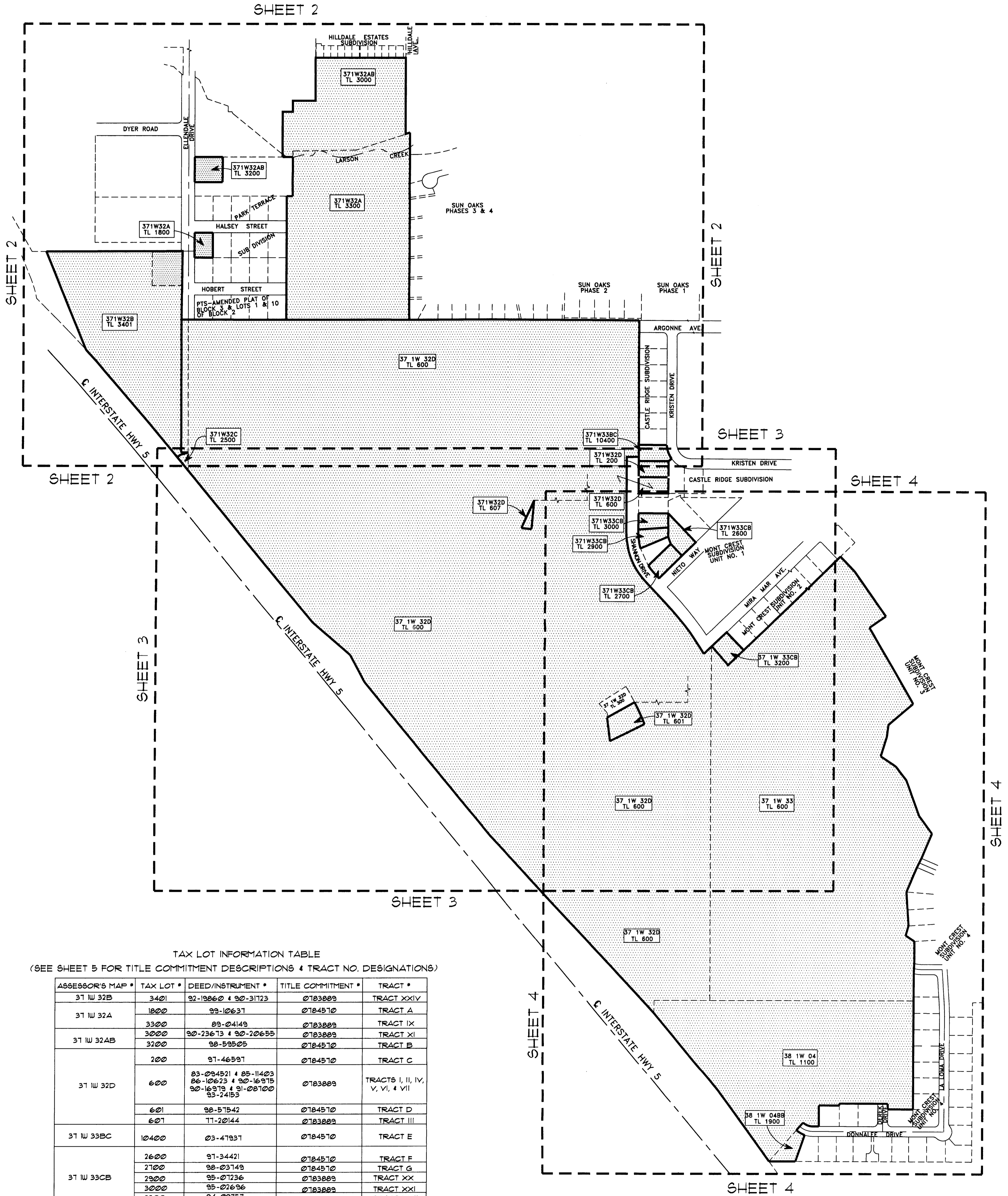


# MAP OF SURVEY FOR ROGUE VALLEY MANOR

LOCATED IN:  
THE NE. 1/4, NW. 1/4 AND SE. 1/4 OF SEC. 32,  
AND IN THE SW. 1/4 AND SE. 1/4 OF SEC. 33,  
T. 37 S., R. 1 W., WILLAMETTE MERIDIAN AND ALSO,  
IN THE NE. 1/4, SEC. 3 AND NW. 1/4 SEC. 4,  
T. 38 S., R. 1 W., WILLAMETTE MERIDIAN,  
CITY OF MEDFORD, JACKSON COUNTY, OREGON



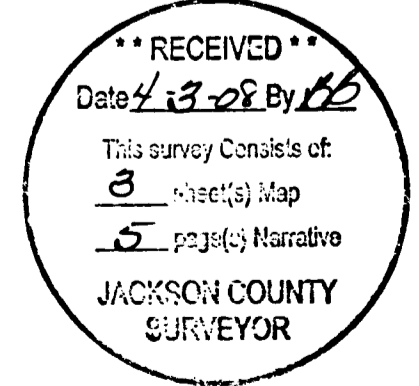
TAX LOT INFORMATION TABLE  
(SEE SHEET 5 FOR TITLE COMMITMENT DESCRIPTIONS & TRACT NO. DESIGNATIONS)

