

PARTITION PLAT No. P-68-2008

Located in the N.W. 1/4 of Section 3, T.36S.,R.1W., W.M.,
City of Eagle Point, Jackson County, Oregon

SURVEY FOR:
Eagle Point Mini Storage, LLC
151 West Linn Road, Suite "A"
Eagle Point, OR. 97524

DATE:
September 16, 2008

SURVEY BY:
Kaiser Surveying
19754 Highway 62
Eagle Point, OR. 97524

*** SURVEYOR'S CERTIFICATE ***

I, Bary D. Kaiser, a duly registered professional land surveyor of the State of Oregon, do hereby certify that I have correctly surveyed and marked with proper monuments as provided by law the attached partition plat, said plat being a correct representation of the same, and the following is an accurate description of the boundary lines:

Commencing at the Northwest corner of Section 3 in Township 36 South, Range 1 West, of the Willamette Meridian in Jackson County, Oregon; thence South, 1267.47 feet; thence East, 1254.20 feet to a 3/4" iron pipe found set for the Southeast corner of tract described in Instrument No. 85-09996 of the Official Records of said County; thence along the Southerly boundary of said tract, North 89° 45' 10" West, 167.00 feet to a 5/8" rebar with plastic cap found set for the Northeast corner of tract described in Instrument No. 2004-046321 of said Official Records, also being the Northwest corner of Parcel No. 1 of Partition Plat recorded December 24, 1986 and filed as Survey No. 10765 in the Office of the County Surveyor for THE INITIAL POINT OF BEGINNING; thence along the Northeast boundary of said Parcel No. 1, North 89° 45' 10" West, 109.17 feet (record = 109.24 feet) to a 5/8" rebar with plastic cap found set; thence continuing along said boundary, North 89° 45' 10" West, 22.86 feet (record = 22.80 feet) to the Southwest corner of said tract described in Instrument No. 85-09996; thence along the Westerly boundary of last said tract, North 10° 34' 48" East, 0.31 feet (record = 0.295 feet) to an angle point on the Northerly boundary of said Parcel No. 1; thence continuing on said Parcel No. 1 boundary, North 89° 41' 39" West, 107.69 feet to a 3/4" iron pipe found set; thence continuing North 89° 41' 39" West, 39.10 feet to a 5/8" rebar found set for the Northwest corner of said Parcel, also being on the Easterly right-of-way line of Linn Road; thence along said Linn Road line as follows: 85.79 feet along the arc of a 302.84 foot radius curve to the right (long chord bears South 28° 38' 56" East, 85.504 feet) to 5/8" rebar with aluminum cap set; thence South 20° 32' 00" East, 25.57 feet to a 5/8" rebar with plastic cap set for an angle point; thence South 24° 27' 52" East, 96.08 feet to a 5/8" rebar with aluminum cap found set for an angle point; thence South 37° 49' 04" East, 54.66 feet to a 5/8" rebar with plastic cap set for an angle point; thence 125.929 feet along the arc of a 160.99 foot radius curve to the left (long chord bears South 73° 49' 38" East, 122.743 feet) to a 5/8" rebar with plastic cap set; thence North 83° 45' 50" East, 36.86 feet (record = 36.87 feet) to a 5/8" rebar found set for the Southeast corner of said Parcel No. 1; thence leaving said Linn Road line, North 0° 12' 40" East, 258.15 feet (record = 258.14 feet) to THE INITIAL POINT OF BEGINNING.

Bary D Kaiser
SURVEYOR



We, PREMIERWEST BANK, the undersigned beneficiary of certain trust deed recorded March 4, 2005 as Document No. 2005-011944 of the Official Records of Jackson County, Oregon, affecting the land described herein, hereby releases from the lien of said Trust Deed all property shown hereon as dedicated to the public for public use.

Debbie Allen
Title: Commercial Loan Officer

Personally appeared the above named Debbie Allen, as Commercial Loan Officer, and acknowledged the foregoing instrument to be their voluntary act and deed and it was signed on behalf of PremierWest Bank this 24th day of October, 2008.

Before me:
Vielle Stevenson (SIGN) NOTARY PUBLIC - OREGON
Vielle Stevenson (PRINT) COMMISSION NO. 414893
MY COMMISSION EXPIRES 03/19/2011



*** APPROVALS ***
Examined and approved by the City Administrator/Planning Director of the City of Eagle Point, Jackson County, Oregon. (File PA #07/08-10: COMMLP)

David A. Small 11/7/08
CITY ADMINISTRATOR/PLANNING DIRECTOR

Examined and approved this 21st day of November, 20 08.

