

ALDERWOOD TOWNHOMES (A PLANNED COMMUNITY)

A REPLAT OF LOTS 25, 26 AND 27 OF ALDERWOOD VILLAGE
LOCATED IN:

Lots 25, 26 and 27 of ALDERWOOD VILLAGE
in the N.E. 1/4 of Section 33, T.37S., R.1W., W.M.,
City of Medford, Jackson County, Oregon

*** DECLARATION ***

KNOW ALL MEN BY THESE PRESENTS, THAT, VESTA ENTERPRISES, INC. AN OREGON CORPORATION AND PACTREND INC., AN OREGON CORPORATION, ARE THE OWNERS IN FEE SIMPLE OF THE LANDS HEREON DESCRIBED AND HAVE SUBDIVIDED THE SAME INTO LOTS AND PRIVATE STREETS AS SHOWN HEREON AND THE NUMBER OF EACH LOT AND THE COURSE AND LENGTH OF ALL LINES ARE PLAINLY SET FORTH, AND THAT THIS PLAT IS A CORRECT REPRESENTATION OF THE SUBDIVISION, AND DO HEREBY DEDICATE TO THE PUBLIC FOR PUBLIC USE THE EASEMENTS LABELED AS PUBLIC UTILITY EASEMENTS, AND DO ALSO HEREBY CREATE EASEMENTS FOR INSTALLATION AND MAINTENANCE OF FENCES, WALLS, LANDSCAPING AND RELATED FACILITIES IN THE AREAS SHOWN AS HATCHED ACROSS LOTS 19-24 AND LOTS 61-82, FOR THE BENEFIT OF THE OWNERS, HEIRS AND ASSIGNEES OF THE COMMON PROPERTY SHOWN HEREON, AND DO HEREBY DESIGNATE SAID SUBDIVISION AS ALDERWOOD TOWNHOMES.

IN WITNESS WHEREOF, SIGNED THIS THE 10th DAY OF November, 2004.

VESTA ENTERPRISES, INC.:
STATE OF OREGON)
COUNTY OF JACKSON) SS.



Steve Decarlow
STEVE DECARLOW, PRESIDENT
VESTA ENTERPRISES, INC.

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON THIS THE 10 DAY OF November, 2004, BY STEVE DECARLOW, KNOWN TO ME AS THE PERSON WHO EXECUTED THE WITHIN INSTRUMENT ON BEHALF OF VESTA ENTERPRISES, INC., AS HIS VOLUNTARY ACT AND DEED.

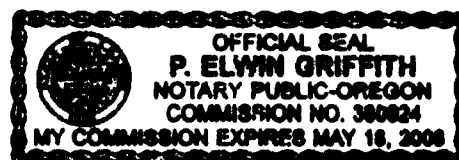
BY: P. Elwin Griffith
NOTARY

PACTREND, INC.
STATE OF OREGON)
COUNTY OF JACKSON) SS.

Louis F. Mahar
LOUIS F. MAHAR, PRESIDENT
PACTREND, INC.

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON THIS THE 9th DAY OF November, 2004, BY LOUIS F. MAHAR, KNOWN TO ME AS THE PERSON WHO EXECUTED THE WITHIN INSTRUMENT ON BEHALF OF PACTREND, INC., AS HIS VOLUNTARY ACT AND DEED.

BY: P. Elwin Griffith
NOTARY



FOR ORDER OF THE COUNTY COURT APPROVING THIS PLAT SEE VOLUME 211, PAGE 374-376 OF COUNTY COMMISSIONERS JOURNAL OF PROCEEDINGS.

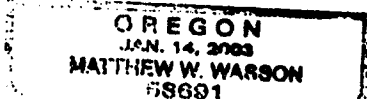
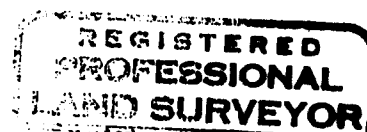
RECORDER:

FILED FOR RECORD THIS 16 DAY OF December, 2004 AT 1:39 O'CLOCK P.M.
AND RECORDED IN VOLUME 30 OF PLATS AT PAGE 81 OF RECORDS OF JACKSON COUNTY, OREGON.

