

\*\*\*\*\* APPROVALS \*\*\*\*\*

APPROVED BY THE JACKSON COUNTY DEPARTMENT OF PLANNING AND DEVELOPMENT.

By: Thomas Bireau Date: May 23, 2005  
Jackson County Planner File No. SUB2005-00005-MP

APPROVED BY THE JACKSON COUNTY SURVEYOR'S OFFICE:

By: Ronald Palmer Date: May 18, '05  
Jackson County Surveyor

ALL TAXES, FEES, ASSESSMENTS OR OTHER CHARGES as required by ORS 92.095 have been paid as of May 24<sup>th</sup>

Assessor: [Signature] Date: 5/24/05  
Tax Collector: Carol A. Juenson, Deputy Date: 5-24-05

DATE:  
APRIL 27, 2005

\*\*\*\*\* DECLARATION \*\*\*\*\*

Know all men by these presents that we, ELI D. BEARD and CRYSTAL D. BEARD, are the owners in fee of the land shown on this Plat more particularly described in the Surveyor's Certificate, and have caused the same to be Partitioned into the Parcels as shown on Sheet 2. We do hereby make and establish the Ingress-Egress & Utility Easement and Fuel Break Easement shown on Sheet 2 for the benefit of Parcel 2.

[Signature]  
ELI D. BEARD

[Signature]  
CRYSTAL D. BEARD

STATE OF OREGON) ss.  
COUNTY OF JACKSON)

PERSONALLY appeared the above named Eli D. Beard and Crystal D. Beard and acknowledged the foregoing instrument to be their voluntary act and deed.

Dated this 16<sup>th</sup> day of May, 2005.

Karen L. Lafite  
[Signature] Notary Public - Oregon  
Commission No. 3151744  
My Commission Expires March 20, 2006

**PARTITION PLAT NO. P-30-2005**  
(Partially Unsurveyed)  
Located in the E. 1/2 of Sec. 9, T.38S., R.2W., W.M.  
Jackson County, Oregon  
(JCDPD File No. SUB2005-00005-MP)

**SURVEY FOR:**

ELI BEARD  
P.O. BOX 1559  
JACKSONVILLE, OR 97530

**SURVEY BY:**

L.J. FRIAR & ASSOCIATES, P.C.  
CONSULTING LAND SURVEYORS  
816 WEST EIGHTH STREET  
MEDFORD, OR 97501  
541-772-2782  
LJFRIAR@CHARTER.NET

\*\*\* RECORDER'S CERTIFICATE \*\*\*

Filed for record this 25<sup>th</sup> day of May, 2005 at  
2:52 o'clock P.M., and recorded as Partition Plat No. P-30-2005  
of "Record of Partition Plats" of Jackson County, Oregon.

Index Volume 16, Page 30 and Document No. 2005-031052 ORJCO.

Kathleen S. Beckett County Clerk  
Carmen W. Helman Deputy  
County Surveyor File No. 18754

\*\*\* SURVEYOR'S CERTIFICATE \*\*\*

I, JAMES E. HIBBS, A REGISTERED LAND SURVEYOR OF THE STATE OF OREGON, HEREBY DECLARE THAT THIS PLAT CORRECTLY REPRESENTS A SURVEY MADE BY ME, AND CONFORMS WITH THE REGULATIONS FOR PARTITIONS, AND REPRESENTS LAND, THE EXTERIOR OF WHICH IS DESCRIBED AS FOLLOWS:

Commencing at Northeast corner of the Southwest Quarter of the Northeast Quarter of Section 9, Township 38 South, Range 2 West, Willamette Meridian, Jackson County, Oregon; thence South 00°02'30" East (record South 00°02' East), along the East boundary of the West Half of the East Half of said Section 9, 2599.7 feet to a 5/8 inch iron pin on the North boundary of the County Road and the INITIAL POINT OF BEGINNING; thence along said North boundary, South 89°22'20" West, 82.89 feet; thence along the arc of a 2834.79 foot radius curve to the right having a central angle of 06°40'24", a distance of 330.18 feet (the long chord of which bears North 87°17'28" West, 329.99 feet) to the Southwest corner of that tract described in Document No. 03-08868, Official Records of Jackson County, Oregon; thence along the West line thereof, North 00°01'30" West (record North 00°01' West), 2582.56 feet to the North line of said Southwest Quarter of the Northeast Quarter; thence along said North line, North 89°39'30" East (record North 89°40'30" East), 411.75 feet to the Northeast corner of said Southwest Quarter of the Northeast Quarter; thence South 00°02'30" East (record South 00°02' East), along the East boundary of the West Half of the East Half of said Section 9, 2599.7 feet to the INITIAL POINT OF BEGINNING.

