

APPROVALS

File No. LDS-04-226/E-04-237
I certify that, pursuant to authority granted in Ordinance No. 5785 this plat is hereby approved.

Signature of Planning Director: [Signature] Date: August 9, 2006

EXAMINED AND APPROVED this 27th day of July, 2006

Signatures of City Engineer and City Surveyor

EXAMINED AND APPROVED as required by ORS 92.100 as of 9-13, 2006

Signature of Assessor, Department of Assessment

ALL TAXES, FEES, ASSESSMENTS AND OTHER CHARGES as required by ORS 92.095 have been paid as of September 13, 2006

Signature of Tax Collector

DECLARATION

Know all men by these presents that SWAYZE, LLC and TYLER J. SWAYZE 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 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 and do hereby dedicate to the public for public use, under the jurisdiction of the City of Medford, the Streets and Right of Way (R/W) Dedication, together with those easements shown on Sheet 2 as Public Utility Easements (PUE) and Public Storm Drainage Easement (SDE) and do hereby make and establish the Private Storm Drainage Easements (PSDE), Private Utility Easement (UE) and Minimum Access Easement (MAE) as shown on Sheet 2, with the condition that the City of Medford shall have the right to use said MAE to access the SDE adjoining to the North of the MAE. SWAYZE, LLC and CHARLES BRYAN SWAYZE do hereby designate said Subdivision as SWAYZE SUBDIVISION.

Signature of Tyler J. Swayze, TYLER J. SWAYZE

Signature of Eric A. Artner, Member SWAYZE, LLC

STATE OF OREGON } ss. COUNTY OF JACKSON }

PERSONALLY appeared the above named Eric A. Artner, Member of Swayze, LLC and acknowledged the foregoing instrument to be his voluntary act and deed and that it was signed on behalf of Swayze, LLC.

Dated this 2nd day of June, 2006

Signature of Notary Public: Karen L. LaFite, Commission No. 402251, My Commission Expires March 20, 2010

STATE OF OREGON } ss. COUNTY OF JACKSON }

PERSONALLY appeared the above named Tyler J. Swayze, and acknowledged the foregoing to be his voluntary act and deed.

Dated this 2nd day of June, 2006

Signature of Notary Public: Karen L. LaFite, Commission No. 402251, My Commission Expires March 20, 2010

AFFIDAVIT OF CONSENT

From U.S. Bank N.A. recorded as Document No. 2006-046473, ORJCO.

From Washington Mutual Bank recorded as Document No. [Signature], ORJCO

From COUNTRYWIDE HOME LOANS, INC. recorded as Document No. 2006-046328, ORJCO.

372W36CB TL'S 11700 & 11800

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

SWAYZE SUBDIVISION
Located in the S.W. 1/4 of Section 36, T.37S, R.2W, W.M. & in the City of Medford Jackson County, Oregon (LDS-04-226/E-04-237)

SURVEY FOR:

ERIC ARTNER CONSTRUCTION P.O. BOX 609 JACKSONVILLE, OR 97530

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:

MAY 24, 2006

RECORDER'S CERTIFICATE

Filed for record this 13th day of SEPTEMBER, 2006 at

2:21 o'clock P.M., and recorded in Volume 32 of Plats at Page

76 of the records of Jackson County, Oregon and Document No. 2006-046474 ORJCO.

Signature of County Clerk: KATHLEEN S. BECKETT

Signature of Deputy: KAREN ALONZO

MAINTENANCE & ACCESS AGREEMENT RECORDED AS DOCUMENT NO. 2006-046475, ORJCO.

Declaration of Covenants, Conditions and Restrictions recorded as Document No.

2006-046474, 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 ON SHEET 2, 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 Initial Point of BRENTCREST ESTATES, according to the official plat thereof, now of record, in Jackson County, Oregon and the INITIAL POINT OF BEGINNING; thence along the South line of BRENTCREST ESTATES, North 89°59'24" West, 400.33 feet to the Northeast corner of BRENTCREST ESTATES, UNIT NO. 2, PHASE I, according to the official plat thereof, now of record, in Jackson County, Oregon; thence along the East line thereof, South 00°07'12" West, 177.01 feet to the Southwest corner of that tract described in Document No. 2005-043708, Official Records of Jackson County, Oregon; thence along the South line thereof, North 89°59'40" East, 219.89 feet to the West line of that tract described in Document No. 2005-043717, said Official Records; thence along said West line, South 00°07'12" West, 95.00 feet to the Southwest corner thereof; thence along the South line thereof, North 89°59'40" East, 190.35 feet to the West line of South Columbus Avenue; thence along said West line, North 00°08'20" East, 271.90 feet to the Northeast corner of that tract described in Document No. 2005-043708, said Official Records; thence along the North line of said tract, North 89°59'24" West, 10.00 feet to the Initial Point of Beginning.