ASSESSOR'S MAP *	TAX LOT *	DEED/INSTRUMENT *	TITLE COMMITMENT *	TRACT *
37 1W 32B	3401	92-19860 & 90-31723	0783889	TRACT XXIV
37 1W 32A	1800	99-10637	0784570	TRACT A
	3300	89-04149	0783889	TRACT IX
37 1W 32AB	3000	90-23673 & 90-20655	0783889	TRACT XI
	3200	98-59505	0784570	TRACT B
37 1W 32D	200	97-46597	0784570	TRACT C
	600	83-094521 & 85-11403 86-10623 & 90-16975 90-16979 & 91-08100 93-24153	0783889	TRACTS I, II, IV, V, VI, & VII
	601	98-57542	0784570	TRACT D
	607	77-20144	0783889	TRACT III
37 1W 33BC	10400	03-47937	0784570	TRACT E
	2600	97-34421	0784570	TRACT F
37 1W 33CB	2700	98-03749	0784570	TRACT G
	2900	95-07236	0783889	TRACT XX
	3000	95-07296	0783889	TRACT XXI
	3200	94-09757	0783889	TRACT XXII
37 1W 33	600	83-09451 & 86-12289 90-09451	0783889	TRACTS I, & VIII
	1100	86-12289 & 90-16979	0783889	TRACTS I, & VIII
38 1W 04	1900	93-39892	0784570	TRACT H
37 1W 32C	2500	91-08700	0783889	TRACT XVII

(SEE SHEET 5 FOR TITLE COMMITMENT DESCRIPTIONS & TRACT NO. DESIGNATIONS)

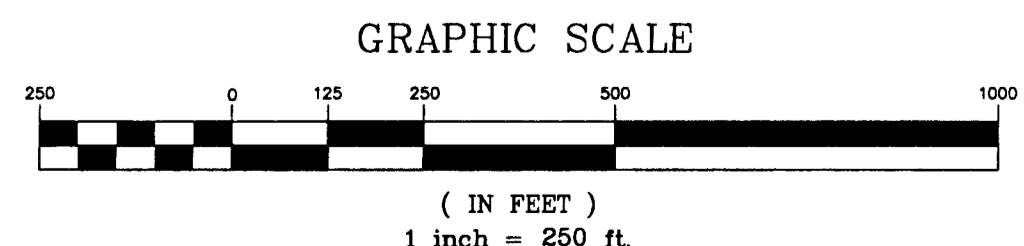
HOFFBUHR & ASSOCIATES, INC.  
880 GOLF VIEW DRIVE, SUITE 201  
MEDFORD, OREGON 97504  
(541) 779-4641

BY: DARRELL L. HUCK PLS No. 2023  
SCALE: 1" = 250' FEBRUARY 5, 2008  
BASIS OF BEARING: SUN OAKS SUBDIVISION  
(EAST LINE OF D.L.C. NO. 50)



**LEGEND**

- [Dashed line] = SHEET BORDERS
- [Hatched area] = ROGUE VALLEY MANOR TAXLOTS
- [Dotted line] = ADJACENT TAXLOTS



REGISTERED  
PROFESSIONAL  
LAND SURVEYOR

Darrell L. Huck

OREGON  
FEBRUARY 4, 1983  
DARRELL L. HUCK  
2023

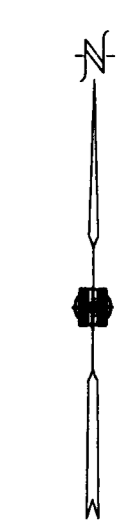
Expires 6/30/09

37 1W 32A TL 3300 & TL 1800  
37 1W 32AB TL 3000 & TL 3200  
37 1W 32B TL 3401  
37 1W 32C TL 2500  
37 1W 32D TL 200, TL 600, TL 601  
37 1W 33BC TL 10400  
37 1W 33CB TL 2600, TL 2700, TL 2900, TL 3000, TL 3200  
37 1W 33 TL 600  
37 1W 33 TL 601  
38 1W 04 TL 1100  
38 1W 04B TL 1900



