

(APPROVALS:)

ASHLAND PLANNING DEPARTMENT PA 2007-01398 / PROPERTY LINE ADJUSTMENT 4/8, 2008 DATE

EXAMINED AND APPROVED THIS 4th DAY OF April, 2008

Jane Holden CITY SURVEYOR

DECLARATION:

KNOW ALL PERSONS BY THESE PRESENTS, THAT HAVURAH FRIENDS INVESTMENT GROUP, LLC, AN OREGON LIMITED LIABILITY COMPANY, AND NANCY SPENCER TRUST, NO. NSP-1, ARE THE OWNERS OF THE LANDS HEREON DESCRIBED, AND HAVE PARTITIONED THE SAME INTO PARCELS SHOWN HEREON, AND THAT THE SIZE OF THE PARCELS AND THE LENGTHS OF ALL LINES ARE PLAINLY SET FORTH AND THAT THIS PLAT IS A CORRECT REPRESENTATION OF THE PARTITION.

Larry E. Medinger

LARRY E. MEDINGER, MANAGING MEMBER HAVURAH FRIENDS INVESTMENT GROUP, LLC, AN OREGON LIMITED LIABILITY COMPANY

ACKNOWLEDGEMENT

STATE OF OREGON ) JACKSON COUNTY ) SS

PERSONALLY APPEARED THE ABOVE NAMED LARRY E. MEDINGER, AS MANAGING MEMBER ON AUTHORITY OF HAVURAH FRIENDS INVESTMENT GROUP, LLC, AN OREGON LIMITED LIABILITY COMPANY, ON THIS 24 DAY OF MARCH, 2008 AND ACKNOWLEDGED THE FORGOING TO BE HIS VOLUNTARY ACT AND DEED.

NOTARY SIGNATURE Jamie G. Miller

NOTARY PUBLIC - OREGON Laurie A. Miller

COMMISSION NO. 412791

MY COMMISSION EXPIRES Jan. 20, 2011

Nancy S. Spencer

NANCY S. SPENCER, TRUSTEE NANCY SPENCER TRUST, No. NSP-1

ACKNOWLEDGEMENT

STATE OF OREGON ) JACKSON COUNTY ) SS

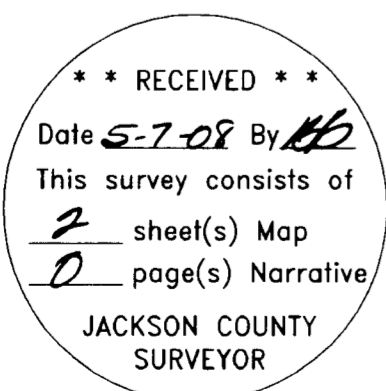
PERSONALLY APPEARED THE ABOVE NAMED NANCY SPENCER, AS TRUSTEE ON AUTHORITY OF THE NANCY SPENCER TRUST, No. NSP-1, ON THIS 2 DAY OF April, 2008 AND ACKNOWLEDGED THE FORGOING TO BE HER VOLUNTARY ACT AND DEED.

NOTARY SIGNATURE Jamie G. Miller

NOTARY PUBLIC - OREGON Laurie A. Miller

COMMISSION NO. 412791

MY COMMISSION EXPIRES Jan. 20, 2011



PROPERTY LINE ADJUSTMENT PARTITION PLAT NO. P - 31 - 2008

LYING SITUATE IN NORTHEAST QUARTER OF SECTION 9, TOWNSHIP 39 SOUTH, RANGE 1 EAST, WILLAMETTE MERIDIAN CITY OF ASHLAND, JACKSON COUNTY, OREGON

FOR HAVURAH FRIENDS INVESTMENT GROUP, LLC & NANCY SPENCER TRUST 167 North Mountain Avenue Ashland, Oregon 97520

SURVEYOR'S CERTIFICATE

I, SHAWN KAMPMANN, DULY REGISTERED PROFESSIONAL LAND SURVEYOR OF THE STATE OF OREGON, DO HEREBY CERTIFY THAT I HAVE CORRECTLY SURVEYED AND MARKED WITH THE PROPER MONUMENTS AS PROVIDED BY LAW, THE TRACT OF LAND HEREON SHOWN, THIS SAID PLAT BEING A CORRECT REPRESENTATION OF THE SAME, AND THE FOLLOWING IS AN ACCURATE DESCRIPTION OF THE BOUNDARY LINES.

