

DECLARATION

KNOW ALL PERSONS BY THESE PRESENTS, THAT WE, HILLERY B. ROBERTS, ANTOINETTE M. ROBERTS, LINDA K. MATTSON AND PETER W. MATTSON, ARE THE OWNERS OF THE LANDS HEREBY DESCRIBED, AND DO HEREBY DECLARE THAT THE PROPERTY AND IMPROVEMENTS CALLED HEREIN, PARK PLAZA CONDOMINIUM, ARE TRUE AND CORRECT, AND DO HEREBY COMMIT SAID PROPERTY TO THE OPERATION AND PROVISIONS OF THE OREGON CONDOMINIUM ACT. THE PROPERTY AND IMPROVEMENTS DESCRIBED AND DEPICTED ON THE PLAT ARE SUBJECT TO THE PROVISIONS OF OREGON REVISED STATUTES CHAPTER 100.005 AND 100.625.

Hillery B. Roberts, Antoinette M. Roberts, Linda K. Mattson, Peter W. Mattson

PARK PLAZA CONDOMINIUM

LYING SITUATE WITHIN

NORTHWEST QUARTER OF SECTION 9, TOWNSHIP 39 SOUTH, RANGE 1 EAST, WILLAMETTE MERIDIAN, CITY OF ASHLAND, JACKSON COUNTY, OREGON

FOR BRUCE & POKII ROBERTS

c/o GATEWAY REAL ESTATE, 5 NORTH MAIN STREET, ASHLAND, OREGON 97520

** RECEIVED ** Date 8-7-08 By BS This survey consists of 7 sheet(s) Map 0 page(s) Narrative JACKSON COUNTY SURVEYOR

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SURVEYOR'S CERTIFICATE

I, SHAWN KAMPMANN, DULY REGISTERED PROFESSIONAL LAND SURVEYOR IN 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 HEREBY SHOWN, THIS SAID PLAT BEING A CORRECT REPRESENTATION OF THE SAME, AND THE FOLLOWING IS AN ACCURATE DESCRIPTION OF THE BOUNDARY LINES:

PARCEL I AND PARCEL II OF THOSE TRACTS OF LAND DESCRIBED WITHIN INSTRUMENT NO. 01-35606 OF THE OFFICIAL RECORDS OF JACKSON COUNTY, OREGON, MORE PARTICULARLY DESCRIBED AND BOUNDED, AS FOLLOWS, TO WIT:

BEGINNING AT THE SOUTHEAST CORNER OF LOT 9, BLOCK 1 OF THE 1888 OFFICIAL MAP OF ASHLAND ADOPTED BY THE ASHLAND CITY COUNCIL ON NOVEMBER 5, 1888 IN JACKSON COUNTY, OREGON, FROM WHICH A CONCRETE NAIL AND BRASS WASHER WITNESS CORNER MONUMENT BEARS NORTH 83°24'29" EAST, 1.00 FEET; THENCE NORTH 03°29'02" WEST, ALONG THE EAST LINE OF SAID LOT 9, A DISTANCE OF 46.00 FEET TO A POINT ON THE SOUTH LINE OF THE NORTH 20.00 FEET OF SAID LOT 9 (DEED RECORD NORTH 03°30' WEST, 46 FEET), FROM WHICH A CONCRETE NAIL AND BRASS WASHER WITNESS CORNER MONUMENT BEARS NORTH 86°30'58" EAST, 1.00 FEET; THENCE SOUTH 86°30'58" WEST, ALONG SAID SOUTH LINE, A DISTANCE OF 125.30 FEET (DEED RECORD SOUTH 86°30' WEST, 125.3 FEET), FROM WHICH A CONCRETE NAIL AND BRASS WASHER WITNESS CORNER MONUMENT BEARS NORTH 03°29'02" WEST, 2.00 FEET; THENCE NORTH 03°29'02" WEST, 8.00 FEET TO A CONCRETE NAIL AND BRASS WASHER (DEED RECORD NORTH 03°33' WEST, 8.0 FEET); THENCE SOUTH 86°30'58" WEST, 28.00 FEET TO A CONCRETE NAIL AND BRASS WASHER (DEED RECORD SOUTH 86°30' WEST, 28.0 FEET); THENCE SOUTH 03°29'02" EAST, 8.00 FEET TO A CONCRETE NAIL AND BRASS WASHER (DEED RECORD SOUTH 03°33' EAST, 8.0 FEET); THENCE SOUTH 86°30'58" WEST, 2.02 FEET TO A CONCRETE NAIL AND BRASS WASHER (DEED RECORD SOUTH 86°30' WEST), WHICH BEARS 152.60 FEET FROM THE SOUTHEAST CORNER OF SAID LOT 9 AT RIGHT ANGLES TO THE NORTH LINE OF WINBURN WAY (FORMERLY MILL STREET); THENCE SOUTH 06°35'31" EAST, 54.35 FEET TO THE NORTH LINE OF WINBURN WAY (DEED RECORD SOUTH 6°40' EAST, 54 FEET), FROM WHICH A CONCRETE NAIL AND BRASS WASHER WITNESS CORNER MONUMENT BEARS SOUTH 83°24'29" WEST, 1.00 FEET; THENCE NORTH 83°24'29" EAST, ALONG SAID NORTH LINE, 152.60 FEET (DEED RECORD NORTH 83°20' EAST, 152.6 FEET) TO THE INITIAL POINT OF BEGINNING.

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

PURPOSE: TO CREATE A CONDOMINIUM PLAT OF "PARK PLAZA CONDOMINIUM" OVER THAT TRACT OF LAND DESCRIBED WITHIN INSTRUMENT NO. 01-35606 OF THE OFFICIAL RECORDS OF JACKSON COUNTY, OREGON, LYING SITUATE WITHIN THE NORTHWEST QUARTER OF SECTION 9, TOWNSHIP 39 SOUTH, RANGE 1 EAST OF THE WILLAMETTE MERIDIAN, IN THE CITY OF ASHLAND, JACKSON COUNTY, OREGON.