# MAP OF SURVEY FOR ROGUE VALLEY MANOR

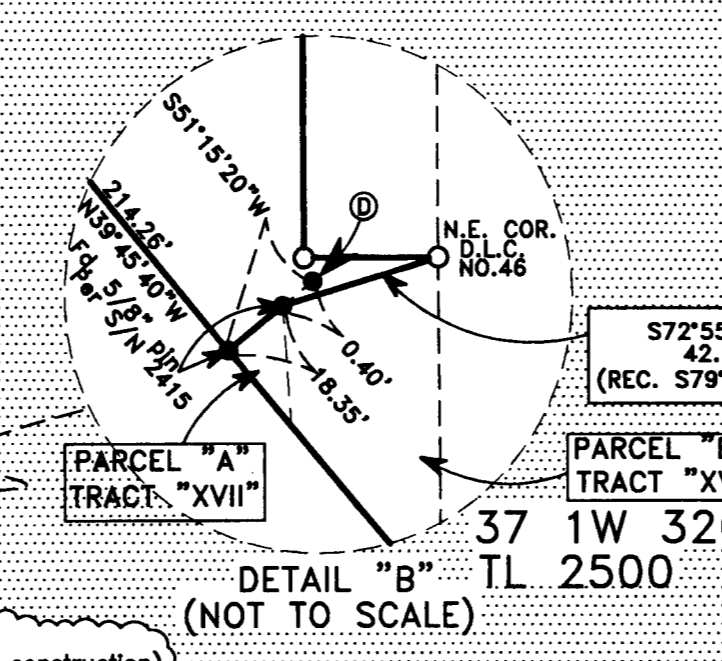
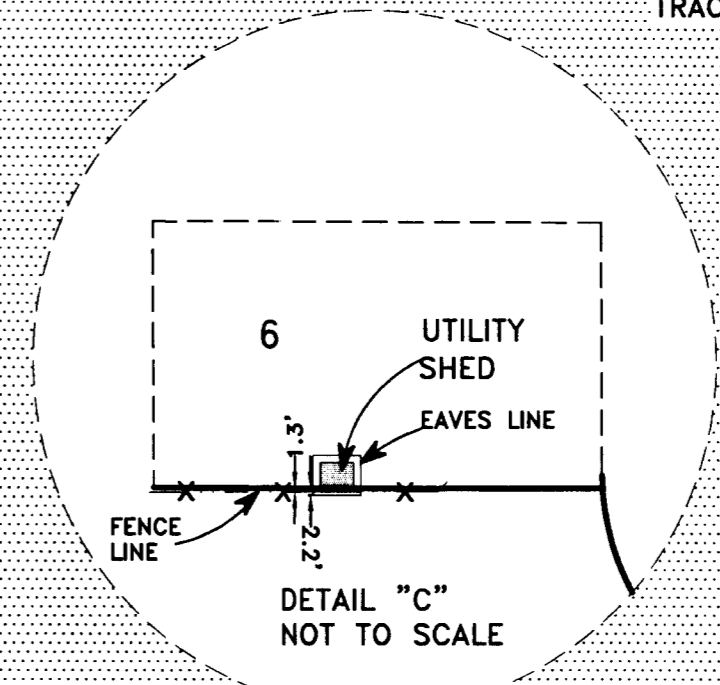
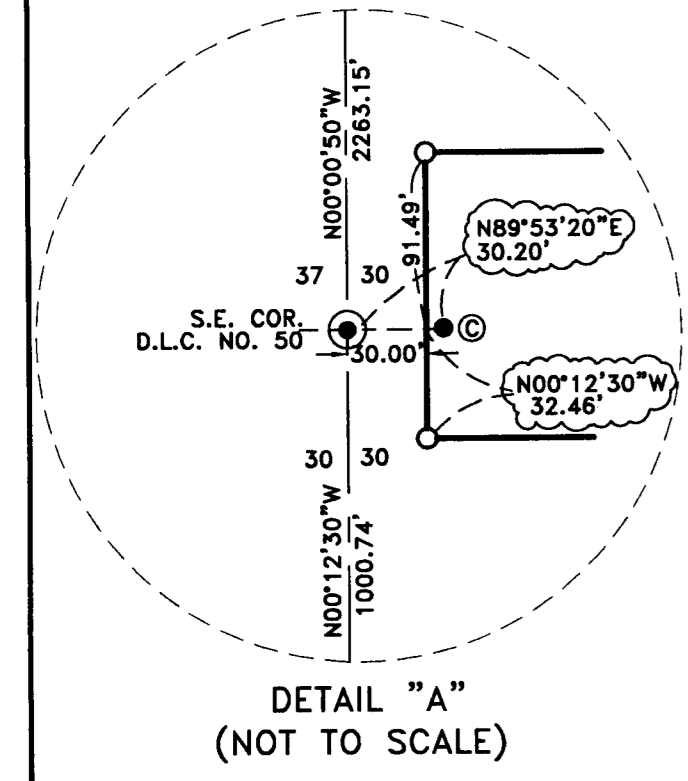
1200 MIRA MAR  
MEDFORD, OREGON 97504  
LOCATED IN:  
THE NE 1/4, NW 1/4 AND SE 1/4 OF SEC. 32,  
AND IN THE SW 1/4 AND SE 1/4 OF SEC. 33,  
T. 37 S., R. 1 W., WILLAMETTE MERIDIAN AND ALSO,  
IN THE NE 1/4, SEC. 5 AND NW 1/4 SEC. 4,  
T. 38 S., R. 1 W., WILLAMETTE MERIDIAN,  
CITY OF MEDFORD, JACKSON COUNTY, OREGON