Rathlem L. Beckett
COUNTY CLERK

Geraldine Cutting
DEPUTY

I certify this plat to be an
exact photocopy of the original.
Matthew W. Warson
SURVEYOR



EXPIRES 6/30/08

*** SURVEYOR'S CERTIFICATE ***

STATE OF OREGON)
COUNTY OF JACKSON) SS

I, MATTHEW W. WASSON, A DULY REGISTERED PROFESSIONAL LAND 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 SUBJECT PROPERTY:

LOTS TWENTY-FIVE (25), TWENTY-SIX (26), AND TWENTY-SEVEN (27) OF ALDERWOOD VILLAGE, IN THE CITY OF MEDFORD, ACCORDING TO THE OFFICIAL PLAT THEREOF, NOW OF RECORD IN JACKSON COUNTY, OREGON.

Matthew W. Warson
SURVEYOR

*** APPROVALS *** (FILE PUD-98-160 PAD LOT DEVELOPMENT)

MEDFORD CITY PLANNING:

I CERTIFY THAT, PURSUANT TO AUTHORITY GRANTED IN ORDINANCE NO. 5785 THIS PLAT IS HEREBY APPROVED.

Blair O. Lutz
PLANNING DIRECTOR

December 10, 2004
DATE

EXAMINED AND APPROVED THIS 19th DAY OF November, 2004.

Lawrence Bushaw
CITY ENGINEER

James B. Boggs
ACTING CITY ENGINEER

EXAMINED AND APPROVED AS REGARD BY O.R.S. 92.100 THIS 13th DAY OF DECEMBER, 2004.

John D. Deputy
ASSESSOR, DEPARTMENT OF ASSESSMENT

ALL TAXES, FEES, ASSESSMENTS OR OTHER CHARGES AS REQUIRED BY O.R.S. 92.095 HAVE BEEN PAID AS OF THIS 13th DAY OF December, 2004.

Carolee Askegard, Deputy
TAX COLLECTOR

SURVEY NARRATIVE TO COMPLY WITH PARAGRAPH 209.250 OREGON REVISED STATUTES

SURVEY FOR: PACTREND, INC.
1014 N. RIVERSIDE
MEDFORD, OREGON 97501

PURPOSE: TO SURVEY, MONUMENT, AND PREPARE FINAL PLAT FOR ALDERWOOD TOWNHOMES, A PLANNED COMMUNITY AS PER THE CITY OF MEDFORD PLANNING DEPARTMENT FILE NO. PUD-98-160 PAD LOT DEVELOPMENT AND AS PER THE CLIENT'S REQUEST.

PROCEDURE: UTILIZING FOUND MONUMENTATION AND INFORMATION PER PLAT OF ALDERWOOD VILLAGE FOR CONTROL, I ESTABLISHED PROPER MONUMENTATION AS SHOWN HEREON. AN ELECTRONIC TOTAL STATION WAS USED TO MAKE ALL MEASUREMENTS. INSTRUMENTS NO. 01-18173 AND NO. 03-04648, OF THE JACKSON COUNTY DEPT. OF RECORDS, OREGON, WERE USED TO DETERMINE CLIENT'S PROPERTY.

#OFFICIAL RECORDS OF

(SEE SHEET 2 OF 3)

ALDERWOOD TOWNHOMES (A PLANNED COMMUNITY)

A REPLAT OF LOTS 25, 26 AND 27 OF
ALDERWOOD VILLAGE

Located in:
Lots 25, 26 and 27 of ALDERWOOD VILLAGE
in the N.E. 1/4 of Section 33, T.37S., R.1W., W.M.,
City of Medford, Jackson County, Oregon

REGISTERED
PROFESSIONAL
LAND SURVEYOR

OREGON
JAN. 14, 2003
MATTHEW W. WASSON
58691

HOFFBUHR & ASSOCIATES, INC.
880 GOLF VIEW DRIVE, SUITE 201 MEDFORD, OREGON
(541) 779-4641 97504

SCALE: 1" = 40' DATE: NOVEMBER 8, 2004
BASIS OF BEARING: ALDERWOOD VILLAGE

- = SET 5/8"x24" REBAR WITH METAL CAP STAMPED "HOFFBUHR & ASSC INC"
- = SET 5/8"x24" REBAR WITH PLASTIC CAP STAMPED "HOFFBUHR AND ASSOC., INC.", UNLESS OTHERWISE NOTED.
- = FOUND 5/8" IRON PIN WITH PLASTIC CAP STAMPED "D.MINNECI LS2349" PER PLAT OF ALDERWOOD VILLAGE.
- ⊙ = FOUND BRASS CAP MONUMENT, AS NOTED
- △ = DEFERRED MONUMENT
- PUE = EASEMENT FOR PUBLIC UTILITIES, STORM DRAINAGE, GAS, WATER, ELECTRIC, TELEPHONE, CABLE TELEVISION, SANITARY SEWER AND PRIVATE UTILITIES CONSTRUCTION AND MAINTENANCE.
- (NP) = THIS AREA IS NOT A PUE

(ALDERWOOD VILLAGE)

ALL DEFERRED MONUMENTS WILL BE SET NO LATER THAN JUNE 1, 2005.

