

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

CITY OF MEDFORD PLANNING  
File No. LDP-04-157

**PARTITION PLAT NO. P-84-2006**  
**In Lot 9, Block 1 of WEBBER PARK SUBDIVISION &**  
**located in the N.E. 1/4 of Sec. 1, T.38S., R.2W., W.M**  
**in the City of Medford, Jackson County, Oregon**  
**(File No. LDP-04-157)**

Robt O. Lott  
Planning Director

August 25, 2006  
Date

Examined and approved this 10<sup>th</sup> day of AUGUST, 2006.

[Signature]  
ACTING City Surveyor

ALL TAXES, FEES, ASSESSMENTS OR OTHER CHARGES as required by ORS 92.095 have been paid as of AUGUST 29, 2006.

William Johnson, Deputy Assessor 8-29-2006 James Clark, Deputy Tax Collector 8/29/06

SURVEY FOR:

CHARLES REARRICK  
406 S. RIVERSIDE AVE.  
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  
EMAIL: LJFRIAR@CHARTER.NET

DATE:

AUGUST 7, 2006

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

Filed for record this 29<sup>th</sup> day of August, 2006, at 1:38 o'clock P.M., and recorded as Partition Plat No. P-84-2006 of "Record of Partition Plats" of Jackson County, Oregon and Doc. # 2006-043927, ORJCO. Index Volume 17, Page 821.

Kathleen S. Beckett County Clerk Sonya S. Morgan Deputy

County Surveyor File No. 19315

Maintenance & Access Agreement recorded as Doc. # Not Available, ORJCO.

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

Know all men by these presents that we, CHARLES REARRICK and SHARON REARRICK, are the owners 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 on Sheet 2. We do hereby dedicate to the public for public use the Right-of-Way Dedication, together with the Public Utility Easement (PUE) shown on Sheet 2. We do hereby make and establish the Private Minimum Access and Non-Exclusive Private Utility Easement (MAE) crossing Parcels 2 and 3 for the benefit and use by Parcels 2 and 3 and the Non-Exclusive Private Storm Drainage Easement (PSDE) crossing Parcels 1 and 2 for the benefit and use by Parcels 2 and 3.

Charles Rearrick  
CHARLES REARRICK

Sharon Rearrick  
SHARON REARRICK

STATE OF OREGON )  
                          ) ss.  
COUNTY OF JACKSON)

PERSONALLY appeared the above named Charles Rearrick and Sharon Rearrick, and acknowledged the foregoing instrument to be their voluntary act and deed.

Dated this 9<sup>th</sup> day of August, 2006.

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 BY ME, AND CONFORMS WITH THE REGULATIONS FOR PARTITIONS, AND REPRESENTS LAND, THE EXTERIOR OF WHICH BEING ACCURATELY DESCRIBED AS FOLLOWS:

The Westerly 106.00 feet of Lot 9, Block 1 of WEBBER PARK SUBDIVISION, according to the official plat thereof, now of record, in Jackson County, Oregon.

REGISTERED PROFESSIONAL LAND SURVEYOR

Jan E Hibbs  
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 corners of two Parcels created through a Land Partition. See Medford File No. LDP-04-157.

PROCEDURE: From control and monuments established by this office during FS15530 & Eviedon Subdivision made ties to original lot corner monument as shown on Sheet 2. The S.W. corner of Lot 9 was computed using data compiled by this office per FS15530. Computed the position of the Parcel corners per the approved Tentative Plat 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

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

Jan E Hibbs  
SURVEYOR

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

From Peoples Bank of Commerce recorded as Doc. # 2006-043925, ORJCO.

\*\*\* RECEIVED \*\*\*  
DATE 8-29-06 BY [Signature]  
This survey consists of:  
2 sheet(s) Map  
0 page(s) Narrative  
JACKSON COUNTY SURVEYOR