PROCEDURE: UTILIZING AN ELECTRONIC LEICA TCRA 1203 ROBOTIC TOTAL STATION WITH RANGING PRISMS, I SURVEY THE LAND AS SHOWN HEREOF. THE SUBJECT PROPERTY DESCRIPTION BEGINS AT THE SOUTHEAST CORNER OF LOT 9, BLOCK 1, OF THE OFFICIAL 1888 MAP OF ASHLAND BY M.L. McCALL, ADOPTED BY THE ASHLAND CITY COUNCIL ON NOVEMBER 5, 1888, AND IS BOUNDED ALONG THE SOUTH BY WINBURN WAY (FORMERLY MILL STREET) AND ALONG THE EAST BY NORTH MAIN STREET. THE NORTH LINE OF PARCEL 1, DESCRIBED IN INSTRUMENT NO. 01-35606 OF THE OFFICIAL RECORDS OF JACKSON COUNTY, WAS DETERMINED TO BE AT RIGHT ANGLES TO NORTH MAIN STREET, ALSO BEING PARALLEL WITH THE PLAT RECORD EAST-WEST LINES OF THE LOTS IN SAID BLOCK 1, INCLUDING THE 8.00 JOG DESCRIBED AS PARCEL 2 OF SAID DESCRIBED INSTRUMENT. THE WEST LINE WAS DETERMINED BY DEED CALLS TO BE AT RIGHT ANGLES TO THE NORTH LINE OF MILL STREET AT A POINT 152.60 FEET WESTERLY FROM THE SOUTHEAST CORNER OF SAID LOT 9, AND TERMINATING ON THE SOUTH LINE OF THE NORTH 20 FEET OF SAID LOT 9. A DEED HIATUS OF 0.50 FEET WAS FOUND TO EXIST BETWEEN SAID PARCEL 1 AND THAT TRACT DESCRIBED IN VOLUME 151, PAGE 38 OF THE DEED RECORDS OF SAID COUNTY, WITH THE NORTH LINE OF SAID HIATUS BETWEEN SAID PROPERTIES BEING ON THE SOUTH SIDE OF THE "DEED TO PARTY WALL" DESCRIBED IN DEED RECORD VOLUME 268, PAGE 463. THIS HIATUS MAY HAVE BEEN INADVERTANTLY CREATED LONG AGO WHEN THE 1879 PLAT OF ASHLAND WAS VACATED AND REPLACED BY M.L. McCALL'S 1888 OFFICIAL MAP OF ASHLAND, WHEREAS THE WIDTH OF LOT 8 1/2 DIFFERED BY ONE FOOT BETWEEN THE TWO PLATS. THE SOUTH FACE OF THE DEEDED PARTY WALL WAS HELD FOR THE NORTH PROPERTY LINE FROM NORTH MAIN STREET TO THE WEST LINE OF SAID TRACT DESCRIBED IN VOLUME 151, PAGE 38. THE CONDOMINIUM UNIT BOUNDARIES, LIMITED COMMON ELEMENT AND GENERAL COMMON ELEMENT BOUNDARIES WERE MEASURED AS SHOWN ON THIS PLAT.

ACKNOWLEDGEMENTS

STATE OF OREGON)
JACKSON COUNTY) SS

PERSONALLY APPEARED THE ABOVE NAMED HILLERY B. ROBERTS, THIS 21 DAY OF July, 2008 AND ACKNOWLEDGED THE FORGOING TO BE HIS VOLUNTARY ACT AND DEED.

NOTARY SIGNATURE Laurie A. Miller
NOTARY PUBLIC - OREGON
COMMISSION NO. 412791
MY COMMISSION EXPIRES Jan. 20, 2011

STATE OF OREGON)
JACKSON COUNTY) SS

PERSONALLY APPEARED THE ABOVE NAMED ANTOINETTE M. ROBERTS, THIS 21 DAY OF July, 2008 AND ACKNOWLEDGED THE FORGOING TO BE HER VOLUNTARY ACT AND DEED.

NOTARY SIGNATURE Laurie A. Miller
NOTARY PUBLIC - OREGON
COMMISSION NO. 412791
MY COMMISSION EXPIRES Jan. 20, 2011

STATE OF OREGON)
JACKSON COUNTY) SS

PERSONALLY APPEARED THE ABOVE NAMED LINDA K. MATTSON, THIS 21 DAY OF July, 2008 AND ACKNOWLEDGED THE FORGOING TO BE HER VOLUNTARY ACT AND DEED.

NOTARY SIGNATURE Laurie A. Miller
NOTARY PUBLIC - OREGON
COMMISSION NO. 412791
MY COMMISSION EXPIRES Jan. 20, 2011

STATE OF OREGON)
JACKSON COUNTY) SS

PERSONALLY APPEARED THE ABOVE NAMED PETER W. MATTSON, THIS 21 DAY OF July, 2008 AND ACKNOWLEDGED THE FORGOING TO BE HIS VOLUNTARY ACT AND DEED.

NOTARY SIGNATURE Laurie A. Miller
NOTARY PUBLIC - OREGON
COMMISSION NO. 412791
MY COMMISSION EXPIRES Jan. 20, 2011

SURVEYORS CERTIFICATE OF COMPLETION

IN ACCORDANCE WITH O.R.S. 100.115(2D), I, SHAWN KAMPMANN, A REGISTERED PROFESSIONAL LAND SURVEYOR, HEREBY CERTIFY THAT THE PLAT OF PARK PLAZA CONDOMINIUM, FULLY AND ACCURATELY DEPICTS THE BOUNDARIES OF THE UNITS AND THE BUILDINGS AND THAT CONSTRUCTION OF THE UNITS AND BUILDINGS, AS DEPICTED ON SUCH PLAT, HAS BEEN COMPLETED.

DATED THIS 16th DAY OF July, 2008.

Shawn Kampmann, SHAWN KAMPMANN, PLS 2883

APPROVALS

EXAMINED AND APPROVED THIS 29 DAY OF July, 2008.

Jan Holman, ASHLAND CITY SURVEYOR

EXAMINED AND APPROVED AS REQUIRED BY O.R.S. 100.110 AS OF 8/7/08, 2008.

Kena Crawford, Deputy, ASSESSOR, DEPT. OF ASSESSMENT

ALL TAXES, FEES, ASSESSMENTS, OR OTHER CHARGES AS REQUIRED BY O.R.S. 100.110 HAVE BEEN PAID AS OF August 7, 2008.

Karen W. Meade, Deputy, TAX COLLECTOR

RECORDING:

FILED FOR RECORD THIS 7TH DAY OF AUGUST, 2008 AT 9:45 O'CLOCK A.M. AND RECORDED IN VOLUME 34, PAGE 41, OF THE PLAT RECORDS OF JACKSON COUNTY, OREGON.

