

EAGLE POINT GOLF COMMUNITY, PHASE 9

LOCATED IN THE SE 1/4 OF THE SE 1/4 OF SECTION 3 & THE SW 1/4 OF THE SW 1/4 OF SECTION 2, T.38S., R.1W., W.M. CITY OF EAGLE POINT, JACKSON COUNTY, OREGON

SURVEYOR'S CERTIFICATE

I, Richard G. Templin, a duly registered 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 plot is a correct representation of the same, and the following is an accurate description of the boundary lines:

Beginning at the INITIAL POINT, a 5/8" iron rod at the Northeast corner of Lot 129 of "EAGLE POINT GOLF COMMUNITY, PHASE 4", as recorded in Volume 26, Page 43 of the Plat records of Jackson County, Oregon and recorded in the Jackson County Surveyor's office as filed survey number 16694; thence North 84°18'47" West along the North line of said "EAGLE POINT GOLF COMMUNITY, PHASE 4", 137.37 feet to a 5/8" iron rod on the Easterly right of way line of Robert Trent Jones Jr. Boulevard; thence South 78°08'05" West, 61.24 feet to a 5/8" iron rod on the Westerly right of way line of Robert Trent Jones Jr. Boulevard; thence South 89°41'38" West, 133.58 feet to a 5/8" iron rod at an angle point in the boundary of said "EAGLE POINT GOLF COMMUNITY, PHASE 4"; thence North 00°18'22" West along the Easterly boundary of said "EAGLE POINT GOLF COMMUNITY, PHASE 4", 162.66 feet to a 5/8" iron rod on the North line of Lot 127 of said "EAGLE POINT GOLF COMMUNITY, PHASE 4"; thence North 50°56'06" West along the North line of said Lot 127 and the extension thereof, 39.83 feet to a 5/8" iron rod; thence North 39°03'54" East, 53.41 feet to a 5/8" iron rod; thence North 04°25'23" East, 178.00 feet to a 5/8" iron rod; thence along a 110.00 foot radius curve to the right (the long chord of which bears North 17°48'41" East, 50.94 feet), 51.41 feet to a 5/8" iron rod; thence along a 90.00 foot radius curve to the left (the long chord of which bears North 15°31'40" East, 48.62 feet), 49.24 feet to a 5/8" iron rod; thence North 89°51'20" East, 142.49 (Record, 142.53 feet) to a 5/8" iron rod; thence along a 330.00 foot radius curve to the right (the long chord of which bears North 26°06'27" East, 28.49 feet), (Record, North 26°07'04" East, 28.37 feet), 28.49 feet to a 5/8" iron rod; thence along a 545.00 foot radius curve to the left (the long chord of which bears North 27°43'43" East, 16.23 feet), (Record, North 27°43'31" East, 16.35 feet), 16.23 feet to a 5/8" iron rod on the Westerly right of way line of Robert Trent Jones Jr. Boulevard; thence South 48°04'30" East, along the South line of "Hillsborough Estates Subdivision", now of record, 162.55 feet (Record: South 48°03'46" East, 162.554 feet) to a 5/8" iron rod; thence South 00°19'48" East, 434.05 feet to the true point of beginning.

Vol. 29 pg. 58
Book 15 pg. 3839
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RICHARD G. TEMPLIN LS2359

