

PARTITION PLAT NO. P-65-2008

LAND PARTITION  
LOCATED IN:

LOT 10, BLOCK 1 OF RIVERSIDE ADDITION TO THE  
CITY OF GOLD HILL, IN THE NW 1/4 OF SECTION 21,  
T36S, R3W, WM, JACKSON COUNTY, OREGON

FOR:  
DALE J. HIMES  
1141 SECOND AVE.  
GOLD HILL, OREGON 97525  
(541) 855-2558

**\*\*RECEIVED\*\***  
Date 11-18-08 By BB  
This survey Consists of:  
2 sheet(s) Map  
0 page(s) Narrative  
JACKSON COUNTY  
SURVEYOR

**DECLARATION:**

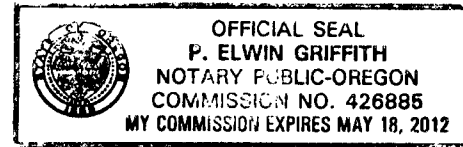
KNOW ALL MEN BY THESE PRESENTS, THAT DALE J. HIMES IS THE OWNER OF THE PARCEL OF REAL PROPERTY SITUATED IN JACKSON COUNTY, OREGON AND HAS CAUSED THE SAME TO BE SURVEYED, MAPPED AND PLATTED AS SHOWN HEREON.

Dale J. Himes  
DALE J. HIMES

STATE OF OREGON }  
County of Jackson } ss. August 11, 2008.

PERSONALLY APPEARED THE ABOVE NAMED DALE J. HIMES AND ACKNOWLEDGED THE FOREGOING INSTRUMENT TO BE HIS VOLUNTARY ACT AND DEED.

Before me: P. Elwin Griffith  
NOTARY



**SURVEYOR'S CERTIFICATE:**

I, DOUGLAS C. MCMAHAN, A DULY REGISTERED SURVEYOR OF THE STATE OF OREGON, DO HEREBY CERTIFY THAT THIS MAP CORRECTLY REPRESENTS A SURVEY MADE BY ME OR UNDER MY DIRECTION AND COMPLIES WITH THE REGULATIONS FOR LAND PARTITIONS AND THE FOLLOWING IS AN ACCURATE DESCRIPTION OF THE PARENT TRACT OF LAND AS SET FORTH HEREON:

THE INITIAL POINT OF BEGINNING BEING AT A POINT FOR THE SOUTHEAST CORNER OF PARCEL NO. 2 OF PARTITION PLAT RECORDED SEPTEMBER 2, 2004 AS PARTITION PLAT NO. P-50-2004 OF THE "RECORD OF PARTITION PLATS" IN JACKSON COUNTY, OREGON AND FILED AS SURVEY NO. 18399 IN THE OFFICE OF THE JACKSON COUNTY SURVEYOR, SAID POINT ALSO BEING ON THE SOUTHWESTERLY BOUNDARY OF LOT 10, BLOCK 1 OF RIVERSIDE ADDITION TO THE CITY OF GOLD HILL, ACCORDING TO THE OFFICIAL PLAT THEREOF, NOW OF RECORD IN SAID JACKSON COUNTY; THENCE NORTH 12°41'55" EAST ALONG THE SOUTHEASTERLY BOUNDARY OF SAID PARCEL NO. 2, A DISTANCE OF 191.63 FEET TO A POINT FOR THE NORTHEAST CORNER THEREOF, SAID POINT BEING ON THE SOUTHWESTERLY RIGHT-OF-WAY LINE OF THE CENTRAL OREGON AND PACIFIC RAILROAD RIGHT-OF-WAY; THENCE SOUTH 77°18'05" EAST, ALONG SAID RIGHT-OF-WAY LINE, 60.00 FEET TO THE MOST NORTHEASTERLY CORNER OF TRACTS DESCRIBED PER INSTRUMENT NO. 2005-031598 OF THE DEED RECORDS OF SAID JACKSON COUNTY; THENCE LEAVING SAID RIGHT-OF-WAY LINE, SOUTH 12°41'55" WEST ALONG THE EASTERLY BOUNDARY OF SAID TRACTS, 50.00 FEET; THENCE CONTINUE ALONG SAID BOUNDARY SOUTH 77°18'05" EAST 30.00 FEET; THENCE SOUTH 12°41'55" WEST 141.63 FEET TO A POINT FOR THE SOUTHEAST CORNER OF SAID TRACTS, SAID POINT BEING ON THE AFOREMENTIONED SOUTHWESTERLY BOUNDARY OF LOT 10, BLOCK 1 OF RIVERSIDE ADDITION; THENCE ALONG SAID BOUNDARY NORTH 77°18'05" WEST 90.00 FEET TO THE INITIAL POINT OF BEGINNING.

Douglas C. McMahon  
SURVEYOR

**APPROVALS:**

I CERTIFY THAT, PURSUANT TO AUTHORITY GRANTED BY THE CITY OF GOLD HILL, THAT THIS PARTITION PLAT IS HEREBY APPROVED BY THE CITY PLANNING COMMISSION. DATED THIS 4th DAY OF November, 2008.

