

PARTITION PLAT NO. P-32-2006

Located in the N.W. 1/4 of Section 13,
T.37S., R.2W., W.M., in the City of Medford
Jackson County, Oregon
(File No. LDP-05-167)

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

Filed for record this 31st day of MARCH, 20 06,
at 11:09 o'clock A.M., and recorded as Partition Plat
No. P-32-2006 of "Record of Partition Plats" of Jackson County, Oregon.
Index Volume 17, Page 32 and Document No. 2006-016529 ORJCO.

***** APPROVALS *****

File No. LDP-05-167

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

Paul O. Scott
Planning Director

March 30, 2006
Date

EXAMINED AND APPROVED this 23rd day of MARCH, 20 06.

Paul O. Scott
City Surveyor

SURVEY FOR:

RICHARD BERRY
2551 MERRIMAN ROAD
MEDFORD, OR 97501

SURVEY BY:

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

DATE:

MARCH 21, 2006

KATHLEEN S. BECKETT
County Clerk

KAREN ALONZO
Deputy

County Surveyor File No. 19125

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

MARCH 31, 20 06.

William Johnson, Deputy
Assessor, Department of Assessment

Patty Budlong, Deputy
Tax Collector

***** DECLARATION *****

Know all men by these presents that I, RICHARD W. BERRY, am the owner in fee of the land shown hereon, more particularly described in the Surveyor's Certificate and have Partitioned the same into the Parcels as shown hereon and does hereby dedicate to the public for public use under the jurisdiction of the City of Medford, the Right of Way Dedication, together with the Public Utility Easement (PUE) shown hereon.

Richard W. Berry
RICHARD W. BERRY

STATE OF OREGON)
COUNTY OF JACKSON) ss.

PERSONALLY appeared the above named Richard W. Berry and acknowledged the foregoing instrument to be his voluntary act and deed.

Dated this 22nd day of March, 20 06.

Karen L. Lafitte

Karen L. Lafitte Notary Public - Oregon

Commission No. 402251

My Commission Expires March 20, 2010

***** 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), 1098.24 feet; thence North 00°05'10" East (record North), 393.36 feet to the Northwest corner of that tract described in Document No. 89-12200, Official Records of Jackson County, Oregon and the INITIAL POINT OF BEGINNING; thence along the North line of said tract, South 89°54'50" East (record East), 696.41 feet to the Southwesterly right of way line of Merriman Road; thence along said right of way line, South 28°39'46" East, 135.50 feet to the Southeast corner of said tract; thence along the South line thereof, North 89°54'50" West (record West), 761.58 feet to the Southwest corner of said tract; thence along the West line thereof, North 00°05'10" East, 118.80 feet to the INITIAL POINT OF BEGINNING.

REGISTERED
PROFESSIONAL
LAND SURVEYOR

James E. Hibbs
OREGON
JULY 17, 1986
JAMES E. HIBBS
2234
RENEWAL DATE 6-30-07

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 OBSTRUCTION, 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.

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

PURPOSE: To survey and monument the corners of two Parcels created through a Land Partition. See City of Medford File No. LDP-05-167.

PROCEDURE: From control & monuments established by this office during Survey 17835 & 18768, computed the subject tract holding deed record angles. The North line was held at deed record distance North of the South line. Computed the parcel corner positions per the approved tentative plat and set monuments as shown on Sheet 2.

***** AFFIDAVIT OF CONSENT *****

From Rogue Federal Credit Union recorded as Doc. #2006-016530, ORJCO.

RECEIVED
DATE 3-31-06 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.

