

DECLARATION

KNOW ALL PERSONS BY THESE PRESENTS, THAT STEVEN ASHER AND BUFFIE ASHER ARE THE OWNERS OF THE LANDS HEREON DESCRIBED AND DO HEREBY DECLARE THAT THE PROPERTY AND IMPROVEMENTS HEREIN CALLED "SIERRA 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 TO 100.025.

Signature of Steven Asher

STEVEN ASHER

STATE OF OREGON)
COUNTY OF JACKSON) SS

PERSONALLY APPEARED THE ABOVE NAMED STEVEN ASHER, ON THIS 10 DAY OF September, 2008 AND ACKNOWLEDGED THE FORGOING TO BE HIS VOLUNTARY ACT AND DEED.

BEFORE ME: Jamin C. Miller, Laurie A. Miller, NOTARY PUBLIC, STATE OF OREGON

COMMISSION NO. 412791
MY COMMISSION EXPIRES Jan. 20, 2011

Signature of Buffie Asher
BUFFIE ASHER

STATE OF OREGON)
COUNTY OF JACKSON) SS

PERSONALLY APPEARED THE ABOVE NAMED BUFFIE ASHER, ON THIS 10 DAY OF September, 2008 AND ACKNOWLEDGED THE FORGOING TO BE HER VOLUNTARY ACT AND DEED.

BEFORE ME: Jamin C. Miller, Laurie A. Miller, NOTARY PUBLIC, STATE OF 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 "SIERRA 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 10th DAY OF September, 2008.

Signature of Shawn Kampmann
SHAWN KAMPMANN, PLS 2883

SURVEY NOTE:

THE FOLLOWING ENCUMBRANCES DESCRIBED WITHIN FIRST AMERICAN TITLE INSURANCE COMPANY OF OREGON SUBDIVISION GUARANTEE NO. 7161-711040, DATED FEBRUARY 5, 2007, AS EXCEPTIONS NO. 2, 3, 4, 5, & 7, ARE EITHER NOT APPLICABLE TO THIS SITE OR ARE BLANKET IN NATURE AND CAN NOT BE ACCURATELY DEPICTED NOR ARE SHOWN GRAPHICALLY ON THIS PLAT.

- THESE PREMISES ARE SITUATED IN THE TALENT IRRIGATION DISTRICT, AND SUBJECT TO THE LEVIES AND ASSESSMENTS THEREOF, WATER AND IRRIGATION RIGHTS, EASEMENTS FOR DITCHES AND CANALS AND REGULATIONS CONCERNING THE SAME.
THE PREMISES HEREIN DESCRIBED ARE WITHIN AND SUBJECT TO THE STATUTORY POWERS OF THE ROGUE VALLEY SEWER SERVICES.
RIGHTS OF THE PUBLIC IN AND TO ANY PORTION LYING WITHIN THE LIMITS OF PUBLIC ROADWAYS, IF ANY, AND/OR RIGHTS OF PRIVATE PARTIES OVER ANY PORTION LYING WITHIN EXISTING ROADWAYS OR DRIVEWAYS NOT DISCLOSED BY THE PUBLIC RECORDS.
EASEMENT FOR TRANSMISSION AND DISTRIBUTION OF ELECTRICITY, GRANTED THE CALIFORNIA OREGON POWER COMPANY, AS SET FORTH IN VOLUME 216, PAGE 601 AND 602; VOLUME 264, PAGE 278 AND VOLUME 487, PAGE 13, JACKSON COUNTY, OREGON, DEED RECORDS.
DECLARATION OF COVENANTS, CONDITIONS, AND RESTRICTIONS AFFECTING THE HEREIN DESCRIBED PROPERTY, AS MORE FULLY SET FORTH IN INSTRUMENT RECORDED AS DOCUMENT NO. 80-22289, OFFICIAL RECORDS OF JACKSON COUNTY, OREGON, BUT DELETING ANY COVENANT, CONDITION OF RESTRICTION INDICATING A PREFERENCE, LIMITATION OR DISCRIMINATION BASED ON RACE, COLOR, RELIGION, SEX, HANDICAP, FAMILIAL STATUS, OR NATIONAL ORIGIN TO THE EXTENT SUCH COVENANTS, CONDITIONS OR RESTRICTIONS VIOLATE 42 USC 3604(C)

ASSESSOR'S MAP NO. 38 1W 25 CA, TAX LOT 1100

SIERRA CONDOMINIUM

LOCATED IN A PORTION OF

LOT 1, CHATA SUBDIVISION UNIT NO. 1

LYING SITUATE WITHIN

SOUTHWEST QUARTER OF SECTION 25
TOWNSHIP 38 SOUTH, RANGE 1 WEST, WILLAMETTE MERIDIAN
CITY OF TALENT, JACKSON COUNTY, OREGON

FOR

STEVEN & BUFFIE ASHER

P.O. BOX 3459
ASHLAND, OREGON 97520

SHEET INDEX

- SHEET 1 APPROVALS AND CERTIFICATIONS
SHEET 2 PLAT BOUNDARY
SHEET 3 PLAN VIEWS
SHEET 4 ELEVATION VIEWS

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 HEREON SHOWN, THIS SAID PLAT BEING A CORRECT REPRESENTATION OF THE SAME, AND THE FOLLOWING IS AN ACCURATE DESCRIPTION OF THE BOUNDARY LINES:

THAT TRACT OF LAND DESCRIBED WITHIN INSTRUMENT NO. 2008-023819 OF THE OFFICIAL RECORDS OF JACKSON COUNTY, OREGON, LYING SITUATE WITHIN THE SOUTHWEST QUARTER OF SECTION 25, TOWNSHIP 38 SOUTH, RANGE 1 WEST OF THE WILLAMETTE MERIDIAN IN JACKSON COUNTY, OREGON, MORE PARTICULARLY DESCRIBED AND BOUNDED AS FOLLOWS, TO WIT;

COMMENCING AT THE NORTHEASTERLY CORNER OF LOT 1, BLOCK 1, CHATA SUBDIVISION, UNIT NO. 1, RECORDED MAY 28, 1980 IN VOLUME 14, PAGE 24 OF THE PLAT RECORDS OF JACKSON COUNTY, OREGON; THENCE SOUTH 43°22'49" WEST (PLAT RECORD SOUTH 43°23'54" WEST), ALONG THE NORTHWESTERLY LINE OF TULIPAN WAY, A DISTANCE OF 12.51 FEET TO A 5/8 INCH IRON PIN, THE POINT OF BEGINNING, ALSO BEING THE NORTHEASTERLY CORNER OF THAT TRACT OF LAND DESCRIBED WITHIN INSTRUMENT NO. 2008-023819 OF THE OFFICIAL RECORDS OF JACKSON COUNTY, OREGON; THENCE CONTINUING SOUTH 43°22'49" WEST, 48.08 FEET TO A 5/8 INCH IRON PIN AT THE SOUTHEASTERLY CORNER OF SAID LOT 1, BLOCK 1, CHATA SUBDIVISION; THENCE NORTH 54°57'40" WEST, LEAVING SAID NORTHWESTERLY LINE OF TULIPAN WAY, A DISTANCE OF 101.74 FEET (PLAT RECORD NORTH 54°59'08" WEST, 101.75 FEET) TO THE SOUTHWESTERLY CORNER OF SAID LOT 1, FROM WHICH A 5/8 INCH IRON PIN BEARS NORTH 54°57'40" EAST, 0.41 FEET; THENCE NORTH 43°27'07" EAST, ALONG THE NORTHWESTERLY LINE OF SAID LOT 1 AND ITS PROLONGATION THEREOF, A DISTANCE OF 61.80 FEET, TO THE NORTHWESTERLY CORNER OF SAID TRACT DESCRIBED WITHIN INSTRUMENT NO. 2008-023819, FROM WHICH A 5/8 INCH IRON PIN WITNESS CORNER BEARS SOUTH 47°39'00" EAST, 1.00 FEET; THENCE SOUTH 47°39'00" EAST, 44.00 FEET TO A 5/8 INCH IRON PIN ON THE NORTHEASTERLY LINE OF SAID DESCRIBED TRACT; THENCE SOUTH 46°52'00" EAST, 56.60 FEET TO THE POINT OF BEGINNING.

