

HIATT COURT

being a portion of

LOT 11, THE COOKSEY ADDITION TO THE CITY OF CENTRAL POINT

located in the

NORTHEAST 1/4 OF SECTION 10, TOWNSHIP 37 SOUTH, RANGE 2 WEST, WILLAMETTE MERIDIAN, CITY OF CENTRAL POINT, JACKSON COUNTY, OREGON

SURVEY BY:



TIMBERLINE LAND SURVEYING INCORPORATED

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

SURVEY FOR:

SKILLMAN BROTHERS, INC. MARK D. SKILLMAN, REGISTERED AGENT 3650 BIDDLE ROAD #23 MEDFORD, OREGON 97504

DATE: FEBRUARY 16, 2006

DECLARATION

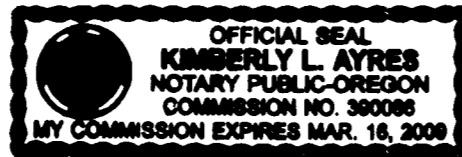
KNOW ALL MEN BY THESE PRESENTS THAT SKILLMAN BROTHERS, INC., AN OREGON CORPORATION, IS THE OWNER OF THE REAL PROPERTY DEPICTED HEREON AND MORE PARTICULARLY DESCRIBED IN THE SURVEYOR'S CERTIFICATE AND HAS CAUSED THE SAME TO BE SUBDIVIDED INTO LOTS AS SHOWN HEREON AND THE NUMBER OF EACH LOT AND THE COURSE AND LENGTH 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 10-FOOT WIDE PUBLIC UTILITY EASEMENT (PUE), AS SHOWN HEREON, AND DOES HEREBY CREATE THE 22-FOOT WIDE RECIPROCAL ACCESS/UTILITY EASEMENT ACROSS LOTS 1 THROUGH 10 FOR THE BENEFIT OF LOTS 1 THROUGH 10, AS SHOWN HEREON, AND DOES HEREBY CREATE THE 5-FOOT WIDE PRIVATE STORM DRAIN EASEMENT ACROSS LOTS 1 THROUGH 10 FOR THE BENEFIT OF LOTS 1 THROUGH 4 AND 7 THROUGH 10, AS SHOWN HEREON, AND DOES HEREBY DESIGNATE THIS SUBDIVISION AS "HIATT COURT".

Signature of Mark D. Skillman, Registered Agent for Skillman Brothers, Inc.

STATE OF OREGON))
COUNTY OF JACKSON) SS

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 28th DAY OF February, 2006, BY MARK D. SKILLMAN AS REGISTERED AGENT FOR SKILLMAN BROTHERS, INC., AN OREGON CORPORATION, AND ACKNOWLEDGED THIS TO BE HIS VOLUNTARY ACT AND DEED.

Signature of Kimberly Ayres, Notary Public



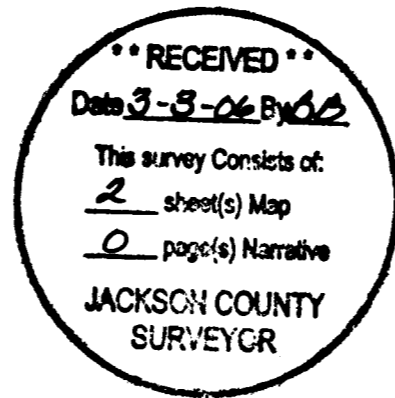
APPROVALS

Signature of City of Central Point Planning Department, Resolution No. 852, Date 3/1/06

Signature of Public Works Director, Date 3-2-06

EXAMINED AND APPROVED THIS 22nd DAY OF February, 2006.

Signature of Jackson County Surveyor



Signature of County Commissioner/Administrator, Date 3-3-06

TAX STATEMENT

ALL FEES, TAXES, ASSESSMENTS OR OTHER CHARGES AS REQUIRED BY O.R.S. 92.095 HAVE BEEN PAID AS OF March 3rd, 2006.

Signature of Tax Collector, Deputy

EXAMINED AND APPROVED AS REQUIRED BY O.R.S. 92.100 THIS 3rd DAY OF MARCH, 2006.