REGISTERED PROFESSIONAL LAND SURVEYOR

Signature of James 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 exterior boundary and depict the Lots and Streets of SWAYZE SUBDIVISION. See File No. LDS-04-226/E-04-237.

PROCEDURE: Made ties to monuments as shown on Sheet 2 to control the exterior of the subject tract. Computed the interior Lot & Street right of way corner positions per the approved tentative plat and set monuments as shown on Sheet 2. The interior monuments are being deferred until construction and lot grading are complete.

POST MONUMENTATION

THE DEFERRED MONUMENTS SHOWN ON SHEET 2 WILL BE SET BY January 30, 2007

Signature of Surveyor: James E. Hibbs

THE DEFERRED MONUMENTS ARE NOW SET. SEE DOC. 07-10720 ORJCO, THIS 6th DAY OF March, 2007 (See CS 19543)

APPROVED: Signature of James E. Hibbs, JACKSON COUNTY SURVEYOR

APPROVED FOR RECORDING

Signature of County Commissioner/Administrator

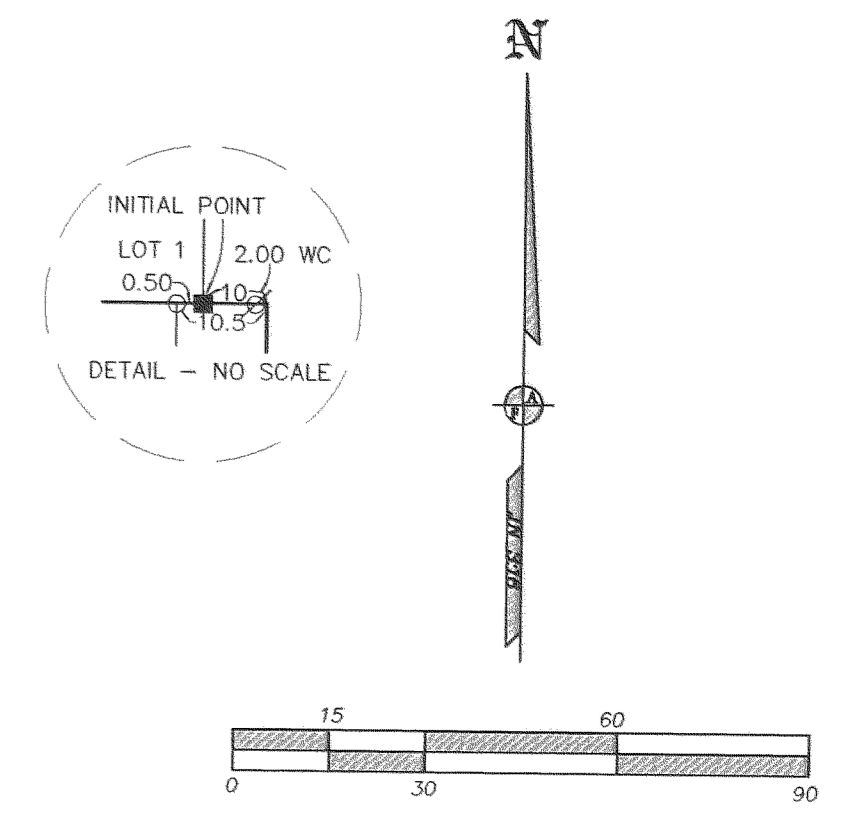
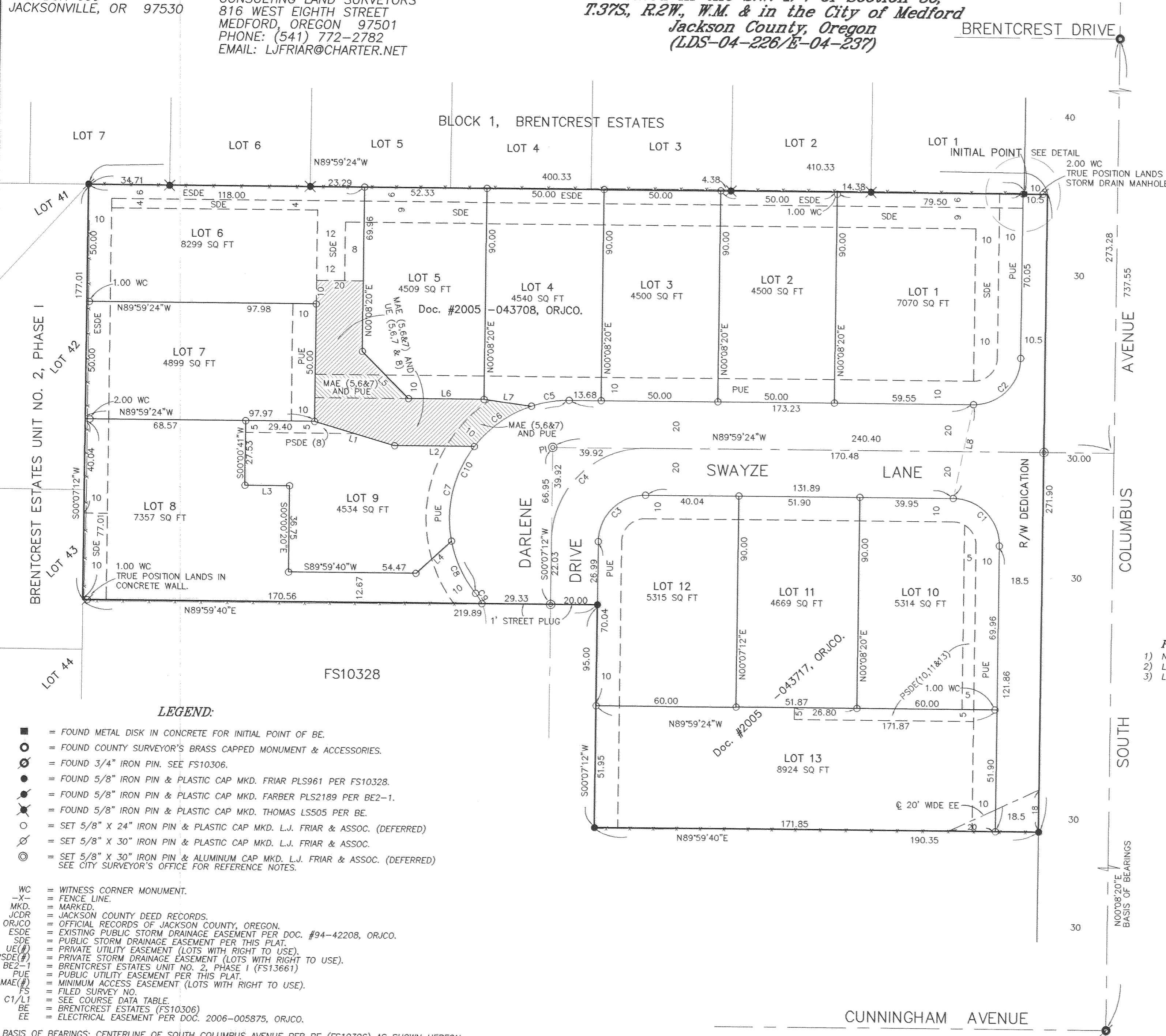
9/13/06 DATE

RECEIVED stamp: DATE 9-13-06 BY [Signature] This survey consists of: 2 sheet(s) Map, 0 page(s) Narrative, JACKSON COUNTY SURVEYOR

SURVEY FOR:
ERIC ARTNER CONSTRUCTION
P.O. BOX 609
JACKSONVILLE, OR 97530

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

SWAYZE SUBDIVISION
Located in the S.W. 1/4 of Section 36,
T.37S, R.2W, W.M. & in the City of Medford
Jackson County, Oregon
(LDS-04-226/E-04-237)