CHRISTINE WALKER, COUNTY CLERK; KAREN ALONZO, DEPUTY

THE DECLARATION OF CONDOMINIUM OWNERSHIP, COVENANTS, CONDITIONS AND RESTRICTIONS HAS BEEN RECORDED IN INSTRUMENT NO. 2008-030131 OF THE OFFICIAL RECORDS OF JACKSON COUNTY, OREGON

THE BYLAWS OF PARK PLAZA CONDOMINIUM HAVE BEEN RECORDED IN INSTRUMENT NO. 2008-030131 OF THE OFFICIAL RECORDS OF JACKSON COUNTY, OREGON.

SURVEY NOTES:

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

- RIGHT-OF-WAY AND EASEMENTS DATED AUGUST 28, 1884 DESCRIBED WITHIN VOLUME 11, PAGE 492 OF THE DEED RECORDS OF JACKSON COUNTY, OREGON.
FLUME RIGHT-OF-WAY AND EASEMENT RECORDED DECEMBER 30, 1889 WITHIN VOLUME 20, PAGE 224 OF THE DEED RECORDS OF JACKSON COUNTY, OREGON.
RESERVATION OF RIGHTS TO SPRINGS RECORDED SEPTEMBER 1, 1890 WITHIN VOLUME 21, PAGE 249 OF THE DEED RECORDS OF JACKSON COUNTY, OREGON.
PIPELINE EASEMENT RECORDED DECEMBER 2, 1902 WITHIN VOLUME 20, PAGE 224 OF THE DEED RECORDS OF JACKSON COUNTY, OREGON.
WATER PIPELINE EASEMENT RECORDED FEBRUARY 12, 1904 WITHIN VOLUME 49, PAGE 138 OF THE DEED RECORDS OF JACKSON COUNTY, OREGON.
RIGHTS TO PARTY WALL AND STAIRWAYS RECORDED APRIL 2, 1914 WITHIN VOLUME 104, PAGE 338 OF THE DEED RECORDS OF JACKSON COUNTY, OREGON.
INTEREST IN AND RIGHTS TO USE PARTY WALL RECORDED APRIL 29, 1946 WITHIN VOLUME 268, PAGE 463 OF THE DEED RECORDS OF JACKSON COUNTY, OREGON.
DRIVEWAY AND OIL TANK EASEMENT RECORDED APRIL 29, 1946 WITHIN VOLUME 268, PAGE 464 OF THE DEED RECORDS OF JACKSON COUNTY, OREGON.
CABLE TELEVISION EASEMENT RECORDED AUGUST 15, 1996 WITHIN INSTRUMENT NO. 96-27380 OF THE OFFICIAL RECORDS OF JACKSON COUNTY, OREGON.

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

Shawn Kampmann, SURVEYOR

REGISTERED PROFESSIONAL LAND SURVEYOR

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: MARCH 20, 2008, PROJECT NO. 467-07

ELEVATION VIEW

PARK PLAZA CONDOMINIUM

LYING SITUATE WITHIN

NORTHWEST QUARTER OF SECTION 9
TOWNSHIP 39 SOUTH, RANGE 1 EAST, WILLAMETTE MERIDIAN
CITY OF ASHLAND, JACKSON COUNTY, OREGON

FOR

BRUCE & POKII ROBERTS

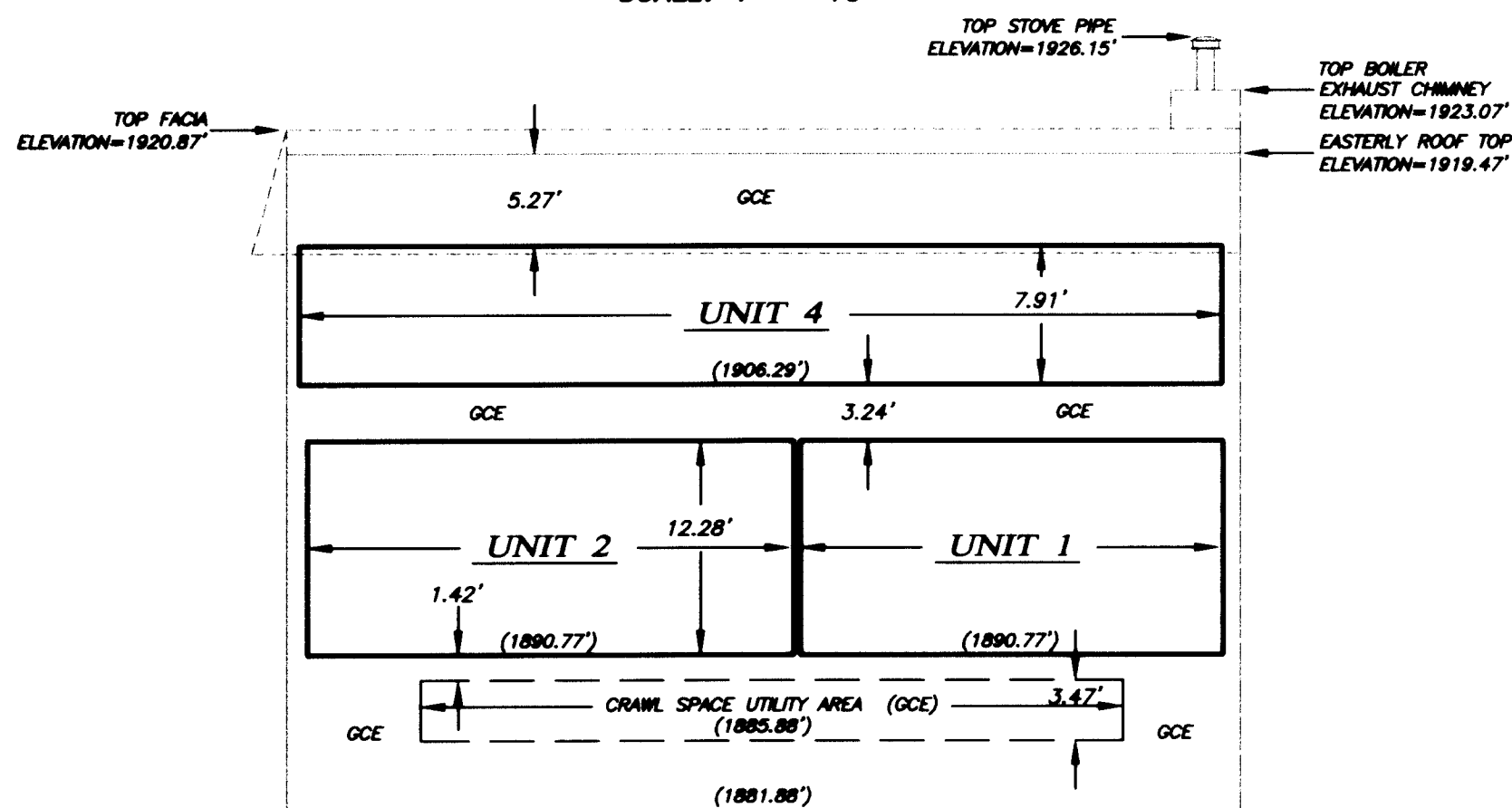
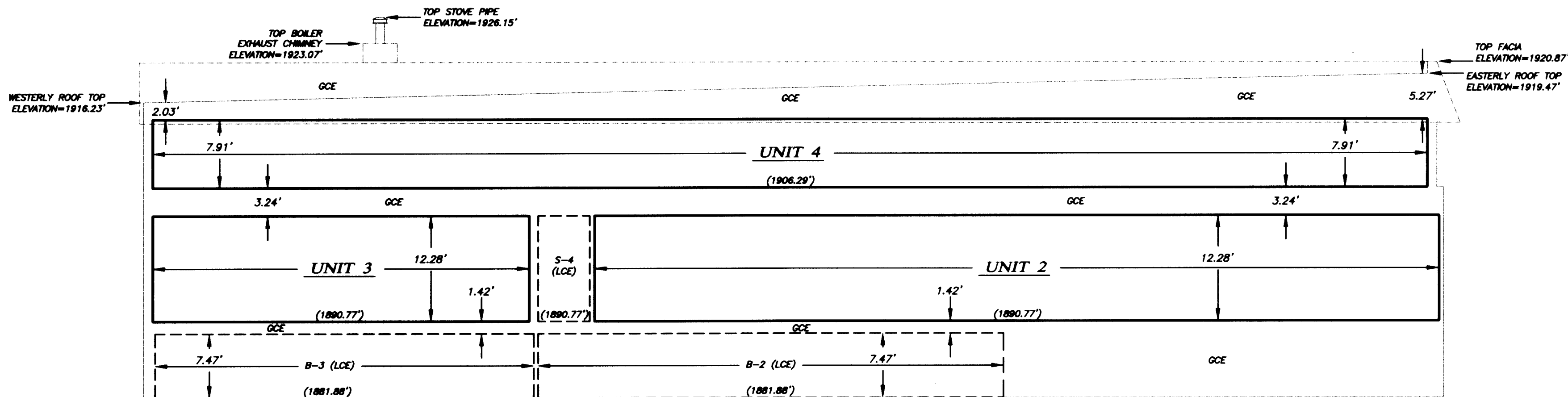
c/o GATEWAY REAL ESTATE
5 NORTH MAIN STREET
ASHLAND, OREGON 97520