BEGINNING AT A 5/8 INCH IRON PIN AT THE INTERSECTION OF THE WEST LINE OF MOUNTAIN AVENUE IN THE CITY OF ASHLAND, OREGON, WITH THE NORTHEASTERLY RIGHT-OF-WAY LINE OF THE CENTRAL OREGON & PACIFIC RAILROAD (FORMERLY SOUTHERN PACIFIC COMPANY), DESCRIBED WITHIN VOLUME 13, PAGE 797 OF THE DEED RECORDS OF JACKSON COUNTY, OREGON, ALSO BEING ALONG THE SOUTHWESTERLY LINE OF THAT TRACT OF LAND DESCRIBED WITHIN VOLUME 370, PAGE 277 OF THE DEED RECORDS OF SAID COUNTY, LYING SITUATE WITHIN THE NORTHEAST QUARTER OF SECTION 9, WITHIN TOWNSHIP 39 SOUTH, RANGE 1 EAST OF THE WILLAMETTE MERIDIAN; THENCE NORTH 61° 08' 11" WEST, ALONG SAID NORTHEASTERLY LINE, 642.35 FEET (DEED RECORD NORTH 61° 09' WEST) TO A 5/8 INCH IRON PIN AT THE MOST WESTERLY CORNER OF SAID TRACT DESCRIBED WITHIN VOLUME 370, PAGE 277; THENCE SOUTH 89° 47' 26" EAST, 139.87 FEET (DEED RECORD SOUTH 89° 49' EAST, 139.87 FEET) TO A 5/8 INCH IRON PIN AT THE NORTHEAST CORNER OF SAID TRACT; THENCE SOUTH 54° 46' 57" EAST, ALONG THE NORTHEASTERLY LINE OF SAID TRACT, 243.86 FEET TO A 5/8 INCH IRON PIN AT THE MOST WESTERLY CORNER OF THAT TRACT OF LAND DESCRIBED WITHIN INSTRUMENT NO. 95-07753 OF THE OFFICIAL RECORDS OF SAID COUNTY (DEED RECORD SOUTH 54° 47' 25" EAST); THENCE SOUTH 89° 50' 01" EAST, ALONG THE NORTH LINE OF SAID TRACT, 224.07 FEET TO THE NORTHEAST CORNER OF SAID DESCRIBED TRACT, FROM WHICH A 5/8 INCH IRON PIN BEARS NORTH 89° 50' 01" WEST, 0.15 FEET; THENCE SOUTH 00° 12' 34" WEST, ALONG THE WEST LINE OF SAID MOUNTAIN AVENUE, 168.29 FEET TO THE INITIAL POINT OF BEGINNING.

SURVEY NOTES:

THE FOLLOWING ENCUMBRANCES ARE EITHER BLANKET IN NATURE, OR OTHERWISE INSUFFICIENTLY DESCRIBED, AND THEREFORE ARE NOT SHOWN GRAPHICALLY ON THIS PLAT:

- WATER RIGHTS, TIMBER RIGHTS AND MINERAL RIGHTS, SUBJECT TO THE TERMS AND PROVISIONS THEREOF, RESERVED BY SOUTHERN PACIFIC TRANSPORTATION COMPANY, A DELAWARE CORPORATION, IN DEED RECORDED JANUARY 3, 1995, AS INSTRUMENT NO. 95-00050 OF THE OFFICIAL RECORDS OF JACKSON COUNTY, OREGON.
RESERVATIONS AND EASEMENT, AS SET OUT IN DEED FROM SOUTHERN PACIFIC TRANSPORTATION COMPANY, A DELAWARE CORPORATION, RECORDED JANUARY 3, 1995, AS INSTRUMENT NO. 95-00050 OF THE OFFICIAL RECORDS OF JACKSON COUNTY, OREGON.
RIGHT, TITLE AND INTEREST OF THE CENTRAL OREGON AND PACIFIC RAILROAD COMPANY IN AND TO THAT PORTION OF SUBJECT PROPERTY LYING WITHIN 100.0 FEET OF THE RAILROAD CENTERLINE WHICH MAY BE SUBJECT TO THE ACT OF CONGRESS, DATED JULY 25, 1866.

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

Shawn Kampmann SURVEYOR

RECORDING:

FILED FOR RECORD THIS 7th DAY OF May, 2008 AT 2:42 O'CLOCK P.M. AND RECORDED AS PARTITION PLAT NO. P - 31 - 2008 OF THE RECORDS OF PARTITION PLATS IN JACKSON COUNTY, OREGON, INDEX VOLUME 19, PAGE 31.

Christina D. Walker County Clerk, Tonya S. Morgan Deputy

COUNTY SURVEYOR FILE NO. 20022

TAX STATEMENT APPROVAL:

ALL TAXES, FEES, ASSESSMENTS, OR OTHER CHARGES AS REQUIRED BY O.R.S. 92.095 HAVE BEEN PAID AS OF APRIL 9, 2008.