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

Signature of Shawn Kampmann
SURVEYOR

** RECEIVED **
Date 9-16-08 By [Signature]
This survey consists of
4 sheet(s) Map
0 page(s) Narrative
JACKSON COUNTY SURVEYOR

APPROVALS

EXAMINED AND APPROVED AS REQUIRED BY O.R.S. 100.115(5) AS OF THIS 15th DAY OF September, 2008.

Signature of Robert Roberts
JACKSON COUNTY SURVEYOR

EXAMINED AND APPROVED AS REQUIRED BY O.R.S. 100.110 AS OF THIS 16th DAY OF September, 2008.

Signature of [Name]
TAX ASSESSOR

ALL TAXES, FEES, ASSESSMENTS, OR OTHER CHARGES AS REQUIRED BY O.R.S. 100.110 HAVE BEEN PAID AS OF 9-16-08, 2008.

Signature of [Name]
TAX COLLECTOR

RECORDING:

FILED FOR RECORD THIS 16 DAY OF SEPTEMBER, 2008 AT 2:50 O'CLOCK P.M. AND RECORDED IN VOLUME 34, PAGE 49, OF THE PLAT RECORDS OF JACKSON COUNTY, OREGON.

Signature of Christine Walker
COUNTY CLERK
Signature of Karen Alonzo
DEPUTY

THE DECLARATION OF CONDOMINIUM OWNERSHIP, COVENANTS, CONDITIONS, AND RESTRICTIONS HAS BEEN RECORDED IN INSTRUMENT NO. 2008-034761 OF THE OFFICIAL RECORDS OF JACKSON COUNTY, OREGON

THE BYLAWS OF SIERRA CONDOMINIUM HAVE BEEN RECORDED IN INSTRUMENT NO. 2008-034761 OF THE OFFICIAL RECORDS OF JACKSON COUNTY, OREGON.

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

PURPOSE: TO CREATE THE CONDOMINIUM PLAT "SIERRA CONDOMINIUM" ON THAT TRACT OF LAND DESCRIBED WITHIN INSTRUMENT NO. 2008-023819 OF THE OFFICIAL RECORDS OF JACKSON COUNTY, OREGON, LYING SITUATE WITHIN THE SOUTHWEST QUARTER OF SECTION 25 IN TOWNSHIP 38 SOUTH, RANGE 1 WEST OF THE WILLAMETTE MERIDIAN, IN THE CITY OF TALENT, JACKSON COUNTY, OREGON.
PROCEDURE: UTILIZING AN ELECTRONIC LEICA TCRA ROBOTIC TOTAL STATION WITH RANGING PRISMS, IN CONJUNCTION WITH SURVEY CONTROL PREVIOUSLY ESTABLISHED BY THIS OFFICE DURING THE PERFORMANCE OF SURVEY NO. 20085, FOR A PROPERTY LINE ADJUSTMENT, I SURVEY THE LAND AS SHOWN HEREON. MONUMENTS WERE PREVIOUSLY SET AT ALL CORNERS FOR THIS CONDOMINIUM SURVEY AS SHOWN ON SAID PROPERTY LINE ADJUSTMENT MAP, FILED AS SURVEY NO. 20085, IN THE OFFICE OF THE JACKSON COUNTY SURVEYOR.

REGISTERED PROFESSIONAL LAND SURVEYOR

Signature of Shawn Kampmann

OREGON JULY 14, 1998 SHAWN KAMPMANN 02883 LS

RENEWAL DATE: 6/30/2009

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

DATE: JUNE 6, 2008
PROJECT NO. 249-05

APPROVAL

Jessica M. Hanna Sept 15, 2008
 JACKSON COUNTY DEVELOPMENT SERVICES DATE
 FILE: SUB2008-00011 (PROPERTY LINE ADJUSTMENT)

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

PURPOSE: TO SURVEY AND MONUMENT A PROPERTY LINE ADJUSTMENT BETWEEN THOSE TRACTS OF LAND DESCRIBED WITHIN INSTRUMENT NO. 94-30520 AND 91-04760 OF THE OFFICIAL RECORDS OF JACKSON COUNTY, OREGON.

PROCEDURE: UTILIZING AN ELECTRONIC LEICA TCRP 1203 ROBOTIC TOTAL STATION AND RANGING PRISMS, IN CONJUNCTION WITH ASHTECH PROMARK 2 SURVEY GRADE GLOBAL POSITIONING SATELLITE (GPS) RECEIVERS TO ESTABLISH PROJECT SURVEY CONTROL NETWORK. I SURVEY THE LAND AS SHOWN. MONUMENTS FROM PREVIOUS SURVEYS OF THE SUBJECT PROPERTIES AND ADJACENT LANDS WERE RECOVERED AND FIT SATISFACTORY WITH THE RECORD SURVEYS, WITHOUT NOTABLE CONFLICTS. AN EXISTING GRAVEL ROAD, LOCALLY NAMED "EAST HILLS DRIVE", CONNECTS EAST MAIN STREET WITH POMPADOUR DRIVE. THE WEST 60 FEET OF THE SOUTHERLY 2000 FEET IS A DEDICATED PUBLIC RIGHT OF WAY WHERE THE TRAVELLED WAY MEANDERS THROUGH. ADDITIONALLY, A PRIVATE 60 FOOT WIDE ACCESS EASEMENT RUNS ADJACENT TO, AND EAST OF, THE PUBLIC RIGHT OF WAY, AND CONTINUES NORTHERLY TO POMPADOUR DRIVE. THIS 60 FOOT WIDE STRIP CREATED BY INSTRUMENT NO. 82-09118, IS CALLED OUT AS A "PUBLIC EASEMENT", ALTHOUGH I FOUND NO DOCUMENT OR RECORD THAT SHOWS IT WAS EVER ACCEPTED AS A PUBLIC ROAD BY JACKSON COUNTY. ALSO, THERE IS A 20 FOOT WIDE PRIVATE ACCESS EASEMENT CONTAINING THE ACTUAL TRAVELLED WAY THAT RUNS ALONG THE EAST SIDE OF SCENIC HILLS MEMORIAL PARK AND CONTINUES NORTH THROUGH THE LEE ELLEN VINEYARD PROPERTY. THIS PROPERTY LINE ADJUSTMENT WAS MONUMENTED ALONG THE EASTERLY LINE OF THE PRIVATE 60 FOOT WIDE ACCESS EASEMENT DESCRIBED WITHIN INSTRUMENT NO. 82-09118 OF SAID OFFICIAL RECORDS, BETWEEN THE SUBJECT TRACTS.

