

*** APPROVALS ***

File No. LDS-04-218

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

Planning Director: [Signature] Date: October 19, 2005

EXAMINED AND APPROVED this 30th day of September, 2005.

City Engineer: [Signature] ACTING City Surveyor: [Signature]

EXAMINED AND APPROVED as required by ORS 92.100 as of October 21st, 2005.

Assessor, Department of Assessment: [Signature] DEPUTY

ALL TAXES, FEES, ASSESSMENTS AND OTHER CHARGES as required by ORS 92.095 have

been paid as of October 21st, 2005.

Tax Collector: [Signature]

*** DECLARATION ***

Know all men by these presents that MT. VALLEY ASSOC. LLC and CARLTON DALE HARRIS are the owners in fee of the land shown on this Plat, more particularly described in the Surveyor's Certificate, and have subdivided the same into the Lots and Common Area as shown on Sheet 2, and that the size of the lots and the course and length of all lines are plainly set forth, and that this Plat is a correct representation of the same. We do hereby dedicate to the public for public use, under the jurisdiction of the City of Medford, the two R/W dedications, together with those easements shown on Sheet 2 as Public Utility Easements (PUE), with the condition that Charter Communications, its successors or assigns in interest shall have the right to use said PUE's for the placement and maintenance of their communication facilities. We do hereby make and establish the Private Storm Drainage Easements (PDSE) as shown on Sheet 2 for the use of the lots shown for the purpose of providing drainage to the public storm drainage system. We do hereby deed to the City of Medford in fee, the 1 foot street plug as shown on Sheet 2 on the condition that the Street Plug will automatically be dedicated to the public upon approval and acceptance of the extension of the affected street by the City of Medford. We do hereby designate said Subdivision as HARRIS SUBDIVISION. This Subdivision shall be subject to a Declaration of Covenants, Conditions and Restrictions to be recorded simultaneously with this Plat setting forth provisions for the maintenance, use and ownership of the Common Area.

LARRY A. KELLEMS, Member MT. VALLEY ASSOC. LLC

CARLTON DALE HARRIS

STATE OF OREGON } ss. COUNTY OF JACKSON }

PERSONALLY appeared the above named Larry A. Kellems, Member of MT. VALLEY ASSOC. LLC and acknowledged the foregoing instrument to be his voluntary act and deed and that it was signed on behalf of MT. VALLEY ASSOC. LLC.

Dated this 30th day of August, 2005.

Notary Public - Oregon: [Signature] Commission No. 354224 My Commission Expires March 20, 2006

STATE OF OREGON } ss. COUNTY OF JACKSON }

PERSONALLY appeared the above named Carlton Dale Harris and acknowledged the foregoing instrument to be his voluntary act and deed.

Dated this 8th day of September, 2005.

Notary Public - Oregon: [Signature] Commission No. 386243 My Commission Expires 11/07/08

*** AFFIDAVIT OF CONSENT ***

From ETSUMI ONO recorded as Document No. 2005-065539, ORJCO.

From Nations Lending LLC recorded as Document No. , ORJCO.

HARRIS SUBDIVISION

A Pad Lot Development Located in the N.W. 1/4 of Section 36, T.37S, R.2W, W.M., City of Medford, Jackson County, Oregon (LDS-04-218)

SURVEY FOR:

MT. VALLEY ASSOC. 105 VALLEY VIEW ROAD, #4 TALENT, OR 97540

SURVEY BY:

L.J. FRIAR & ASSOCIATES, P.C. CONSULTING LAND SURVEYORS 816 WEST EIGHTH STREET MEDFORD, OREGON 97501 PHONE: (541) 772-2782 EMAIL: LJFRIAR@CHARTER.NET

DATE:

AUGUST 25, 2005

*** RECORDER'S CERTIFICATE ***

Filed for record this 26 day of OCTOBER, 2005, at 9:31 o'clock A.M., and recorded in Volume 31 of Plats at Page 58

of the records of Jackson County, Oregon & Document # 2005-065538, ORJCO.