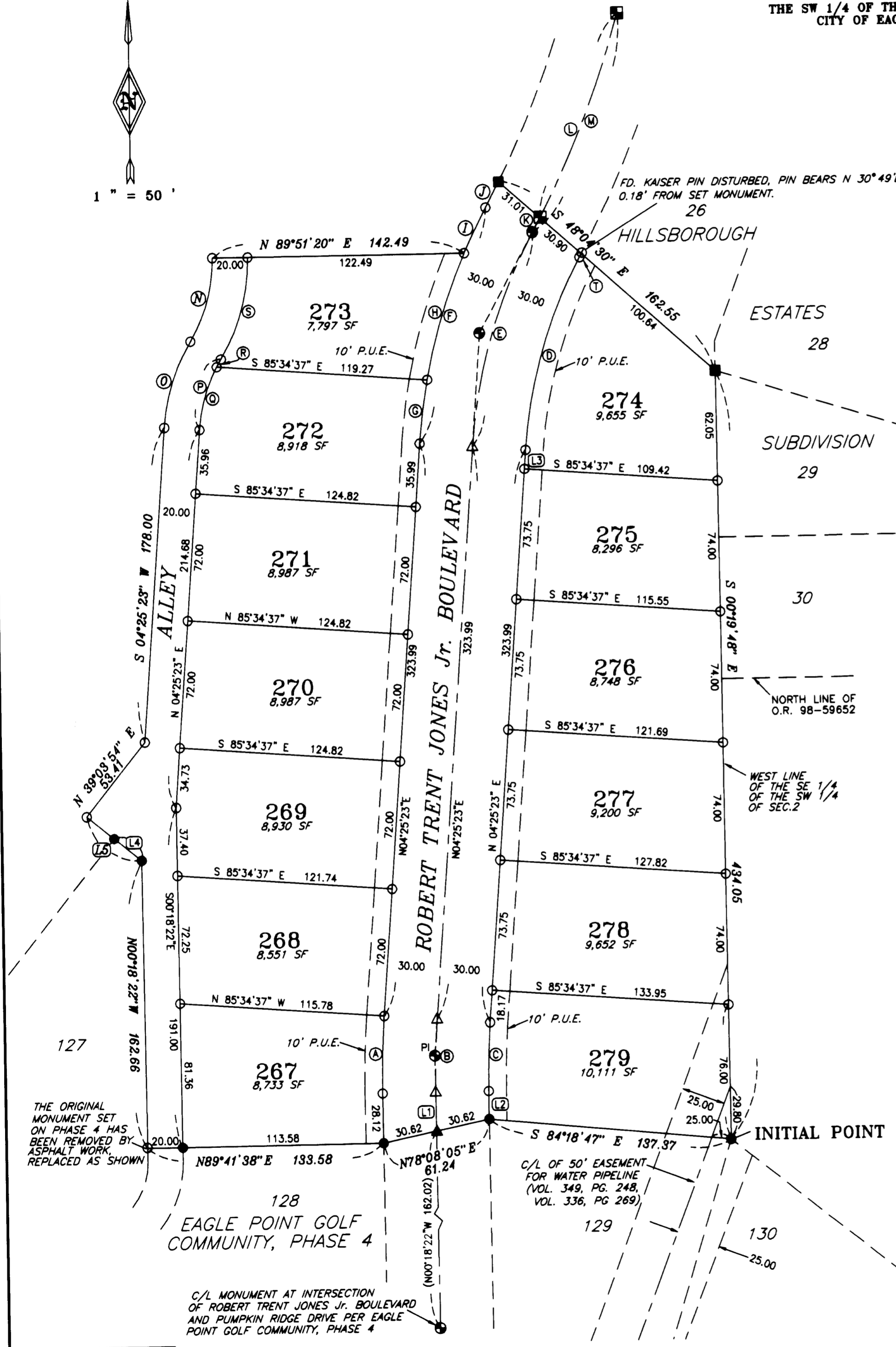
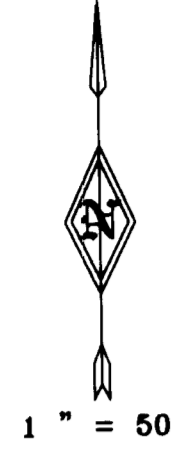
36-1W-0200

SURVEYOR'S NARRATIVE

PURPOSE: To survey and prepare a thirteen lot Subdivision per my client's request.
PROCEDURE: From previous monuments set and found on "Eagle Point Golf Community Phase 4" and "Hillsborough Estates Subdivision", I computed the 13 lot Subdivision and set monuments as depicted on the plat. The centerline monuments set on "Eagle Point Golf Community Phase 4" and "Hillsborough Estates Subdivision" were tied and the newly created centerline was computed and monumented with iron rods and aluminum caps, as shown. The North and East lines were established by holding found monuments set