Cave Juenson, Deputy 5-7-08 TAX COLLECTOR DATE

William Johnson, Deputy 4-9-2008 ASSESSOR DATE

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

PURPOSE: TO SURVEY AND MONUMENT A PROPERTY LINE ADJUSTMENT BETWEEN THAT TRACT OF LAND DESCRIBED WITHIN INSTRUMENT NO. 1995-07753 AND TRACT "A" OF THAT PARCEL OF LAND DESCRIBED WITHIN INSTRUMENT NO. 2007-009731 OF THE OFFICIAL RECORDS OF JACKSON COUNTY, OREGON, LYING SITUATE WITHIN THE NORTHEAST QUARTER OF SECTION 9, TOWNSHIP 39 SOUTH, RANGE 1 EAST OF THE WILLAMETTE MERIDIAN IN JACKSON COUNTY, OREGON.
PROCEDURE: UTILIZING AN ELECTRONIC LEICA TCRA 1203 ROBOTIC TOTAL STATION WITH RANGING PRISMS, IN CONJUNCTION WITH SURVEY CONTROL PREVIOUSLY ESTABLISHED BY THIS OFFICE DURING THE PERFORMANCE OF SURVEY NO. 19905, I SURVEY THE LAND AS SHOWN HEREON. THE RIGHT OF WAY OF NORTH MOUNTAIN AVENUE AND THE RIGHT OF WAY OF THE CENTRAL OREGON & PACIFIC RAILROAD (FORMERLY SOUTHERN PACIFIC COMPANY), ALONG WITH THE REMAINING BOUNDARIES OF THE SUBJECT PROPERTIES, WERE PREVIOUSLY DETERMINED BY SAID SURVEY NO. 19905. THE PROPERTY LINE ADJUSTMENT WAS DONE IN ACCORDANCE TO THE LANDOWNER'S DIRECTION AND APPROVED BY THE CITY OF ASHLAND PLANNING COMMISSION FOR FILE NO. PA-2007-01398, FOR THE PURPOSE OF A PROPOSED SUBDIVISION, AND MONUMENTED AS SHOWN.

REGISTERED PROFESSIONAL LAND SURVEYOR

Shawn Kampmann

OREGON JULY 14, 1998 SHAWN KAMPMANN 2883 LS

RENEWAL DATE: 6/30/2009

SURVEYED BY:

POLARIS LAND SURVEYING LLC P.O. BOX 459 ASHLAND, OREGON 97520 (541) 482-5009

DATE: FEBRUARY 8, 2008 PROJECT NO. 300-05

# PROPERTY LINE ADJUSTMENT PARTITION PLAT NO. P-31-2008

LYING SITUATE IN  
NORTHEAST QUARTER OF SECTION 9,  
TOWNSHIP 39 SOUTH, RANGE 1 EAST, WILLAMETTE MERIDIAN  
CITY OF ASHLAND, JACKSON COUNTY, OREGON

FOR  
**HAVURAH FRIENDS INVESTMENT GROUP, LLC  
& NANCY SPENCER**

167 North Mountain Avenue  
Ashland, Oregon 97520

### LEGEND

- ⊗ 1-1/4" IRON PIPE w/ 2-1/2" BRASS CAP, 6" DEEP IN GRAVEL SURFACE, PER S/N 8486, 13679, 14389 & 17680 (RECORD)
- ⊕ 1" GALVANIZED IRON PIPE w/ 3" CITY OF ASHLAND BRASS CAP IN MONUMENT WELL PER S/N 13679 (RECORD)
- ⊙ 2 1/2" BRASS CAP IN MONUMENT WELL STAMPED "CITY OF ASHLAND, 1993, LS-759" PER S/N 13679 (RECORD)
- 5/8"x 30" IRON PIN w/ PLASTIC CAP MARKED "SWAIN LS-759" PER S/N 5939 (RECOVERED)
- ⊕ 5/8"x 30" IRON PIN w/ 2" ALUMINUM CAP MARKED "INITIAL POINT" "KAMPMANN PLS 2883" PER S/N 19905 (RECORD)
- ⊙ 5/8" IRON PIN w/ ORANGE PLASTIC CAP MARKED "KAMPMANN PLS 2883" PER S/N 19905 (RECORD)
- ⊕ 5/8"x 30" IRON PIN w/ 2" ALUMINUM CAP MARKED "INITIAL POINT" "KAMPMANN PLS 2883" PER MONUMENT DETAIL (ESTABLISHED)
- ⊙ 5/8"x 30" IRON PIN w/ ORANGE PLASTIC CAP MARKED "KAMPMANN PLS 2883" (ESTABLISHED)
- ⊕ 5/8"x 24" IRON PIN w/ ORANGE PLASTIC CAP MARKED "KAMPMANN PLS 2883" (ESTABLISHED)
- — — — — PROPERTY LINE
- — — — — ADJUSTED PROPERTY LINE
- — — — — BOUNDARY LINE
- — — — — DEED BOUNDARY LINE
- — — — — CENTERLINE
- x-x-x-x- FENCELINE
- O.R. OFFICIAL RECORDS, JACKSON COUNTY CLERK
- D.R. DEED RECORD, VOLUME & PAGE, JACKSON COUNTY CLERK
- W.C. WITNESS CORNER REFERENCE MONUMENT, AS DESCRIBED
- D.L.C. DONATION LAND CLAIM
- S/N SURVEY FILE NUMBER, JACKSON COUNTY SURVEYOR
- SQ. FT. SQUARE FOOTAGE
- [ ] DEED RECORD DATA PER O.R. 2007-009731 & D.R. 370/277
- ( ) SURVEY RECORD DATA PER S/N 5939 (SWAIN)