Signature of Assessor, Deputy

SURVEYOR'S CERTIFICATE

I, KERRY K. BRADSHAW, A DULY REGISTERED SURVEYOR IN THE STATE OF OREGON, DO HEREBY CERTIFY THAT I HAVE CORRECTLY SURVEYED AND MARKED WITH THE PROPER MONUMENTS AS PROVIDED BY LAW THE TRACT OF LAND SHOWN HEREON AND THAT THIS PLAT IS A CORRECT REPRESENTATION OF SAID TRACT AND THAT THE FOLLOWING IS AN ACCURATE DESCRIPTION OF THE BOUNDARY:

BEGINNING AT THE 3/8 INCH IRON PIN MONUMENTING THE SOUTHWEST CORNER OF LOT 11, THE COOKSEY ADDITION TO THE CITY OF CENTRAL POINT, ACCORDING TO THE OFFICIAL PLAT THEREOF, NOW OF RECORD, LOCATED IN THE NORTHEAST ONE-QUARTER OF SECTION 10, TOWNSHIP 37 SOUTH, RANGE 2 WEST, WILLAMETTE MERIDIAN, CITY OF CENTRAL POINT, JACKSON COUNTY, OREGON, SAID PIN BEING ON THE EAST BOUNDARY OF DAISY CREEK VILLAGE PHASE 1 RECORDED OCTOBER 26, 2004 IN VOLUME 30 OF PLATS AT PAGE 89 OF THE RECORDS OF SAID COUNTY, SAID PIN BEING THE INITIAL POINT OF THIS SUBDIVISION; THENCE SOUTH 35°09'19" EAST (RECORD SOUTH 35°09'30" EAST), ALONG SAID EAST BOUNDARY, 10.00 FEET TO A POINT ON THE CENTERLINE OF A 20-FOOT WIDE ALLEY VACATED PER THE DOCUMENT RECORDED IN VOLUME 315, PAGE 195 OF THE DEED RECORDS OF SAID COUNTY, SAID POINT BEING THE SOUTHWEST CORNER OF PARCEL 2 AS DESCRIBED IN INSTRUMENT No. 2005-073714 OF THE OFFICIAL RECORDS OF SAID COUNTY; THENCE, LEAVING SAID EAST BOUNDARY, NORTH 54°52'51" EAST, ALONG SAID CENTERLINE, 150.00 FEET TO THE SOUTHEAST CORNER OF PARCEL 1 AS DESCRIBED IN INSTRUMENT No. 2005-073714 OF SAID OFFICIAL RECORDS; THENCE, LEAVING SAID CENTERLINE, NORTH 35°07'36" WEST, ALONG THE EAST LINE OF SAID PARCEL 1, A DISTANCE OF 130.00 FEET TO THE NORTHEAST CORNER THEREOF; THENCE SOUTH 54°52'51" WEST, ALONG THE NORTH LINE OF SAID PARCEL 1 AND THE NORTH LINE OF SAID PARCEL 2, A DISTANCE OF 150.064 FEET (DEED RECORD 150.00 FEET) TO SAID EAST BOUNDARY AND THE NORTHWEST CORNER OF SAID PARCEL 2; THENCE SOUTH 35°09'19" EAST (RECORD SOUTH 35°09'30" EAST), ALONG SAID EAST BOUNDARY, 120.00 FEET TO THE INITIAL POINT OF BEGINNING.

Signature of Kerry K. Bradshaw, PLS 2271

RECORDING STATEMENT

FILED FOR RECORD THIS 3rd DAY OF March, 2006 AT 1:44 O'CLOCK P M. AND RECORDED IN VOLUME 332 OF PLATS AT PAGE 18 OF THE RECORDS OF JACKSON COUNTY, OREGON.

Signature of Kathleen S. Beckett, County Clerk

Signature of Carmen D. Helman, Deputy

NARRATIVE

PURPOSE:

TO SUBDIVIDE THE REAL PROPERTY DESCRIBED IN INSTRUMENT NUMBER 2005-073714 AS DIRECTED BY THE CLIENT AND AS APPROVED BY THE CITY OF CENTRAL POINT PLANNING DEPARTMENT (Resolution No. 852).