LEGEND

—————	UNIT BOUNDARY
-----	GCE BOUNDARY
- - - - -	LCE BOUNDARY
GCE	GENERAL COMMON ELEMENT
LCE	LIMITED COMMON ELEMENT
S - #	STAIRWAY AREA LCE ASSOCIATED WITH UNIT (TYPICAL)
B - #	BASEMENT AREA LCE ASSOCIATED WITH UNIT (TYPICAL)
(1881.88')	UNIT BOUNDARY ELEVATION (TYPICAL)

NOTES

- 1) ALL ANGLES ARE 90° UNLESS NOTED OTHERWISE.
- 2) THE HORIZONTAL UNIT DIMENSIONS ARE MEASURED TO THE INSIDE OF THE MASONRY OR WOOD FRAME WALLS.
- 3) UNIT ELEVATIONS SHOWN ARE AS FOLLOWS:
 - (A) TOP OF SUBFLOOR FOR MAIN AND UPPER FLOOR LEVELS
 - (B) BOTTOM OF CEILING JOISTS FOR UNIT UPPER LIMITS
 - (C) TOP OF CONCRETE SURFACE FOR UNIT LOWER LIMIT (BASEMENT)
- 4) ALL OF THE LAND IS GCE EXCEPT FOR UNITS AND LCE'S SHOWN HEREBON.
- 5) THE VERTICAL CONTROL FOR THIS SURVEY IS THE CITY OF ASHLAND BENCHMARK NO. 42, A 3 1/2" DIAMETER BRASS CAP SET IN THE TOP OF A GRANITE BOULDER NEAR THE ENTRANCE TO LITHIA PARK. BENCHMARK ELEVATION = 1895.088 FEET, BASED ON THE NATIONAL GEODETIC VERTICAL DATUM OF 1929, ADJUSTED IN 1956 (NGVD 29/56).



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JACKSON COUNTY SURVEYOR

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Shawn Kampmann
SURVEYOR

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: MARCH 20, 2008
PROJECT NO. 467-07

ELEVATION VIEW

PARK PLAZA CONDOMINIUM

LYING SITUATE WITHIN

NORTHWEST QUARTER OF SECTION 9
TOWNSHIP 39 SOUTH, RANGE 1 EAST, WILLAMETTE MERIDIAN
CITY OF ASHLAND, JACKSON COUNTY, OREGON