SURVEYOR

ALL DEFERRED MONUMENTS ARE NOW SET, SEE DOCUMENT NO. _____ OF OFFICIAL RECORDS THIS _____ DAY OF _____, 200__.

APPROVED: JACKSON COUNTY SURVEYOR

- NOTES: (FOR THIS SHEET ONLY)
- 1.) INITIAL POINT SET 5/8"x30" REBAR WITH METAL CAP STAMPED "HOFFBUHR & ASSOC INC" IN POSITION OF FOUND 5/8" IRON PIN WITH CAP STAMPED "D. MINNECI LS 2349" PER PLAT OF ALDERWOOD VILLAGE.
 - 2.) CENTERLINE 10' EASEMENT FOR MEDFORD WATER COMMISSION FACILITIES PER INSTRUMENT NO. 2004-003650 J.C.D.R.
 - 3.) PRIVATE STREET AREAS ARE PUE.

LOT SIZE			
LOT NO.	SQUARE FEET	LOT NO.	SQUARE FEET
33	2,093	70	1,966
34	1,784	71	1,970
35	2,083	72	1,440
36	1,838	73	1,888
37	1,715	74	1,947
61	1,995	75	1,961
62	1,896	76	1,694
63	1,964	77	1,430
64	1,944	78	1,958
65	1,488	79	1,960
66	1,798	80	1,680
67	1,575	81	1,400
68	1,950	82	1,960
69	1,735	TRACT "B"	12,218

CURVE TABLE (THIS SHEET ONLY)