HOFFBUHR & ASSOCIATES, INC.  
800 GOLF VIEW DRIVE, SUITE 201  
MEDFORD, OREGON 97504  
(541)775-4641  
BY: DARRELL L. HUCK  
SCALE: 1 inch = 100'  
BASIS OF BEARING:  
FLG No. 2023  
FEBRUARY 5, 2007  
SUN OAKS SUBDIVISION  
(EAST LINE OF D.L.C. NO. 50)

RECEIVED  
Date 4-3-08 By [Signature]  
This survey consists of:  
3 - 2' x 2' Map  
0 - page(s) Narrative  
JACKSON COUNTY SURVEYOR

- = Set 5/8"x24" iron reinforcing pin with plastic cap stamped "D. Huck LS 2023".
- ⊗ = Set 5/8"x30" iron reinforcing pin with plastic cap stamped "D. Huck LS 2023".
- = Found monument as noted
- ⊙ = Found brass cap monument
- S/N = SURVEY NUMBER
- O.R. = Official Records, Jackson County, Oregon
- D.R. = Deed Records, Jackson County, Oregon
- Ⓐ = Found 5/8" rebar w/plastic cap mkd. "D.HUCK L.S. 2023" per Survey Number 16011
- Ⓑ = Found 5/8" iron pin per PARK TERRACE and per PARK TERRACE AMENDED PLAT of Block 3 and Lots 1 & 10 of BLK 2
- Ⓒ = Found Brass disc in conc. per PARK TERRACE AMENDED PLAT of Block 3 and Lots 1 & 10 of Block 2
- Ⓓ = Found cam shaft set in concrete for the initial point of EL REY Subdivision as reported in the re-estab notes for the Fifth re-establishment of the N.E. corner of Donation Land Claim No. 46 on file in the office of the Jackson County Surveyor.
- Ⓔ = Found 5/8" iron pin per Castle Ridge Subdivision
- Ⓕ = Found 3/4" iron pin per S/N 5326 & Mont Crest Sub. Unit No. 1
- TRACT = Legal Description per Title Commitment Descriptions set forth on Sheet 5.
- P.O.B. = Point of Beginning
- D.L.C. = Donation Land Claim



REGISTERED PROFESSIONAL LAND SURVEYOR  
Darrell L. Huck  
OREGON FEBRUARY 4, 1981  
DARRELL L. HUCK  
2023  
Expires 6/30/2009

37 W 32A	TL 3300	TL 1000
37 W 32AB	TL 3000	TL 3200
37 W 32C	TL 3401	
37 W 32D	TL 2500	
37 W 32E	TL 2000	TL 600, TL 601
37 W 32F	TL 10400	
37 W 32G	TL 2100, TL 2100, TL 2100, TL 3000, TL 3200	
37 W 32H	TL 1000	
37 W 32I	TL 600	
37 W 32J	TL 1000	
37 W 32K	TL 1500	



# MAP OF SURVEY FOR ROGUE VALLEY MANOR

1200 MIRA MAR  
MEDFORD, OREGON 97504

LOCATED IN:  
THE NE 1/4, NW 1/4 AND SE 1/4 OF SEC. 32,  
AND IN THE SW 1/4 AND SE 1/4 OF SEC. 33,  
T. 37 S., R. 1 W., WILLAMETTE MERIDIAN AND ALSO  
IN THE NE 1/4, SEC. 5 AND NW 1/4 SEC. 4,  
T. 38 S., R. 1 W., WILLAMETTE MERIDIAN,  
CITY OF MEDFORD, JACKSON COUNTY, OREGON

SEE SHEET 2

37 1W 32D  
TL 600  
TRACT "IV"  
INST. NO. 85-11403 O.R.

SEE SHEET 2

KRISTEN DRIVE  
CASTLE RIDGE SUBDIVISION

N.E. COR.  
D.L.C. NO. 48  
(destroyed by construction)

37 1W 32C  
TL 2500  
INST. NO. 91-08700 O.R.  
PARCELS "A" & "B" OF  
TRACT XVII

INTERSTATE HWY 5

HOFFBUHR & ASSOCIATES, INC.  
800 GOLF VIEW DRIVE, SUITE 201  
MEDFORD, OREGON 97504  
(541) 779-4641

BY: DARRELL L. HUCK PLB No. 2023  
SCALE: 1 inch = 100' FEBRUARY 5, 2021  
BASIS OF BEARING: SUN OAKS SUBDIVISION  
(EAST LINE OF D.L.C. NO. 50)

