

MAP OF SURVEY

A Property Line Adjustment located within a portion of Lots 18, 19 and 21 of the Fair Oaks Orchard Tracts, being in the Southwest One-quarter of Section 27, Township 37 South, Range 1 West of the Willamette Meridian, in the City of Medford, Jackson County, Oregon.

NOTES:

Pursuant to a Public Records Report, as prepared by LandAmerica Lawyers Title, the subject properties herein may be subject to the following matters of record:

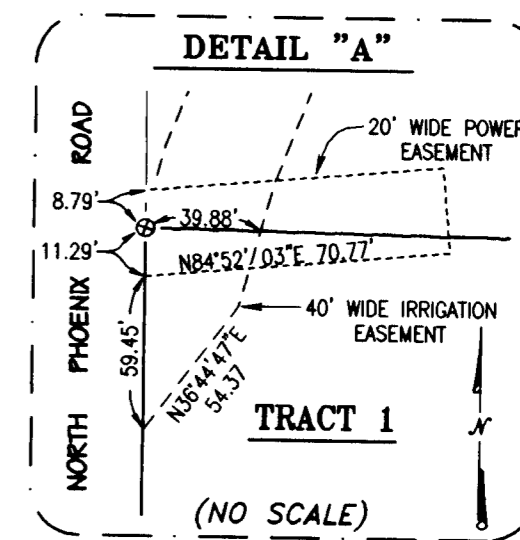
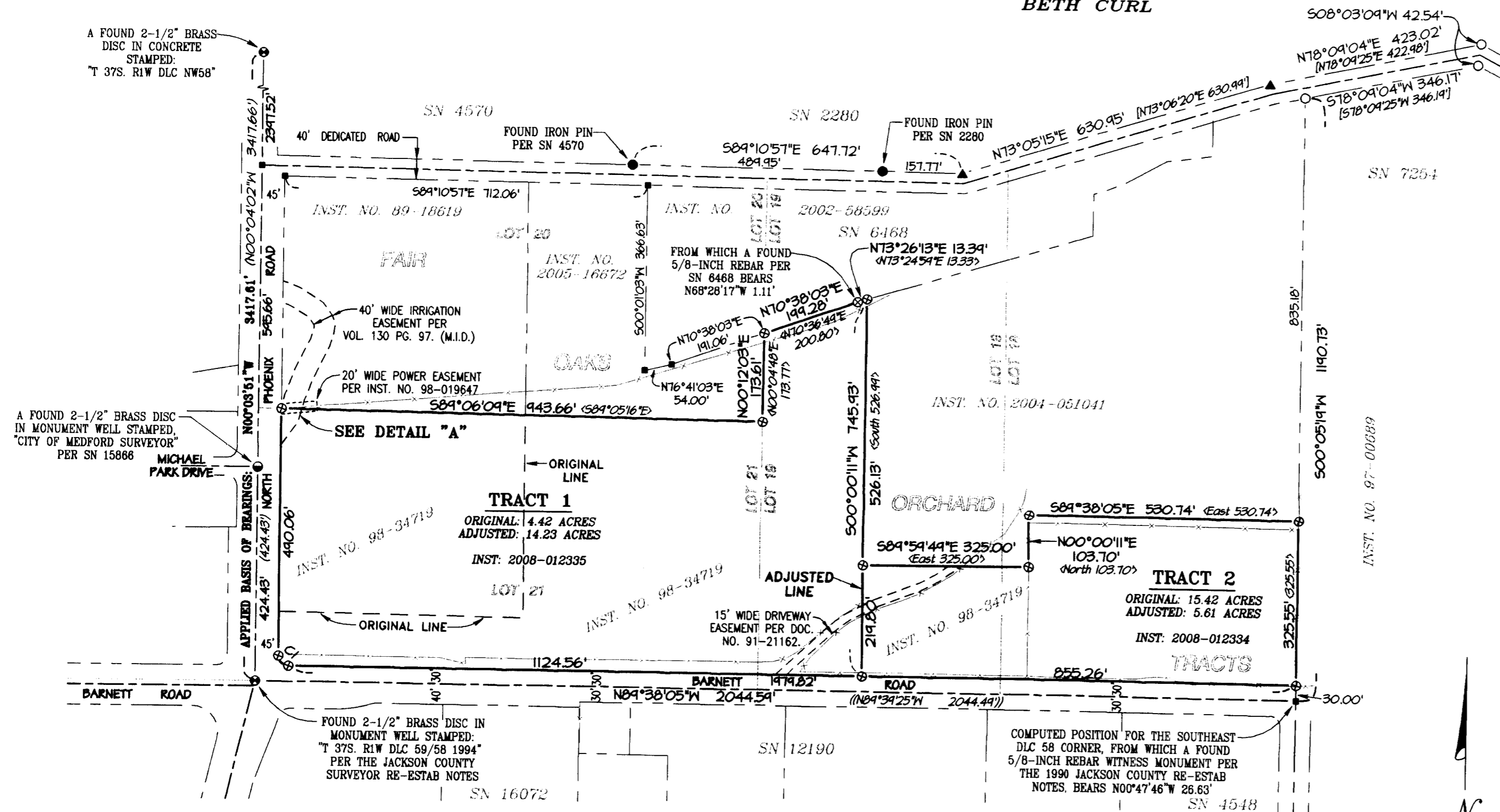
- (A) Regulations, levies, liens assessments, rights of way and easements for ditches and canals of the Talent Irrigation District.
- (B) Regulations, levies, liens assessments, rights of way and easements for ditches and canals of the Medford Irrigation District.
- (C) An easement created by instrument, including the terms and provisions thereof, recorded as Volume 207, Page 219, and Volume 403, Page 253, in favor of PacifiCorp, an Oregon corporation, or its predecessor in interest for transmission and distribution of electricity, and for other purposes. (No exact location given.)
- (D) Reservation of "all water rights with the Talent Irrigation District" by Ordehl Acres, a California Corporation, instrument recorded September 5, 1991, as Instrument No. 91-21162, Official Records.