CURVE	DELTA	RADIUS	LENGTH	CHORD	CHORD BEARING
1	28°31'05"	392.50	195.36	193.35	S25°05'59"E
2	78°09'37"	85.06	117.55	108.42	S50°35'12"E
3	38°52'46"	55.00	38.28	37.51	N70°03'37"E
4	78°21'04"	217.50	301.22	277.72	N50°17'18"W
5	63°48'14"	282.50	314.59	298.58	N42°30'53"W
6	33°33'00"	75.00	43.92	43.29	S32°21'30"W
7	92°07'31"	5.00	8.04	7.20	N11°36'23"E
8	92°07'31"	5.00	8.04	7.20	N78°18'09"W
9	18°24'38"	382.50	129.58	128.96	N20°30'01"W
10	67°19'38"	95.00	111.63	105.32	S44°27'31"E
11	78°07'20"	5.00	8.82	6.30	N39°03'40"W
12	88°28'01"	5.00	7.72	6.97	S44°15'01"W
13	21°16'01"	65.00	24.13	23.99	N77°50'00"E
14	NOT USED				
15	41°42'53"	45.00	32.76	32.04	N65°48'25"E
16	93°19'06"	5.00	8.14	7.27	S46°38'34"E
17	107°01'57"	5.00	9.34	8.04	N63°33'43"E
18	17°56'31"	75.00	23.49	23.39	S45°57'03"E
19	108°28'00"	5.00	8.29	8.01	S01°44'48"E
20	104°11'19"	5.00	9.09	7.88	S78°25'08"E
21	12°22'38"	76.04	16.43	16.38	S18°05'46"E
22	24°51'57"	402.50	174.68	173.31	N23°13'40"W
23	40°54'44"	20.00	14.28	13.98	N20°25'22"W
24	16°17'38"	217.50	61.85	61.64	S73°08'55"E
25	7°26'05"	217.50	28.22	28.20	S61°15'04"E
26	6°19'32"	217.50	24.01	24.00	S54°22'15"E
27	7°26'05"	217.50	28.22	28.20	S47°28'27"E
28	10°58'27"	217.50	41.66	41.60	S38°17'11"E
29	7°23'27"	217.50	28.06	28.04	S29°06'14"E
30	5°16'47"	217.50	20.04	20.04	S22°48'07"E
31	6°24'32"	217.50	24.33	24.32	S16°56'28"E
32	3°06'28"	217.50	11.79	11.79	N12°10'01"E
33	1°47'38"	282.50	8.85	8.85	N11°30'33"W
34	3°06'47"	282.50	15.35	15.35	N15°57'46"W
35	5°44'03"	282.50	28.27	28.26	N18°23'13"W
36	4°52'25"	282.50	24.03	24.02	N23°41'27"W
37	5°29'15"	282.50	27.06	27.05	N28°52'17"W
38	1°00'51"	282.50	5.00	5.00	N32°09'22"W
39	5°33'22"	282.50	27.39	27.38	N35°26'28"W
40	4°03'35"	282.50	20.02	20.01	N40°14'57"W
41	4°52'25"	282.50	24.03	24.02	N44°42'56"W
42	5°19'03"	282.50	26.22	26.21	N48°48'40"W
43	1°00'51"	282.50	5.00	5.00	N52°58'37"W
44	5°19'03"	282.50	26.22	26.21	N56°08'34"W
45	4°52'25"	282.50	24.03	24.02	N61°14'18"W
46	4°03'35"	282.50	20.02	20.01	N65°42'17"W
47	5°40'04"	282.50	27.95	27.95	N70°34'07"W
48	1°22'55"	207.32	5.00	5.00	S74°25'00"E
49	NOT USED				
50	NOT USED				
51	71°39'52"	5.00	6.25	5.85	S78°42'40"E
52	18°05'18"	20.00	6.31	6.29	N09°00'39"W
53	22°49'25"	20.00	7.97	7.91	N29°28'01"W
54	8°42'05"	217.50	33.04	33.00	S85°38'47"E
55	78°21'04"	250.00	346.23	319.22	N50°17'18"W
56	63°48'14"	250.00	278.40	264.23	N42°30'53"W
CW1	3°13'48"	744.50	41.97	41.96	S04°07'32"W
CW2	0°39'53"	398.50	6.96	6.96	S18°00'37"E
CW3	5°40'39"	398.50	39.58	38.57	S38°28'46"E
CW4	17°07'32"	398.50	119.41	118.97	S27°04'41"E
CW5	32°44'33"	398.50	228.30	225.20	N43°31'16"W
CW6	20°20'38"	398.50	141.86	141.10	N68°28'38"W
CW7	3°48'54"	398.50	26.80	26.58	N72°38'34"W
CW8	0°27'30"	744.50	5.96	5.96	S89°31'48"W

EXISTING 15' PUE (PER PLAT OF ALDERWOOD VILLAGE)

(FOR THIS SHEET ONLY)
LINE TABLE "A"

LINE	LENGTH	BEARING
L1	48.13'	N00°01'48"E
L2	142.12'	S88°42'00"E
L3	134.50'	N00°18'00"E
L4	67.51'	S88°42'00"E
L5	18.13'	N48°41'02"E
L6	76.48'	S00°18'00"W
L7	AS NOTED	N00°02'00"E
L8	AS NOTED	N28°10'30"W
L9	AS NOTED	N42°16'44"W
L10	10.87'	N37°01'23"E
L11	15.85'	N87°48'08"E
L12	AS NOTED	N83°40'30"W
L13	AS NOTED	N64°22'19"W

(USE FOR SHEETS 2 AND 3)
LINE TABLE "B" FOR MEDFORD WATER COMMISSION EASEMENT PER INSTRUMENT NO. 2004-003650 J.C.D.R.

LINE	LENGTH	BEARING
W1	118.01'	S63°53'53"W
W2	19.90'	S38°44'28"W
W3	19.90'	S18°23'52"W
W4	10.00'	N15°38'00"E
W5	29.71'	N74°25'00"W
W6	38.01'	N48°41'23"W
W7	10.00'	N84°21'32"E
W8	36.13'	S48°51'00"W
W9	17.78'	S78°31'30"W
W10	86.02'	S05°43'58"W
W11	18.55'	S88°23'15"E
W12	12.88'	S09°43'58"W
W13	19.90'	S71°28'08"W
W14	58.22'	N74°25'00"W
W15	102.00'	S00°18'00"W
W16	28.55'	S88°42'00"E
W17	12.00'	N00°18'00"E
W18	32.45'	S88°42'00"E
W19	7.50'	N00°18'00"E
W20	140.99'	S88°42'00"E
W21	7.67'	N33°37'48"E
W22	74.99'	N88°42'00"E
W23	38.95'	S00°18'00"W
W24	13.50'	S88°42'00"E
W25	86.85'	S00°18'00"W
W26	18.34'	N00°01'48"E
W27	8.00'	S82°50'37"W
W28	58.50'	N00°01'48"W
W29	8.50'	N88°23'25"E
W30	73.31'	N00°01'48"E
W31	90.18'	S88°42'00"E
W32	7.36'	N88°18'00"E
W33	114.90'	S88°42'00"E
W34	17.58'	S88°18'00"W
W35	18.81'	S88°42'00"E
W36	7.88'	N88°42'00"W

