

PARTITION PLAT No. P-30-2004  
AND PROPERTY LINE ADJUSTMENT

located in BLOCK 7

Lots 5, 4 AND A PORTION OF 3<sup>A</sup> IN THE DALEY AND EMERY'S ADDITION, EAGLE POINT OREGON IN THE NORTHEAST ONE QUARTER OF SECTION 3 TOWNSHIP 36 SOUTH, RANGE 1 WEST OF THE WILLAMETTE MERIDIAN, JACKSON COUNTY, OREGON.

for

**BARRY PHELPS**

P.O. BOX 929  
EAGLE POINT, OREGON 97524  
site  
114 SHASTA AVE  
EAGLE POINT, OREGON 97524

**Declaration:**

KNOW ALL MEN BY THESE PRESENTS, that Barry Phelps is the the owner of the lands hereon described, and that he has 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 does hereby dedicate to the public for public use the Public Utility easements, and does hereby create a 24 foot easement for ingress and egress for the benefit of Parcel 3 and Parcel 4 as shown hereon.

Barry Phelps  
Barry Phelps

State of Oregon )  
County of Jackson )  
SS

Personally appeared before me the above named Barry Phelps, and does acknowledge the foregoing instrument to be his voluntary act and deed.

5/28/04  
(Signature) Susan Morgan Farber  
(Printed Name) SUSAN MORGAN FARBER

Notary Public - Oregon Commission No. 378055  
My Commission Expires: April 21, 2008

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

Herbert A. Farber

\*\* RECEIVED \*\*  
DATE 6/1/04 BY REC  
This survey consist of:  
2 sheet(s) Map  
0 page(s) Narrative  
JACKSON COUNTY  
SURVEYOR

**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:

BEGINNING at a 5/8 inch by 30 inch iron pin from which the most westerly corner of Lot 5 of the Daley and Emery's Addition, in Township 36 South, Range 1 West, Willamette Meridian, Eagle Point, Jackson County, Oregon, bears South 46°30'56" West 157.04 feet, said pin being the Initial Point of this Partition; thence South 43°29'04" East along the (most southerly) southwesterly boundary of Parcel No. 2 of the Partition Plat recorded January 25, 2002 as P-3-2002 in the Records of Jackson County, and filed as Survey Number 17183 in the Office of the Jackson County Surveyor, 223.48 feet to the most southerly corner of said partition; thence leaving said southerly boundary, South 46°30'56" West 157.04 feet; thence North 43°29'04" West 223.48 feet to said most westerly corner of Lot 5; thence North 46°30'56" East, along the southerly right-of-way of Shasta Avenue 157.04 feet to the POINT OF BEGINNING.

Herbert A. Farber  
Herbert A. Farber, PLS 2189

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

PURPOSE: To survey and monument the property line adjustment and minor partition as approved by the City of Eagle Point, Jackson County, Oregon on January 21, 2004. File number PA#03/04-09:EXPMLP.

PROCEDURE: Using Control Established in this and previous surveys, I tied the relative monuments as shown hereon. Using survey number 12389,17183, and the Daley and Emery's addition and INST.NO. 00 24808, I computed the boundary of the Partition. The northwesterly line of project was established by offsetting the centerline of Shasta Avenue 30.00 feet. To establish the northeast boundary of the parcel I held the monument set in S/N 17183 and intersected the line at the record angle of 90° with the right of way line. The centerline of the vacated alley was established parallel to the centerline of Shasta Avenue and passing through the found monuments. The southwest boundary was created parallel with the northeast boundary record distance from said northeast boundary. The proportioned distances from S/N 17183 were verified by the above process and utilized for this plat's boundary.

It should be noted that this is a combination property line adjustment and minor land partition. There are two existing subdivision lots in tax lot 36-1W-03AD TL 2000.

REGISTERED  
PROFESSIONAL  
LAND SURVEYOR

Herbert A. Farber  
OREGON  
JULY 26, 1988  
HERBERT A. FARBER  
2189

RENEWAL DATE 12-31-05

**Approvals:**

Examined and approved by the City Administrator/Planning Director of the city of Eagle Point, Jackson County, Oregon.  
(FILE NUMBER PA#03/04-09:EXPMLP)

Dated this 1<sup>ST</sup> day of JUNE, 2004

David A. Russell  
CITY ADMINISTRATOR/PLANNING DIRECTOR

Examined and approved by the Jackson County Surveyor this 28<sup>TH</sup> day of May, 2004.

Roger R. Roberts  
County Surveyor

All taxes, fees, assessments, or other charges as required by O.R.S. 92.095 have been paid as of the 1<sup>ST</sup> day of JUNE, 2004.