**MAP OF SURVEY
 PROPERTY LINE ADJUSTMENT**
 LYING SITUATE WITHIN
 SOUTHEAST QUARTER OF SECTION 2
 TOWNSHIP 39 SOUTH, RANGE 1 EAST, WILLAMETTE MERIDIAN
 JACKSON COUNTY, OREGON
 FOR
STEVEN DIERKS
 815 Pompadour Drive
 Ashland, Oregon

LEGEND

- ⊗ 2 1/2" BRASS CAP DONATION LAND CLAIM CORNER PER JACKSON COUNTY SURVEYOR RE-ESTAB. NOTES (RECOVERED)
- ⊙ 2" IRON PIPE w/ BROKEN BRASS STEM IN CONCRETE PER SCENIC HILLS MEMORIAL PARK & S/N 11476 (RECOVERED)
- ⊕ 2" ALUMINUM CAPPED IRON PIN STAMPED "INITIAL POINT, FARBER PLS 2189" PER S/N 13056 (RECOVERED)
- ⊖ 5/8" IRON PIN w/ YELLOW PLASTIC CAP MARKED "KAUBLE PLS 1822" PER S/N 10800 (RECOVERED)
- ⊙ 5/8" IRON PIN w/ ORANGE PLASTIC CAP STAMPED "R. ROBERTS LS 1656" PER S/N 12267 (RECOVERED)
- ⊗ 5/8" IRON PIN w/ YELLOW PLASTIC CAP STAMPED "KAISER RLS 803" PER S/N 11476 (RECOVERED)
- ⊕ 5/8" IRON PIN w/ YELLOW PLASTIC CAP STAMPED "STEWART LS 2057" PER S/N 15776 (RECOVERED)
- ⊖ 5/8" IRON PIN - NO MARKINGS - PER S/N 2279, MARK BOYDEN (RECOVERED)
- ⊙ 5/8" x 24" IRON PIN w/ ORANGE PLASTIC CAP MARKED "KAMPMANN PLS 2883" (ESTABLISHED)
- PROPERTY LINE
- - - ADJUSTED PROPERTY LINE
- BOUNDARY LINE
- - - EASEMENT LINE
- CENTERLINE
- - - PREVIOUS PROPERTY LINE
- x - x - FENCE LINE
- O.R. OFFICIAL RECORDS, JACKSON COUNTY RECORDER
- S/N SURVEY FILE NUMBER, JACKSON COUNTY SURVEYOR
- D.L.C. DONATION LAND CLAIM
- () SURVEY RECORD DATA PER S/N 2279
- { } SURVEY RECORD DATA PER S/N 10800
- [] SURVEY RECORD DATA PER S/N 15776
- < > SURVEY RECORD DATA PER S/N 11476

BASIS OF BEARING

THE BASIS OF BEARING FOR THIS SURVEY IS THE EAST LINE OF DONATION LAND CLAIM NO. 44, IN TOWNSHIP 39 SOUTH, RANGE 1 EAST OF THE WILLAMETTE MERIDIAN, HAVING A RECORD PLAT BEARING OF NORTH 00°07'15" WEST, AS REFERENCED ON SURVEY NO. 2279, ON FILE IN THE OFFICE OF THE JACKSON COUNTY 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: AUGUST 20, 2008
 PROJECT NO. 507-08

POLARIS LAND SURVEYING

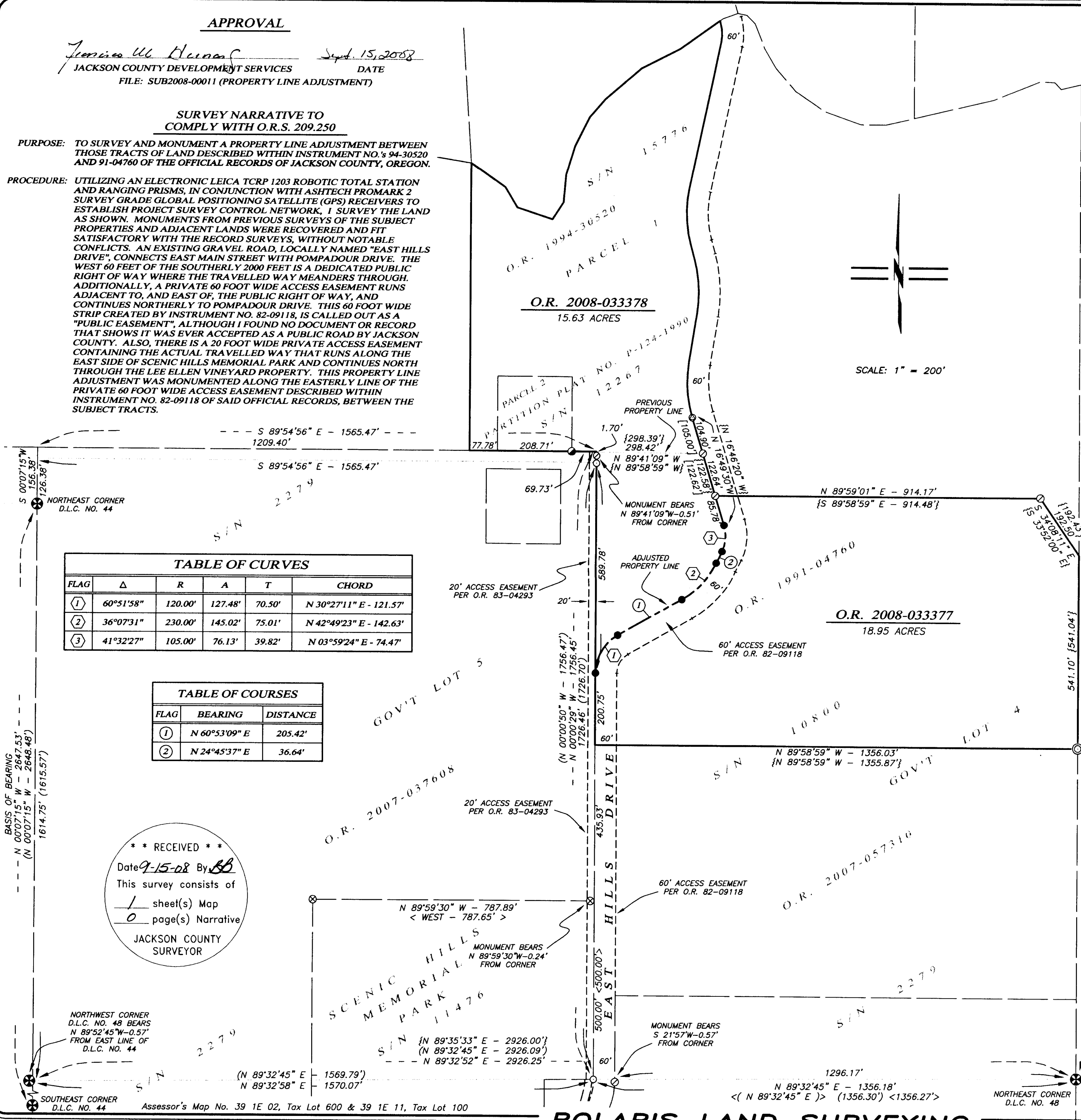


TABLE OF CURVES

FLAG	Δ	R	A	T	CHORD
①	60°51'58"	120.00'	127.48'	70.50'	N 30°27'11" E - 121.57'
②	36°07'31"	230.00'	145.02'	75.01'	N 42°49'23" E - 142.63'
③	41°32'27"	105.00'	76.13'	39.82'	N 03°59'24" E - 74.47'