- = Set 5/8"x24" Iron reinforcing pin with plastic cap stamped "D. Huck LS 2023".
- = Found monument as noted
- ⊙ = Found brass cap monument
- O.R. = Official Records, Jackson County, Oregon
- S/N = Survey Number
- ⊕ = Found 5/8" Iron pin per Castle Ridge Sub.
- ⊖ = Found 3/4" Iron pin per S/N 5326 & Montcrest Sub. Unit No. 1
- ⊗ = Found 5/8" Iron pin; origin unknown
- ⊘ = Found 1/2" Iron pin; origin unknown (Bears S 21°50'W 0.30' from calc. cor.)
- ⊙ = Found 3/4" Iron pin per Montcrest Sub. #1 (Bears S 75°32'W 0.29' from calc. cor.)
- ⊚ = Found 1/2" Iron pin; origin unknown (Bears S 41°28'W 0.34' from calc. cor.)
- ⊛ = Found 3/4" Iron pin (disturbed) per Montcrest Sub. #1 (Bears N 52°00'W 0.33' from calc. cor.)
- ⊜ = Found 5/8" Iron pin; origin unknown (Bears S 13°16'W 0.19' from calc. cor.)
- ⊝ = Found 3/4" Iron pin per Montcrest Sub. #2

CURVE TABLE					
NO.	DELTA	RADIUS	ARC	CHORD	CHORD BEARING
C1	33°53'23"	125.00'	73.84'	72.86'	S20°14'22"E
C2	15°38'02"	288.31'	78.67'	78.43'	N07°53'37"W
C3	18°52'45"	288.31'	95.00'	94.57'	N25°09'01"W
C4	08°56'13"	288.31'	44.97'	44.92'	N39°03'30"W
C5	43°27'00"	348.31'	264.14'	257.86'	S21°48'06"E
C6	13°00'27"	1402.40'	318.38'	317.69'	S37°01'23"E
C7	86°13'48"	8.00'	12.04'	10.94'	N02°42'25"E
C8	04°54'10"	1402.40'	120.00'	119.97'	S25°08'10"E

RECEIVED  
Data 4-3-21 By [Signature]  
This survey consists of  
3 sheets of Map  
5 page(s) Narrative  
JACKSON COUNTY  
SURVEYOR

REGISTERED PROFESSIONAL LAND SURVEYOR  
Darrell L. Huck  
OREGON  
FEBRUARY 4, 1983  
DARRELL L. HUCK  
2023  
Expires 6/30/2028

37 1W 32A TL 3300 + TL 1800  
37 1W 32AB TL 3000 + TL 3200  
37 1W 32B TL 3401  
37 1W 32C TL 2500  
37 1W 32D TL 1200 TL 600 TL 601  
37 1W 33BC TL 10400  
37 1W 33CB TL 2600 TL 2700 TL 2800 TL 3000 TL 3200  
37 1W 33 TL 600  
37 1W 34 TL 1000  
37 1W 34B TL 1000

SEE SHEET 4

SHEET 3 OF 5  
(07205\_moa\_3.DWG)



SEE SHEET 3

# MAP OF SURVEY FOR ROGUE VALLEY MANOR

220 MIRA MAR MEDFORD, OREGON 97504

LOCATED IN: THE NE 1/4, NW 1/4 AND SE 1/4 OF SEC. 32, AND IN THE SW 1/4 AND SE 1/4 OF SEC. 33, T. 37 S., R. 1 W., WILLAMETTE MERIDIAN AND ALSO, IN THE NE 1/4, SEC. 5 AND NW 1/4 SEC. 4, T. 38 S., R. 1 W., WILLAMETTE MERIDIAN, CITY OF MEDFORD, JACKSON COUNTY, OREGON

