

SHELTER VIEW MEADOWS

Located in Lot 20 of EAGLE POINT MEADOWS and in the East-Half of Section 34, T.35S.,R.1W., W.M., City of Eagle Point, Jackson County, Oregon

July 26, 2007

*** SURVEYOR'S CERTIFICATE ***

I, Bary D. Kaiser, a duly registered professional land surveyor of the State of Oregon, do hereby certify that I have correctly surveyed and marked with proper monuments as provided by law of the tract of land shown on Sheet 2, said plat being a correct representation of the same, and the following is an accurate description of the boundary lines:

Lot Twenty (20) of EAGLE POINT MEADOWS located in the City of Eagle Point, Jackson County, Oregon, according to the official plat thereof, now of record.

Bary D. Kaiser
SURVEYOR

SURVEY FOR:
Future Concepts, LLC
3784 Coleman Creek Road
Medford, OR. 97501

SURVEY BY:
Kaiser Surveying
19754 Highway 62
Eagle Point, OR. 97524

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Bary D. Kaiser
OREGON
JULY 15, 2003
BARY D. KAISER
No. 52923
EXP. 6-30-09

*** DECLARATION ***

Known all men by these presents, that FUTURE CONCEPTS LLC, an Oregon Limited Liability Company hereafter referred to as Declarant, is the owner of the lands hereon described, and has caused the same to be subdivided into Lots, Streets and Alley as shown sheet 2, and the number and size of Lots and 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 streets and alley together with all public utility easements (PUE) as shown on Sheet 2. Declarant does also hereby dedicate to the City of Eagle Point that 20 foot wide stormdrain easement across Lots 9, 10 and 18 as shown on Sheet 2, and does also hereby create for Rogue Valley Sewer Service that 15 foot wide sewer easement across Lot 1 and that 20 foot wide sewer easement across Lots 9, 10 and 18 as shown on Sheet 2. Declarant also hereby creates that 8 foot wide private stormdrain easement across Lots 10, 11 and 12 benefiting Lots 11, 12 and 13 as shown on Sheet 2. Declarant hereby designates said subdivision as SHELTER VIEW MEADOWS.

I, the declarant, hereby grant to the City of Eagle Point in Fee simple the area designated on Sheets 2 as 1-foot street plugs. By approval of this Plat, said City of Eagle Point declares that upon approved dedication of the extension of the affected streets, it will dedicate said street plugs for Public Street purposes.

IN WITNESS WHEREOF, I HAVE SET MY HAND AND SEAL THIS 17 DAY, OF August, 2007.

Mike Sullivan

MIKE SULLIVAN
(Member, FUTURE CONCEPTS LLC, an Oregon Limited Liability Company)

STATE OF OREGON)
COUNTY OF JACKSON)

Personally appeared the above named MIKE SULLIVAN, and acknowledge the foregoing instrument to be his voluntary act and deed and it was signed on behalf of FUTURE CONCEPTS LLC, an Oregon Limited Liability Company.

Subscribed and sworn to before me this 17th day of August, 2007.

(SIGN) Diana Tobin
DIANA TOBIN NOTARY PUBLIC - OREGON
(PRINT) 396435
COMMISSION NO. 9/10/09
MY COMMISSION EXPIRES

WE, PREMIERWEST BANK, the undersigned beneficiary of a certain Trust Deed, dated February 10, 2006, and recorded February 14, 2006, as Instrument No. 2006-007318, Official Records of Jackson County, Oregon, affecting the land described herein, hereby release from the lien of said Trust Deed all property shown hereon as dedicated to the public for public use.

James Eskine
Title: Vice President

Personally appeared the above named JAMES ESKINE, as VP (title), and acknowledged the foregoing instrument to be their voluntary act and deed and it was signed on behalf of PremierWest Bank this 17th day of August, 2007.

Before me:

(SIGN) Diana Tobin
DIANA TOBIN NOTARY PUBLIC - OREGON
(PRINT) 396435
COMMISSION NO. 9/10/09
MY COMMISSION EXPIRES

*** APPROVALS ***

Examined and approved this 8th day of October, 2007.

Robert Roberts
JACKSON COUNTY SURVEYOR

Examined and recommended for approval this 9th day of October, 2007.

Jim Handley
CITY ENGINEER

Examined and approved by the City Administrator/Planning Director of the City of Eagle Point, Jackson County, Oregon. Dated this 10th day of October, 2007.

Danielle Caldwell
CITY ADMINISTRATOR/PLANNING DIRECTOR

Examined and approved as required by O.R.S. 92.100 this 11th day of October, 2007.

Amanda Kirkpatrick, deputy
ASSESSOR, DEPARTMENT OF ASSESSMENT

All taxes, fees, assessments or other charges as required by O.R.S. 92.095 have been paid as of the 11th day of October, 2007.