I certify this plat to be an exact photocopy of the original.
SURVEYOR

NOTES:
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 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 REMOVE OR 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 WITHOUT THE PRIOR WRITTEN APPROVAL OF THE UTILITIES WITH FACILITIES IN THE PUE.

NOTES CONTINUED: (FOR THIS SHEET ONLY)
4.) THE CONVENIENT, CONDITIONS AND RESTRICTIONS THAT A PORTION OF THIS PROPERTY WILL BE DESIGNATED AS COMMON AREAS FOR A POOL, CLUB HOUSE AND TENNIS COURT, PER INSTRUMENT NO. 01-18173 OF THE OFFICIAL RECORDS OF JACKSON COUNTY, OR., ARE AN ENCUMBRANCE TO THIS PROPERTY.

FOUND BRASS DISC STAMPED "LS 1913" IN MONUMENT CASE PER S/N 14671

132/99

ALDERWOOD TOWNHOMES (A PLANNED COMMUNITY)

A REPLAT OF LOTS 25, 26 AND 27 OF

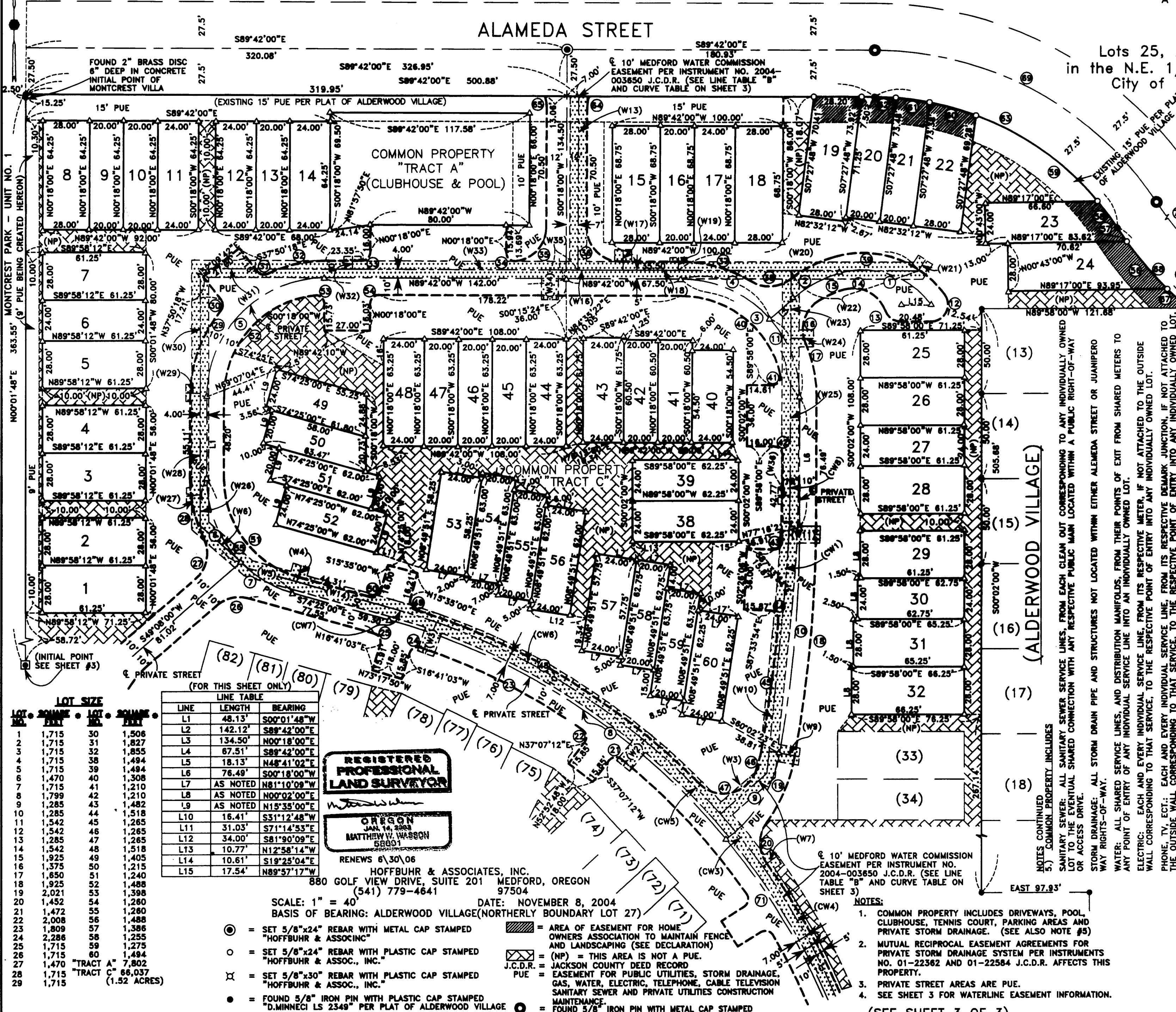
ALDERWOOD VILLAGE

Located in:

Lots 25, 26 and 27 of ALDERWOOD VILLAGE
in the N.E. 1/4 of Section 33, T.37S., R.1W., W.M.
City of Medford, Jackson County, Oregon

I certify this plat to be an
exact photocopy of the original.

SURVEYOR
(FOR THIS SHEET ONLY)



CURVE	DELTA	RADIUS	LENGTH	CHORD	CHORD BEARING
1	89°22'32"	50.00	60.54	36.91	S70°55'25"E
2	25°42'17"	70.00	31.40	31.14	N61°32'01"E
3	89°44'00"	70.00	109.63	98.76	N44°50'00"W
4	48°23'02"	70.00	59.11	57.37	S65°30'29"W
5	90°16'12"	70.00	110.29	99.23	S45°08'54"W
6	44°26'51"	70.00	54.30	52.95	S22°11'38"E
7	29°59'57"	70.00	36.85	36.23	S59°25'02"E
8	35°03'32"	392.50	240.17	236.44	S56°53'14"E
9	41°52'43"	80.00	58.47	57.18	S31°33'36"W
10	10°19'14"	750.00	135.10	134.91	S05°27'37"W
11	41°20'58"	70.00	50.52	49.43	S20°38'29"E
12	126°16'09"	10.00	22.04	17.84	N26°53'55"E
13	68°28'29"	10.00	11.95	11.25	S55°43'45"E
14	87°25'50"	20.00	30.52	27.64	N65°12'25"W
15	12°13'29"	60.00	12.80	12.78	S64°57'55"W
16	82°20'02"	20.00	28.74	26.33	S17°41'10"W
17	23°30'51"	80.00	32.83	32.60	N11°43'25"W
18	10°11'52"	780.00	135.27	135.09	N05°07'56"E
19	27°19'49"	90.00	42.93	42.52	N65°12'25"W
20	73°13'20"	20.00	25.56	23.86	S00°57'01"W
21	92°07'31"	5.00	8.04	7.20	S83°10'57"W
22	92°07'31"	5.00	8.04	7.20	N06°56'34"W
