

PARTITION PLAT No. P-18-2005

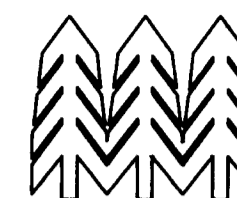
APPROVALS  
[Signature]  
ASHLAND PLANNING DEPARTMENT  
PA-2004-133

4/7/2005  
DATE

located in the

NW 1/4 OF THE SE 1/4 OF SECTION 9, TOWNSHIP 39 SOUTH, RANGE 1 EAST,  
WILLAMETTE MERIDIAN, CITY OF ASHLAND, JACKSON COUNTY, OREGON

SURVEY BY:



TIMBERLINE, INC.  
LAND SURVEYING

KERRY K. BRADSHAW L.S. 2271  
P.O. BOX 3064  
CENTRAL POINT, OREGON 97502  
(541)664-7510 CELL 944-6692  
DATE: FEBRUARY 25, 2005

EXAMINED AND APPROVED THIS 14th DAY OF

March, 2005.

[Signature]  
CITY SURVEYOR

SURVEY FOR:

ADELAINE O. MATTOX, TRUSTEE  
BENJAMIN G. MATTOX, TRUSTEE  
309 HARRISON STREET  
ASHLAND, OREGON 97520

**SURVEYOR'S CERTIFICATE**

I, KERRY K. BRADSHAW, A DULY REGISTERED SURVEYOR OF THE STATE OF OREGON, DO HEREBY CERTIFY THAT THIS MAP CORRECTLY REPRESENTS A SURVEY MADE BY ME AND COMPLIES WITH THE REGULATIONS FOR LAND PARTITIONS AND THE FOLLOWING IS AN ACCURATE DESCRIPTION OF THE PARENT TRACT OF LAND AS SET FORTH HEREON:

COMMENCING AT THE BRASS CAP MONUMENTING THE SOUTHWEST CORNER OF DONATION LAND CLAIM No. 39, TOWNSHIP 39 SOUTH, RANGE 1 EAST, WILLAMETTE MERIDIAN, JACKSON COUNTY, OREGON; THENCE SOUTH 89°50'20" EAST, ALONG THE CENTERLINE OF IOWA STREET, 1144.90 FEET TO A BRASS CAP MONUMENT; THENCE, CONTINUING ALONG SAID CENTERLINE, SOUTH 89°51'32" EAST 219.34 FEET TO A BRASS CAP MONUMENT; THENCE, CONTINUING ALONG SAID CENTERLINE, SOUTH 89°51'44" EAST 266.53 FEET TO A BRASS CAP MONUMENT; THENCE, LEAVING SAID CENTERLINE, SOUTH 00°16'22" EAST, ALONG THE CENTERLINE OF HARRISON STREET, 490.03 FEET TO A BRASS CAP MONUMENT; THENCE, LEAVING SAID CENTERLINE, NORTH 89°54'19" WEST 20.00 FEET TO THE INTERSECTION OF THE NORTH RIGHT-OF-WAY OF HOLLY STREET AND THE WEST RIGHT-OF-WAY OF HARRISON STREET AND THE INITIAL POINT OF BEGINNING; THENCE CONTINUING NORTH 89°54'19" WEST (RECORD WEST), ALONG SAID NORTH RIGHT-OF-WAY, 166.57 FEET (RECORD 156.56'); THENCE, LEAVING SAID NORTH RIGHT-OF-WAY, NORTH 00°20'00" WEST 111.37 FEET (RECORD 109 FEET); THENCE SOUTH 89°51'44" EAST 166.69 FEET (RECORD EAST 162.0 FEET) TO SAID HARRISON WEST STREET RIGHT-OF-WAY; THENCE SOUTH 00°16'22" EAST (RECORD SOUTH), ALONG SAID WEST RIGHT-OF-WAY, 111.25 FEET (RECORD 109 FEET) TO THE INITIAL POINT OF BEGINNING.

[Signature]  
KERRY K. BRADSHAW, PLS 2271

**NARRATIVE**

PURPOSE: TO PARTITION THE REAL PROPERTY DESCRIBED IN INSTRUMENT No. 2004-002200 OF THE OFFICAL RECORDS OF JACKSON COUNTY, OREGON, AS DIRECTED BY THE CLIENT, AND AS APPROVED BY THE CITY OF ASHLAND PLANNING DEPARTMENT (PERMIT No. PA-2004-0133).

PROCEDURE: UTILIZING CONTROL ESTABLISHED DURING THE COMPLETION OF FILED SURVEY No. 14564, BY THIS OFFICE, A WILD T-1000 WAS USED TO ESTABLISHED ADDITIONAL CONTROL NEEDED TO TIE LINES OF OCCUPATION AND TO SET PINS. THE NORTH-WEST CORNER WAS MONUMENTED PER DEED RECORD LOCATION AND THE PARCELS WERE MONUMENTED AS SHOWN HEREON.