FOR

BRUCE & POKII ROBERTS

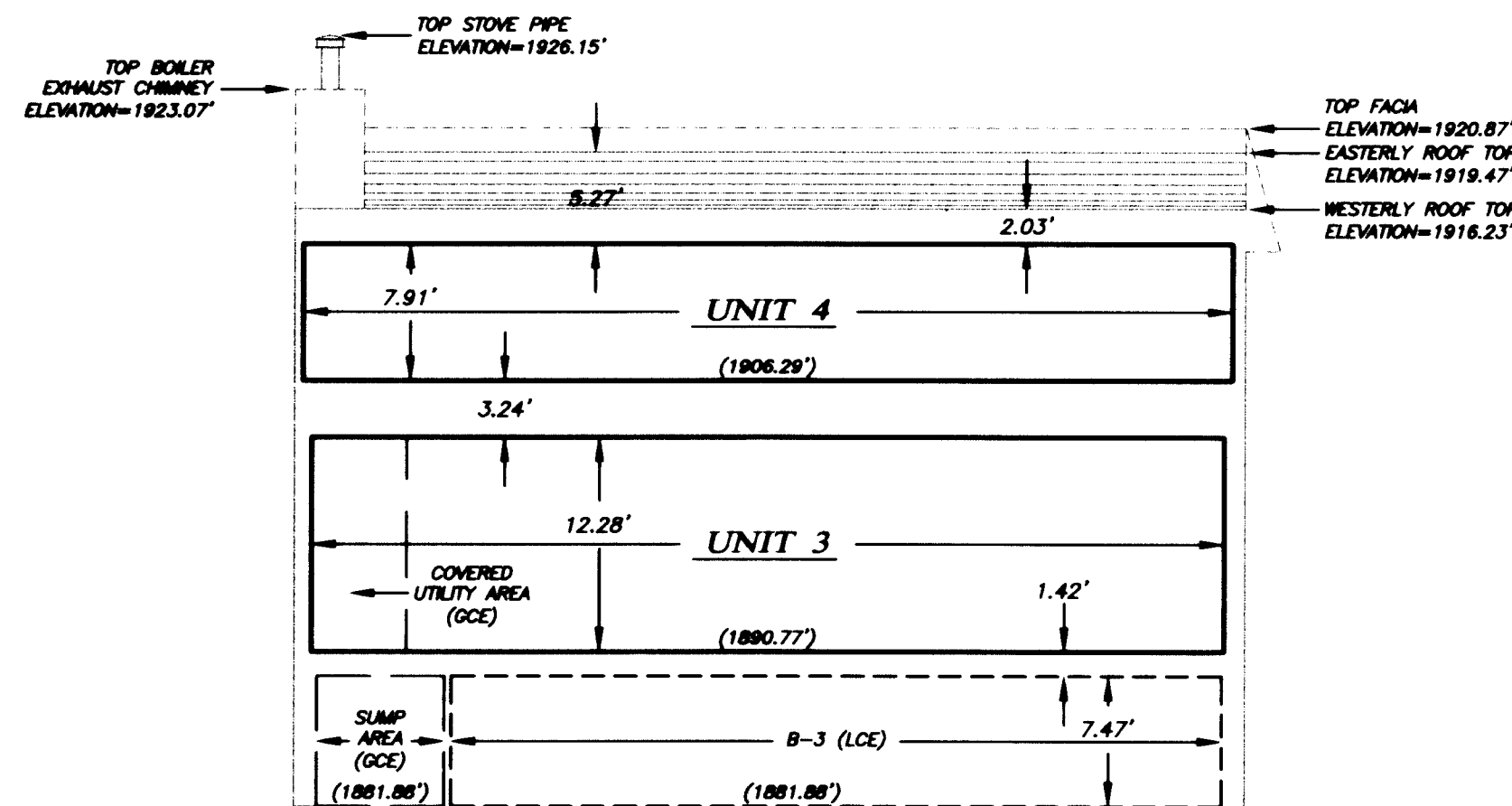
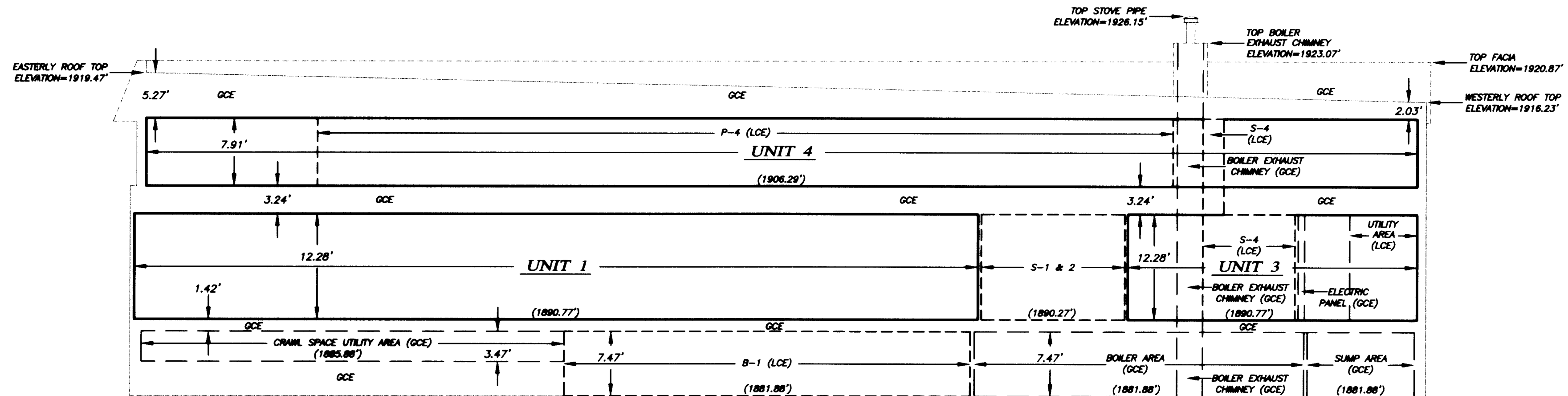
c/o GATEWAY REAL ESTATE
5 NORTH MAIN STREET
ASHLAND, OREGON 97520

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LEGEND

- UNIT BOUNDARY
- GCE BOUNDARY
- LCE BOUNDARY
- GENERAL COMMON ELEMENT
- LIMITED COMMON ELEMENT
- PATIO AREA LCE ASSOCIATED WITH UNIT (TYPICAL)
- STAIRS AREA LCE ASSOCIATED WITH UNIT (TYPICAL)
- BASEMENT AREA LCE ASSOCIATED WITH UNIT (TYPICAL)
- UNIT BOUNDARY ELEVATION (TYPICAL)



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SURVEYOR

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Shawn Kampmann
SURVEYOR

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Shawn Kampmann

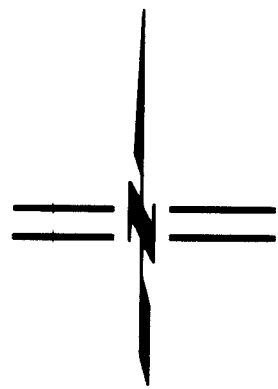
OREGON
JULY 14, 1998
SHAWN KAMPMANN
2003 LS

RENEWAL DATE: 6/30/2009

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

DATE: MARCH 20, 2008
PROJECT NO. 467-07

PLAN VIEW



SCALE: 1" = 10'

PARK PLAZA CONDOMINIUM

LYING SITUATE WITHIN

NORTHWEST QUARTER OF SECTION 9
TOWNSHIP 39 SOUTH, RANGE 1 EAST, WILLAMETTE MERIDIAN
CITY OF ASHLAND, JACKSON COUNTY, OREGON