PROCEDURE:

A WILD T-1000 TOTAL STATION WAS USED TO TIE FOUND MONUMENTS FROM FILED SURVEY NUMBERS 9672, 14284, 17103, 18477, 18728 AND 19077. FOUND MONUMENTS FROM DAISY CREEK VILLAGE, PHASE 1 (FS 18477) WERE USED TO ESTABLISH THE WEST BOUNDARY, AS SHOWN HEREON. THE FOUND 3/8 INCH PIN SET BY SURVEYOR MCGINTY PER FILED SURVEY 9672 WAS HELD AS THE SOUTHWEST CORNER OF LOT 11 TO THE COOKSEY ADDITION TO THE CITY OF CENTRAL POINT, AS SHOWN HEREON. THE NORTHWEST CORNER OF INSTRUMENT No. 2005-073714 WAS MONUMENTED THE DEED RECORD DISTANCE OF 120.00 FEET FROM SAID SOUTHWEST CORNER, ON THE MONUMENTED EAST LINE OF SAID PHASE 1. THE NORTH BOUNDARY WAS ESTABLISHED HOLDING THE FOUND 3/8 INCH PIN PER SAID SURVEY 9672 FOR ALIGNMENT, AS SHOWN HEREON. THE SOUTH BOUNDARY WAS ESTABLISHED 130.00 FEET SOUTHERLY AND PARALLEL TO SAID NORTH BOUNDARY WITH THE SOUTHEAST CORNER OF INSTRUMENT No. 2005-073714 BEING MONUMENTED THE DEED RECORD DISTANCE OF 150.00 FEET FROM SAID PHASE 1 EAST LINE. THE EAST BOUNDARY WAS HELD PARALLEL TO THE CENTERLINE OF HASKELL STREET. THE CENTERLINE OF HASKELL STREET WAS ESTABLISHED USING THE FOUND BRASS DISC AT HASKELL AND PINE STREETS AND FOUND RIGHT-OF-WAY MONUMENTS PER FILED SURVEYS 18728 AND 19077, AS SHOWN HEREON.

AFFIDAVIT OF CONSENT

FOR AFFIDAVIT OF CONSENT FROM LIBERTYBANK SEE INSTRUMENT No. 2006-010704 OF THE OFFICIAL RECORDS OF JACKSON COUNTY, OREGON.

FOR AFFIDAVIT OF CONSENT FROM SPINCYCLE DEVELOPMENT, LLC SEE INSTRUMENT No. 2006-010703 OF THE OFFICIAL RECORDS OF JACKSON COUNTY, OREGON.

Signature of Kerry K. Bradshaw, I CERTIFY THIS TO BE AN EXACT COPY OF THE ORIGINAL PLAT.

REGISTERED PROFESSIONAL LAND SURVEYOR

Signature of Kerry K. Bradshaw, OREGON JULY 18, 1987 KERRY K. BRADSHAW 2271

EXP. 12-31-07

HIATT COURT

being a portion of

LOT 11, THE COOKSEY ADDITION TO THE CITY OF CENTRAL POINT

located in the

NORTHEAST 1/4 OF SECTION 10, TOWNSHIP 37 SOUTH, RANGE 2 WEST,
WILLAMETTE MERIDIAN, CITY OF CENTRAL POINT, JACKSON COUNTY, OREGON

BASIS OF BEARINGS

THE MONUMENTED CENTERLINE OF PINE STREET SHOWN AS S54°52'04"W ON FILED SURVEY No. 18477.

ENCUMBRANCE NOTE

THE POWER EASEMENTS GRANTED PER VOLUME 457, PAGES 341-343 MAY AFFECT THIS PROPERTY, BUT ARE NOT LOCATABLE.