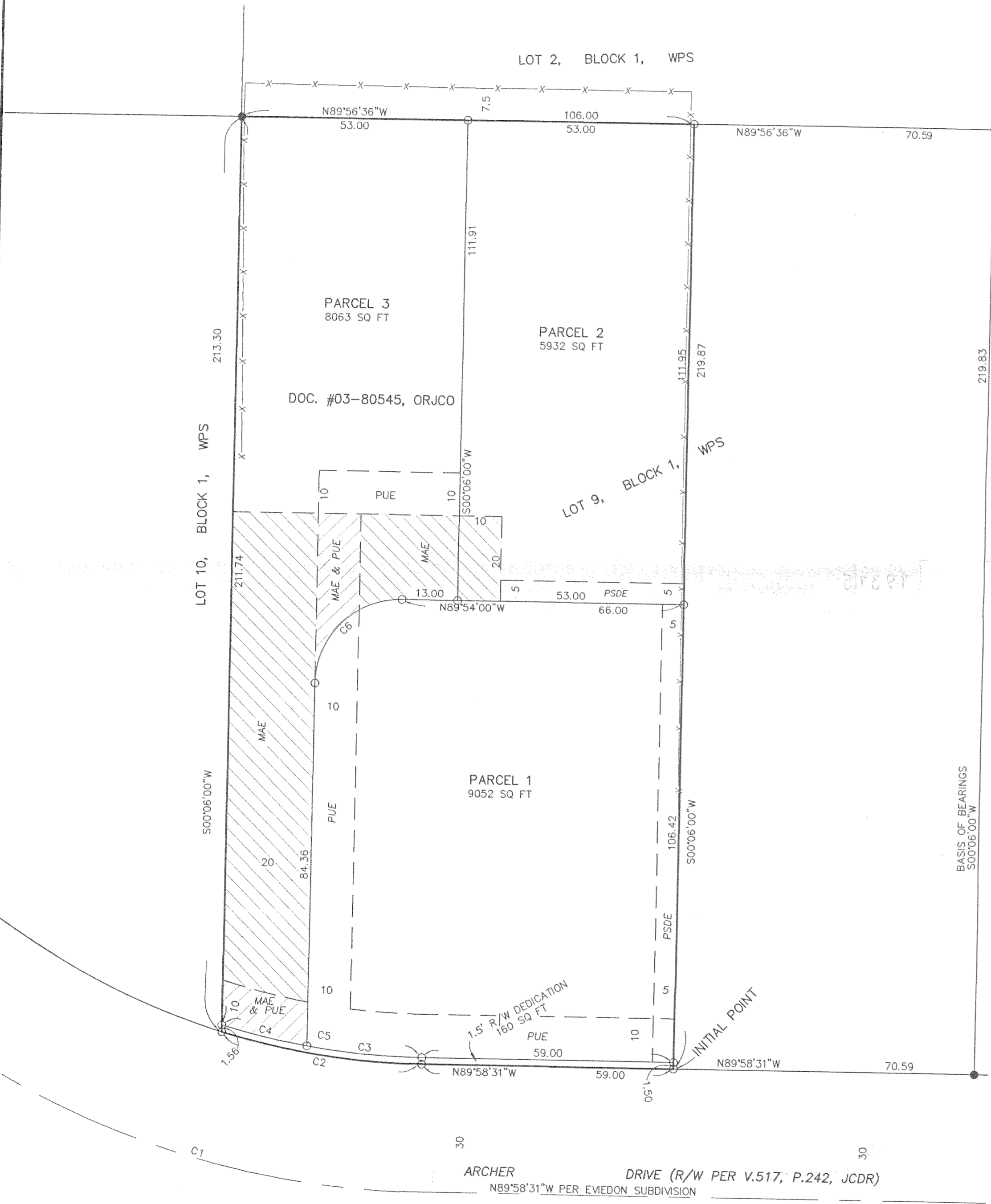
**SURVEY FOR:**  
 CHARLES REARRICK  
 406 S. RIVERSIDE AVE.  
 MEDFORD, OR 97501

**SURVEY BY:**  
 L.J. FRIAR & ASSOCIATES, P.C.  
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 in the City of Medford, Jackson County, Oregon  
 (File No. LDP-04-157)

**EASEMENTS PER SUBDIVISION GUARANTEE**

- 1) EASEMENT FOR IRRIGATION DITCHES PER V.509, P.388, JCDR CANNOT BE DEPICTED BUT MAY AFFECT THE SUBJECT TRACT.
- 2) R/W FOR TRANSMISSION OF ELECTRICITY PER V.440, P.277, JCDR CANNOT BE DEPICTED BUT MAY AFFECT THE SUBJECT PROPERTY.



