

JOHN and LOLA'S

a subdivision

BEING A PORTION OF LOT 18, BLOCK 2, ROGUE VALLEY HEIGHTS

located in the

SOUTHEAST ONE-QUARTER OF SECTION 18, TOWNSHIP 37 SOUTH, RANGE 1 WEST, WILLAMETTE MERIDIAN, CITY OF MEDFORD, JACKSON COUNTY, OREGON

for

MARGARITO HERNANDEZ

872 COLUMBINE  
CENTRAL POINT, OREGON 97502  
1035 CHERRY STREET  
MEDFORD OREGON 97501

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 Lot 18, Block 2 of Rogue Valley Heights in the City of Medford, Jackson County, Oregon according to the Official Plat thereof, now of record, thence North 89°51'40" West along the north line of said Lot 18 a distance of 7.5 feet to a 5/8 inch by 30 inch iron pin being the INITIAL POINT of this subdivision and the POINT OF BEGINNING; thence continuing North 89°51'40" West along the north line of said Lot 18 a distance of 218.50 feet to the northwest corner of the tract described in Instrument Number 75-07659 of the official records of Jackson County; thence South 00°33'21" West along the westerly boundary of said tract and the southerly extension thereof 174.01 feet to the southwest corner of the parcel described in Volume 601, Page 19 of the Deed Records of said County; thence South 89°51'40" East along the south line of said parcel 110.00 feet; thence leaving the south line of said parcel, North 00°33'21" East 66.41 feet to a point on the south line of said tract described in Instrument Number 75-07659; thence South 89°51'40" East along the south line of said tract, 111.00 feet to the westerly right-of-way line of Crater Lake Avenue; thence North 00°33'21" East along said easterly right-of-way line 107.60 feet; thence leaving said right-of-way North 89°51'40" West 2.50 feet to the POINT OF BEGINNING.

Declaration:

KNOW ALL MEN BY THESE PRESENTS, that Margarito Hernandez is the owner of the lands hereon described, and has subdivided the same into lots as shown hereon and the size of the lots and the courses and lengths of all lines are plainly set forth, and that this plat is a correct representation of the Subdivision, and does hereby dedicate to the public for public use, the public utility easement, as shown hereon and does hereby create a minimum access drive for ingress and egress and private utilities for the benefit of lots one through four, and does hereby dedicate a 2.5 foot wide strip of land for right-of-way purposes along Crater Lake Ave. as shown hereon. We hereby designate said Subdivision as John and Lola's.

*Margarito Hernandez*  
Margarito Hernandez

State of Oregon )  
County of Jackson )

The foregoing instrument was acknowledged before me this 28th day of JANUARY, 2005, by Margarito Hernandez.

Notary Public for Oregon *Susan Morgan Farber*



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

*Herbert A. Farber*

Approvals:

I certify that pursuant to authority granted in Ordinance No. 5785 this plat is hereby approved.

This 23 day of February, 2005.

*Robt O. Scott*  
Planning Director

Examined and approved this 1st day of February, 2005.

*Paul D. Teri* City Surveyor  
*Lauren B. Buehler* City Engineer

All taxes, fees, assessments, or other charges as required by O.R.S. 92.095 have been paid as of 3rd of March 2005

*Carol A. Johnson* Deputy Tax Collector  
3-3-05 Date

Examined and approved as required by O.R.S. 92.100 this THIRD day of MARCH, 2005.

*Jeff Lynn Ditt*  
Assessor

Recorder:

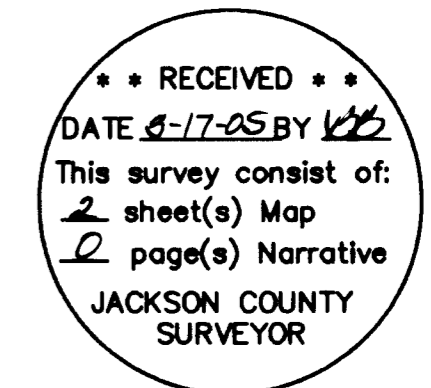
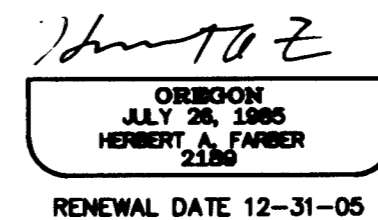
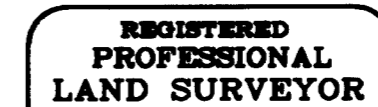
Filed for record this 17th day of March, 2005 at 9:58 o'clock A. M. and recorded in Volume 31, Page 16 of the Plat Records of Jackson County, Oregon.