COURSE DATA TABLE

NUM	DELTA	ARC	RADIUS	LONG CHORD
C1	90°07'43"	31.46	20.00	N44°55'32"W 28.32
C2	89°52'15"	31.37	20.00	N45°04'28"W 28.25
C3	89°53'23"	31.38	20.00	S45°03'54"W 28.26
C4	89°53'24"	62.76	40.00	S45°03'54"W 56.51
C5	18°31'16"	16.32	50.48	S80°44'58"W 16.25
C6	34°19'59"	30.25	50.48	S54°19'19"W 29.80
C7	48°27'40"	42.70	50.48	S12°55'29"W 41.44
C8	28°09'09"	24.81	50.48	S25°22'56"E 24.56
C9	14°52'57"	5.19	20.00	N32°01'02"W 5.18
C10	129°28'06"	114.07	50.48	S25°16'33"W 91.31
NUM	BEARING	DISTANCE		
L1	S73°45'57"E	35.79		
L2	S89°59'26"E	34.07		
L3	N89°53'30"W	19.04		
L4	N47°14'52"E	20.49		
L5	N44°55'32"W	28.32		
L6	N89°59'24"W	32.29		
L7	S82°38'39"E	20.45		
L8	N11°34'03"E	40.83		

Planning Commission Notes:
1) NO PARKING IS ALLOWED WITHIN THE MINIMUM ACCESS EASEMENT (MAE).
2) LOTS 4 & 9 SHALL NOT HAVE ACCESS TO THE MINIMUM ACCESS EASEMENT (MAE).
3) LOTS 1 & 10 SHALL NOT HAVE ACCESS TO SOUTH COLUMBUS AVENUE.

- LEGEND:**
- = FOUND METAL DISK IN CONCRETE FOR INITIAL POINT OF BE.
 - = FOUND COUNTY SURVEYOR'S BRASS CAPPED MONUMENT & ACCESSORIES.
 - = FOUND 3/4" IRON PIN. SEE FS10306.
 - = FOUND 5/8" IRON PIN & PLASTIC CAP MKD. FRIAR PLS961 PER FS10328.
 - = FOUND 5/8" IRON PIN & PLASTIC CAP MKD. FARBER PLS2189 PER BE2-1.
 - = FOUND 5/8" IRON PIN & PLASTIC CAP MKD. THOMAS LSS05 PER BE.
 - = SET 5/8" X 24" IRON PIN & PLASTIC CAP MKD. L.J. FRIAR & ASSOC. (DEFERRED)
 - = SET 5/8" X 30" IRON PIN & PLASTIC CAP MKD. L.J. FRIAR & ASSOC.
 - = SET 5/8" X 30" IRON PIN & ALUMINUM CAP MKD. L.J. FRIAR & ASSOC. (DEFERRED) SEE CITY SURVEYOR'S OFFICE FOR REFERENCE NOTES.
 - WC = WITNESS CORNER MONUMENT.
 - X- = FENCE LINE.
 - MKD. = MARKED.
 - JCDR = JACKSON COUNTY DEED RECORDS.
 - ORJCO = OFFICIAL RECORDS OF JACKSON COUNTY, OREGON.
 - ESDE = EXISTING PUBLIC STORM DRAINAGE EASEMENT PER DOC. #94-42208, ORJCO.
 - SDE = PUBLIC STORM DRAINAGE EASEMENT PER THIS PLAT.
 - UE(#)= PRIVATE UTILITY EASEMENT (LOTS WITH RIGHT TO USE).
 - PSDE(#)= PRIVATE STORM DRAINAGE EASEMENT (LOTS WITH RIGHT TO USE).
 - BE2-1 = BRENTCREST ESTATES UNIT NO. 2, PHASE I (FS13661)
 - PUE = PUBLIC UTILITY EASEMENT PER THIS PLAT.
 - MAE(#)= MINIMUM ACCESS EASEMENT (LOTS WITH RIGHT TO USE).
 - FS = FILED SURVEY NO.
 - C1/L1 = SEE COURSE DATA TABLE.
 - BE = BRENTCREST ESTATES (FS10306)
 - EE = ELECTRICAL EASEMENT PER DOC. 2006-005875, ORJCO.

BASIS OF BEARINGS: CENTERLINE OF SOUTH COLUMBUS AVENUE PER BE (FS10306) AS SHOWN HEREON.
DATE: MAY 24, 2006 UNIT OF MEASUREMENT: FEET SCALE: 1" = 30'

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

** RECEIVED **
DATE 4-18-06 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

372W36CB TL'S 11700 & 11800

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

SHEET 2 OF 2
05266FM