TABLE OF COURSES

FLAG	BEARING	DISTANCE
①	N 60°53'09" E	205.42'
②	N 24°45'37" E	36.64'

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NORTHWEST CORNER
 D.L.C. NO. 48 BEARS
 N 89°52'45"W - 0.57'
 FROM EAST LINE OF
 D.L.C. NO. 44

SOUTHEAST CORNER
 D.L.C. NO. 44

Assessor's Map No. 39 1E 02, Tax Lot 600 & 39 1E 11, Tax Lot 100

ELEVATION VIEW

SIERRA CONDOMINIUM

LOCATED IN A PORTION OF
LOT 1, CHATA SUBDIVISION UNIT NO. 1

LYING SITUATE WITHIN
SOUTHWEST QUARTER OF SECTION 25
TOWNSHIP 38 SOUTH, RANGE 1 WEST, WILLAMETTE MERIDIAN
CITY OF TALENT, JACKSON COUNTY, OREGON

FOR
STEVEN & BUFFIE ASHER

P.O. BOX 3459
ASHLAND, OREGON 97520

LEGEND

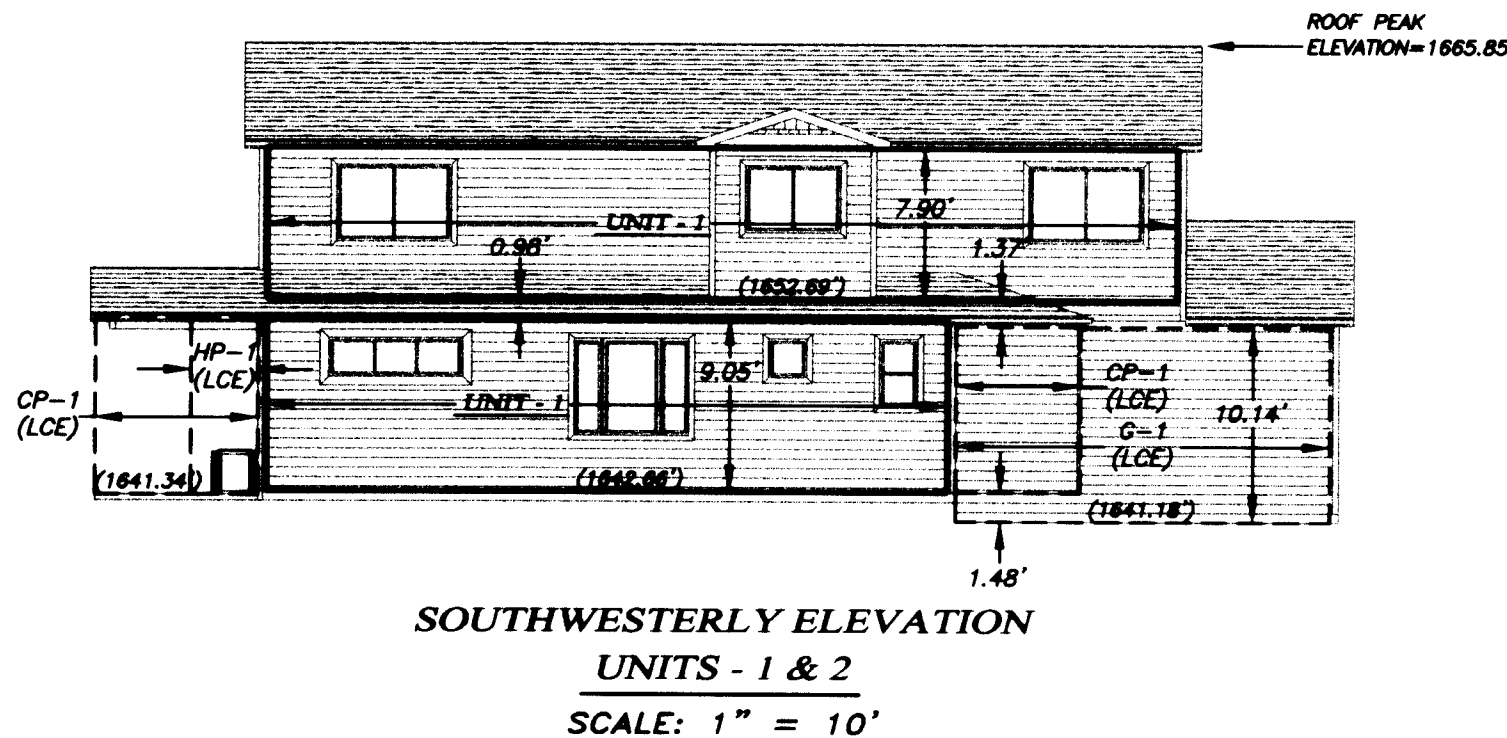
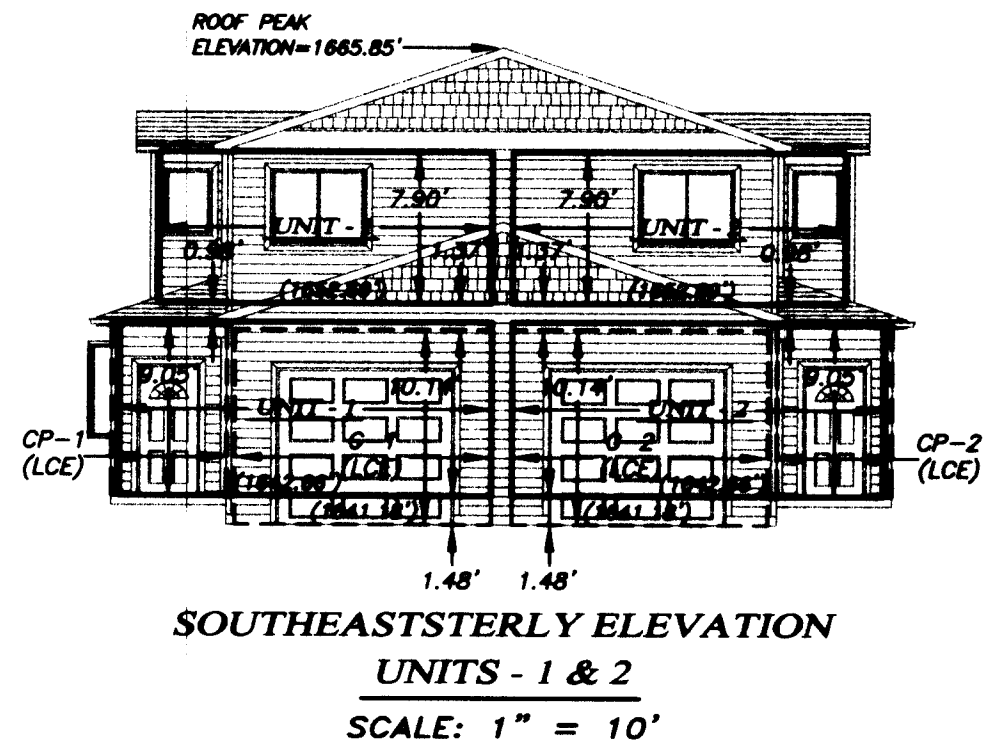
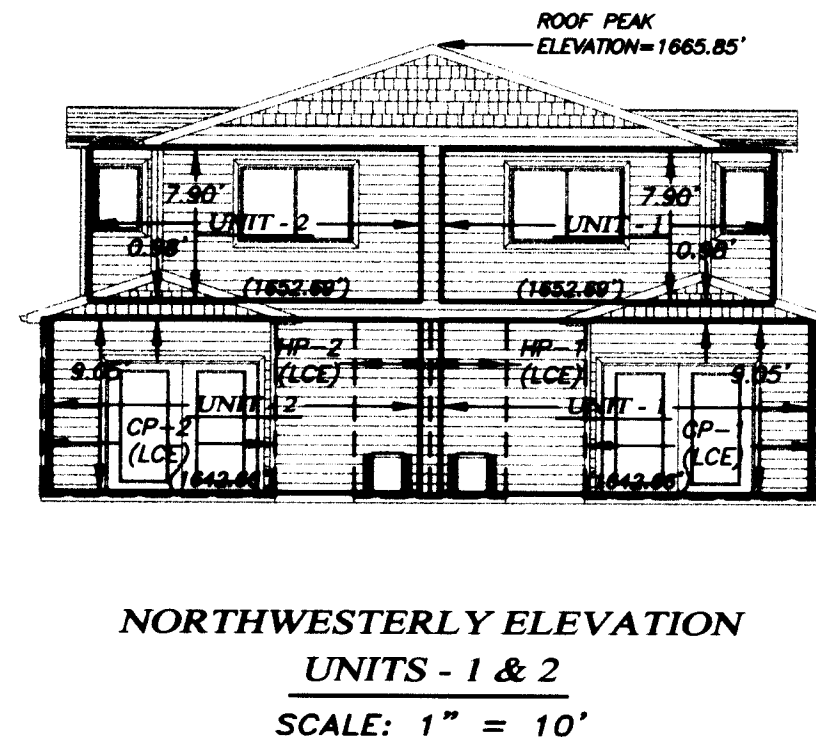
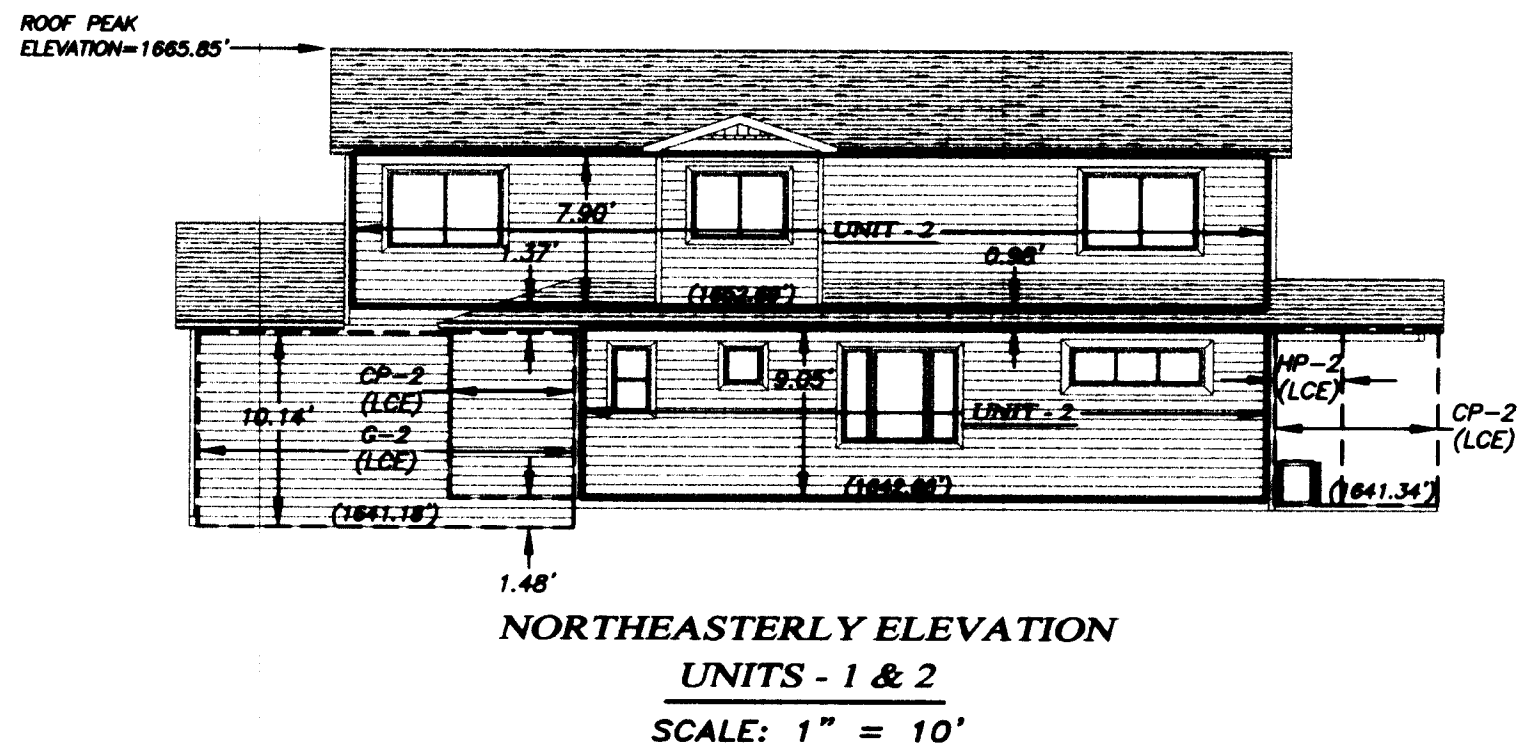
—————	UNIT BOUNDARY
-----	LCE BOUNDARY
LCE	LIMITED COMMON ELEMENTS
CP - #	COVERED PATIO - LCE ASSOCIATED WITH UNIT (TYPICAL)
G - #	GARAGE - LCE ASSOCIATED WITH UNIT (TYPICAL)
HP - #	HEAT PUMP - LCE ASSOCIATED WITH UNIT (TYPICAL)
(1641.18')	UNIT BOUNDARY ELEVATION (TYPICAL)