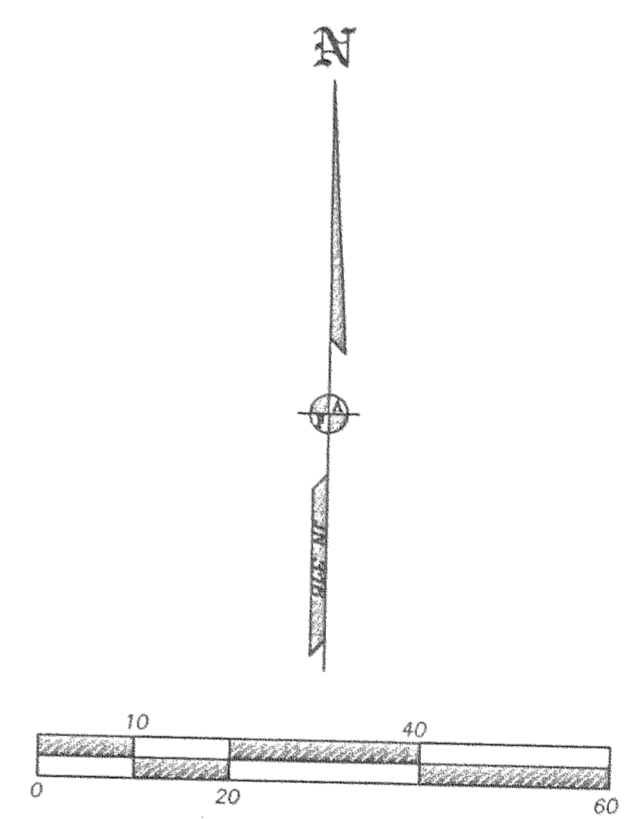
**LEGEND:**

- = FOUND 1/2" IRON PIPE PER WPS.
- = SET 5/8" X 30" IRON PIN & PLASTIC CAP MKD. L.J. FRIAR & ASSOC.
- ( ) = RECORD DATA AS SHOWN
- FS = FILED SURVEY #
- JCDR = JACKSON COUNTY DEED RECORDS
- C1 = SEE CURVE DATA TABLE
- ORJCO = OFFICIAL RECORDS OF JACKSON COUNTY, OREGON
- PUE = PUBLIC UTILITY EASEMENT.
- X- = FENCE LINE.
- WPS = WEBBER PARK SUBDIVISION.
- MAE = PRIVATE MINIMUM ACCESS AND NON-EXCLUSIVE PRIVATE UTILITY EASEMENT FOR PARCELS 2 & 3.
- PSDE = NON-EXCLUSIVE PRIVATE STORM DRAINAGE EASEMENT FOR PARCELS 2 & 3.
- MKD. = MARKED.
- R/W = RIGHT-OF-WAY.

BASIS OF BEARINGS: WEBBER PARK SUBDIVISION AS SHOWN HEREON.  
 DATE: AUGUST 7, 2006 UNIT OF MEASUREMENT: FEET SCALE: 1" = 20'

**CURVE DATA TABLE**

NUM	DELTA	ARC	RADIUS	LONG CHORD
C1	34°31'38"	120.52	200.00	S72°42'41"E 118.71
C2	16°02'51"	47.61	170.00	S81°57'05"E 47.46
C3	09°13'12"	27.11	168.50	S85°21'55"E 27.09
C4	06°58'25"	20.51	168.50	S77°16'06"E 20.50
C5	16°11'37"	47.62	168.50	S81°52'42"E 47.47
C6	90°00'00"	31.42	20.00	S45°06'00"W 28.28



**NOTE REQUIRED BY PLANNING COMMISSION:**  
 PER FIRE DEPARTMENT RECOMMENDATION NO PARKING IS ALLOWED WITHIN THE MINIMUM ACCESS EASEMENT (MAE).

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

DATE 8-29-06  
 This survey consists of:  
 2 sheet(s) Map  
 0 page(s) Narrative  
 JAMES E. HIBBS  
 JACKSON COUNTY SURVEYOR

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 J. J. Friar  
 SURVEYOR

THIS PLAT WAS PREPARED USING AN HP450C DESIGNJET WITH 51640A INKJET INK ON CONTINENTAL JPC4M2 POLYESTER FILM.