*Kathleen S. Beckett* County Clerk  
*Carmen D. Helman* Date

EASEMENT NOTES:

The power line easement created in Volume 466, Page 202 of the Deed Records of Jackson County, Oregon, does not have a specific location. No overhead power line are on site.

"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."



For the order of the County Court approving this plat see Volume 212, Page 469, of the Commissioner's Journal of Proceedings.

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ROGUE VALLEY HEIGHTS  
located in the

SOUTHEAST ONE-QUARTER OF SECTION 18,  
TOWNSHIP 37 SOUTH, RANGE 1 WEST,  
WILLAMETTE MERIDIAN, CITY OF MEDFORD,  
JACKSON COUNTY, OREGON

for  
**MARGARITO HERNANDEZ**

1035 ~~549~~ CHERRY STREET  
MEDFORD, OREGON 97501  
site address  
2291 CRATER LAKE AVE.  
MEDFORD, OREGON 97504

LEGEND

- = FOUND 5/8" IRON PIN, L.S. 2189 S/N 17795 OR 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
- W.C. = 1.5 FOOT WITNESS CORNER DUE TO FENCE

- R = RADIUS
- A = ARC LENGTH
- CD = CHORD DISTANCE
- CB = CHORD BEARING
- Δ = INTERIOR ANGLE

5.00 FOOT BY 10.00 FOOT PUBLIC STORM DRAIN EASEMENT (NOT PART OF THE PUE)

- 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.
- PUE = PUBLIC UTILITY EASEMENT FOR ELECTRICAL POWER, PHONE, GAS AND CABLE TV.
- PRIVATE UTILITY EASEMENT FOR SERVICE LINES INCLUDING WATER, SANITARY SEWER, STORM DRAIN ALL WITHIN THE MINIMUM ACCESS EASEMENT.

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

PURPOSE: TO SURVEY AND MONUMENT THE SUBDIVISION APPROVED BY THE CITY OF MEDFORD ON SEPTEMBER 12, 2002 KNOWN AS JOHN AND LOLA'S SUBDIVISION, HAVING FILE NUMBER LDS-02-115

PROCEDURE: USING THE BOUNDARY LOCATED IN SURVEY NUMBER 17795 I MONUMENTED THE LOT BOUNDARY AS SHOWN HEREON.

Surveyed by:

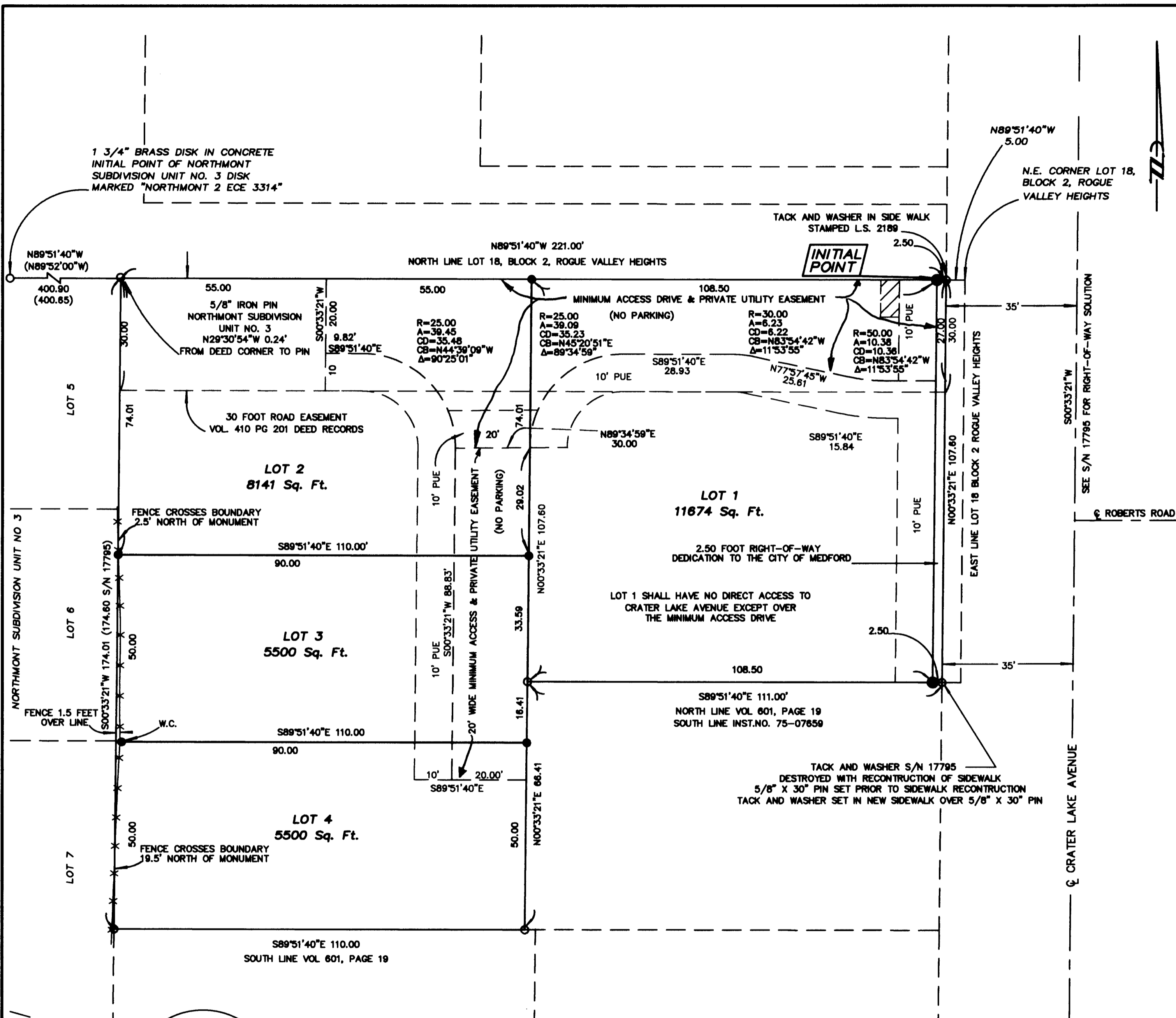
FARBER & SONS, INC.  
dba FARBER SURVEYING  
(541) 664-5599  
PO BOX 5286  
431 OAK STREET  
CENTRAL POINT, OREGON 97502

SCALE: 1" = 20'



DATE: JANUARY 28, 2005  
JOB NO.: 1060-03

DRAWING FILE: JOBS\Medford\NE\counts project files\MicroSurvey\Final Plans Surveys\CAMARENA\_FINAL.PLAT.FLX



1 3/4" BRASS DISK IN CONCRETE  
INITIAL POINT OF NORTHMONT  
SUBDIVISION UNIT NO. 3 DISK  
MARKED "NORTHMONT 2 ECE 3314"

INITIAL POINT

CRATER LAKE AVENUE

SEE S/N 17795 FOR RIGHT-OF-WAY SOLUTION

ROBERTS ROAD

CRATER LAKE AVENUE

\*\* RECEIVED \*\*  
DATE 3-17-05 BY *MB*  
This survey consists of:  
2 sheet(s) Map  
2 page(s) Narrative  
JACKSON COUNTY  
SURVEYOR

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

*Herbert A. Farber*

REGISTERED  
PROFESSIONAL  
LAND SURVEYOR

*Herbert A. Farber*  
OREGON  
JULY 26, 1965  
HERBERT A. FARBER  
2189

RENEWAL DATE 12-31-05