NOTES

- 1) ALL ANGLES ARE 90° UNLESS NOTED OTHERWISE.
- 2) ELEVATIONS SHOWN ARE AS FOLLOWS:
(A) TOP OF PLYWOOD SUBFLOOR IS THE LOWER LIMIT FOR THE UNIT.
(B) BOTTOM OF WOOD CEILING JOIST OR ROOF TRUSS IS THE UPPER LIMIT FOR THE UNIT.
(C) UNIT HORIZONTAL LIMITS ARE TO INTERIOR FACE OF WOOD STUD WALL.
(D) TOP OF CONCRETE SLAB IS THE LOWER LIMIT FOR THE COVERED ENTRY, COVERED PATIO, HEAT PUMP PAD, AND GARAGE.
- 3) ALL OF THE LAND IS GCE EXCEPT FOR UNITS AND LCE'S SHOWN HEREON.
- 4) THE BASIS OF VERTICAL CONTROL FOR THIS SURVEY IS THE U.S. COAST & GEODETIC SURVEY (U.S.C. & G.S.) STATION "Y-548", A 3" DIAMETER BRASS CAP IN THE TOP OF A CONCRETE POST, LOCATED ON THE SOUTH SIDE OF WEST RAFF ROAD, APPROXIMATELY 65 FEET WEST OF THE CENTRAL OREGON & PACIFIC RAILROAD TRACKS. BENCHMARK ELEVATION = 1664.90 FEET, BASED ON THE NATIONAL GEODETIC VERTICAL DATUM OF 1929.
- 5) PROJECT ON-SITE BENCHMARK IS THE TOP OF A BRASS CAP IN CONCRETE, LOCATED IN THE CENTERLINE OF TULIPAN WAY, AS DENOTED ON SHEET 2. PROJECT BENCHMARK ELEVATION = 1639.60 FEET.

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

Shawn Kampmann
SURVEYOR



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JACKSON COUNTY
SURVEYOR

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Shawn Kampmann
OREGON
JULY 14, 1998
SHAWN KAMPMANN
02983 LS

RENEWAL DATE: 6/30/2009

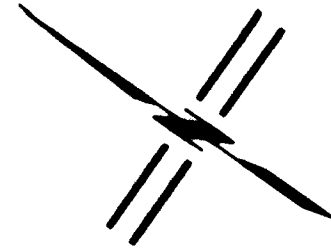
SURVEYED BY:
POLARIS LAND SURVEYING LLC
P.O. BOX 459
ASHLAND, OREGON 97520
(541) 482-5009

DATE: JUNE 6, 2008
PROJECT NO. 249-05

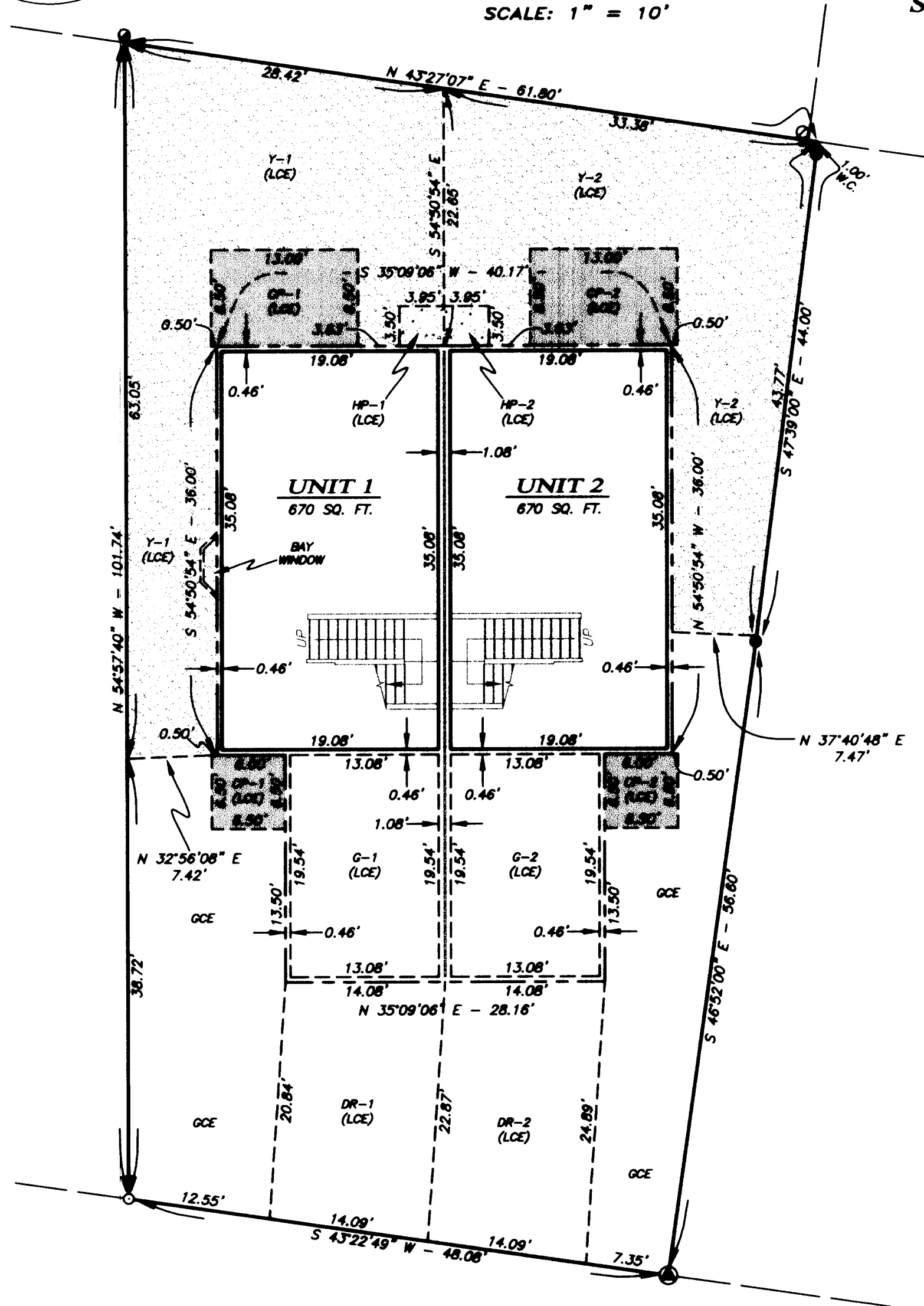
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 JACKSON COUNTY
 SURVEYOR