FOR

BRUCE & POKII ROBERTS

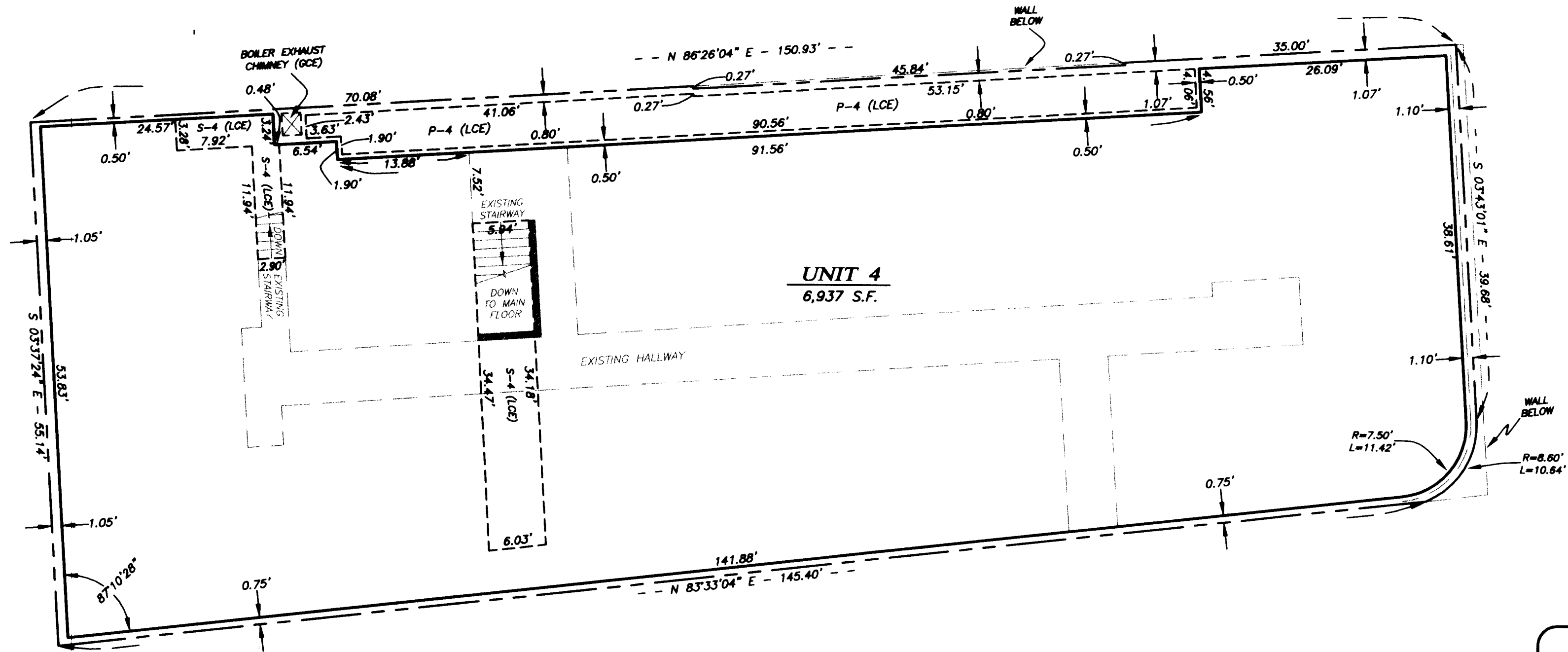
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5 NORTH MAIN STREET
ASHLAND, OREGON 97520

LEGEND

---	EXTERIOR OF MASONRY WALL
---	UNIT BOUNDARY
---	GCE BOUNDARY
---	LCE BOUNDARY
GCE	GENERAL COMMON ELEMENT
LCE	LIMITED COMMON ELEMENT
SQ. FT.	SQUARE FEET
P-#	PATIO AREA LCE ASSOCIATED WITH UNIT
S-#	STAIRWAY AREA LCE ASSOCIATED WITH UNIT

NOTES

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- 3) ALL OF THE LAND IS GCE EXCEPT FOR UNITS AND LCE'S SHOWN HEREON.



UPPER LEVEL

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Shawn Kampmann

OREGON
JULY 14, 1999
SHAWN KAMPMANN
2863 LS

RENEWAL DATE: 6/30/2009

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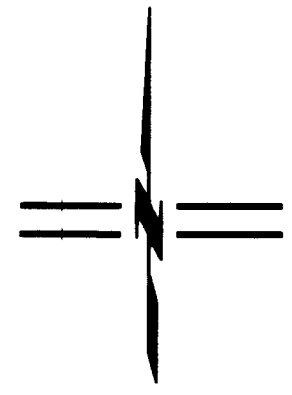
Shawn Kampmann
SURVEYOR

SURVEYED BY:
POLARIS LAND SURVEYING LLC
P.O. BOX 459
ASHLAND, OREGON 97520
(541) 482-5008

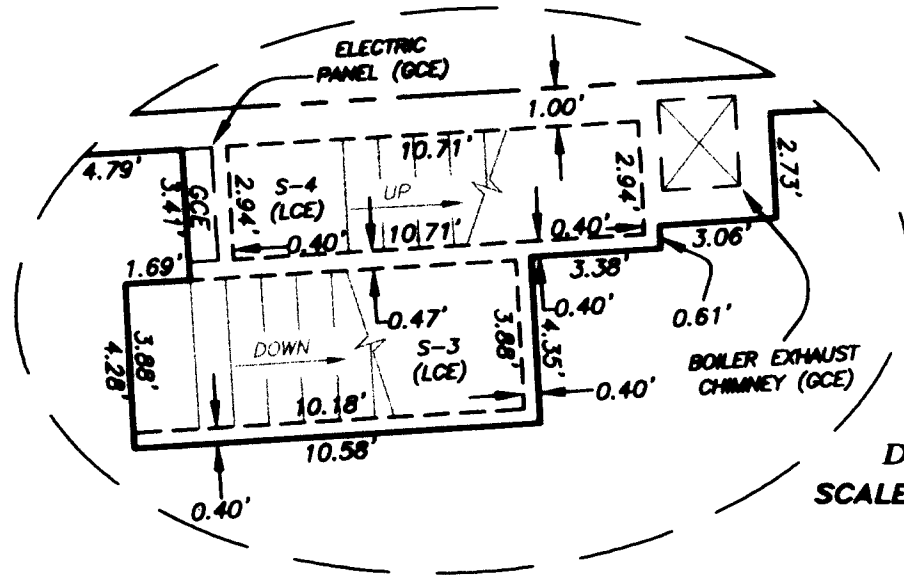
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SURVEYOR