ATTEST: Ernest A. Robinson PRESIDENT Jeffrey R. ... SECRETARY

EXAMINED AND APPROVED THIS 13th DAY OF August, 2008.

Frank Roberts  
COUNTY SURVEYOR

ALL TAXES, FEES, ASSESSMENTS OR OTHER CHARGES AS REQUIRED BY O.R.S. 92.095 HAVE BEEN PAID AS OF THE 18th DAY OF November, 2008.

Nate E. ... ASSESSOR 11-18-08 DATE

... TAX COLLECTOR 11-18-08 DATE

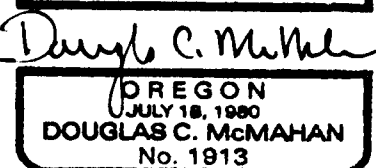
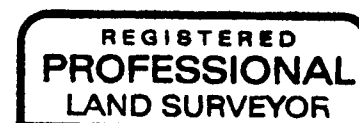
FILED IN THE OFFICE OF THE JACKSON COUNTY SURVEYOR AS NO. 20234

**RECORDER'S CERTIFICATE:**

FILED FOR RECORD THIS 18th DAY OF NOVEMBER, 2008, AT 11:55 O'CLOCK, A.M. AND RECORDED AS PARTITION PLAT NO. P-65-2008 OF "RECORD OF PARTITION PLATS" IN JACKSON COUNTY, OREGON. (INDEX VOLUME 19 PAGE 65.)

Christine D. Walker  
County Clerk

Barbara J. Shaw  
Deputy



RENEWS 12/31/08

I certify this plat to be an exact photocopy of the original.  
Douglas C. McMahon  
SURVEYOR

