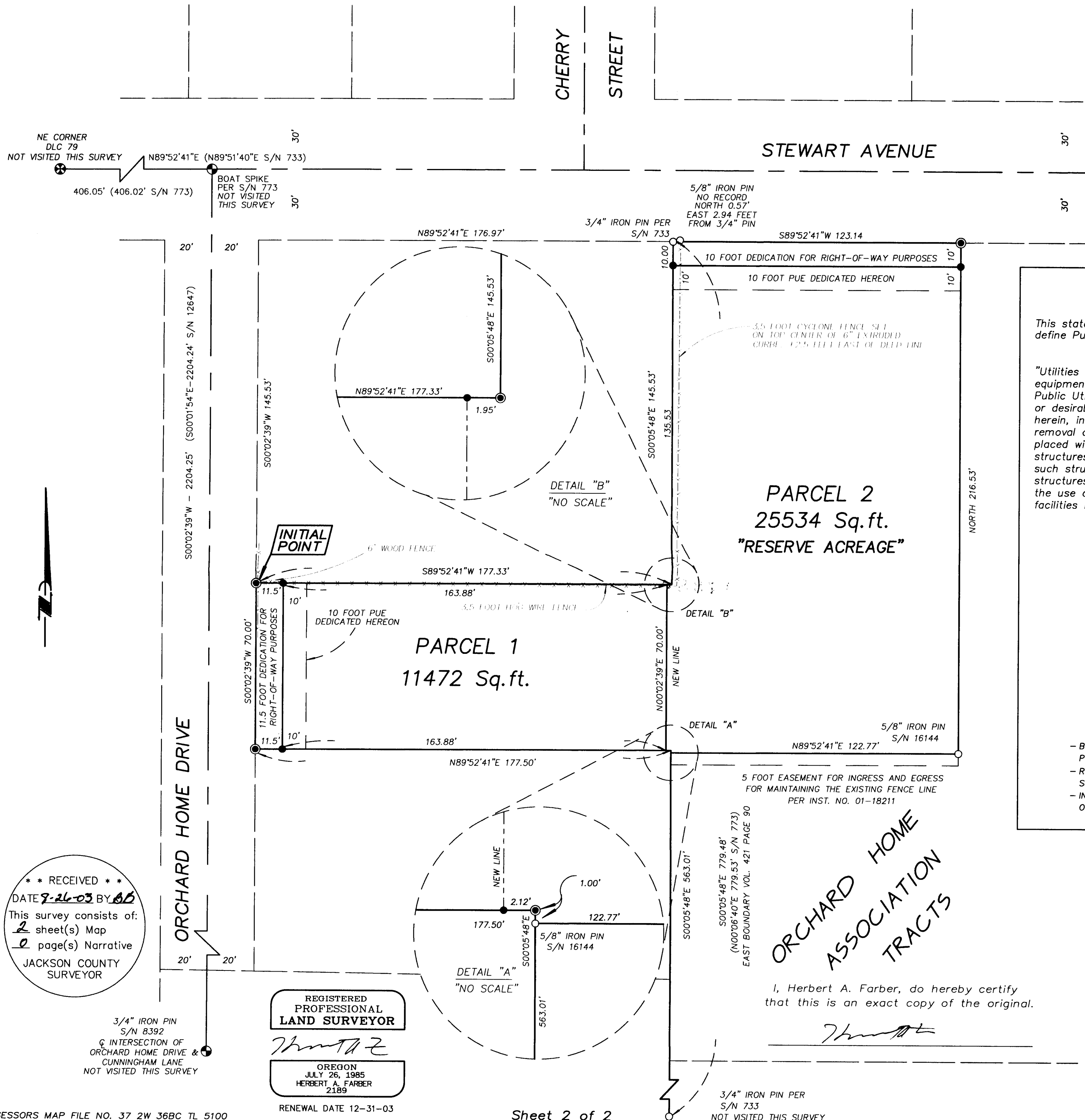
PURPOSE: TO SURVEY AND MONUMENT THE PARTITION SHOWN HEREON AND KNOWN TO THE PLANNING COMMISSION AS FILE NO. LDP-03-105. SAID PARTITION WAS APPROVED JUNE 26, 2003.

PROCEDURE: USING CONTROL ESTABLISHED WHILE PERFORMING SURVEY NUMBER 16144, I LOCATED AND MONUMENTED THE BOUNDARY PER THE FOUND MONUMENTS AND INST. NO. 01-18211, AS SHOWN HEREON.

Surveyed by:
FARBER & SONS, INC.
 dba FARBER SURVEYING
 (541) 664-5599

431 OAK STREET
 P.O. BOX 5286
 CENTRAL POINT, OREGON 97502

SCALE: 1" = 30'
 DATE: AUGUST 7, 2003
 JOB NO.: 1114-02
 DRAWING FILE: JOBS\Medford_SW\Dixie Orchard\Shelterfield\JACOBS FINAL\JACOBS PARTITION.FLX



**** RECEIVED ****
 DATE 9-26-03 BY AB
 This survey consists of:
2 sheet(s) Map
0 page(s) Narrative
 JACKSON COUNTY
 SURVEYOR

REGISTERED
 PROFESSIONAL
LAND SURVEYOR
Herbert A. Farber
 OREGON
 JULY 26, 1985
 HERBERT A. FARBER
 2189

**ORCHARD HOME
 ASSOCIATION
 TRACTS**

I, Herbert A. Farber, do hereby certify
 that this is an exact copy of the original.