PREPARED FOR:

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BETH CURL

LEGEND:

- ⊙ Indicates a set 5/8-inch diameter Iron pin, 30 inches in length, with an orange plastic cap marked "NEATHAMER SURVEYING".
- Indicates a found 5/8-inch diameter Iron pin per SN 1254.
- ▲ Indicates a found 5/8-inch diameter Iron pin per SN 1227.
- Indicates a found 2-1/2 inch diameter Brass Disc, as noted hereon.
- Indicates a found 5/8-inch diameter Iron pin, per Jackson County Re-Estab notes, unless noted otherwise.
- Indicates a found 2-1/2" diameter brass disc in monument well stamped, "City of Medford Surveyor", per SN 15866.
- Indicates a computed position, no monument found or set.
- () Indicates record data per SN 15866.
- (()) Indicates record data per SN 16072.
- [] Indicates record data per SN 1254.
- < > Indicates record data per Instrument No. 98-34719.
- SN Indicates a survey filed number in the office of the Jackson County Surveyor.
- INST. NO. Indicates a document recorded number in the Official Records of Jackson County, Oregon.
- PUE Indicates an existing Public Utility Easement.
- x- Indicates an existing fence line.



SURVEY NARRATIVE TO COMPLY WITH PARAGRAPH 209.250, OREGON REVISED STATUTES

PURPOSE: Perform a boundary survey and prepare a Property Line Adjustment pursuant to Client's instructions and as approved by the City of Medford Planning Commission (Case File No. PLA-07-283).

PROCEDURE: Utilizing a Trimble S-6 robotic instrument and Trimble 5100 Global Positioning System (GPS) with a Trimble TSCe data collector with Trimble software, all found monuments were tied via closed traverses or by redundant ties. Records utilized: Instruments Numbered 98-034719 and 97-039913 of the Official Records of Jackson County, Oregon, Fair Oaks Orchard Tracts (recorded September 15, 1910, in Volume 2 of Plats at Page 50 of the Records of Jackson County, Oregon), and Surveys Numbered 2280, 4570, 6468, 7254, 15866 and 16072 as filed in the office of the Jackson County Surveyor.

Established the centerline of North Phoenix Road utilizing found monuments as depicted hereon, establishing the easterly right of way per Instrument No. 97-39913, being the westerly boundary of the subject tracts. Established the centerline of Barnett Road utilizing found monuments and the computed position of the SE DLC 58 corner per Jackson County Re-Estab Notes as depicted hereon, establishing the northerly right of way per record width, being the southerly boundary of the subject tracts. Established the easterly boundary utilizing the found monument along the southerly right of way of the 40' wide Dedicated Road per SN 1254 and the computed position of said SE DLC 58 corner. Utilizing found monuments per Surveys Numbered 2280, 4570 and 7254, established the centerlines of North Phoenix Road and Barnett Road. The Tract of land described in Instrument Number 02-58599 was then established utilizing record angles and distances. Both instruments Numbered 98-34719 and 02-58599 make reference to the center of an un-named creek which no longer exists in this area due to agriculture practices and site grading. The northerly boundaries were then calculated utilizing the established lot lines per Fair Oaks Orchard Tracts, the established tract of land per Instrument No. 02-58599 and record angles and distances per Instrument No. 98-34719. The resultant boundaries were then computed and the corners were set as depicted hereon. The first monument of which was set on May 5, 2008.

CURVE TABLE

NO.	DELTA	RADIUS	ARC	CH. BEARING	CHORD
C1	89°34'14"	20.00'	31.27'	N44°50'58"W	28.18'

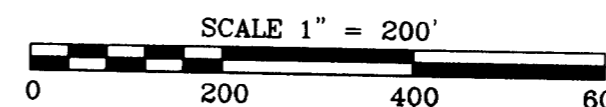
BASIS OF BEARINGS:

Geodetic North based on NGS 84 Datum, established by Global Positioning System Observations and applied to the centerline of North Phoenix Road as depicted hereon.

PREPARED BY: Neathamer Surveying, Inc.
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Medford, Oregon 97501
Phone (541) 732-2869
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PLOT DATE: May 27, 2008 **PROJECT NUMBER:** 06011

Sheet 1 of 1



"RECEIVED"
DATE 5-27-07 BY *BB*
This survey consists of:
1 sheet(s) Map
0 page(s) Narrative
JACKSON COUNTY SURVEYOR

REGISTERED PROFESSIONAL LAND SURVEYOR
Robert V. Neathamer
OREGON
JULY 19, 1994
ROBERT V. NEATHAMER
2675
Renewal Date 12/31/08