County Clerk: [Signature]

Deputy: [Signature]

Declaration of Covenants, Conditions and Restrictions recorded as Document No. 2005-065540, Official Records of Jackson County, Oregon.

*** SURVEYOR'S CERTIFICATE ***

I, JAMES E. HIBBS, A REGISTERED LAND SURVEYOR OF THE STATE OF OREGON, HEREBY CERTIFY THAT I HAVE CORRECTLY SURVEYED AND MARKED, WITH PROPER MONUMENTS AS PROVIDED BY LAW, THE TRACT OF LAND SHOWN HEREON, SAID PLAT BEING AN ACCURATE REPRESENTATION OF THE SAME, AND THAT THE FOLLOWING IS AN ACCURATE DESCRIPTION OF THE EXTERIOR BOUNDARY LINES:

Beginning at the Southeast corner of WILL HEIGHTS SUBDIVISION, according to the official plat thereof, now of record, in Jackson County, Oregon and the INITIAL POINT OF BEGINNING; thence along the West line of Dixie Lane, South 00°03'40" West, 135.90 feet to the Southeast corner of that tract described in Document No. 01-45080, Official Records of Jackson County, Oregon; thence along the South line thereof, North 89°58'17" West, 284.35 feet to the Southwest corner of said tract; thence along the West line thereof, North 00°05'56" East, 135.90 feet to the Northwest corner of said tract; thence along the North line of said tract and the South line of said SUBDIVISION, South 89°58'17" East, 284.265 feet to the INITIAL POINT OF BEGINNING.

REGISTERED PROFESSIONAL LAND SURVEYOR: [Signature] OREGON JULY 17, 1986 JAMES E. HIBBS 2234 RENEWAL DATE 6-30-07

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

PURPOSE: To survey and monument the Lots & Common Area of HARRIS SUBDIVISION. See City of Medford File No. LDS-04-218.

PROCEDURE: Made ties to monuments of record as shown on Sheet 2. Held the South line of the subject tract parallel to the North line per Deed. The West line was held parallel and 18.20 feet Easterly of the centerline of Clearsprings Drive which corresponds with the Easterly line shown on Survey No. 16144 done as part of a Property Line Adjustment. Computed the position of the Lot and Common Area corners and set monuments as shown on Sheet 2.

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 OWNERS 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 10-26-05 BY [Signature] This survey consists of: 2 sheet(s) Map 0 page(s) Narrative JACKSON COUNTY SURVEYOR

For order of the County Court approving this plat see Volume 215, Page 386-388 of the County Commissioner's Journal of Proceedings.

SURVEY FOR:
 MT. VALLEY ASSOC.
 105 VALLEY VIEW ROAD, #4
 TALENT, OR 97540

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

HARRIS SUBDIVISION
 A Pad Lot Development
 Located in the N.W. 1/4 of Section 36,
 T.37S., R.2W., W.M., City of Medford,
 Jackson County, Oregon
 (LDS-04-218)

LEGEND:

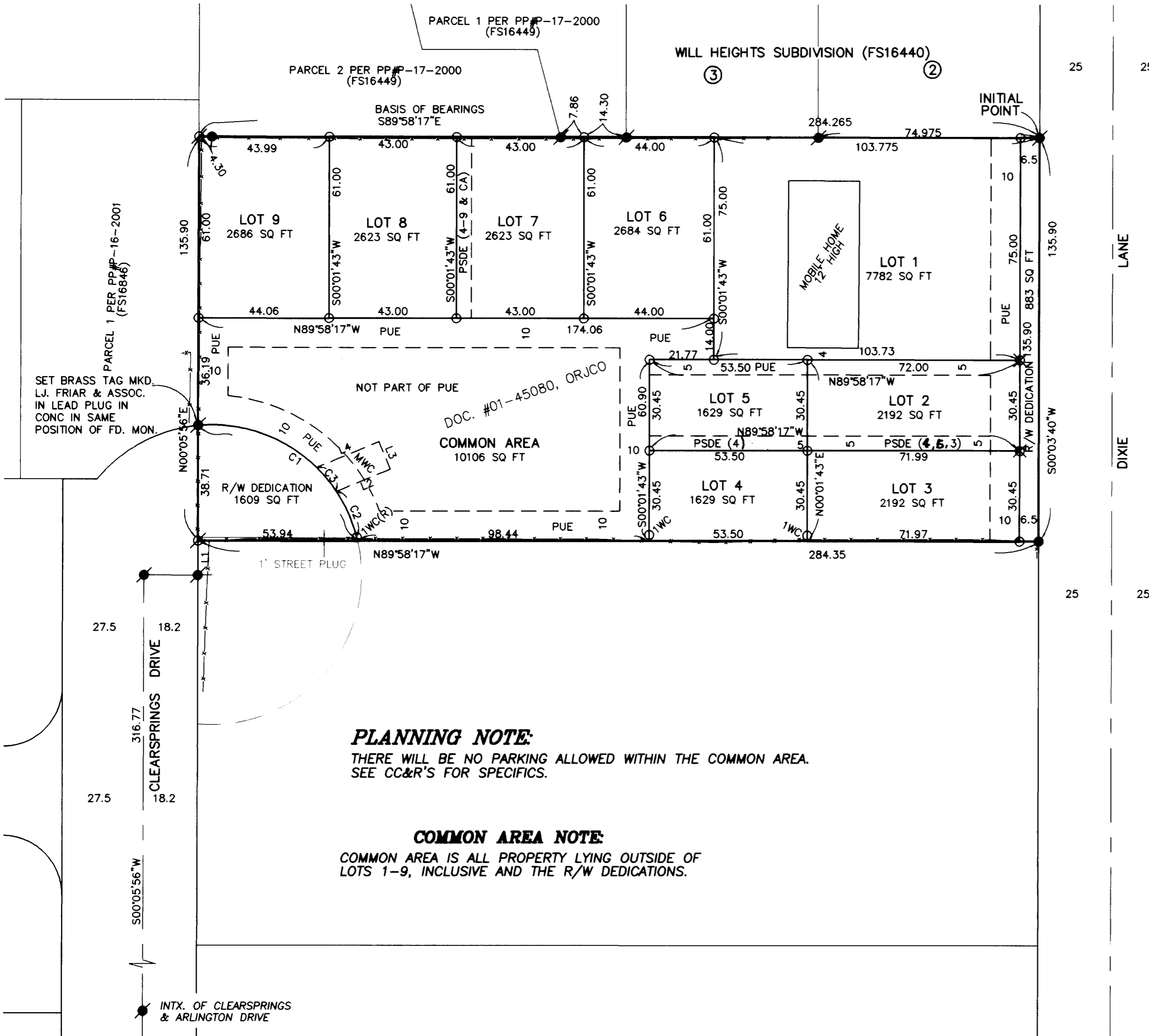
- = FOUND 5/8" IRON PIN & PLASTIC CAP MARKED FRIAR PLS961 PER FS9817.
- ⦿ = FOUND 5/8" IRON PIN & PLASTIC CAP MARKED FARBER PLS2189 PER FS16440, 16449 OR 16288.
- ⊗ = SET 5/8" X 30" IRON PIN & PLASTIC CAP MARKED L.J. FRIAR & ASSOC.
- = SET 5/8" X 24" IRON PIN & PLASTIC CAP MARKED L.J. FRIAR & ASSOC.
- ⊗ = SET BRASS TAG MARKED L.J. FRIAR & ASSOC. IN LEAD PLUG IN CONCRETE.