PLAN VIEW



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PARK PLAZA CONDOMINIUM

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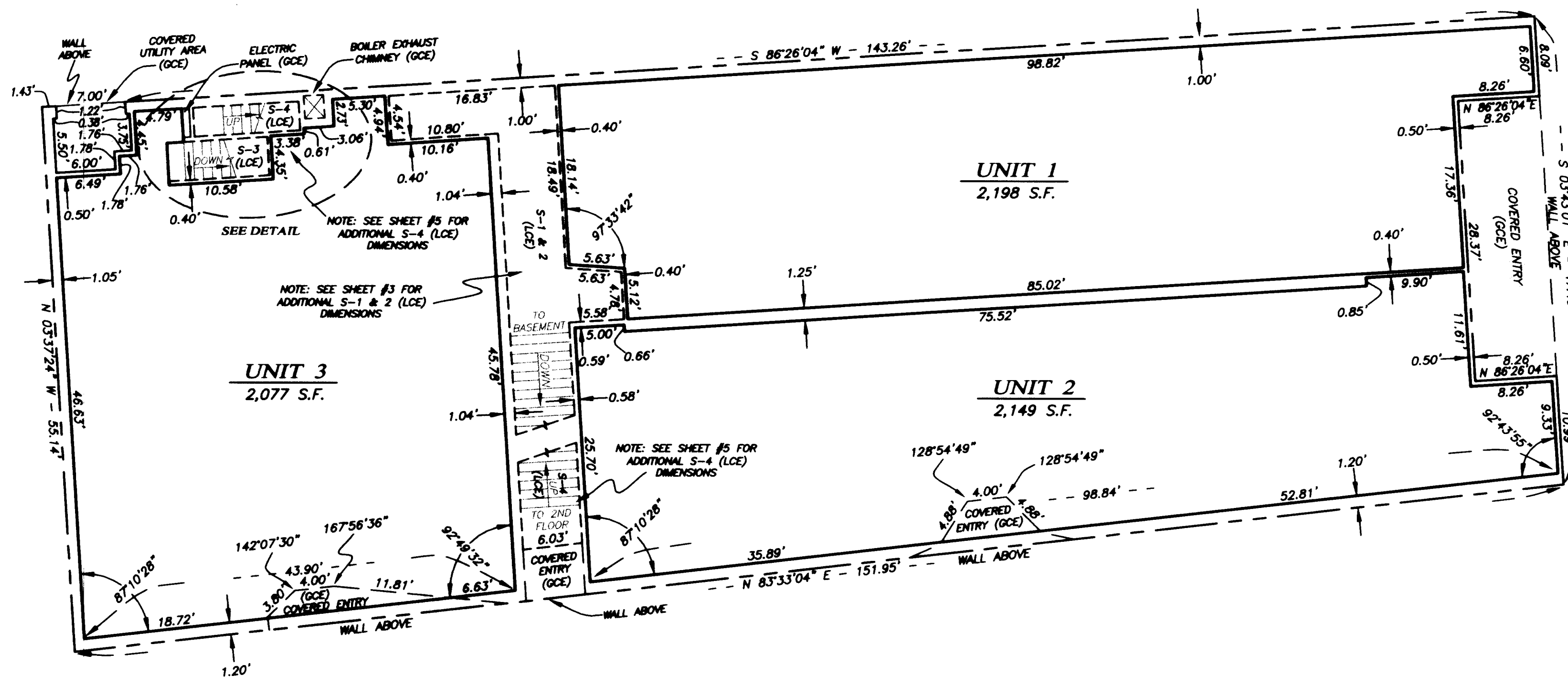
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LEGEND

---	EXTERIOR OF MASONRY WALL
---	UNIT BOUNDARY
---	GCE BOUNDARY
---	LCE BOUNDARY
GCE	GENERAL COMMON ELEMENT
LCE	LIMITED COMMON ELEMENT
SQ. FT.	SQUARE FEET
S - #	STAIRWAY AREA LCE ASSOCIATED WITH UNIT
[]	COVERED AREA

NOTES

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MAIN LEVEL

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Shawn Kampmann

OREGON
JULY 14, 1999
SHAWN KAMPMANN
2883 LS

RENEWAL DATE: 6/30/2009

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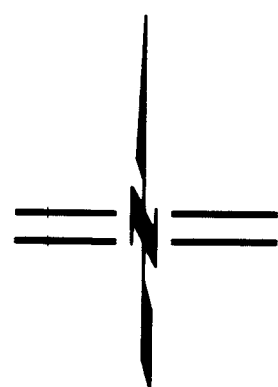
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PLAN VIEW



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PARK PLAZA CONDOMINIUM

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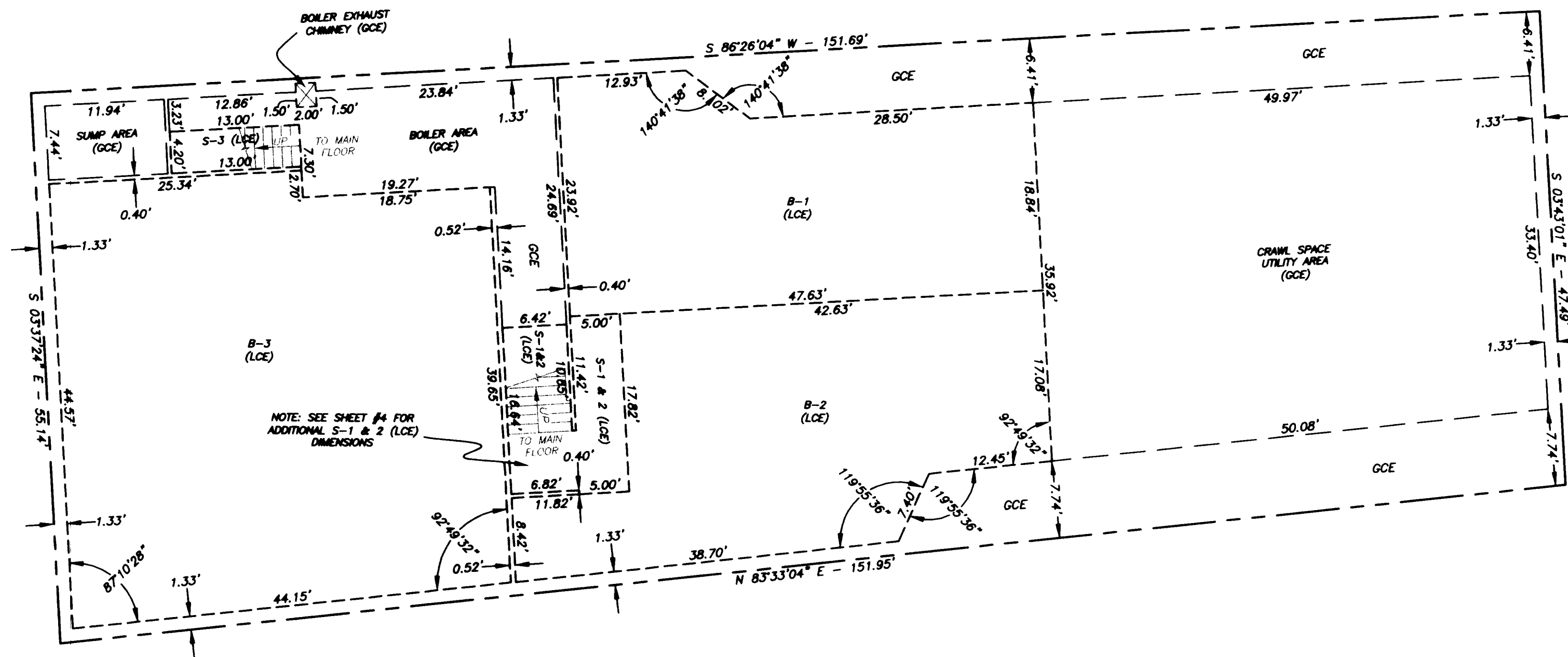
c/o GATEWAY REAL ESTATE
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LEGEND