SURVEY BY:



**TIMBERLINE
LAND SURVEYING
INCORPORATED**

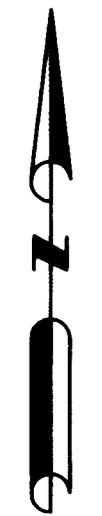
KERRY K. BRADSHAW L.S. 2271
P.O. BOX 3064
CENTRAL POINT, OREGON 97502
(541)664-7510 CELL: 944-6692

SURVEY FOR:

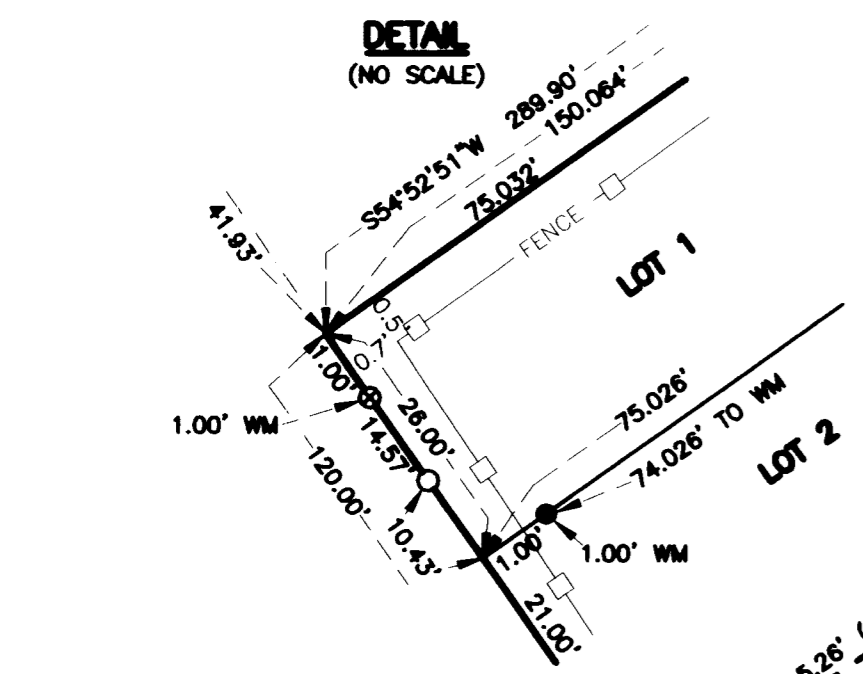
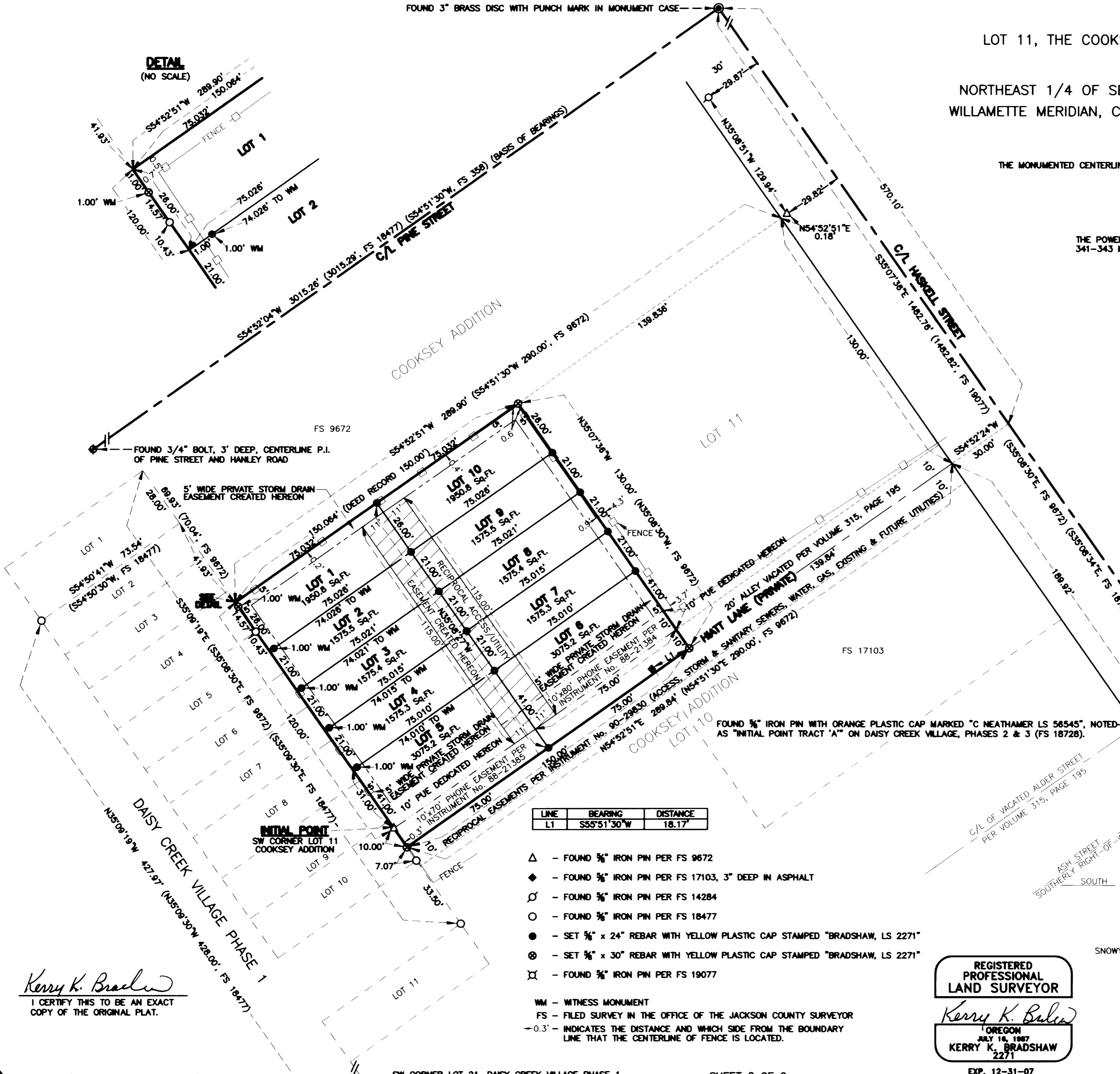
SKILLMAN BROTHERS, INC.
MARK D. SKILLMAN, REGISTERED AGENT
3650 BIDDLE ROAD #23
MEDFORD, OREGON 97504