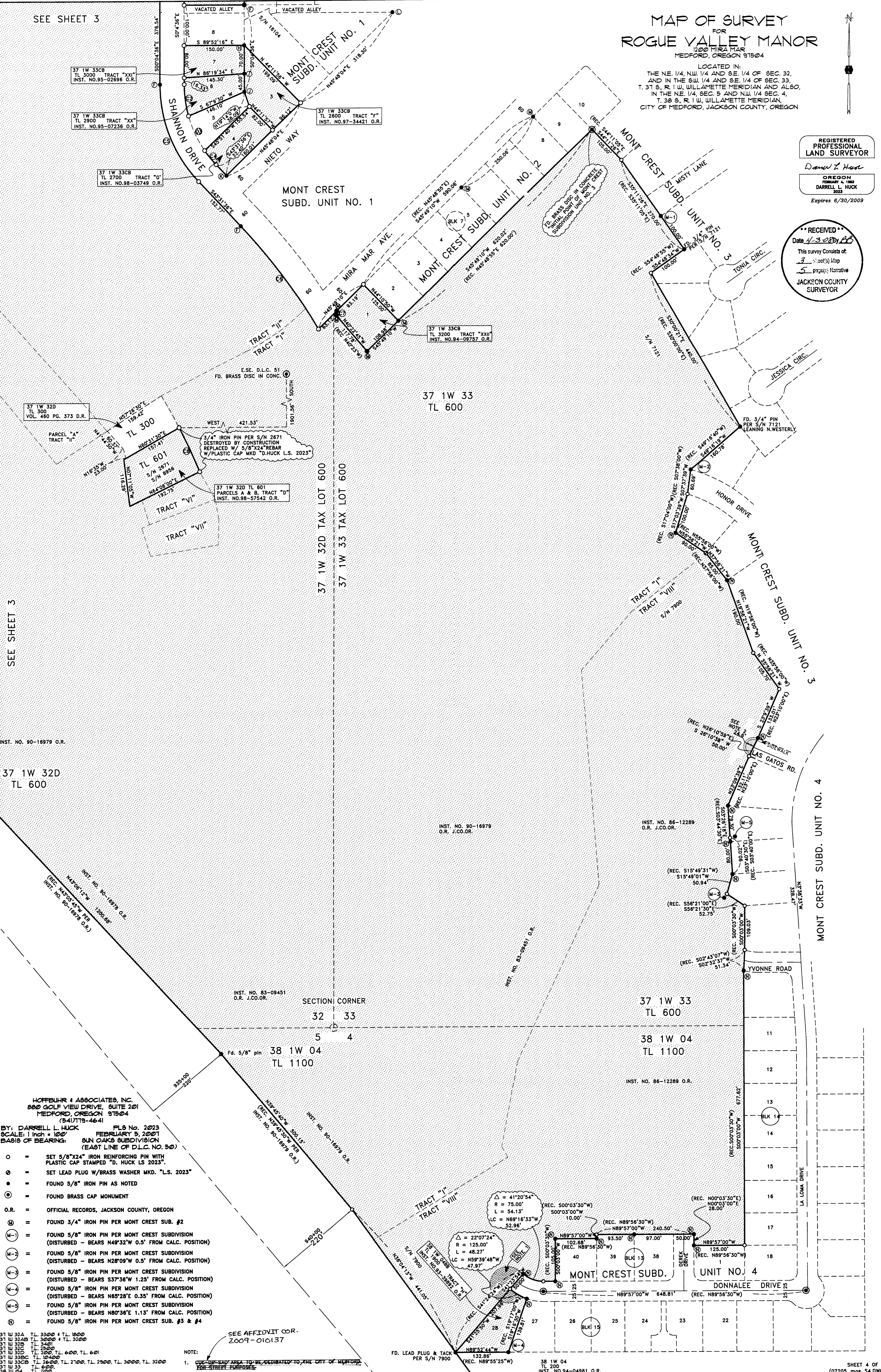
REGISTERED PROFESSIONAL LAND SURVEYOR

*Darrell L. Huck*

OREGON FEBRUARY 4, 1983 DARRELL L. HUCK 2023

Expires 6/30/2009

**\*\* RECEIVED \*\***  
Date 4-30-08 By *BB*  
This survey consists of:  
3 sheet(s) Map  
5 page(s) Narrative  
JACKSON COUNTY SURVEYOR



SEE SHEET 3

37 1W 32D TL 600

37 1W 33 TL 600

37 1W 33 TL 600

38 1W 04 TL 1100

HOFFBUHR & ASSOCIATES, INC.  
800 GOLF VIEW DRIVE, SUITE 201  
MEDFORD, OREGON 97504  
(541) 779-4641

- = SET 5/8"x24" IRON REINFORCING PIN WITH PLASTIC CAP STAMPED "D. HUCK LS 2023"
- = SET LEAD PLUG W/BRASS WASHER MKD. "LS. 2023"
- = FOUND 5/8" IRON PIN AS NOTED
- ⊙ = FOUND BRASS CAP MONUMENT
- O.R. = OFFICIAL RECORDS, JACKSON COUNTY, OREGON
- ⊙ = FOUND 3/4" IRON PIN PER MONT CREST SUB. #2
- ⊙ = FOUND 5/8" IRON PIN PER MONT CREST SUBDIVISION (DISTURBED - BEARS N49°32'W 0.5' FROM CALC. POSITION)
- ⊙ = FOUND 5/8" IRON PIN PER MONT CREST SUBDIVISION (DISTURBED - BEARS N28°09'W 0.5' FROM CALC. POSITION)
- ⊙ = FOUND 5/8" IRON PIN PER MONT CREST SUBDIVISION (DISTURBED - BEARS S37°36'W 1.25' FROM CALC. POSITION)
- ⊙ = FOUND 5/8" IRON PIN PER MONT CREST SUBDIVISION (DISTURBED - BEARS N65°28'E 0.35' FROM CALC. POSITION)
- ⊙ = FOUND 5/8" IRON PIN PER MONT CREST SUBDIVISION (DISTURBED - BEARS N80°36'E 1.13' FROM CALC. POSITION)
- ⊙ = FOUND 5/8" IRON PIN PER MONT CREST SUB. #3 & #4

37 1W 32A TL 3200  
37 1W 32B TL 3200  
37 1W 32C TL 3200  
37 1W 32D TL 2200, TL 600, TL 601  
37 1W 33CB TL 10400  
37 1W 33CD TL 2600, TL 2100, TL 2200, TL 3000, TL 3200  
37 1W 33 TL 600  
37 1W 34 TL 1000  
38 1W 04B TL 1500

NOTE:  
1. CURB OR SIDEWALK AREA TO BE DEDICATED TO THE CITY OF MEDFORD FOR STREET PURPOSES.  
2. AREA OF CONC. SIDEWALK & ASPHALT PAVING





19993

SURVEY NARRATIVE TO COMPLY WITH PARAGRAPH 209.250  
OREGON REVISED STATUTES

FOR: ROGUE VALLEY MANOR  
1200 Mira Mar Ave.  
Medford, Or. 97504

PURPOSE: To survey and monument the boundary of multiple properties of land owned by the Rogue Valley Manor – the specific properties surveyed are identified in the “Tax Lot Information Table” shown on Sheet 1 of the attached Map of Survey.