23	18°11'08"	382.50	108.05	107.69	N63°05'53"W
24	92°07'31"	5.00	8.04	7.20	S82°44'49"W
25	91°06'03"	5.00	7.95	7.14	N28°51'58"W
26	80°00'03"	20.00	20.94	20.00	S75°34'58"W
27	89°29'01"	20.00	24.25	22.80	N10°50'27"E
28	23°55'34"	80.00	33.41	33.16	S11°58'17"E
29	38°28'18"	80.00	56.14	54.05	S19°48'09"W
30	77°21'06"	5.00	6.75	6.25	N60°50'15"E
31	77°30'23"	5.00	6.78	6.28	S76°35'30"E
32	24°10'44"	80.00	33.78	33.51	S78°44'41"W
33	90°00'00"	5.00	7.85	7.07	N45°18'00"E
34	90°00'37"	5.00	8.29	7.37	S47°12'19"E
35	84°58'23"	20.00	29.87	27.02	N42°47'41"E
36	90°00'00"	20.00	31.42	28.28	S44°42'00"E
37	31°05'18"	80.00	43.41	42.88	N74°09'21"W
38	68°28'29"	20.00	23.91	22.51	N67°08'34"E
39	89°50'57"	64.94	101.84	91.72	N64°18'18"W
40	76°49'37"	60.00	80.45	74.56	N51°17'11"W
41	102°54'23"	5.00	8.98	7.82	N38°34'49"E
42	90°00'00"	5.00	7.85	7.07	N44°58'00"W
43	91°47'36"	5.00	8.01	7.18	N46°32'19"E
44	91°47'36"	5.00	8.01	7.18	N41°40'08"W
45	6°00'10"	740.00	77.53	77.49	N07°13'47"E
46	11°25'55"	70.00	13.97	13.94	N15°58'49"E
47	11°40'09"	20.00	39.82	33.58	N78°41'51"E
48	28°18'03"	402.50	198.81	196.80	S58°25'06"W
49	88°09'08"	5.00	7.69	6.96	S28°29'34"E
50	90°00'00"	5.00	7.85	7.07	N60°35'00"E
51	74°26'30"	60.00	77.96	72.59	S37°11'45"E
52	84°19'45"	60.00	88.31	80.55	S42°11'23"W
53	95°56'45"	5.00	8.37	7.43	N47°40'22"W
54	90°00'00"	5.00	7.85	7.07	S45°18'00"W
55	74°26'48"	70.00	90.95	84.69	S37°11'36"E
56	9°11'14"	227.50	36.48	36.44	S40°30'29"E
57	2°26'58"	227.50	9.73	9.73	S34°41'22"E
58	6°32'51"	172.50	19.71	19.70	N36°44'19"W
59	29°29'09"	172.50	88.77	87.80	N54°45'19"W
60	9°24'36"	172.50	28.33	28.30	N74°12'12"W
61	6°38'49"	172.50	20.01	20.00	N82°13'54"W
62	4°08'42"	172.50	12.48	12.48	N87°37'39"W
63	56°14'07"	172.50	169.31	162.59	N61°34'57"W
64	18°57'58"	20.00	6.82	6.59	S09°48'58"W
65	18°57'58"	20.00	6.82	6.59	N09°10'58"W
66	3°38'23"	227.50	14.45	14.45	S48°55'17"E
67	15°18'35"	227.50	60.66	60.48	S41°08'11"E
68	56°14'07"	200.00	196.30	188.51	S61°34'57"E
69	52°12'02"	200.00	182.21	175.98	S59°33'54"E
70	52°12'02"	392.50	195.36	193.35	S25°05'55"E
71	6°28'04"	20.00	2.25	2.25	S45°51'24"E
72	6°28'04"	20.00	2.25	2.25	S45°51'24"E