EAGLE POINT GOLF COMMUNITY, PHASE 9

LOCATED IN
THE SW 1/4 OF THE SW 1/4 OF SECTION 2, T.36S., R.1W., W.M.
CITY OF EAGLE POINT, JACKSON COUNTY, OREGON



COURSE DATA

PT	LC BEARING	LC
L1	S 00°18'22" E	21.98
L2	S 00°18'22" E	15.84
L3	S 04°25'23" W	10.84
L4	N 50°56'06" W	19.89
L5	N 50°56'06" W	39.83

(RECORD)

CURVE DATA

PT	RADIUS	DELTA	LENGTH	LC BEARING	LC	TAN
A	530.00	04°43'45"	43.75	S 02°03'30" W	43.73	---
B	500.00	04°43'45"	41.27	S 02°03'30" W	41.26	20.65
C	470.00	04°43'45"	38.79	S 02°03'30" W	38.78	---
D	270.00	24°09'29"	113.84	S 16°30'08" W	113.00	---
E	300.00	24°09'29"	126.49	S 16°30'08" W	125.56	64.20
F	330.00	24°09'29"	139.14	S 16°30'08" W	138.11	---
G	330.00	06°15'34"	36.05	S 07°33'10" W	36.03	---
H	330.00	12°57'04"	74.59	S 17°09'29" W	74.43	---
I	330.00	04°56'52"	28.50	S 28°07'26" W	28.49	---
J	545.00	01°42'22"	16.22	N 27°43'43" E	16.23	---
K	575.00	00°54'13"	9.07	N 28°07'45" E	9.07	---
L	575.00	12°18'43"	123.56	N 21°31'25" E	123.32	---
(RECORD)	575.00	12°18'47"	123.57	N 21°32'09" E	123.33	---
M	575.00	13°12'56"	132.63	N 21°58'31" E	132.33	---
N	90.00	31°20'40"	49.24	N 15°31'40" E	48.62	---
O	110.00	26°46'37"	51.41	S 17°48'41" W	50.94	---
P	90.00	26°46'37"	42.06	S 17°48'42" W	41.68	---
Q	90.00	23°35'19"	37.05	S 16°13'02" W	36.79	---
R	90.00	03°11'18"	5.01	S 29°36'22" W	5.01	---
S	110.00	31°20'40"	60.18	N 15°31'40" E	59.43	---
T	805.00	00°11'00"	1.94	N 28°29'43" E	1.94	---

- LEGEND**
- SET 5/8" X 30" REBAR WITH PLASTIC CAP MARKED "TEMPLIN LS2359"
 - 5/8" REBAR WITH PLASTIC CAP MARKED "TEMPLIN LS2359" PER EAGLE POINT GOLF COMMUNITY, PHASE 4
 - ⊕ SET CENTERLINE MONUMENT (UNLESS OTHERWISE NOTED) 5/8" X 30" REBAR WITH ALUMINUM CAP MARKED "TEMPLIN LS2359"
 - 5/8" REBAR WITH PLASTIC CAP MARKED "KAISER RLS 803" PER HILLSBOROUGH ESTATES SUBDIVISION
 - ALUMINUM CAP MONUMENT MARKED "KAISER RLS 803" PER HILLSBOROUGH ESTATES SUBDIVISION
 - ▲ 5/8" REBAR WITH PLASTIC CAP MARKED "TEMPLIN LS2359" PER EAGLE POINT GOLF COMMUNITY, PHASE 4, DESTROYED BY CONSTRUCTION
 - △ INDICATES CALCULATED POSITION
 - () INDICATES RECORD DATA PER EAGLE POINT GOLF COMMUNITY, PHASE 4
 - FS INDICATES FILED SURVEY
- P.U.E. EASEMENT FOR PUBLIC UTILITIES, DRAINAGE, CABLE TELEVISION AND CONSTRUCTION AND MAINTENANCE OF SANITARY SEWER, WATER LINES, ELECTRIC & IRRIGATION
- BASIS OF BEARING: PER EAGLE POINT GOLF COMMUNITY, PHASE 4
(CENTERLINE MONUMENTS ON ROBERT TRENT JONES BLVD.)