- EXTERIOR MASONRY WALL
- ===== UNIT BOUNDARY
- GCE BOUNDARY
- LCE BOUNDARY
- GCE GENERAL COMMON ELEMENT
- LCE LIMITED COMMON ELEMENT
- SQ. FT. SQUARE FEET
- S - # STAIRWAY AREA LCE ASSOCIATED WITH UNIT
- B - # BASEMENT AREA LCE ASSOCIATED WITH UNIT

NOTES

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NOTE: SEE SHEET #4 FOR ADDITIONAL S-1 & 2 (LCE) DIMENSIONS

BASEMENT LEVEL

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

Shawn Kampmann
SURVEYOR

REGISTERED PROFESSIONAL LAND SURVEYOR

Shawn Kampmann

OREGON
JULY 14, 1998
SHAWN KAMPMANN
2883 LS

RENEWAL DATE: 6/30/2009

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PLAT BOUNDARY

PARK PLAZA CONDOMINIUM

LYING SITUATE WITHIN

NORTHWEST QUARTER OF SECTION 9
TOWNSHIP 39 SOUTH, RANGE 1 EAST, WILLAMETTE MERIDIAN
CITY OF ASHLAND, JACKSON COUNTY, OREGON

FOR

BRUCE & POKII ROBERTS

c/o GATEWAY REAL ESTATE
5 NORTH MAIN STREET
ASHLAND, OREGON 97520

LEGEND

- 3" CITY OF ASHLAND BRASS CAP IN MONUMENT WELL PER S/N 16742 & 19632 (RECOVERED)
- IRON BAR PER S/N 16742 (RECOVERED)
- 5/8" IRON PIN w/ ORANGE PLASTIC CAP MARKED "D. HUCK LS 2023" PER S/N 19362 (RECOVERED)
- LEAD PLUG AND TACK w/ BRASS DISK SET IN CONCRETE MARKED "LS 2023" PER S/N 19362 (RECOVERED)
- 3/8" x 1" CONCRETE (MAG) NAIL w/ 1" BRASS WASHER IN CONCRETE STAMPED "LS 2883" (ESTABLISHED)
- PROPERTY LINE
- - - BOUNDARY LINE
- - - EASEMENT LINE
- - - CENTERLINE
- - - LCE BOUNDARY
- - - EXTERIOR MASONRY BUILDING WALL
- S/N SURVEY FILE NUMBER, JACKSON COUNTY SURVEYOR
- O.R. OFFICIAL RECORDS, JACKSON COUNTY RECORDER
- D.R. DEED RECORD, VOLUME AND PAGE, JACKSON COUNTY RECORDER
- W.C. WITNESS CORNER REFERENCE MONUMENT, AS DESCRIBED
- () SURVEY RECORD DATA PER S/N 11670
- () SURVEY RECORD DATA PER S/N 19362
- [] DEED RECORD PER O.R. 01-35606
- [] PLAT RECORD DATA PER 1888 OFFICIAL CITY OF ASHLAND MAP
- ▨ AWNING OVERHANG

BASIS OF BEARING

TRUE MERIDIAN AT N-S CENTERLINE OF SECTION 4 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 CENTERLINE OF WINBURN WAY, HAVING A RECORD PLAT BEARING OF SOUTH 83°24'29" WEST, AS REFERENCED ON SURVEY NO. 16742, ON FILE IN THE OFFICE OF THE JACKSON COUNTY SURVEYOR.

SURVEY NOTES

ALTHOUGH A DEED HIATUS EXISTS ALONG THE NORTH LINE OF THE SUBJECT PROPERTY AS SHOWN HEREON, THE "DEED TO PARTY WALL" DESCRIBED IN VOLUME 268, PAGE 463 OF THE DEED RECORDS OF JACKSON COUNTY, OREGON, CONVEYED AN UNDIVIDED ONE HALF INTEREST BETWEEN THE ADJACENT PROPERTIES, TO THE EXISTING WALL AS CONSTRUCTED, WHICH RUNS ALONG THE SOUTH LINE OF THAT TRACT OF LAND DESCRIBED WITHIN DEED RECORD VOLUME 151, PAGE 38. THE SOUTH FACE OF THE MASONRY PARTY WALL, AS CONSTRUCTED, IS THE CONDOMINIUM BOUNDARY.

MEASUREMENTS SHOWN HEREON FOR THE EXTERIOR MASONRY WALL LINES DO NOT INCLUDE BRICK FACIA, EAVES, EXTERIOR TRIM OR OTHER DECORATIVE ARCHITECTURAL ELEMENTS, THAT IN SOME AREAS, MAY ENCROACH OUTSIDE OF THE PROPERTY BOUNDARY.

REGISTERED PROFESSIONAL LAND SURVEYOR

Shawn Kampmann

OREGON
ART 14, 1988
SHAWN KAMPMANN
2063 LS

RENEWAL DATE: 6/30/2009

SURVEYED BY:

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

DATE: MARCH 20, 2008
PROJECT NO. 467-07

FILE: SURVEYS\467-07\PARK PLAZA CONDO.DWG SHEET 2 of 7