Carol Swenson, Deputy
TAX COLLECTOR

Approved by Rogue Valley Sewer Service.

Anthony Van ACTING ENG
DISTRICT ENGINEER FOR RVSS

Approved for Recording.

John Deak OCT-11-07
COUNTY COMMISSIONER/ADMINISTRATOR DATE

*** RECORDER'S CERTIFICATE ***

Filed for record, this 11th day of October, 2007, at 3:31 O'clock P m, and recorded in Volume 33 of Plats on page 66 of the Records of Jackson County, Oregon.

By: Kathleen J. Beckett COUNTY CLERK
Carmen D. Helman DEPUTY

*** RECEIVED ***
Date 10-11-07 By KB
This survey consists of:
2 sheet(s) Map
0 page(s) Narrative
JACKSON COUNTY SURVEYOR

I HEREBY CERTIFY THAT THIS IS A PHOTOCOPY OF THE ORIGINAL PLAT
Bary D. Kaiser
SURVEYOR

SHELTER VIEW MEADOWS

19797

I HEREBY CERTIFY THAT THIS IS A PHOTOCOPY OF THE ORIGINAL PLAT

Bary D. Kaiser
SURVEYOR

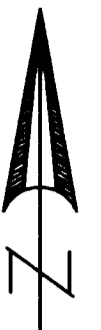
Located in Lot 20 of EAGLE POINT MEADOWS and in the East-Half of Section 34, T.35S.,R.1W., W.M., City of Eagle Point, Jackson County, Oregon

July 26, 2007

SURVEY FOR:
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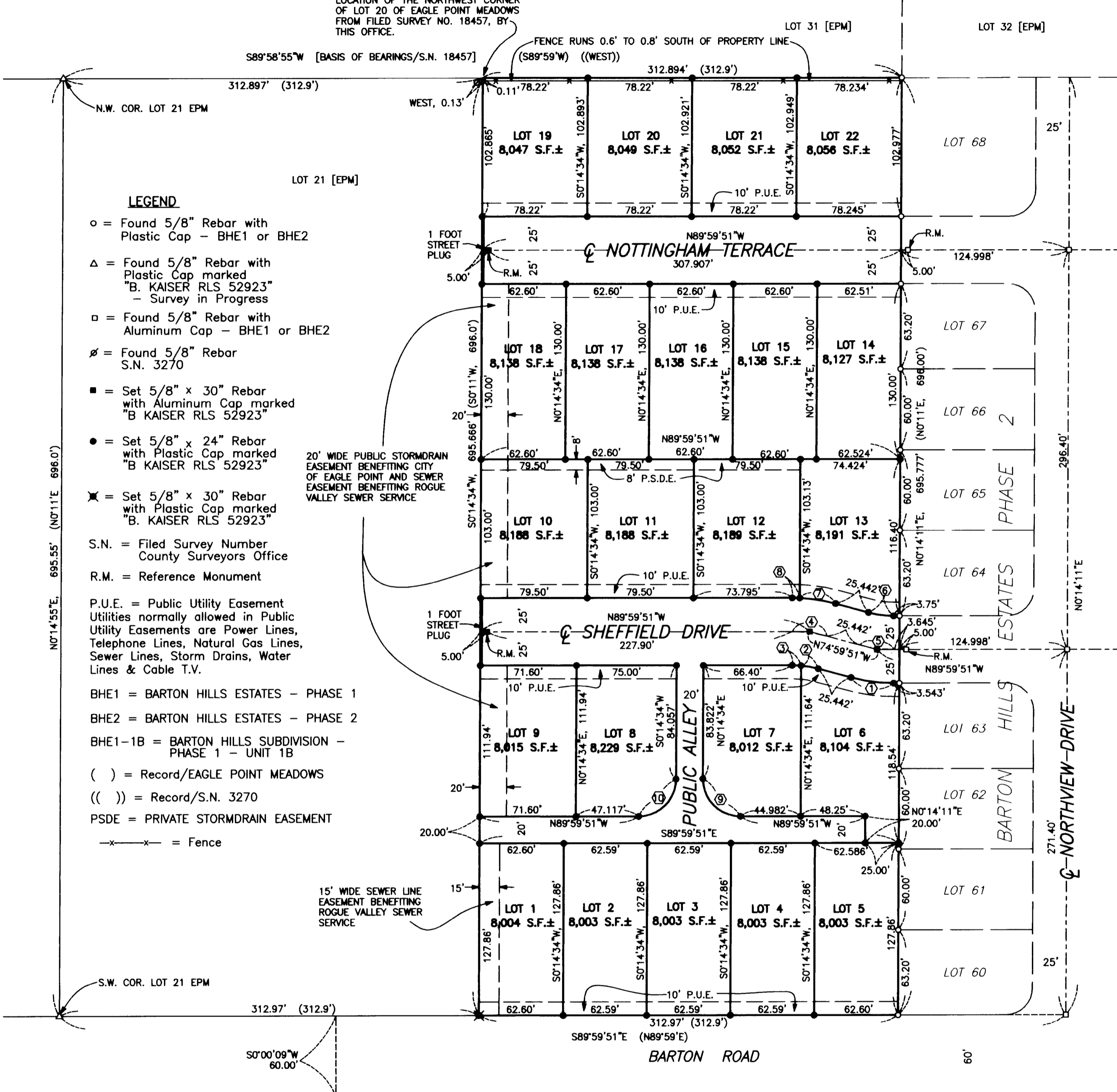
REGISTERED PROFESSIONAL LAND SURVEYOR
Bary D. Kaiser
OREGON JULY 15, 2003
BARY D. KAISER No. 52923
EXP. 6-30-09



