

APPROVALS:

EXAMINED AND APPROVED THIS 7<sup>th</sup> OF September, 2004.

Rosalee Roberts  
JACKSON COUNTY SURVEYOR

Apr 04 2004  
DATE

EXAMINED AND APPROVED BY THE JACKSON COUNTY DEPARTMENT OF PLANNING AND DEVELOPMENT THIS 7<sup>th</sup> OF September, 2004.

Ali J. J. J.  
JACKSON COUNTY PLANNING DIRECTOR

7 Sep 2004  
DATE

EXAMINED AND APPROVED AS REQUIRED BY O.R.S. 92.100 THIS 7 DAY OF September, 2004.

R. J. J. Deputy  
ASSESSOR, DEPARTMENT OF ASSESSMENT

ALL TAXES, FEES, ASSESSMENTS OR OTHER CHARGES AS REQUIRED BY O.R.S. 92.045 HAVE BEEN PAID AS OF Sept 7<sup>th</sup> 2004

Patty Budare 9-7-04  
TAX COLLECTOR DATE

APPROVED BY ROGUE VALLEY SEWER SERVICE.

Coltas 9/10/04  
DISTRICT ENGINEER DATE

# SONNY WAY SUBDIVISION

LOCATED in Lot 7 of DRAWE SUBDIVISION being situated in the NW 1/4 of Section 21, T. 36 S., R. 1 W., W.M., in White City, Jackson County, Oregon

for  
Clarence Hicks  
130 Rosewood Lane  
Central Point, Oregon 97502

SURVEY NARRATIVE TO COMPLY WITH  
CHAPTER 209, PARAGRAPH 250,  
OREGON REVISED STATUTES

August 17, 2004

PURPOSE:  
SONNY WAY SUBDIVISION; JACKSON COUNTY DEPARTMENT OF PLANNING AND DEVELOPMENT LAND USE CASE FILE # SUB 2004-00018; TO LOCATE AND MONUMENT THE NEW LOT LINES AS SHOWN AND TO PREPARE AND RECORD A PLAT FOR THE PURPOSES OF CREATING LOTS, EASEMENTS AND THE PUBLIC STREET AS SHOWN.

PROCEDURE:  
UTILIZING FOR CONTROL THE FOUND MONUMENTS SHOWN, PER THE OFFICIAL PLAT OF 'DRAWE SUBDIVISION', NOW OF RECORD IN JACKSON COUNTY, OREGON (CSFN 7317) THE BOUNDARIES OF LOT 7 OF SAID SUBDIVISION WERE COMPUTED. THE NEW LOT LINES WERE THEN MONUMENTED AS SHOWN. MONUMENTS SET ON THIS SURVEY CONSIST OF 5/8" X 30" STEEL PINS WITH RED PLASTIC CAPS MARKED 'R. BRAUGHTON - LS 2657', UNLESS OTHERWISE NOTED.

EQUIPMENT:  
NIKON DTM-A20 ELECTRONIC TOTAL STATION &  
LEICA TCA 1100 ELECTRONIC TOTAL STATION

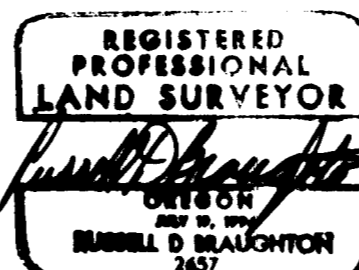


P.O. Box 4397  
Medford, OR 97501  
(541) 512-1520

### SURVEYOR'S CERTIFICATE

I, RUSSELL D BRAUGHTON, A REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF OREGON, DO HEREBY CERTIFY THAT I HAVE CORRECTLY SURVEYED AND MARKED WITH THE PROPER MONUMENTS AS PROVIDED BY STATE STATUTE, THE TRACT OF LAND SHOWN HEREON AND THIS PLAT IS A CORRECT REPRESENTATION OF SAID LANDS AND THE FOLLOWING IS AN ACCURRATE DESCRIPTION OF THE BOUNDARY LINES:

LOT SEVEN (7) OF 'DRAWE SUBDIVISION' IN JACKSON COUNTY, OREGON, ACCORDING TO THE OFFICIAL PLAT THEREOF FILED FOR RECORD ON THE 5TH DAY OF JULY, 1978 AND INDEXED IN VOLUME 13 OF PLATS AT PAGE 41 OF THE RECORDS OF JACKSON COUNTY, OREGON (CSFN 7317).