### BASIS OF BEARING

TRUE MERIDIAN AT N-S CENTERLINE OF SECTION 9 AS DERIVED FROM THE N.O.A.A. NET ESTABLISHED IN 1968 AND ON FILE IN THE OFFICE OF THE JACKSON COUNTY SURVEYOR. THE REFERENCE BEARING FOR THIS SURVEY IS THE EAST LINE OF DONATION LAND CLAIM NO. 42, HAVING A RECORD PLAT BEARING OF NORTH 00°07'01" WEST, AS REFERENCED ON SURVEY NO. 14389 & 16528, ON FILE IN THE OFFICE OF THE JACKSON COUNTY SURVEYOR.

REGISTERED  
PROFESSIONAL  
LAND SURVEYOR

*Shawn Kampmann*

OREGON  
JULY 14, 1998  
SHAWN KAMPMANN  
2885 LS

RENEWAL DATE: 6/30/2009

SURVEYED BY:  
**POLARIS LAND SURVEYING LLC**  
P.O. BOX 459  
ASHLAND, OREGON 97520  
(541) 482-5009

DATE: FEBRUARY 8, 2008  
PROJECT NO. 300-05

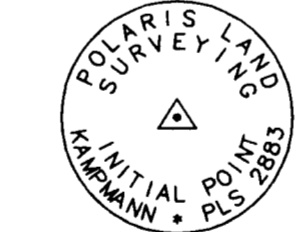
I HEREBY CERTIFY THAT THIS PLAT IS AN EXACT COPY OF THE ORIGINAL.

*Shawn Kampmann*  
SURVEYOR

\*\* RECEIVED \*\*  
Date 5-7-08 By AB  
This survey consists of  
2 sheet(s) Map  
0 page(s) Narrative  
JACKSON COUNTY  
SURVEYOR

SCALE: 1" = 50'

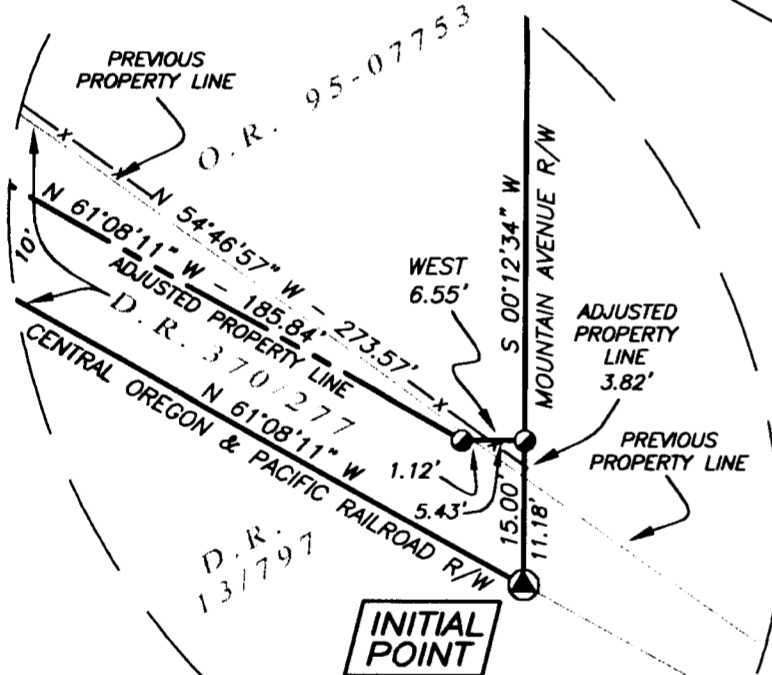
DETAIL  
SCALE: 1" = 20'



MONUMENT DETAIL  
2" ALUMINUM CAP ON  
5/8"x 30" IRON PIN

" B "  
S T R E E T

CITY OF ASHLAND  
T39S R1E  
DLC 41  
DLC 42 | DLC 43  
1993  
LS 759  
SURVEY MARKER



T39S R1E  
SE  
42  
D.L.C.  
C.S.  
1988