REGISTERED PROFESSIONAL LAND SURVEYOR  
James E. Hibbs  
OREGON  
JULY 17, 1986  
JAMES E. HIBBS  
2234  
Renewal Date 6-30-05

**SURVEY NARRATIVE TO COMPLY WITH O.R.S. 209.260**

PURPOSE: TO SURVEY AND MONUMENT ONE PARCEL CREATED THROUGH A LAND PARTITION. SEE JCDPD FILE NO. SUB2005-00005-MP WITH THE REMAINING PARCEL BEING UNSURVEYED.

PROCEDURE: MADE TIES TO EXISTING MONUMENTS OF RECORD AS SHOWN TO CONTROL THE SURVEYED PORTION OF THE PROPERTY. HELD THE DEED RECORD BEARING DIFFERENCE FROM THE EAST LINE TO COMPUTE THE BEARING OF THE WEST LINE. COMPUTED THE R/W OF GRIFFIN CREEK ROAD PER 1963 COUNTY ROAD RECORD MAP. COMPUTED THE NORTH LINE OF PARCEL ONE PER THE APPROVED TENTATIVE PLAT AND SET MONUMENTS AT THE LOCATIONS SHOWN. PARCEL 2 IS UNSURVEYED SINCE IT IS LARGER THAN 10 ACRES IN SIZE.

•• RECEIVED ••  
DATE 5-25-05 BY [Signature]  
This survey consists of:  
2 sheet(s) Map  
0 page(s) Narrative  
JACKSON COUNTY SURVEYOR

I HEREBY DECLARE THAT THIS IS AN EXACT COPY OF THE ORIGINAL PLAT.  
[Signature]  
SURVEYOR

SHEET 1 OF 2

**SURVEY FOR:**

ELI BEARD  
P.O. BOX 1559  
JACKSONVILLE, OR 97530

**SURVEY BY:**

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MEDFORD, OR 97501  
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LJFRIAR@CHARTER.NET

**PARTITION PLAT NO. 4-30-2005**

(Partially Unsurveyed)  
Located in the E. 1/2 of Sec. 9, T.38S., R.2W., W.M.  
Jackson County, Oregon  
(JCDPD File No. SUB2005-00005-MP)

**LEGEND:**

- = FD. 1" IRON PIPE PER FS2740. NOT TIED THIS SURVEY.
- = FD. 3/4" IRON PIN PER FS5327.
- = SET 5/8" X 30" IRON PIN W/ PLASTIC CAP MKD. L.J. FRIAR & ASSOC.

- ORJCO = OFFICIAL RECORDS OF JACKSON COUNTY, OREGON.
- FS = FILED SURVEY #.
- C1 = SEE COURSE DATA TABLE.
- DR = DEED RECORD DATA.
- JCDR = JACKSON COUNTY DEED RECORDS.