EXPIRES 12/31/05

I certify that this is an exact photocopy of the original plat, excepting therefrom those signatures made hereon.

Russell D Braughton  
Surveyor

Russell D Braughton  
SURVEYOR

### DECLARATION

KNOW ALL MEN BY THESE PRESENTS, THAT I, CLARENCE HICKS, AM THE OWNER IN FEE SIMPLE OF THE LANDS DESCRIBED HEREON IN "SURVEYOR'S CERTIFICATE". I, THE DECLARANT, HAVE CAUSED THE SAME TO BE SURVEYED AND PLATTED INTO LOTS AND A PUBLIC STREET. I DO ALSO HEREBY MAKE AND CREATE THE 'PUBLIC UTILITY EASEMENTS' AND A 'TEMPORARY EMERGENCY TURNAROUND EASEMENT'. THE NUMBER OF EACH LOT, THE COURSE AND LENGTH OF ALL LINES ARE PLAINLY SET FORTH AND THIS PLAT IS A CORRECT REPRESENTATION OF SONNY WAY SUBDIVISION. I DO HEREBY DEDICATE TO PUBLIC THE 'PUBLIC UTILITY EASEMENTS' AS SHOWN HEREON WITH THE CONDITION THAT CHARTER CABLEVISION OR ITS SUCCESSORS IN INTEREST IS HEREBY GRANTED THE RIGHT TO USE SAID 'PUBLIC UTILITY EASEMENTS' FOR THE PLACEMENT AND MAINTENANCE OF UNDERGROUND CABLE TELEVISION LINES. I DO ALSO DEDICATE TO THE PUBLIC THE 40 FEET WIDE STREET 'SONNY WAY', AS SHOWN HEREON, FOR STREET PURPOSES. I DO HEREBY DESIGNATE THIS DEVELOPMENT AS SONNY WAY SUBDIVISION AND I DO ALSO DECLARE THAT ALL LOTS IN SAID SUBDIVISION ARE SUBJECT TO THE CONDITIONS OF APPROVAL OF JACKSON COUNTY DEPARTMENT OF PLANNING AND DEVELOPEMENT LAND USE CASE FILE #SUB 2004-00013. BE IT ALSO KNOWN, THAT SONNY WAY SUBDIVISION IS A TOWNHOUSE DEVELOPMENT WITH ZERO SETBACKS AND COMMON WALLS ON THE INTERIOR LOT LINES. I DO HEREBY DECLARE THAT GREAT CARE AND DILIGENCE SHALL BE MADE TO CONSTRUCT THE COMMON WALLS ON THE LOT LINES AND ONCE CONSTRUCTED, THE CENTER OF THE COMMON WALLS SHALL BE THE LOT LINE UNTIL SUCH A TIME THAT EITHER STRUCTURE BECOMES DEVALUED, BY CATASTROPHIC EVENT OR THE PASSAGE OF TIME, BY MORE THAN 50 PERCENT OF THE CONSTRUCTED WORTH.

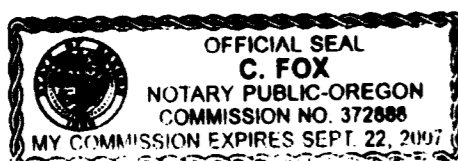
I DO HEREBY DEDICATE TO JACKSON COUNTY IN FEE SIMPLE THAT AREA DESIGNATED HEREON AS A STREET PLUG; I DO ALSO DEDICATE TO JACKSON COUNTY THAT AREA DESIGNATED AS A 'TEMPORARY PARKING AND PUBLIC EMERGENCY TURNAROUND EASEMENT'. BY APPROVAL OF THIS PLAT, SAID JACKSON COUNTY DECLARES THAT UPON APPROVED DEDICATION OF THE EXTENSION OF THE AFFECTED STREET IT WILL DEED SAID STREET PLUG FOR PUBLIC STREET PURPOSES AND VACATE SAID 'TEMPORARY EMERGENCY TURNAROUND EASEMENT'.

