

**SURVEY FOR:**  
MIKE MESSICK  
17452 APEX CIRCLE  
HUNTINGTON BEACH, CA 92647

**DATE:**  
FEBRUARY 28, 2005

**PARTITION PLAT NO. P-35-2005**  
**LAND PARTITION (LDP-04-240)**  
In the S.E. 1/4, N.W. 1/4 of Section 13, T.37S., R.2W., W.M.  
City of Medford, Jackson County, Oregon.

**SURVEY BY:**  
L.J. FRIAR & ASSOCIATES, P.C.  
CONSULTING LAND SURVEYORS  
816 WEST EIGHTH STREET  
MEDFORD, OREGON 97501  
PHONE: (541) 772-2782

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

CITY OF MEDFORD PLANNING  
File No. LDP-04-240

*[Signature]*  
Director

May 31, 2005  
Date

Examined and approved this 18 day of MARCH, 2005.

*[Signature]*  
City Surveyor

ALL TAXES, FEES, ASSESSMENTS OR OTHER CHARGES as required by ORS 92.095 have been paid as of JUNE 8, 2005.

*[Signature]* Deputy 6-8-2005  
Assessor Date  
*[Signature]* Deputy 6-8-05  
Tax Collector Date

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

Know all men by these presents that HIGLEY ENTERPRISES, LLC, is the owner in fee of the land shown hereon, more particularly described in the Surveyor's Certificate and has Partitioned the same into the Parcels as shown hereon and does hereby dedicate to the public for public use the Public Utility Easement (PUE) shown hereon with the condition that Charter Communications, its successors or assigns in interest shall have the right to use said PUE and does hereby make and establish the Private Storm Drainage Easement (PSDE) as shown hereon for the benefit of Parcels 2 and 3 and does hereby make and establish the Minimum Access Easement (MAE) as shown hereon for the benefit of Parcels 2 & 3 and does hereby dedicate to the public use the Street Dedication as shown hereon and does hereby make and establish the Private Utility Easement (UE) for the benefit of Parcels 2 & 3.

STATE OF CALIFORNIA }  
COUNTY OF Oregon } SS.

*[Signature]*  
MIKE MESSICK, MEMBER  
HIGLEY ENTERPRISES, LLC

PERSONALLY appeared the above named Mike Messick and acknowledged the foregoing instrument to be his voluntary act and deed.

Dated this 7 day of MARCH, 2005.

*[Signature]* Notary Public - California  
Commission No. 1331134  
My Commission Expires NOV. 19, 2005

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

Filed for record this 8<sup>TH</sup> day of June, 2005,  
at 1:40 o'clock P.M., and recorded as Partition Plat  
No. P-35-2005 of "Record of Partition Plats" of Jackson County, Oregon.  
Index Volume 16, Page 35 and Document No. 05-033817, ORJCO.

*[Signature]* County Clerk  
*[Signature]* Deputy

County Surveyor File No. 18768

~~Bldg. Site Improvement~~  
~~Maintenance and Access Agreement for MAE~~ recorded  
as Doc. # 05-06, ORJCO.  
05-033816

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

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

Commencing at the Southwest Corner of Donation Land Claim No. 59, Township 37 South, Range 2 West, Willamette Meridian, Jackson County, Oregon; thence South 89°54'50" East (Record East), 1148.24 feet along the Southerly Right of way of Debarr Avenue; thence North 00°05'10" East (Record North), 40.26 feet to a 5/8 inch iron pin on the Northerly Right of way of Debarr Avenue at the Southwest corner of that tract described in Document No. 97-44339, Official Records of Jackson County and the INITIAL POINT OF BEGINNING; thence North 00°05'10" East (Record North), 234.30 feet to a 5/8 inch iron pin at the Northwest corner of said tract; thence South 89°54'50" East (Record East), 100.00 feet to a 5/8 inch iron pin at the Northeast corner of said tract; thence South 00°05'10" West (Record South), 234.30 feet to a 5/8 inch iron pin on the Northerly Right of Way of Debarr Avenue at the Southeast corner of said tract; thence North 89°54'50" West, 100.00 feet along said Right of Way to the INITIAL POINT BEGINNING.

REGISTERED PROFESSIONAL LAND SURVEYOR  
*[Signature]*  
OREGON  
JULY 17, 1986  
JAMES E. HIBBS  
2234  
RENEWAL DATE 6-30-05

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

**PURPOSE:** To survey and monument the corners of three parcels created through a Land Partition. See City of Medford Planning File No. LDP-04-240.

**PROCEDURE:** Made ties to monuments of record as shown. Held deed record angles and distances to compute the subject tract described in Doc. #97-44339, ORJCO. Computed the Parcel corner positions per the approved Tentative Plat and set pins as shown hereon.

**NOTE PLACED AT THE REQUEST OF UTILITY PROVIDERS:**

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 EASEMENT IDENTIFIED ON THIS PLAT MAP AS MAY BE NECESSARY OR DESIRABLE IN PROVIDING UTILITY SERVICES WITHIN AND WITHOUT THE LOTS IDENTIFIED HEREON, 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 PRIOR WRITTEN APPROVAL OF THE UTILITIES WITH FACILITIES IN THE PUE.