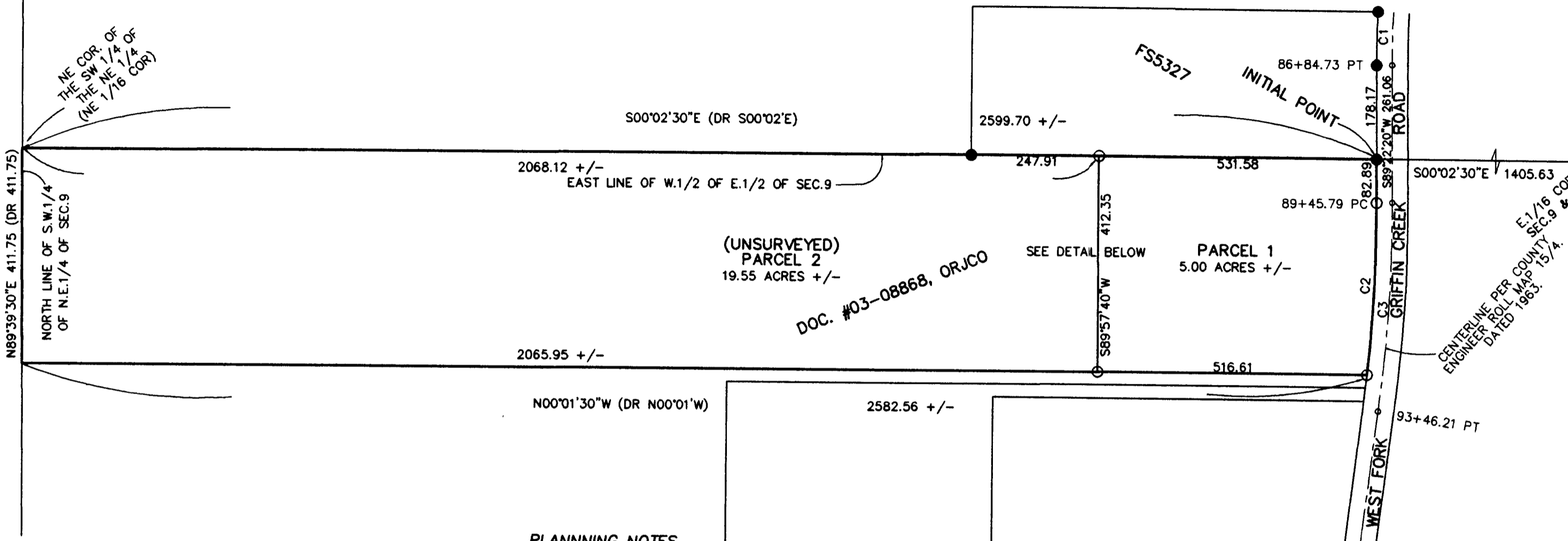
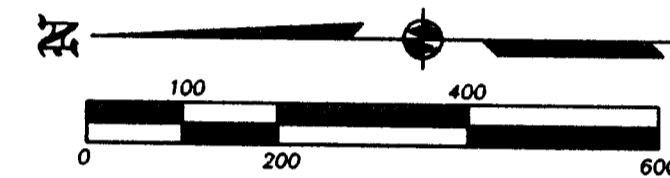
**BASIS OF BEARINGS:**

WEST LINE OF SURVEY NO. 5327.

DATE: APRIL 27, 2005  
SCALE: 1" = 200'  
UNIT OF MEASUREMENT: FEET

**COURSE DATA TABLE**

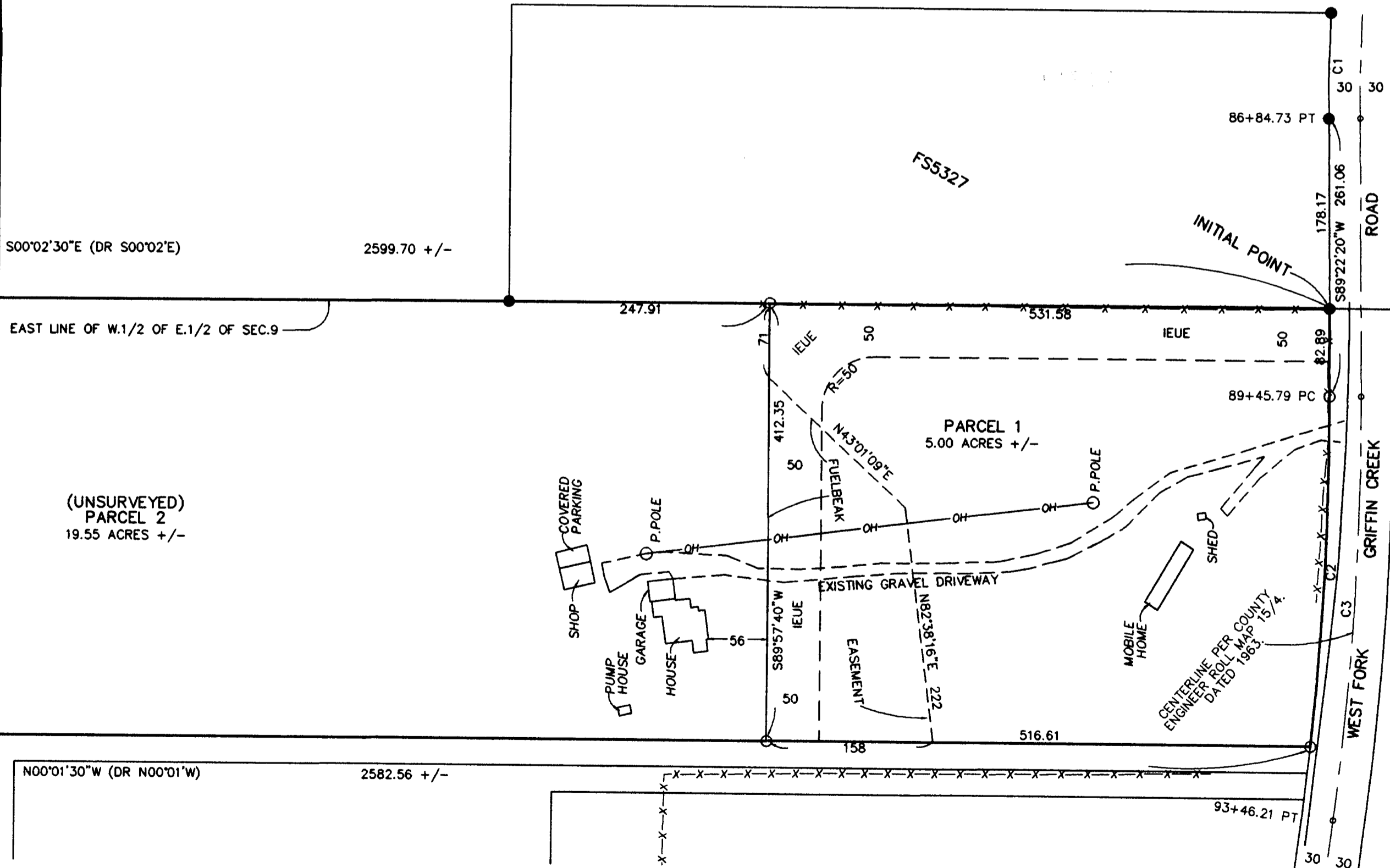
NUM	DELTA	ARC	RADIUS	LONG CHORD
C1	3°00'15"	101.72	1939.86	N89°07'32"W 101.71
C2	6°40'24"	330.18	2834.79	S87°17'28"E 329.99
C3	8°00'30"	400.42	2864.79	S86°37'25"E 400.09