PLAN VIEW

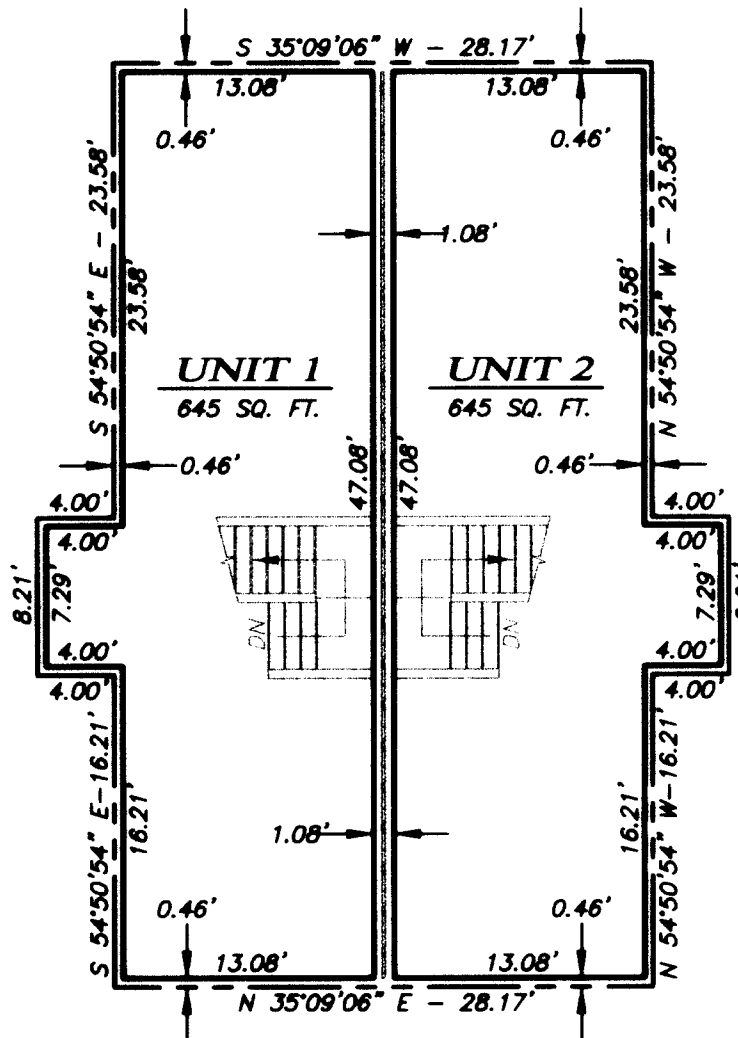
SCALE: 1" = 10'



SIERRA CONDOMINIUM
 LOCATED IN A PORTION OF
LOT 1, CHATA SUBDIVISION UNIT NO. 1
 LYING SITUATE WITHIN
 SOUTHWEST QUARTER OF SECTION 25
 TOWNSHIP 38 SOUTH, RANGE 1 WEST, WILLAMETTE MERIDIAN
 CITY OF TALENT, JACKSON COUNTY, OREGON
 FOR
STEVEN & BUFFIE ASHER
 P.O. BOX 3459
 ASHLAND, OREGON 97520



FIRST FLOOR
UNITS - 1 & 2



SECOND FLOOR
UNITS - 1 & 2

NOTES

- 1) ALL ANGLES ARE 90° UNLESS NOTED OTHERWISE.
- 2) LOWER LEVEL EXTERIOR BUILDING DIMENSIONS ARE MEASURED TO THE OUTSIDE OF THE CONCRETE FOUNDATION.
- 3) UPPER LEVEL EXTERIOR BUILDING DIMENSIONS ARE MEASURED TO THE OUTSIDE OF THE WOOD FRAME WALL.
- 4) INTERIOR HORIZONTAL UNIT DIMENSIONS ARE MEASURED TO THE FACE OF THE INTERIOR WOOD STUD WALL.
- 3) ALL OF THE LAND IS GCE EXCEPT FOR UNITS AND LCE'S SHOWN HEREON.

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

SURVEYOR

LEGEND

- 5/8" IRON PIN - NO MARKINGS - PER S/N 8382 (RECOVERED)
- 5/8" IRON PIN - NO MARKINGS - PER S/N 7558 (RECOVERED)
- 5/8" IRON PIN w/ RED PLASTIC CAP MARKED "D. HUCK, LS 2023" PER S/N 15867 (RECOVERED)
- 5/8" x 30" IRON PIN w/ 2" ALUMINUM CAP MARKED "INITIAL POINT LS 2883" (ESTABLISHED)
- 5/8" x 24" IRON PIN w/ ORANGE PLASTIC CAP MARKED "KAMPMANN PLS 2883" (ESTABLISHED)
- PROPERTY LINE
- BOUNDARY LINE
- - - EASEMENT LINE
- - - LCE BOUNDARY
- - - GCE BOUNDARY
- - - EXTERIOR STICK FRAME WALL
- - - BUILDING TIE (MEASURED AT RIGHT ANGLES TO PROPERTY LINE)
- x - x - EXISTING FENCE LINE
- GCE GENERAL COMMON ELEMENTS
- LCE LIMITED COMMON ELEMENTS
- DR - # DRIVEWAY - LCE ASSOCIATED WITH THE UNIT (TYPICAL)
- CP - # COVERED PORCH - LCE ASSOCIATED WITH THE UNIT (TYPICAL)
- G - # GARAGE - LCE ASSOCIATED WITH THE UNIT (TYPICAL)
- HP - # HEAT PUMP PAD - LCE ASSOCIATED WITH THE UNIT (TYPICAL)
- Y - # YARD AREA - LCE ASSOCIATED WITH THE UNIT (TYPICAL)
- COVERED PORCH - LCE
- HEAT PUMP CONCRETE SLAB - LCE
- YARD AREA - LCE

UNIT AREA TABLE		
UNIT #	AREA DESIGNATION	SQUARE FOOTAGE
UNIT 1	FIRST FLOOR	670 SQ. FT.
UNIT 1	SECOND FLOOR	645 SQ. FT.
UNIT 1	TOTAL	1,315 SQ. FT.
UNIT 2	FIRST FLOOR	670 SQ. FT.
UNIT 2	SECOND FLOOR	645 SQ. FT.
UNIT 2	TOTAL	1,315 SQ. FT.

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Shawn Kampmann

OREGON
 JULY 14, 1998
 SHAWN KAMPMANN
 02883 LS

RENEWAL DATE: 6/30/2009

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

DATE: JUNE 6, 2008
 PROJECT NO. 249-05

PLAT BOUNDARY

BASIS OF BEARING

THE BASIS OF BEARING FOR THIS SURVEY IS THE CENTERLINE OF TULIPAN WAY IN THE CITY OF TALENT, HAVING A RECORD PLAT BEARING OF SOUTH 43°23'54" WEST, AS REFERENCED ON CHATA SUBDIVISION, UNIT No. 1, SURVEY NO. 8382 & 20085, ON FILE IN THE OFFICE OF THE JACKSON COUNTY SURVEYOR.