RECEIVED  
DATE 6-9-05 BY [Signature]  
This survey consists of:  
1 sheet(s) Map  
0 page(s) Narrative  
JACKSON COUNTY SURVEYOR

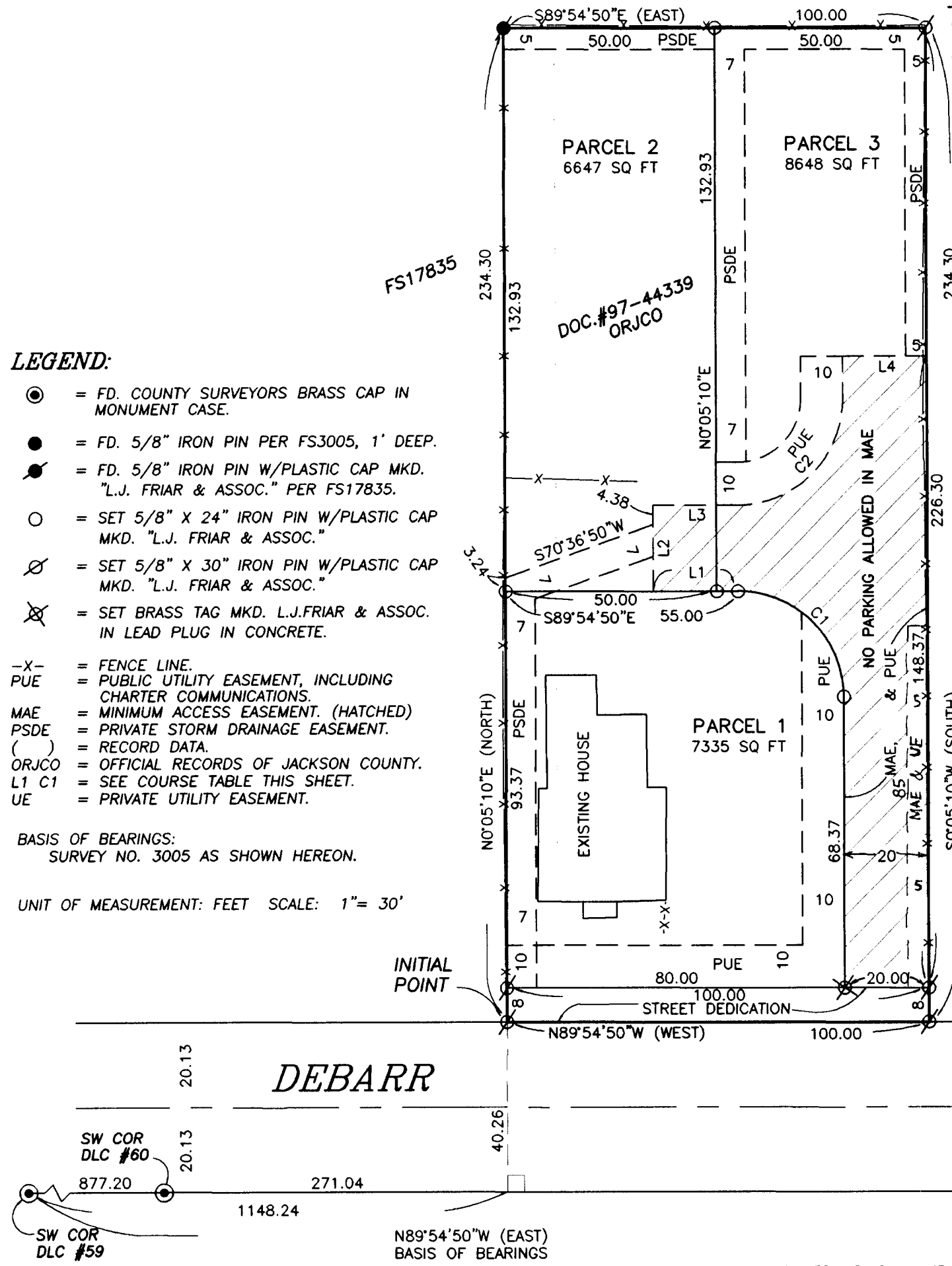
I HEREBY DECLARE THAT THIS IS AN EXACT COPY OF THE ORIGINAL PLAT.

*[Signature]*  
SURVEYOR

SHEET 1 OF 1

- LEGEND:**
- = FD. COUNTY SURVEYORS BRASS CAP IN MONUMENT CASE.
  - = FD. 5/8" IRON PIN PER FS3005, 1' DEEP.
  - = FD. 5/8" IRON PIN W/PLASTIC CAP MKD. "L.J. FRIAR & ASSOC." PER FS17835.
  - = SET 5/8" X 24" IRON PIN W/PLASTIC CAP MKD. "L.J. FRIAR & ASSOC."
  - = SET 5/8" X 30" IRON PIN W/PLASTIC CAP MKD. "L.J. FRIAR & ASSOC."
  - ⊗ = SET BRASS TAG MKD. L.J.FRIAR & ASSOC. IN LEAD PLUG IN CONCRETE.
  - X- = FENCE LINE.
  - X- = PUBLIC UTILITY EASEMENT, INCLUDING CHARTER COMMUNICATIONS.
  - MAE = MINIMUM ACCESS EASEMENT. (HATCHED)
  - PSDE = PRIVATE STORM DRAINAGE EASEMENT.
  - ( ) = RECORD DATA.
  - ORJCO = OFFICIAL RECORDS OF JACKSON COUNTY.
  - L1 C1 = SEE COURSE TABLE THIS SHEET.
  - UE = PRIVATE UTILITY EASEMENT.

BASIS OF BEARINGS:  
SURVEY NO. 3005 AS SHOWN HEREON.  
UNIT OF MEASUREMENT: FEET SCALE: 1"= 30'



**COURSE TABLE**

NUM	DELTA	ARC	RADIUS	LONG CHORD
C1	90°00'00"	39.27	25.00	N44°54'50"W 35.36
C2	90°00'00"	39.27	25.00	N45°05'10"E 35.36

NUM	DISTANCE	BEARING
L1	20.00	S89°54'50"E
L2	20.00	N0°05'10"E
L3	20.00	S89°54'50"E
L4	20.00	S89°54'50"E