**PARTITION PLAT NO. P-65-2008**

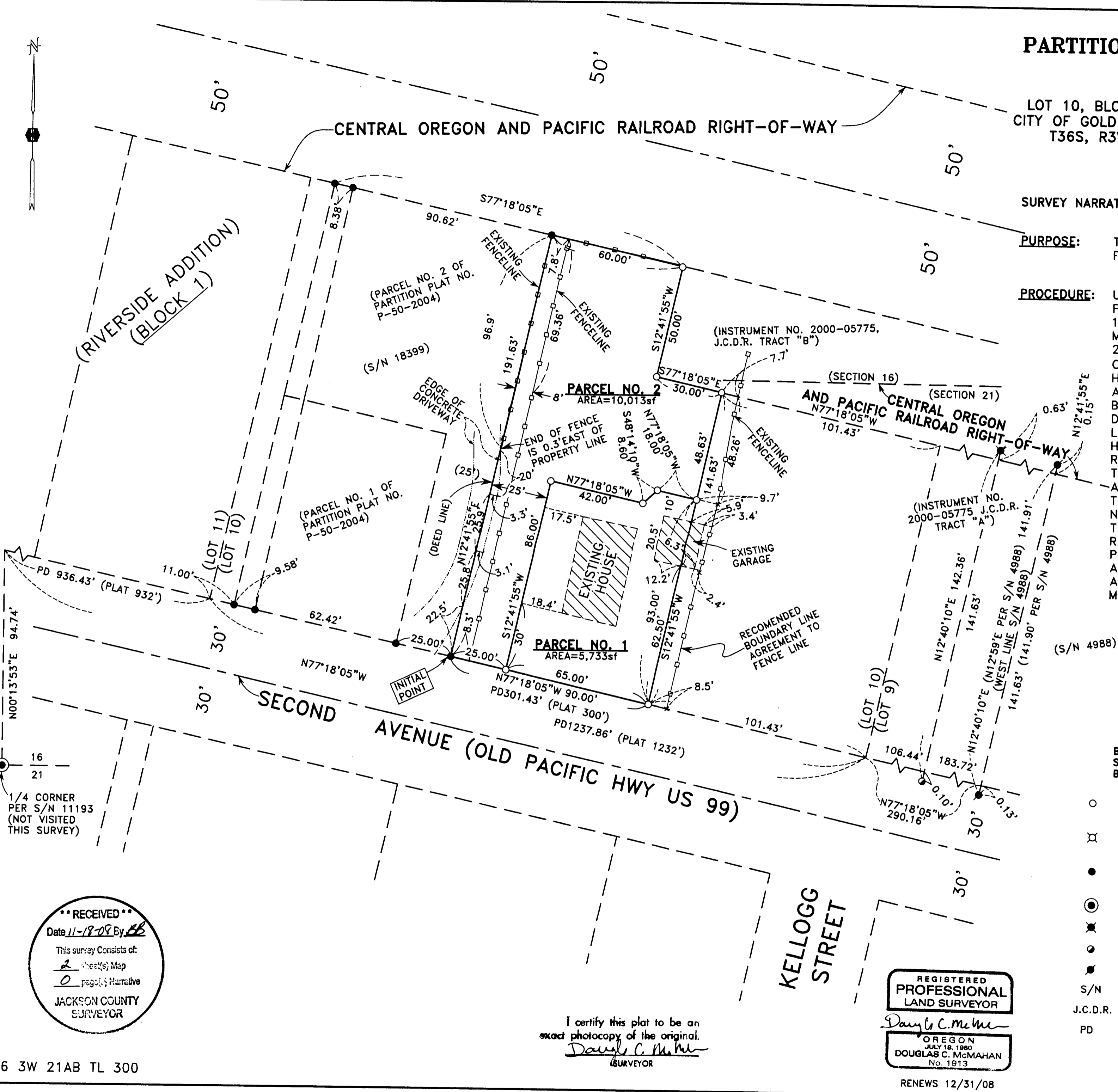
**LAND PARTITION  
LOCATED IN:**

**LOT 10, BLOCK 1 OF RIVERSIDE ADDITION TO THE  
CITY OF GOLD HILL, IN THE NW 1/4 OF SECTION 21,  
T36S, R3W, WM, JACKSON COUNTY, OREGON**

**SURVEY NARRATIVE TO COMPLY WITH PARAGRAPH 209.250 OF THE  
OREGON REVISED STATUTES.**

**PURPOSE:** TO SURVEY, MONUMENT, AND PREPARE FINAL PLAT  
FOR A PARTITION AS PER CLIENTS REQUEST.

**PROCEDURE:** UTILIZING FOUND MONUMENTS AND INFORMATION  
PER FILED SURVEYS NO. 4988, 11193, 11622,  
17060, 18131 AND 18399 FOR CONTROL, I SET  
MONUMENTS AS SHOWN HEREON. INSTRUMENT NO.  
2005-031598 J.C.D.R. WAS USED TO DETERMINE  
CLIENT'S DEED LINES. AS PREVIOUS SURVEYS  
HAD INDICATED BLOCK 1 OF RIVERSIDE ADDITION  
AS PLATTED DOES NOT MATHEMATICALLY CLOSE  
BECAUSE IMPROVEMENTS THROUGHOUT THIS BLOCK  
DO NOT FIT VERY WELL WITH PROPORTIONED LOT  
LINES, A NUMBER OF BOUNDARY LINE AGREEMENTS  
HAVE BEEN RECOMMENDED AND SOME HAVE BEEN  
RECORDED. I HAVE RECOMMENDED TO MY CLIENT  
THAT A BOUNDARY LINE AGREEMENT SHOULD BE  
ACQUIRED ALONG THE EXISTING FENCELINE ALONG  
THE EASTERLY BOUNDARY OF HIS PROPERTY. THE  
NEIGHBORS HAVE NOT BEEN COOPERATING AT THIS  
TIME, THEREFORE, I HAVE MONUMENTED THE BEST  
REPRESENTATION OF DEED LINES BASED ON PRO-  
PORTIONING LOT LINES, SHOWING THE BUILDING  
AND FENCELINE ALONG THE EASTERLY BOUNDARY.  
AN ELECTRONIC TOTAL STATION WAS USED TO  
MAKE ALL MEASUREMENTS.



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

**BY: DOUGLAS C. McMAHAN** PLS No. 1913  
**SCALE: 1" = 30'** DATE: JULY 23, 2008  
**BASIS OF BEARING:** FILED SURVEY NO. 11193

- = SET 5/8"x24" REBAR WITH PLASTIC CAP STAMPED "HOFFBUHR AND ASSOC., INC."
- ⊗ = SET 5/8"x30" REBAR WITH PLASTIC CAP STAMPED
- = FOUND 5/8" REBAR WITH CAP STAMPED "HOFFBUHR AND ASSOC., INC." PER S/N 18399
- ⊙ = FOUND BRASS CAP MONUMENT
- ✱ = FOUND 1/2" PIPE (ORIGIN UNKNOWN)
- ⦿ = FOUND 3/4" PIPE (ORIGIN UNKNOWN)
- ⦿ = FOUND 3/4" IRON PIN PER S/N 4988
- S/N = FILED SURVEY NUMBER
- J.C.D.R. = JACKSON COUNTY DEED RECORDS
- PD = PROPORTIONED DISTANCE PER PREVIOUS SURVEYS BY HOFFBUHR AND ASSOC., INC.

I certify this plat to be an  
exact photocopy of the original.  
*Douglas C. McMahan*  
SURVEYOR

REGISTERED  
PROFESSIONAL  
LAND SURVEYOR  
*Douglas C. McMahan*  
OREGON  
JULY 18, 1980  
DOUGLAS C. McMAHAN  
No. 1913

RENEWS 12/31/08

**\*\*RECEIVED\*\***  
Date 11-18-08 By BB  
This survey consists of:  
2 sheet(s) Map  
0 page(s) Narrative  
JACKSON COUNTY  
SURVEYOR

36 3W 21AB TL 300