**RECORDING**

FILED FOR RECORD THIS 2<sup>nd</sup> DAY OF MAY, 2005 AT 10:17 O'CLOCK AM. AND RECORDED AS PARTITION PLAT No. P-18-2005 OF THE RECORDS OF PARTITION PLATS IN JACKSON COUNTY, OREGON. INDEX VOLUME 16 PAGE 18.

[Signature]  
COUNTY CLERK

[Signature]  
DEPUTY

COUNTY SURVEYOR FILE No. 18691

**CONSENT AFFIDAVIT**

FOR CONSENT TO PLAT AFFIDAVIT FROM ABN AMRO MORTGAGE GROUP, INC., AS BENEFICIARY, SEE INSTRUMENT No. 05-025441 OF THE OFFICIAL RECORDS OF JACKSON COUNTY, OREGON.

**DECLARATION**

KNOW ALL MEN BY THESE PRESENTS THAT ADELAINE O. MATTOX AND BENJAMIN G. MATTOX, TRUSTEES OF THE MATTOX TRUST OF MARCH 3, 2001, ARE THE OWNERS OF THE REAL PROPERTY REPRESENTED ON THIS PARTITION PLAT AND MORE PARTICULARLY DESCRIBED IN THE SURVEYORS CERTIFICATE AND HAVE CAUSED THE SAME TO BE PARTITIONED INTO PARCELS, AS SHOWN HEREON, AND DO HEREBY DEDICATE THE 10-FOOT WIDE PUBLIC UTILITY EASEMENT AND THE 10-FOOT WIDE PUBLIC PEDESTRIAN ACCESS EASEMENT, AS SHOWN HEREON, AND DO HEREBY CREATE THE 5-FOOT WIDE PRIVATE STORM DRAIN AND SANITARY SEWER EASEMENT ACROSS PARCEL 1 FOR THE BENEFIT OF PARCEL 2, AND THE USE OF PARCELS 1 AND 2, AS SHOWN HEREON.

[Signature] ADELAINE O. MATTOX, TRUSTEE  
[Signature] BENJAMIN G. MATTOX, TRUSTEE

STATE OF OREGON )  
COUNTY OF JACKSON ) ss.

PERSONALLY APPEARED THE ABOVE NAMED ADELAINE O. MATTOX, TRUSTEE, AND ACKNOWLEDGED THE FOREGOING INSTRUMENT TO BE HER VOLUNTARY ACT AND DEED THIS 25th DAY OF February, 2005.

[Signature]  
NOTARY PUBLIC



STATE OF OREGON )  
COUNTY OF JACKSON ) ss.

PERSONALLY APPEARED THE ABOVE NAMED BENJAMIN G. MATTOX, TRUSTEE, AND ACKNOWLEDGED THE FOREGOING INSTRUMENT TO BE HIS VOLUNTARY ACT AND DEED THIS 25th DAY OF February, 2005.

[Signature]  
NOTARY PUBLIC

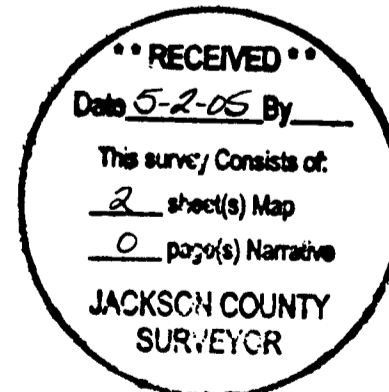


**TAX STATEMENT**

ALL TAXES, FEES, ASSESSMENTS OR OTHER CHARGES AS REQUIRED BY ORS 92.100 HAVE BEEN PAID AS OF THIS 12th DAY OF April, 2005.

[Signature]  
ASSESSOR

[Signature]  
TAX COLLECTOR



[Signature]  
I CERTIFY THIS TO BE AN EXACT COPY OF THE ORIGINAL PLAT.



SURVEY BY:



**TIMBERLINE, INC.**  
**LAND SURVEYING**

KERRY K. BRADSHAW L.S. 2271  
P.O. BOX 3064  
CENTRAL POINT, OREGON 97502  
(541)664-7510 CELL 944-6692

# PARTITION PLAT No. P-18-2005

located in the

NW 1/4 OF THE SE 1/4 OF SECTION 9, TOWNSHIP 39 SOUTH, RANGE 1 EAST,  
WILLAMETTE MERIDIAN, CITY OF ASHLAND, JACKSON COUNTY, OREGON

SURVEY FOR:

ADELAINE O. MATTOX, TRUSTEE  
BENJAMIN G. MATTOX, TRUSTEE  
309 HARRISON STREET  
ASHLAND, OREGON 97520

REGISTERED PROFESSIONAL LAND SURVEYOR

*Kerry K. Bradshaw*

OREGON  
JULY 16, 1987  
KERRY K. BRADSHAW  
2271

EXP. 12-31-05

**RECEIVED**

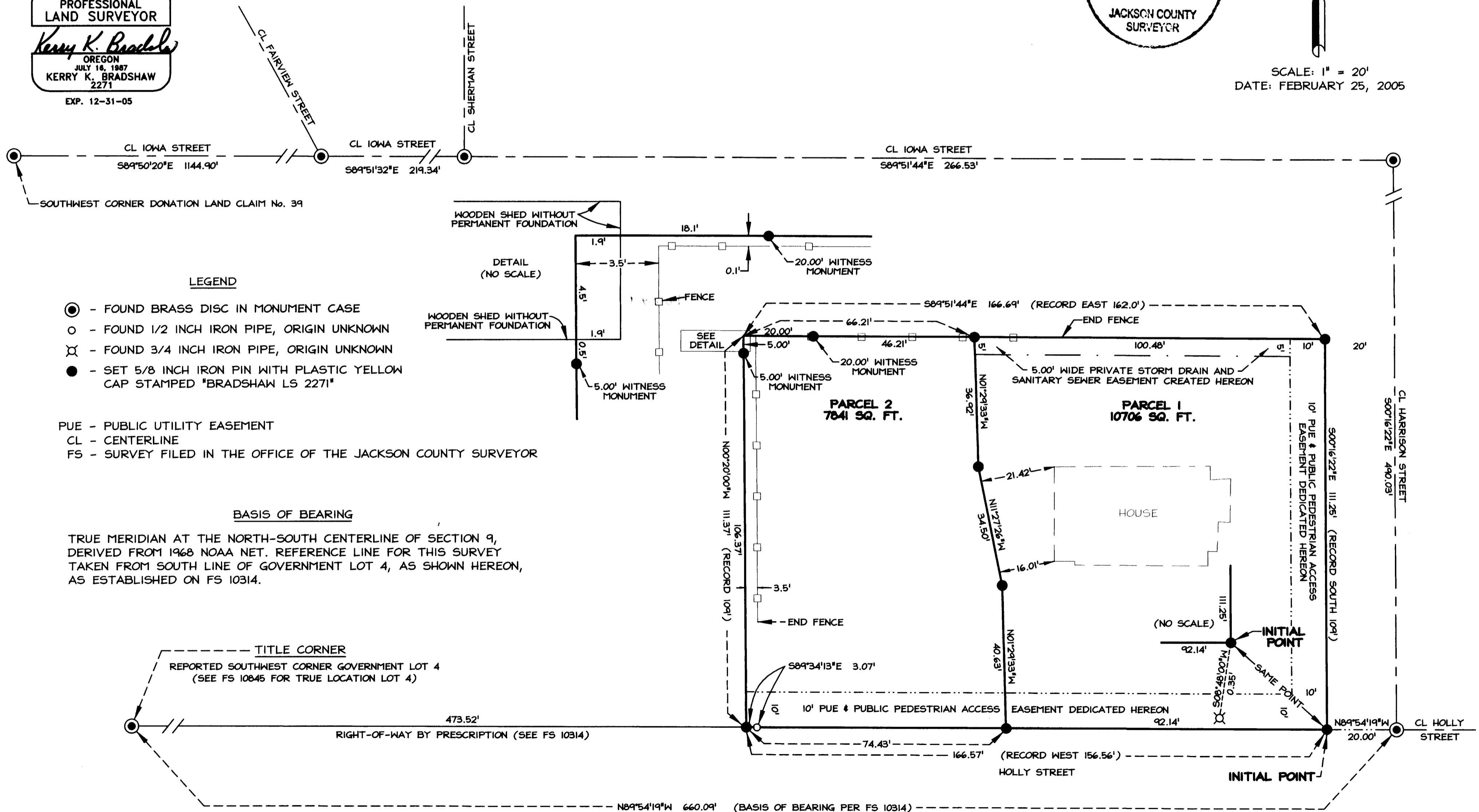
Date 6-2-05 By DB

This survey consists of:  
2 sheet(s) Map  
0 page(s) Narrative

JACKSON COUNTY SURVEYOR



SCALE: 1" = 20'  
DATE: FEBRUARY 25, 2005



### LEGEND

- ⊙ - FOUND BRASS DISC IN MONUMENT CASE
- - FOUND 1/2 INCH IRON PIPE, ORIGIN UNKNOWN
- ⊗ - FOUND 3/4 INCH IRON PIPE, ORIGIN UNKNOWN
- - SET 5/8 INCH IRON PIN WITH PLASTIC YELLOW CAP STAMPED "BRADSHAW LS 2271"

PUE - PUBLIC UTILITY EASEMENT  
CL - CENTERLINE  
FS - SURVEY FILED IN THE OFFICE OF THE JACKSON COUNTY SURVEYOR

### BASIS OF BEARING

TRUE MERIDIAN AT THE NORTH-SOUTH CENTERLINE OF SECTION 9,  
DERIVED FROM 1968 NOAA NET. REFERENCE LINE FOR THIS SURVEY  
TAKEN FROM SOUTH LINE OF GOVERNMENT LOT 4, AS SHOWN HEREON,  
AS ESTABLISHED ON FS 10314.

### TITLE CORNER

REPORTED SOUTHWEST CORNER GOVERNMENT LOT 4  
(SEE FS 10845 FOR TRUE LOCATION LOT 4)