**PLANNING NOTES**

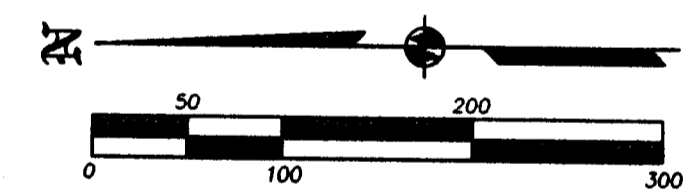
1) AT THE TIME OF FINAL PLAT OR MAP RECORDATION, PARCELS 1 & 2 MAY NOT BE FURTHER DIVIDED UNLESS ALLOWED BY FUTURE COUNTY PLANNING ACTIONS.

**\* DETAIL \***



**EASEMENTS PER SUBDIVISION GUARANTEE**

- 1) COVENANTS, EASEMENTS & RESTRICTIONS PER VOL.540, PG.78, JCDR TERMINATED FEB. 1, 1970.
- 2) EASEMENTS PER DOC. 80-14491, 80-14496, 80-17632, 80-17633, 80-17636, 80-17637, 84-02487, 84-02490, ORJCO CANNOT BE LOCATED BUT MAY AFFECT THE SUBJECT TRACT.
- 3) EASEMENT FOR ELECTRICITY PER DOC. 85-18710, 87-18980 & 89-10482, ORJCO CANNOT BE LOCATED BUT MAY AFFECT THE SUBJECT TRACT.



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- JCDR = JACKSON COUNTY DEED RECORDS.
- IEUE = INGRESS-EGRESS & UTILITY EASEMENT FOR PARCEL 2.

**BASIS OF BEARINGS:**

WEST LINE OF SURVEY NO. 5327.

DATE: APRIL 27, 2005  
DETAIL SCALE: 1" = 100'  
UNIT OF MEASUREMENT: FEET

REGISTERED  
PROFESSIONAL  
LAND SURVEYOR

*James E. Hibbs*  
OREGON  
JULY 17, 1986  
JAMES E. HIBBS  
2234  
Renewal Date 6-30-05

RECEIVED  
DATE: 5-25-05 BY: *BB*  
This survey consists of:  
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JACKSON COUNTY  
SURVEYOR

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*James E. Hibbs*  
SURVEYOR