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SIERRA CONDOMINIUM

LOCATED IN A PORTION OF
LOT 1, CHATA SUBDIVISION UNIT NO. 1

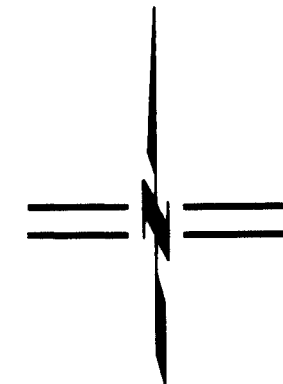
LYING SITUATE WITHIN
SOUTHWEST QUARTER OF SECTION 25
TOWNSHIP 38 SOUTH, RANGE 1 WEST, WILLAMETTE MERIDIAN
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FOR
STEVEN & BUFFIE ASHER

P.O. BOX 3459
ASHLAND, OREGON 97520

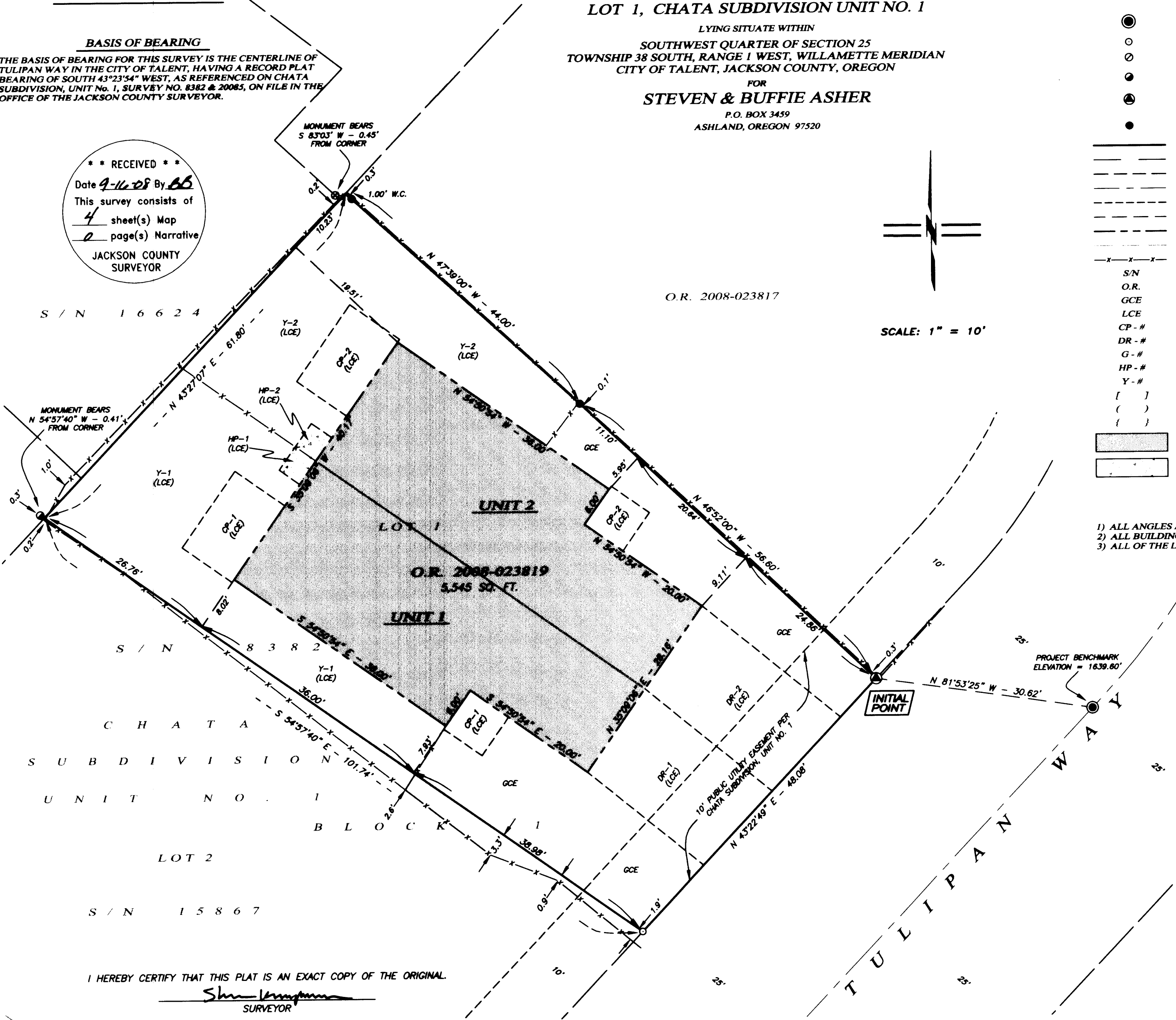
LEGEND

- 2" BRASS CAP SET IN CONCRETE MARKED "POT, 2.00 W.C." PER S/N 8382 (RECOVERED)
- 5/8" IRON PIN - NO MARKINGS - PER S/N 8382 (RECOVERED)
- 5/8" IRON PIN - NO MARKINGS - ORIGIN UNKNOWN (RECOVERED)
- 5/8" IRON PIN w/ RED PLASTIC CAP MARKED "D. HUCK, LS 2023" PER S/N 15867 (RECOVERED)
- 5/8" x 30" IRON PIN w/ 2" ALUMINUM CAP MARKED "INITIAL POINT LS 2883" (ESTABLISHED)
- 5/8" x 24" IRON PIN w/ ORANGE PLASTIC CAP MARKED "KAMPMANN PLS 2883" (ESTABLISHED)
- PROPERTY LINE
- BOUNDARY LINE
- - - EASEMENT LINE
- - - CENTERLINE
- - - LCE BOUNDARY
- - - GCE BOUNDARY
- - - LOWER EXTERIOR WALL (WOOD FRAME)
- - - BUILDING TIE (MEASURED AT RIGHT ANGLES TO PROPERTY LINE)
- x - x - x - EXISTING FENCE LINE
- S/N SURVEY FILE NUMBER, JACKSON COUNTY SURVEYOR
- O.R. OFFICIAL RECORDS, JACKSON COUNTY RECORDER
- GCE GENERAL COMMON ELEMENTS
- LCE LIMITED COMMON ELEMENTS
- CP - # COVERED PORCH - LCE ASSOCIATED WITH THE UNIT (TYPICAL)
- DR - # DRIVEWAY - LCE ASSOCIATED WITH THE UNIT (TYPICAL)
- G - # GARAGE - LCE ASSOCIATED WITH THE UNIT (TYPICAL)
- HP - # HEAT PUMP - LCE ASSOCIATED WITH THE UNIT (TYPICAL)
- Y - # YARD AREA - LCE ASSOCIATED WITH THE UNIT (TYPICAL)
- [] DEED RECORD DATA PER O.R. 99-57666
- () SURVEY RECORD DATA PER S/N 8382 (D. HOFFBUHR)
- { } SURVEY RECORD DATA PER S/N 15867 (D. HUCK)
- ▒ EXISTING BUILDING
- EXISTING CONCRETE SURFACE



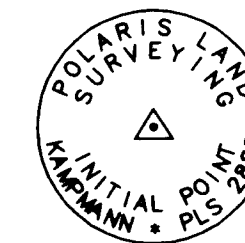
SCALE: 1" = 10'

O.R. 2008-023817



NOTES

- 1) ALL ANGLES ARE 90° UNLESS NOTED OTHERWISE.
- 2) ALL BUILDING TIES ARE MEASURED AT RIGHT ANGLES TO THE PROPERTY LINE.
- 3) ALL OF THE LAND IS GCE EXCEPT FOR UNITS AND LCE'S SHOWN HEREON.



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

REGISTERED PROFESSIONAL LAND SURVEYOR

Shaw Kampmann

OREGON
JULY 14, 1998
SHAWN KAMPMANN
02883 LS

RENEWAL DATE: 6/30/2009

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

DATE: JUNE 6, 2008
PROJECT NO. 249-05

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

Shaw Kampmann
SURVEYOR

ASSESSOR'S MAP NO. 38 1W 25 CA, TAX LOT 1100

FILE: SURVEYS\249-05\SIERRA CONDOMINIUM.DWG

SHEET 2 of 4