- INTX = INTERSECTION.
- PSDE (#) = PRIVATE STORM DRAINAGE EASEMENT (LOTS WITH RIGHT TO USE)
- JCDR = JACKSON COUNTY DEED RECORDS.
- ORJCO = OFFICIAL RECORDS OF JACKSON COUNTY, OREGON.
- C1 L1 = SEE COURSE DATA TABLE.
- () = RECORD DATA AS SHOWN.
- DR = DEED RECORD DATA.
- FS = FILED SURVEY #.
- PUE = PUBLIC UTILITY EASEMENT, INCLUDING WATER, GAS, POWER, CABLE TV, SANITARY SEWER, TELEPHONE, STORM DRAIN.
- X- = FENCE LINE.
- MWC = MEDFORD WATER COMMISSION EASEMENT PER DOC. #2005-033236, ORJCO.
- R/W = RIGHT OF WAY.
- CA = COMMON AREA.
- 1WC = 1 FOOT WITNESS CORNER MONUMENT.
- 1WC(R) = 1 FOOT WITNESS CORNER MONUMENT ALONG THE ARC.

BASIS OF BEARINGS:

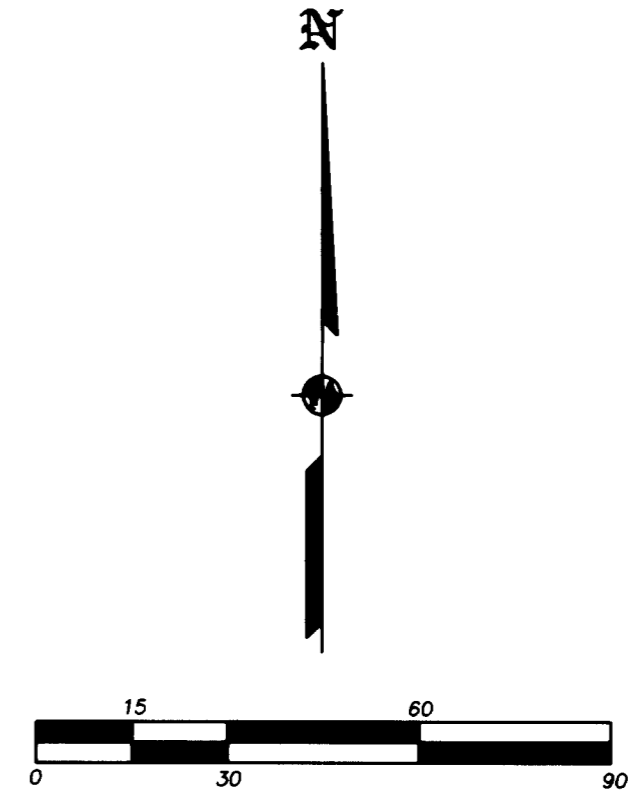
SOUTH LINE OF WILL HEIGHTS SUBDIVISION (FS16440).

UNIT OF MEASUREMENT = FEET DATE: AUGUST 25, 2005 SCALE: 1" = 30'



PLANNING NOTE:
 THERE WILL BE NO PARKING ALLOWED WITHIN THE COMMON AREA.
 SEE CC&R'S FOR SPECIFICS.

COMMON AREA NOTE:
 COMMON AREA IS ALL PROPERTY LYING OUTSIDE OF
 LOTS 1-9, INCLUSIVE AND THE R/W DEDICATIONS.



COURSE DATA TABLE

NUM	DELTA	ARC	RADIUS	LONG CHORD
C1	82°08'34"	72.40	50.50	N54°17'02"W 66.36
C2	20°36'47"	18.17	50.50	N23°31'09"W 18.07
C3	11°54'11"	10.49	50.50	N39°46'38"W 10.47

NUM	BEARING	DISTANCE
L1	N00°05'56"E	11.56
L2	N67°30'00"E	19.68
L3	N22°30'00"W	10.00
L4	S67°30'00"W	22.79

*** RECEIVED ***
 DATE 8-26-05 BY [Signature]
 This survey consists of:
 2 sheet(s) Map
 0 page(s) Narrative
 JACKSON COUNTY SURVEYOR

REGISTERED PROFESSIONAL LAND SURVEYOR
 [Signature]
 OREGON
 JULY 17, 1986
 JAMES E. HIBBS
 2234
 RENEWAL DATE 6-30-07

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