Clarence Hicks  
CLARENCE HICKS

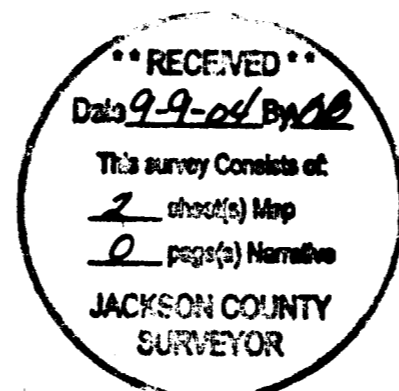
STATE OF Oregon  
County of Jackson ) ss August 18, 2004

PERSONALLY APPEARED BEFORE ME THE ABOVE NAMED CLARENCE HICKS, WHOM DID FREELY AND VOLUNTARILY ACKNOWLEDGE THE FOREGOING INSTRUMENT FOR THE PURPOSES THEREIN SET FORTH.

BEFORE ME:



C. Fox  
NOTARY PUBLIC - Oregon



### RECORDER'S CERTIFICATE

FILED FOR RECORD THIS 9<sup>th</sup> DAY OF SEPT., 2004  
AT 11:18 O'CLOCK A.M. AND RECORDED IN VOLUME 30 OF PLATS  
AT PAGE 59 OF OF THE RECORDS OF JACKSON COUNTY, OREGON

Kathleen S Beckett  
COUNTY CLERK

Barbara J. Shaw  
DEPUTY

FOR ORDER OF THE COUNTY COURT APPROVING THIS PLAT  
SEE VOLUME 208, PAGE 128-130 OF THE COUNTY  
COMMISSIONERS JOURNAL OF PROCEEDINGS.

# SONNY WAY SUBDIVISION

LOCATED in Lot 7 of DRAWE SUBDIVISION being situated in the NW 1/4 of Section 21, T. 36 S., R. 1 W., W.M., in White City, Jackson County, Oregon

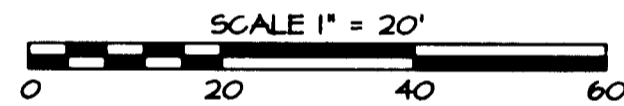
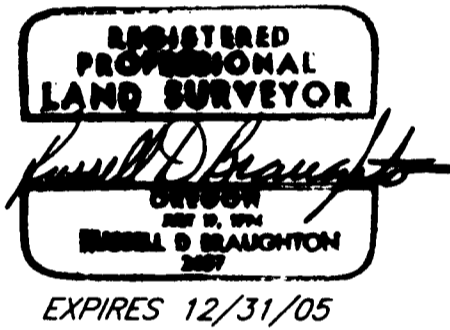
for  
Clarence Hicks  
130 Rosewood Lane  
Central Point, Oregon 97502

August 17, 2004

RECEIVED  
Date 9-9-04  
This survey consists of:  
2 sheet(s) Map  
0 page(s) Narrative  
JACKSON COUNTY SURVEYOR



P.O. Box 4397  
Medford, OR 97501  
(541) 512-1520



I certify that this is an exact photocopy of the original plat, excepting therefrom those wet signatures made hereon.  
Surveyor