LOT	AREA	LOT	AREA
NO.	SQ. FT.	NO.	SQ. FT.
1	1,715	30	1,506
2	1,715	31	1,827
3	1,715	32	1,855
4	1,715	38	1,494
5	1,715	39	1,494
6	1,470	40	1,308
7	1,715	41	1,210
8	1,799	42	1,210
9	1,285	43	1,482
10	1,285	44	1,518
11	1,542	45	1,265
12	1,542	46	1,265
13	1,285	47	1,265
14	1,542	48	1,518
15	1,925	49	1,405
16	1,375	50	1,215
17	1,650	51	1,240
18	1,925	52	1,488
19	2,021	53	1,398
20	1,452	54	1,260
21	1,472	55	1,260
22	2,008	56	1,488
23	1,809	57	1,386
24	2,286	58	1,255
25	1,715	59	1,275
26	1,715	60	1,484
27	1,470	61	7,802
28	1,715	62	66,037
29	1,715	63	1,522

(FOR THIS SHEET ONLY)

LINE	LENGTH	BEARING
L1	48.13'	S00°01'48"W
L2	142.12'	S89°42'00"E
L3	134.50'	N00°18'00"E
L4	67.51'	S89°42'00"E
L5	18.13'	N48°41'02"E
L6	76.49'	S00°18'00"W
L7	AS NOTED	N81°10'09"W
L8	AS NOTED	N00°02'00"E
L9	AS NOTED	N15°35'00"E
L10	16.41'	S31°12'48"W
L11	31.03'	S71°14'53"E
L12	34.00'	S81°90'09"E
L13	10.77'	N12°58'14"W
L14	10.61'	S19°25'04"E
L15	17.54'	N89°57'17"W