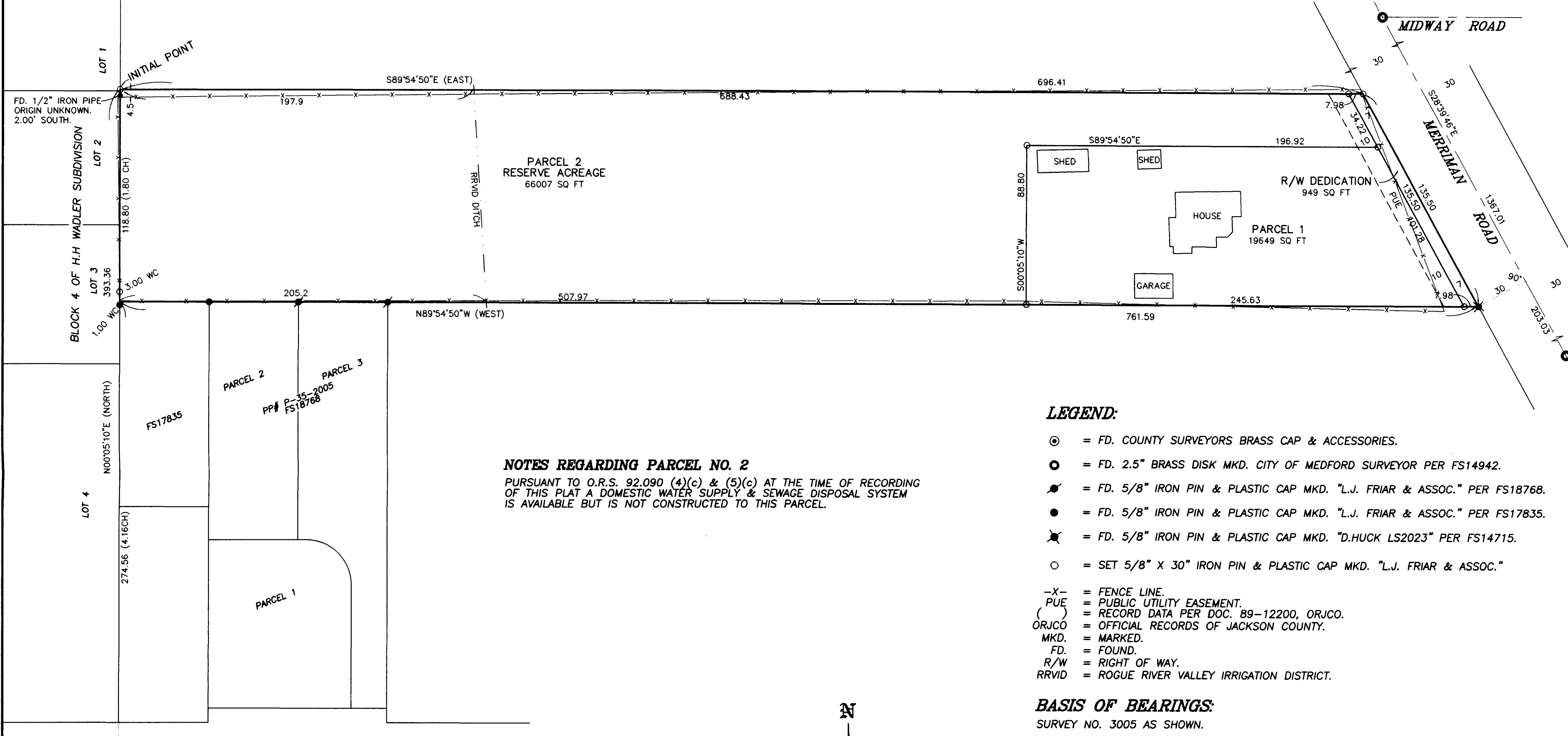
James E. Hibbs
SURVEYOR

SHEET 1 OF 2

SURVEY FOR:
RICHARD BERRY
2551 MERRIMAN ROAD
MEDFORD, OR 97501

SURVEY BY:
L.J. FRIAR & ASSOCIATES, P.C.
CONSULTING LAND SURVEYORS
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NOTES REGARDING PARCEL NO. 2

PURSUANT TO O.R.S. 92.090 (4)(c) & (5)(c) AT THE TIME OF RECORDING OF THIS PLAT A DOMESTIC WATER SUPPLY & SEWAGE DISPOSAL SYSTEM IS AVAILABLE BUT IS NOT CONSTRUCTED TO THIS PARCEL.