SCALE: 1" = 60'

LOCATION OF THE NORTHWEST CORNER OF LOT 20 OF EAGLE POINT MEADOWS FROM FILED SURVEY NO. 18457, BY THIS OFFICE.

- LEGEND**
- = Found 5/8" Rebar with Plastic Cap - BHE1 or BHE2
 - △ = Found 5/8" Rebar with Plastic Cap marked "B. KAISER RLS 52923" - Survey in Progress
 - = Found 5/8" Rebar with Aluminum Cap - BHE1 or BHE2
 - ∅ = Found 5/8" Rebar S.N. 3270
 - = Set 5/8" x 30" Rebar with Aluminum Cap marked "B KAISER RLS 52923"
 - = Set 5/8" x 24" Rebar with Plastic Cap marked "B KAISER RLS 52923"
 - ✕ = Set 5/8" x 30" Rebar with Plastic Cap marked "B. KAISER RLS 52923"
 - S.N. = Filed Survey Number County Surveyors Office
 - R.M. = Reference Monument
 - P.U.E. = Public Utility Easement Utilities normally allowed in Public Utility Easements are Power Lines, Telephone Lines, Natural Gas Lines, Sewer Lines, Storm Drains, Water Lines & Cable T.V.
 - BHE1 = BARTON HILLS ESTATES - PHASE 1
 - BHE2 = BARTON HILLS ESTATES - PHASE 2
 - BHE1-1B = BARTON HILLS SUBDIVISION - PHASE 1 - UNIT 1B
 - () = Record/EAGLE POINT MEADOWS
 - (()) = Record/S.N. 3270
 - PSDE = PRIVATE STORMDRAIN EASEMENT
 - x-x- = Fence



- EASEMENTS SHOWN ON CURRENT TITLE REPORT**
- Irrigation Easements Disclosed in Vol. 240, Page 438 D.R. and Vol. 241, Page 104 D.R. refer to Eagle Point Irrigation District right to maintain and use canals and as part of their water distribution system. All ditches have been removed from subject property.
 - Irrigation Easement referred to in Inst. 85-14391A O.R. pertains to Eagle Point Irrigation Easement to permit the overflow of irrigation and drainage water from Bailey Ditch over subject property granted by then property owner.

CURVE DATA					
Δ	R	L	LC	ℓ	
①	15°00'00"	125.00'	32.725'	S82°29'51"E, 32.632'	
②	9°52'46"	75.00'	12.932'	S79°56'14"E, 12.916'	
③	5°07'14"	75.00'	6.703'	S87°26'14"E, 6.701'	
④	15°00'00"	100.00'	26.18'	N82°29'51"W, 26.105'	13.165'
⑤	15°00'00"	100.00'	26.18'	N82°29'51"W, 26.105'	13.165'
⑥	15°00'00"	75.00'	19.635'	S82°29'51"W, 19.579'	
⑦	12°23'04"	125.00'	27.019'	N81°11'23"W, 26.966'	
⑧	2°36'56"	125.00'	5.706'	N88°41'23"W, 5.706'	
⑨	90°14'25"	28.00'	44.10'	N44°52'39"W, 39.681'	
⑩	89°45'35"	28.00'	43.865'	S45°07'21"W, 39.515'	

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

PURPOSE: Subdivision of tracts described in Inst. No. 2005-050643 O.R.,

PROCEDURE: The outside boundary was located using information from EAGLE POINT MEADOWS as shown on Partition Plat No. P-65-2004 (Filed Survey No. 18457) which used monuments found from Filed Survey Nos. 567 and 3270 and the Plats of BARTON HILLS ESTATES - PHASE 1 and PHASE 2. Barton Road was also located using information from Partition Plat No. P-65-2004. The Lots and Streets were located per the approved Tentative Plat.

RECEIVED
Date 10-11-07 By *BAB*
This survey consists of:
2 sheet(s) Map
0 page(s) Narrative
JACKSON COUNTY SURVEYOR