DATE: FEBRUARY 16, 2006

SCALE: 1" = 30'



RECEIVED
Date 3-30-06 By BB
This survey consists of:
2 sheet(s) Map
2 page(s) Narrative
JACKSON COUNTY
SURVEYOR



FOUND 3/4" BOLT, 3' DEEP, CENTERLINE P.I. OF PINE STREET AND HANLEY ROAD

5' WIDE PRIVATE STORM DRAIN EASEMENT CREATED HEREON

FOUND 3/8" IRON PIN WITH ORANGE PLASTIC CAP MARKED "C NEATHAMER LS 58545", NOTED AS "INITIAL POINT TRACT 'A'" ON DAISY CREEK VILLAGE, PHASES 2 & 3 (FS 18728).

FOUND 5/8" IRON PIN PER FS 9672

FOUND 5/8" IRON PIN PER FS 17103, 3" DEEP IN ASPHALT

FOUND 5/8" IRON PIN PER FS 14284

FOUND 5/8" IRON PIN PER FS 18477

SET 5/8" x 24" REBAR WITH YELLOW PLASTIC CAP STAMPED "BRADSHAW, LS 2271"

SET 5/8" x 30" REBAR WITH YELLOW PLASTIC CAP STAMPED "BRADSHAW, LS 2271"

FOUND 5/8" IRON PIN PER FS 19077

WM - WITNESS MONUMENT
FS - FILED SURVEY IN THE OFFICE OF THE JACKSON COUNTY SURVEYOR
-0.3'- INDICATES THE DISTANCE AND WHICH SIDE FROM THE BOUNDARY LINE THAT THE CENTERLINE OF FENCE IS LOCATED.

LINE	BEARING	DISTANCE
L1	S55°51'30"W	18.17'

Kerry K. Bradshaw
I CERTIFY THIS TO BE AN EXACT COPY OF THE ORIGINAL PLAT.

REGISTERED PROFESSIONAL LAND SURVEYOR
Kerry K. Bradshaw
OREGON
JULY 18, 1987
KERRY K. BRADSHAW
2271