PROCEDURE: This survey is mapped on 5 sheets and consists of a multiple number of parcels. The various parcels that were surveyed are identified by assessor’s map and tax lot number and further identified with a Tract & parcel number. Sheet 1 of the Map of Survey has a “Tax Lot Information Table” which references the Tax lot number and/or Tract number to deeds of record. The Tract & parcel numbers are from two title commitments prepared by Amerititle for this project and Sheet 5 of this survey is a listing of those tracts and their legal descriptions as provided by Amerititle.

This survey was commenced on the East line of Donation Land Claim No. 50, utilizing the Northeast and Southeast corners of D.L.C. 50 as my basis of bearings. A closed loop control traverse combined with GPS measurements was made around the larger Tax Lot 600 with additional side control traverses run to access those parcels that did not adjoin the main Tax Lot 600.

The property identified as Tax Lot 3200 of Assessor’s map 37 1W 32AB was previously surveyed and monumented per filed survey No. 16011. Monuments from that survey were located and accepted to control the boundary of Tax Lot 3200.

The property identified as Tax Lot 1800 of Assessor’s map 37 1W 32AB is described as Lot 1 of Block 2 of the Amended Plat of Park Terrace Subdivision. Monuments originally set for the subdivision were recovered and accepted to control the location of those corners that were set to replace the missing Lot 1 property corners.

The property identified as Tax Lot 3401 of Assessor’s map 37 1W 32B was previously surveyed and monumented per filed survey No. 2415. Over the past several years, this office has located and tied those monuments from survey No. 2415. A control traverse was run, tying found monuments as shown. Incorporating previous work done by this office, the location of the missing property corners was computed and monuments were set as shown.

The boundaries of the properties identified as Tax Lot 3000 of map 37 1W 32AB and Tax Lot 3300 of map 37 1W 32A have been previously surveyed and monumented per surveys No. 941, 6650, 8343, 16011, 11919, 14392 and by Park Terrace Subdivision, Hilldale Estates Subdivision and Sun Oaks, Phases 3 and 4. Monuments from the above surveys were located



and tied by survey control traverse. The found monuments were accepted and used to compute the location of the missing property corners.

Tax Lot 600 of maps 37 1W 32D and 37 1W 33 is a parcel of land that was created by the consolidation of several previously separate tracts of land. The north boundary of tax lot 600 is controlled by the south line of D.L.C. 51, the south line of Sun Oaks Subdivision and the south line of Park Terrace Subdivision Amended Plat of Block 3. The East-Southeast and the Ell corners of D.L.C. 51 along with the southwest corner of Sun Oaks, Phases 3 & 4 was located and tied. The southeast corner of Park Terrace Amended Subdivision had been located during previous work in this area and was replaced according to our ties and computations.

The easterly and southeasterly boundaries of Tax Lot 600 has been monumented and is controlled by Castle Ridge Subdivision and by Mont Crest Subdivision, Units 1 thru 4. Monuments from these subdivisions were located and accepted to control the replacement of the missing boundary corners that are situated along these subdivision boundaries.

The southwesterly boundary of Tax Lot 600 is the northerly right-of-way line of Interstate Highway I-5. The right-of-way has been previously surveyed and monumented per Oregon Department Of Transportation & filed surveys No. 2415, 3673 and 7900. Monuments per these surveys were recovered and held to control the I-5 right-of-way.

The property identified as Tax Lot 607 of map 37 1W 32D is remnant left from other consolidated tracts and is described in Instrument No. 77-20144 of the official records of Jackson County, Oregon. This tract was monumented according to deed record.

The property identified as Tax Lot 601 of map 37 1W 32D was previously surveyed and monumented per filed surveys No. 2671 and 8956. This area is currently subject to extensive construction. The boundary monuments were located and tied prior to construction and the northeast and southeast corners were replace for this survey. The area around the west line of this tract is still under construction.

The property identified as Tax Lot 10400 of map 37 1W 33BC is Lot 5 of Castle Ridge Subdivision. Monuments per Castle Ridge were located and accepted for the Lot 5 boundary.

The properties identified as Tax Lots 200 and 600 of map 37 1W 32D were previously monumented per survey No. 5326. Monuments per this survey No. 5326 were located and accepted to control the location of the monuments set.

The properties identified as Tax Lots 2600, 2700, 2900 and 3000 of map 31 1W 33CB are Lots 3, 4, 6 and 7 of Mont Crest Subdivision, Unit No. 1. Monuments from Montcrest Subd. Unit 1 were located and accepted to control the location of the missing lot corners that were replaced by this survey.