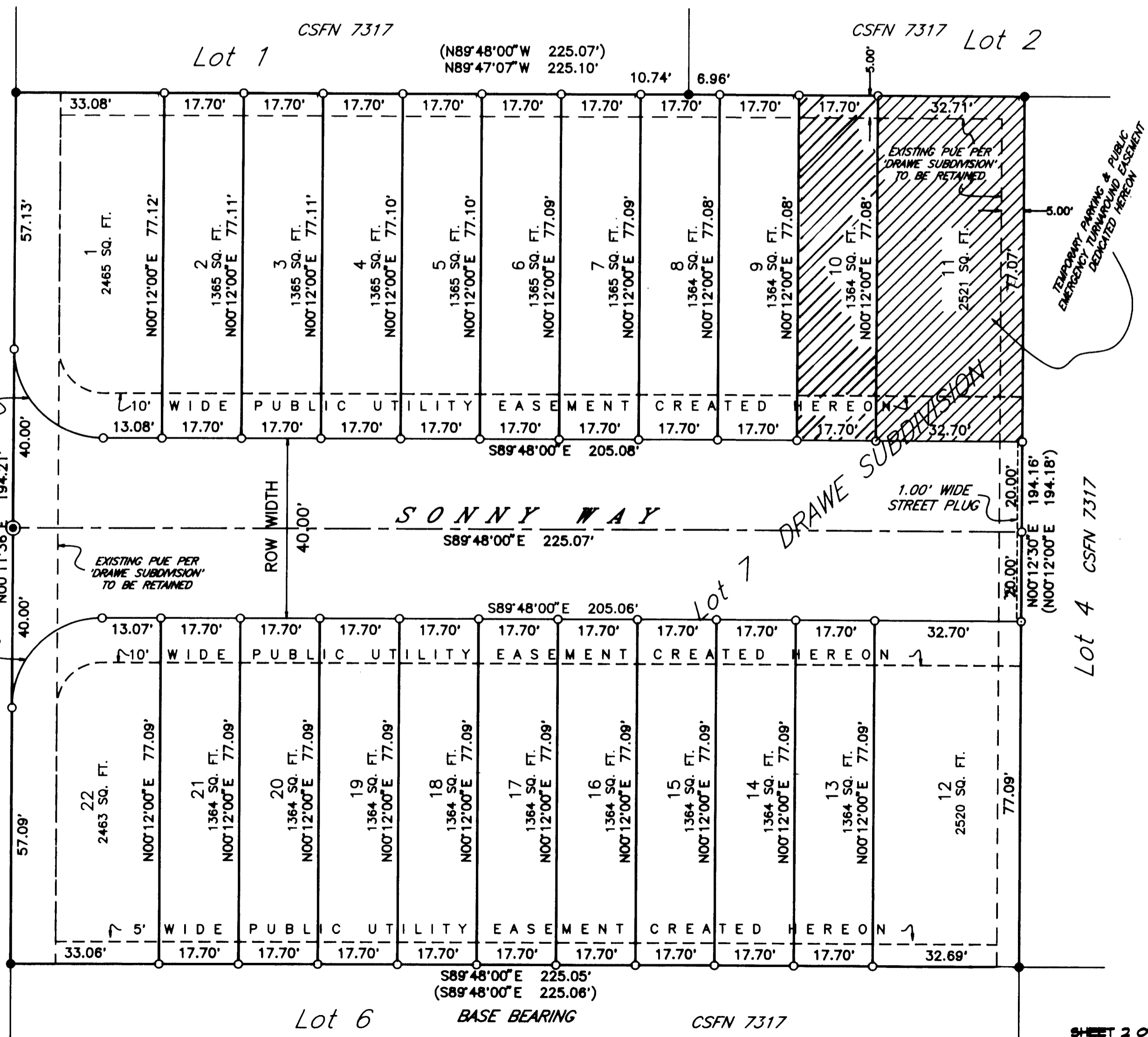
### LEGEND

- INDICATES A 5/8" DIAM I. PIN PD. PER OFFICIAL PLAT OF 'DRAWE SUBDIVISION'.
  - INDICATES A 5/8" X 30" STEEL PIN W/ RED PLASTIC CAP MKD. 'R. BRAUGHTON-LS 2657' EXPOSED 4" TO 6".
  - ⊙ INDICATES A BRASS CAP & 1" DIAM. GALVANIZED IRON PIPE MKD. 'LS 2657' SET FLUSH.
  - ( ) DENOTES RECORD DATA PER OFFICIAL PLAT OF 'DRAWE SUBDIVISION' (CSFN 7317).
- CSFN= COUNTY SURVEYOR FILING NUMBER
- P.U.E. = EASEMENT FOR PUBLIC UTILITIES, STORM DRAIN, NATURAL GAS, WATER, ELECTRICITY, TELEPHONE, CABLE T.V., SANITARY SEWER CONSTRUCTION & MAINTENANCE
- BASIS OF BEARINGS: SOUTH LINE OF LOT 7, DRAWE SUBDIVISION (CSFN 7317) AS SHOWN.

26TH STREET

Δ = 89°59'36"  
R = 20.00'  
L = 31.41'  
S44°12'E  
LC = 28.28'

Δ = 90°00'24"  
R = 20.00'  
L = 31.42'  
N45°11'48"E  
LC = 28.29'



1047