RECEIVED
Date 12-29-08 By *AB*
This survey consists of
2 sheet(s) Map
2 page(s) Narrative
JACKSON COUNTY
SURVEYOR

EASEMENTS SHOWN ON CURRENT TITLE REPORT

- 1) THE PREMISES ARE LOCATED WITHIN THE EAGLE POINT IRRIGATION DISTRICT - NOT LOCATED

I CERTIFY THAT THIS IS AN EXACT COPY OF THE ORIGINAL PLAT.

Richard G. Templin

RICHARD G. TEMPLIN L.S. 2359

REGISTERED PROFESSIONAL LAND SURVEYOR

Richard G. Templin

OREGON
JULY 26, 1988
RICHARD G. TEMPLIN
2359
MY CERTIFICATE EXPIRES
JUNE 30, 2004

RICHARD TEMPLIN LAND SURVEYING
P.O. BOX 1946 899-2032 JACKSONVILLE, OREGON

EAGLE POINT GOLF COMMUNITY PHASE 9

LOCATED IN
THE SW 1/4 OF THE SW 1/4 OF SECTION 2
T.36S., R.1W., W.M.
CITY OF EAGLE POINT, JACKSON COUNTY, OREGON

DATE: OCTOBER 6, 2003

For: Eagle Point Development L.L.C.
P.O. BOX 8271
Medford, Or. 97501

EAGLE POINT GOLF COMMUNITY, PHASE 9

LOCATED IN
THE SE 1/4 OF THE SE 1/4 OF SECTION 3 &
THE SW 1/4 OF THE SW 1/4 OF SECTION 2, T.36S., R.1W., W.M.
CITY OF EAGLE POINT, JACKSON COUNTY, OREGON

DECLARATION

KNOW ALL MEN BY THESE PRESENTS, that we, Eagle Point Developments LLC, an Oregon limited liability company, are the owners in fee simple of the land shown hereon and that we have subdivided the same into lots, streets and alleys as shown hereon, and the number of each lot and the course and length of all lines are plainly set forth, and this plat is a correct representation of the subdivision. We do hereby dedicate to the public for public use the streets and alleys shown hereon, together with those easements labeled as public utility easements. We hereby designate said subdivision as Eagle Point Golf Community, Phase 9.

Eagle Point Developments LLC by: [Signature]
C. A. Galpin, Its sole member

STATE OF Oregon
COUNTY OF Jackson)SS.

This certifies that on this 27th day of October 2003, before me a Notary Public, personally appeared C. A. Galpin, member of Eagle Point Developments LLC, and acknowledged the foregoing instrument to be his Voluntary act and deed.

Before me: [Signature]
Notary Public

I, Mildred R. Lucas, Trustee of the Mildred R. Lucas Revocable Living Trust of August 20, 1993, the undersigned beneficiary of a certain Trust Deed recorded August 1, 1994 as Document No. 94-28058, Official Records of Jackson County, Oregon, affecting the land described herein, hereby release from the lien of said Trust Deed, all property shown hereon as dedicated to the public for public use.

[Signature]
Mildred R. Lucas, Trustee of the Mildred R. Lucas Revocable Living Trust of August 20, 1993

STATE OF Oregon
COUNTY OF Jackson)SS.

This certifies that on this 29th day of October 2003, before me a Notary Public, personally appeared Feed Lucas and acknowledged the foregoing instrument to be their Voluntary act and deed.