**REGISTERED
PROFESSIONAL
LAND SURVEYOR**

OREGON
MATTHEW W. WASSON
58801

RENEWS 6/30/06

HOFFBUHR & ASSOCIATES, INC.
880 GOLF VIEW DRIVE, SUITE 201 MEDFORD, OREGON 97504
(541) 779-4641

SCALE: 1" = 40'
DATE: NOVEMBER 8, 2004
BASIS OF BEARING: ALDERWOOD VILLAGE (NORTHERLY BOUNDARY LOT 27)

- ⊙ = SET 5/8"x24" REBAR WITH METAL CAP STAMPED "HOFFBUHR & ASSOC INC"
- = SET 5/8"x24" REBAR WITH PLASTIC CAP STAMPED "HOFFBUHR & ASSOC., INC."
- ⊗ = SET 5/8"x30" REBAR WITH PLASTIC CAP STAMPED "HOFFBUHR & ASSOC., INC."
- = FOUND 5/8" IRON PIN WITH PLASTIC CAP STAMPED "D.MINNECI LS 2349" PER PLAT OF ALDERWOOD VILLAGE
- △ = DEFERRED MONUMENT
- ▨ = AREA OF EASEMENT FOR HOME OWNERS ASSOCIATION TO MAINTAIN FENCE AND LANDSCAPING (SEE DECLARATION)
- (NP) = THIS AREA IS NOT A PUE.
- J.C.D.R. = JACKSON COUNTY DEED RECORD
- PUE = EASEMENT FOR PUBLIC UTILITIES, STORM DRAINAGE, GAS, WATER, ELECTRIC, TELEPHONE, CABLE TELEVISION SANITARY SEWER AND PRIVATE UTILITIES CONSTRUCTION
- = MAINTENANCE FOUND 5/8" IRON PIN WITH METAL CAP STAMPED "LS 2348" PER ALDERWOOD VILLAGE PLAT.

- NOTES:
- COMMON PROPERTY INCLUDES DRIVEWAYS, POOL, CLUBHOUSE, TENNIS COURT, PARKING AREAS AND PRIVATE STORM DRAINAGE. (SEE ALSO NOTE #5)
 - MUTUAL RECIPROCAL EASEMENT AGREEMENTS FOR PRIVATE STORM DRAINAGE SYSTEM PER INSTRUMENTS NO. 01-22562 AND 01-22584 J.C.D.R. AFFECTS THIS PROPERTY.
 - PRIVATE STREET AREAS ARE PUE.
 - SEE SHEET 3 FOR WATERLINE EASEMENT INFORMATION.

NOTES CONTINUED

5. COMMON PROPERTY INCLUDES

SANITARY SEWER: ALL SANITARY SEWER SERVICE LINES, FROM EACH CLEAN OUT CORRESPONDING TO ANY INDIVIDUALLY OWNED LOT TO THE EVENTUAL SHARED CONNECTION WITH ANY RESPECTIVE PUBLIC MAIN LOCATED WITHIN A PUBLIC RIGHT-OF-WAY OR ACCESS DRIVE.

STORM DRAINAGE: ALL STORM DRAIN PIPE AND STRUCTURES NOT LOCATED WITHIN EITHER ALEMEDA STREET OR JUANPERO WAY RIGHTS-OF-WAY.

WATER: ALL SHARED SERVICE LINES, AND DISTRIBUTION MAINFOLDS, FROM THEIR POINTS OF EXIT FROM SHARED METERS TO ANY POINT OF ENTRY OF ANY INDIVIDUALLY OWNED LOT.

ELECTRIC: EACH AND EVERY INDIVIDUAL SERVICE LINE, FROM ITS RESPECTIVE METER, IF NOT ATTACHED TO THE OUTSIDE WALL CORRESPONDING TO THAT SERVICE, TO THE RESPECTIVE POINT OF ENTRY INTO ANY INDIVIDUALLY OWNED LOT.

PHONE, TV, ETC.: EACH AND EVERY INDIVIDUAL SERVICE LINE, FROM ITS RESPECTIVE DEMARK JUNCTION, IF NOT ATTACHED TO THE OUTSIDE WALL CORRESPONDING TO THAT SERVICE, TO THE RESPECTIVE POINT OF ENTRY INTO ANY INDIVIDUALLY OWNED LOT.

(SEE SHEET 3 OF 3)