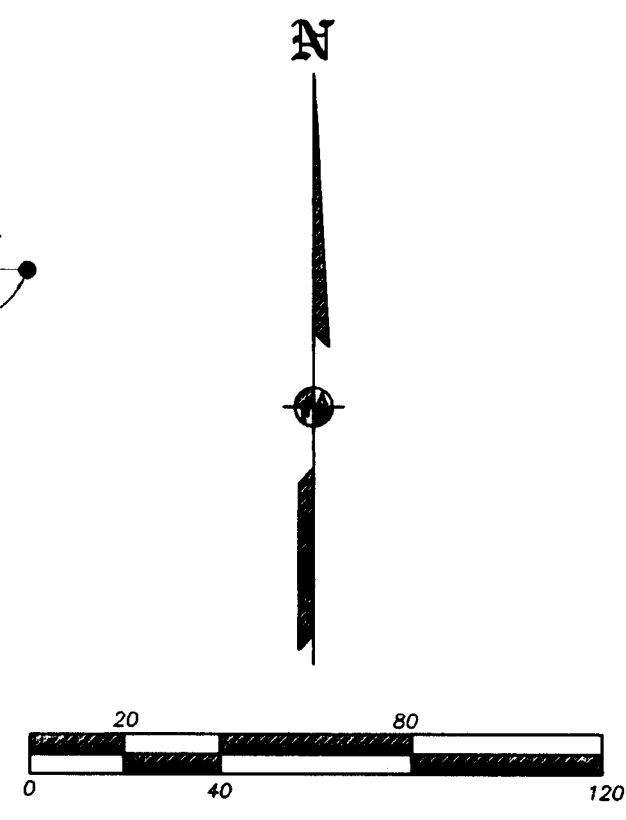
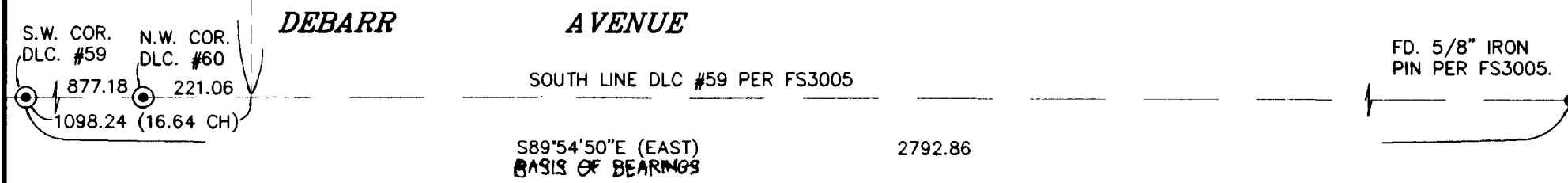
LEGEND:

- ⊙ = FD. COUNTY SURVEYORS BRASS CAP & ACCESSORIES.
- ⦿ = FD. 2.5" BRASS DISK MKD. CITY OF MEDFORD SURVEYOR PER FS14942.
- ⦿ = FD. 5/8" IRON PIN & PLASTIC CAP MKD. "L.J. FRIAR & ASSOC." PER FS18768.
- = FD. 5/8" IRON PIN & PLASTIC CAP MKD. "L.J. FRIAR & ASSOC." PER FS17835.
- ⦿ = FD. 5/8" IRON PIN & PLASTIC CAP MKD. "D.HUCK LS2023" PER FS14715.
- = SET 5/8" X 30" IRON PIN & PLASTIC CAP MKD. "L.J. FRIAR & ASSOC."
- X- = FENCE LINE.
- PUE = PUBLIC UTILITY EASEMENT.
- () = RECORD DATA PER DOC. 89-12200, ORJCO.
- ORJCO = OFFICIAL RECORDS OF JACKSON COUNTY.
- MKD. = MARKED.
- FD. = FOUND.
- R/W = RIGHT OF WAY.
- RRVID = ROGUE RIVER VALLEY IRRIGATION DISTRICT.

BASIS OF BEARINGS:

SURVEY NO. 3005 AS SHOWN.

UNIT OF MEASUREMENT = FEET DATE: MARCH 21, 2006 SCALE: 1" = 40'



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

J. Friar
SURVEYOR

REGISTERED PROFESSIONAL LAND SURVEYOR

J. Friar
OREGON
JULY 17, 1986
JAMES E. HIBBS
2234

RENEWAL DATE 6-30-07

RECEIVED
DATE 3-31-06 BY *CS*
This survey consists of:
2 sheet(s) Map
0 page(s) Narrative
JACKSON COUNTY SURVEYOR

SHEET 2 OF 2