Before me: [Signature]
Notary Public

SURVEYOR'S CERTIFICATE

I, Richard G. Templin, a duly registered 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 boundary lines:

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[Signature]
RICHARD G. TEMPLIN LS2359

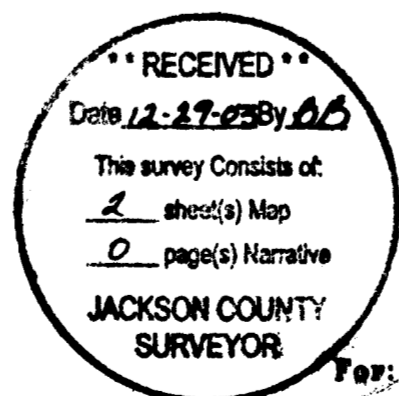
SURVEYOR'S NARRATIVE

PURPOSE: To survey and prepare a thirteen lot Subdivision per my client's request..

PROCEDURE: From previous monuments set and found on "Eagle Point Golf Community Phase 4" and "Hillsborough Estates Subdivision". I computed the 13 lot Subdivision and set monuments as depicted on the plat. The centerline monuments set on "Eagle Point Golf Community Phase 4" and "Hillsborough Estates Subdivision" were tied and the newly created centerline was computed and monumented with iron rods and aluminum caps, as shown. The North and East lines were established by holding found monuments set on "Hillsborough Estates Subdivision" and Northeast corner of Lot 129 of "EAGLE POINT GOLF COMMUNITY, PHASE 4". The South line was established by holding monuments set on "EAGLE POINT GOLF COMMUNITY, PHASE 4". The West boundary is a new boundary, created hereon.

I CERTIFY THAT THIS IS AN EXACT COPY OF THE ORIGINAL PLAT.

[Signature]
RICHARD G. TEMPLIN L.S. 2359



For: Eagle Point Development L.L.C.
P.O. BOX 8271
Medford, Or. 97501

APPROVALS

Examined and approved this 30th day of October, 2003
[Signature]
JACKSON COUNTY SURVEYOR

Examined and recommended for approval this 7th day of NOVEMBER, 2003
[Signature]
CITY ENGINEER

Examined and recommended for approval by Rogue Valley Sewer Services this 3 day of November, 2003
[Signature]
DISTRICT ENGINEER

Examined and approved by the City Administrator/Planning Director of the City of Eagle Point, Jackson County, Oregon. Dated this 12th day of NOVEMBER, 2003
[Signature]
CITY ADMINISTRATOR / PLANNING DIRECTOR

Examined and approved as required by O.R.S. 92.100 as of DECEMBER 18th, 2003
[Signature]
ASSESSOR, DEPARTMENT OF ASSESSMENT

All taxes, fees, assessments or other charges as required by O.R.S. 92.095 have been paid as of December 18th, 2003

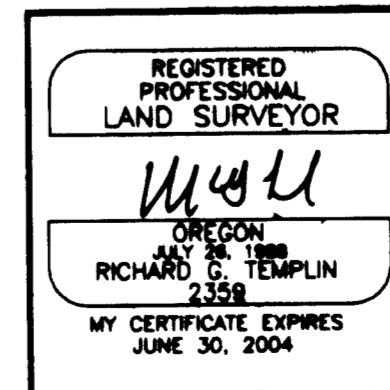
[Signature]
TAX COLLECTOR

RECORDERS CERTIFICATE

For order of the County Court approving this plat see Volume 206, Page 594-596 of County Commissioners Journal of Proceedings.

Filed for record this 29 day of DECEMBER, 2003 at 11:04 o'clock A.M. and recorded in Volume 29 of Plats at page 58 of records of Jackson County, Oregon.

[Signature] COUNTY CLERK
[Signature] DEPUTY



FILE: "phase9 oct6.dwg"
RICHARD TEMPLIN LAND SURVEYING
P.O. BOX 1946 899-2032 JACKSONVILLE, OREGON
EAGLE POINT GOLF COMMUNITY PHASE 9
LOCATED IN
THE SW 1/4 OF THE SW 1/4 OF SECTION 2
T.36S., R.1W., W.M.
CITY OF EAGLE POINT, JACKSON COUNTY, OREGON
DATE: OCTOBER 6, 2003