The property identified as Tax Lot 3200 of map 37 1W 33CB is Lot 1 of Mont Crest Subdivision, Unit No. 2. Monuments from Unit 2 were located and accepted to control the location of the monument set for the northeast corner of Lot 1.

1993

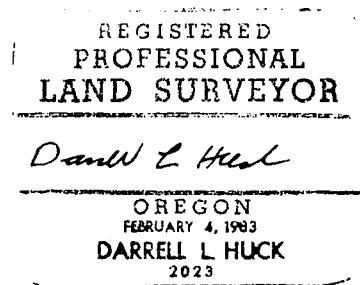
The property identified as Tax Lot 1900 of map 38 1 W 04BB is Lot 28 of Mont Crest Subdivision, Unit No. 4. Monuments from Unit 4 were located and accepted to control the location of the monument set for the northwest corner of Lot 28.

Several years ago, the Rogue Valley Manor built the cul-de-sac at the west end of Donnalee Drive, in conjunction with improvements that were built on the Manor property. It was intended at that time, that the cul-de-sac would be dedicated to the public for street purposes. That process was not completed, so the Manor is now in the process of completing that dedication.

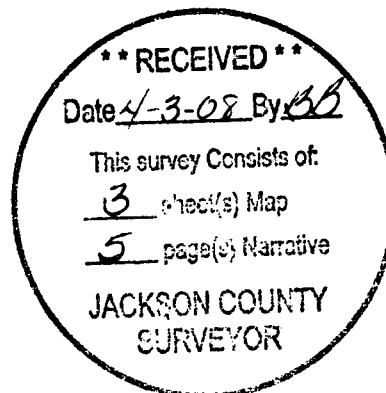
Equipment Used: Trimble S-6 Robotic Instrument & Trimble GPS equipment

BASIS OF BEARING: the East line of D.L.C. 50 as referenced on SUN OAKS SUBDIVISION, PHASES 3 & 4

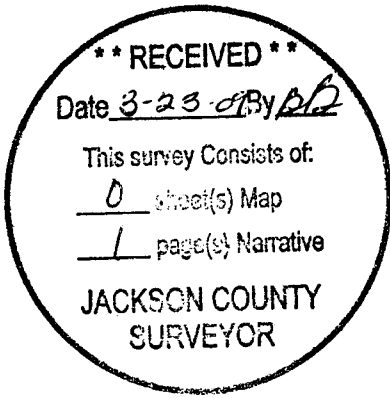
DATE: February 5, 2008



Darrell L. Huck  
L.S. 2023 -Oregon  
Renews 06/30/09  
Hoffbuhr & Associates, Inc.  
880 Golfview Dr. Ste 201  
Medford, Or. 97504







Jackson County Official Records 2009-010137  
R-ACO 03/23/2009 09:58:46 AM  
Cnt=1 Stn=10 ALONZORIM  
\$5.00 \$5.00 \$5.00 \$11.00 \$30.00 Total:\$56.00



I, Christine Walker, County Clerk for Jackson County, Oregon, certify that the instrument identified herein was recorded in the Clerk records.  
Christine Walker - County Clerk

AFFIDAVIT OF CORRECTION  
pursuant to O.R.S. 209.255

19993

I, Darrell L. Huck, P.L.S. No. 2023, am the surveyor who surveyed the property depicted and filed April 3, 2008 as survey no. 19993 in the office of the Jackson County Surveyor.

The following correction to said survey is as follows:

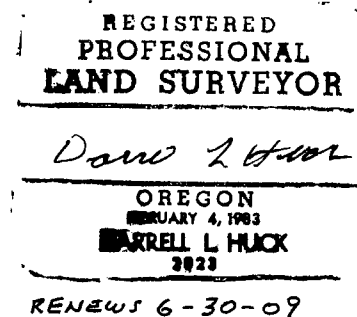
On sheet 4 of filed survey No. 19993 and regarding Note 1, (area to be dedicated);

“Note 1” referring to “cul-de-sac area to be dedicated to the City of Medford for Street purposes” was erroneously placed on the map of survey. NO street dedication is planned at this time.

DATE: 3-20-09

*Darrell L. Huck*

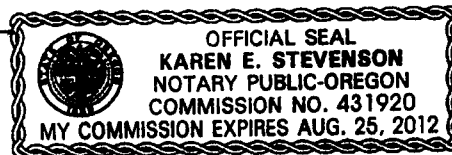
Darrell L. Huck L.S. 2023



STATE OF OREGON )  
County of Jackson )ss.

Personally appeared the above named Darrell L. Huck, a Registered Professional Land Surveyor, and acknowledged the foregoing instrument to be his voluntary act and deed.

Before me: *[Signature]*  
Notary



I, Kerry K. Bradshaw, Jackson County Surveyor, do hereby certify that I have examined this Affidavit of Correction and that the changes are permitted in accordance with Chapter 209, Paragraph 255, Oregon Revised Statutes.

DATE: 03-20-09

*Kerry K. Bradshaw*  
Jackson County Surveyor