Janice Clark, Deputy 6/1/04  
Tax Collector Date

William Johnson, Deputy 6-1-2004  
Assessor Date

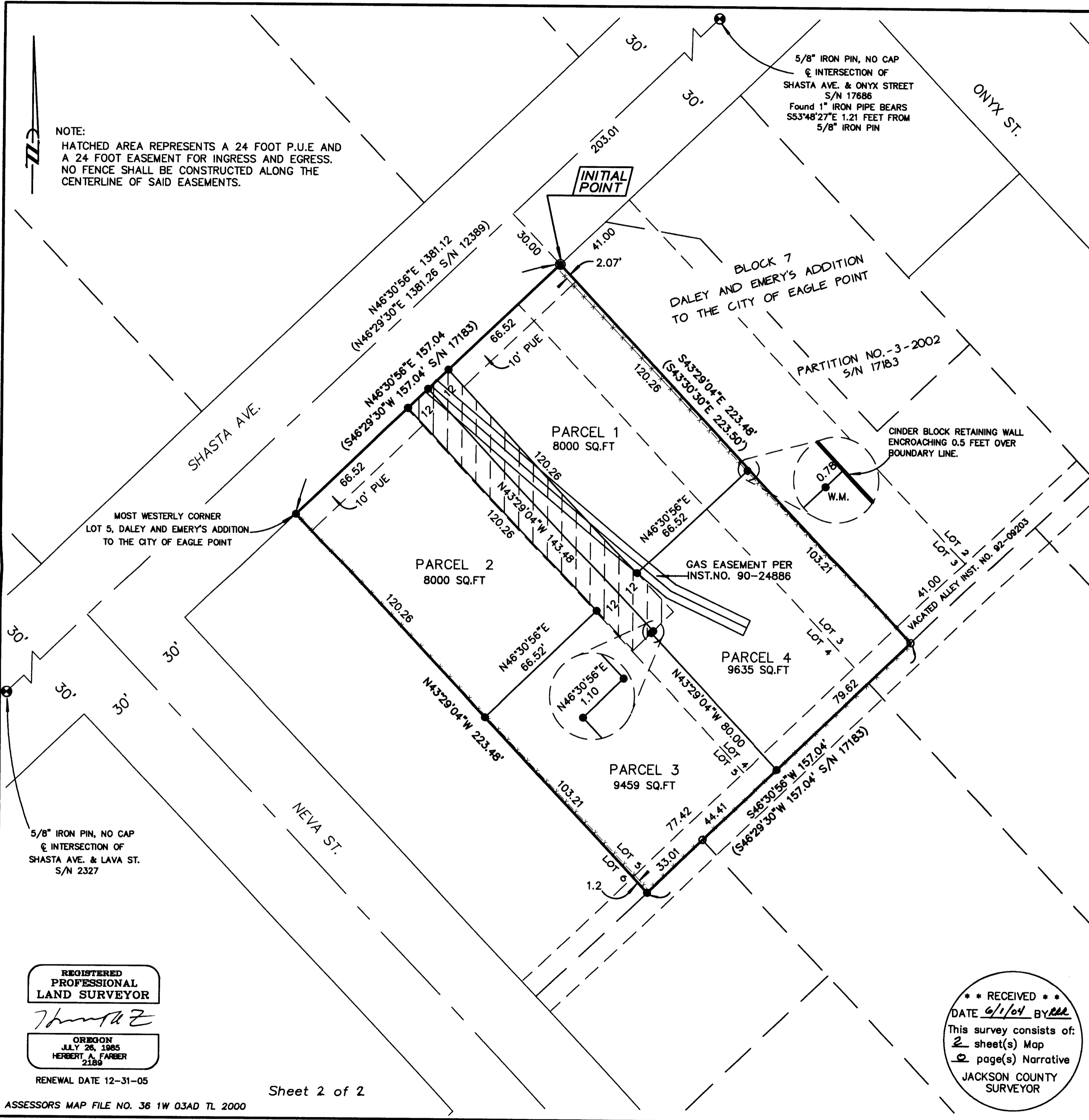
**Recorder:**

Filed for record this 1<sup>st</sup> day of June, 2004 at 1:36 o'clock P. M. and recorded as Partition Plat No. P-30-2004 of the Records of Jackson County, Oregon, Index Volume 15, Page 30.

Kathleen S. Beckett Rose A. Cross  
County Clerk Deputy

County Surveyor's File No. 18279

NOTE:  
HATCHED AREA REPRESENTS A 24 FOOT P.U.E AND A 24 FOOT EASEMENT FOR INGRESS AND EGRESS. NO FENCE SHALL BE CONSTRUCTED ALONG THE CENTERLINE OF SAID EASEMENTS.



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for  
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site  
114 SHASTA AVE  
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**LEGEND**

- ⊙ = FOUND STREET CENTERLINE AS DESCRIBED
- = FOUND 5/8" IRON PIN, L.S. 803
- = 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
- W.M. = WITNESS MONUMENT
- X- = FENCE LINE
- BASIS OF BEARING IS TRUE NORTH, NAD 83/91 DATUM, AS DERIVED BY GLOBAL POSITIONING SYSTEM OBSERVATIONS. ALL DISTANCE MEASUREMENTS ARE RECORDED AS GRID MEASUREMENTS HEREON. USE THE FOLLOWING CONVERSION FACTOR FOR GROUND MEASUREMENTS: GROUND SCALE FACTOR = 1.0000585253
- 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.
- PUE = PUBLIC UTILITY EASEMENT FOR WATER, SANITARY SEWER, STORM DRAIN, PHONE, GAS, AND CABLE TV.

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

SEE SHEET 1

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

*Herbert A. Farber*

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: MAY 17, 2004  
JOB NO.: 1172-03

DWG: JOBS\EAGLE POINT\PHELPS MICROSURVEY\FINAL PLATS SURVEYS\FINAL PLAT.FLX

REGISTERED PROFESSIONAL LAND SURVEYOR

*Herbert A. Farber*

OREGON  
JULY 26, 1985  
HERBERT A. FARBER  
2189

RENEWAL DATE 12-31-05

Sheet 2 of 2

\*\* RECEIVED \*\*  
DATE 6/1/04 BY ell  
This survey consists of:  
2 sheet(s) Map  
2 page(s) Narrative  
JACKSON COUNTY SURVEYOR