Roger Roberts
JACKSON COUNTY SURVEYOR

*** DECLARATION ***

Known all men by these presents, that EAGLE POINT MINI STORAGE, LLC, an Oregon Limited Liability Company hereafter referred to as Declarant, is the owner of the lands represented on this Partition Plat and more particularly described in the Surveyor's Certificate, and has caused the same to be partitioned into parcels as shown on the Partition Plat, and does hereby dedicate to the public for public use that 10.00 foot wide Public Utility Easement (PUE) as shown on Sheet 2. Declarant also does hereby create that 6.00 foot wide private sewer service line easement across Parcel No. 2 benefiting tract described in Instrument No. 02-31590 of the Official Records of Jackson County, Oregon, as shown on Sheet 2.

IN WITNESS WHEREOF, I HAVE SET MY HAND AND SEAL THIS 07 DAY OF October, 20 08.

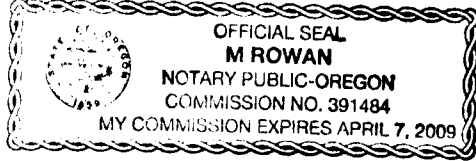
Del Hansen
Del Hansen
Member, Eagle Point Mini Storage, LLC

STATE OF OREGON)
COUNTY OF JACKSON) ss

Personally appeared the above named Del Hansen, and acknowledged the forgoing instrument to be his voluntary act and deed and it was signed on behalf of Eagle Point Mini Storage, LLC.

Subscribed and sworn to before me this 07 day of October, 20 08.

(SIGN) M. Rowan
M. Rowan NOTARY PUBLIC - OREGON
(PRINT) COMMISSION NO. 391484
MY COMMISSION EXPIRES April 07, 2009



I HEREBY CERTIFY THAT THIS IS A
PHOTOCOPY OF THE ORIGINAL PLAT
Bary D Kaiser
SURVEYOR

All taxes, fees, assessments or other charges as required by O.R.S. 92.095 have been paid as of the 21st day of November, 20 08.

Wade McGeary, Deputy 11/21/08
ASSESSOR DATE

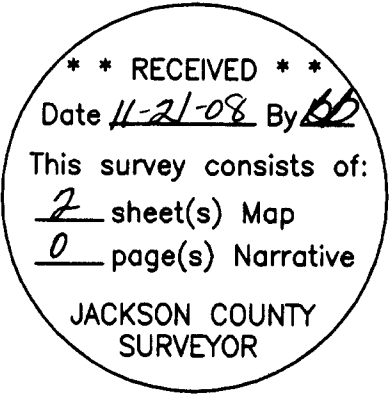
Wade McGeary, Deputy 11-21-08
TAX COLLECTOR DATE

*** RECORDER'S CERTIFICATE ***

Filed for record, this 21st day of NOVEMBER, 20 08, at 3:13 o'clock P m, and recorded as Partition Plat No. P-68-2008 of the Records of Jackson County, Oregon Index Volume 19, Page 68.

Christine D Walker Barbara J Shaw
COUNTY CLERK DEPUTY

COUNTY SURVEYOR FILE No. 20237



LEGEND

- = Found 5/8" Rebar with Plastic Cap - S.N. 10765
- △ = Found Monument as Indicated
- = Found 5/8" Rebar with Aluminum Cap - S.N. 16586
- ▲ = Set lead/Tack with Washer Marked "RLS 52923"
- = Set 5/8" x 24" Rebar with Plastic Cap marked "B KAISER RLS 52923"
- = Set 5/8" x 24" Rebar with Aluminum Cap marked "B KAISER RLS 52923"

S.N. = Filed Survey Number County Surveyors Office

P.U.E. = Public Utility Easement Utilities normally allowed in Public Utility Easements are Power Lines, Telephone Lines, Natural Gas Lines, Sewer Lines, Storm Drains, Water Lines & Cable T.V.

- SSS = Sewer Service
- SS = Sewer Main
- P = Overhead Power Line

- () = Record/S.N. 10765
- (()) = Record/S.N. 10203

EASEMENTS SHOWN ON CURRENT TITLE REPORT

1. Title report indicates power line easements recorded in Vol. 271, Pages 1 D.R., and Vol. 350, Pages 368 & 381 D.R., Vol. 542, Page 367 D.R. and Vol. 597, Page 519 D.R.. It was not determined if any of these easements correspond to power lines shown on map.
2. Subject property could be subject to Covenants, Conditions, restrictions, and setbacks imposed by Vol. 597, Page 519, which shows an easement for some of the power line easements stated above and also an irrigation easement.
3. An easement for ditches, canals and reservoir sites for irrigation recorded in Vol. 220, Page 328 D.R. may pertain to canal located on subject property.

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

PURPOSE: Partition Survey of Tract described in Instrument No. 2004-046321 O.R.

PROCEDURE: The outside boundary of subject property was determined by found monuments and information from Filed Survey Nos. 10765, 11680, 10203 and 16586. The Parcel boundaries were located per the clients direction and the City Approval.

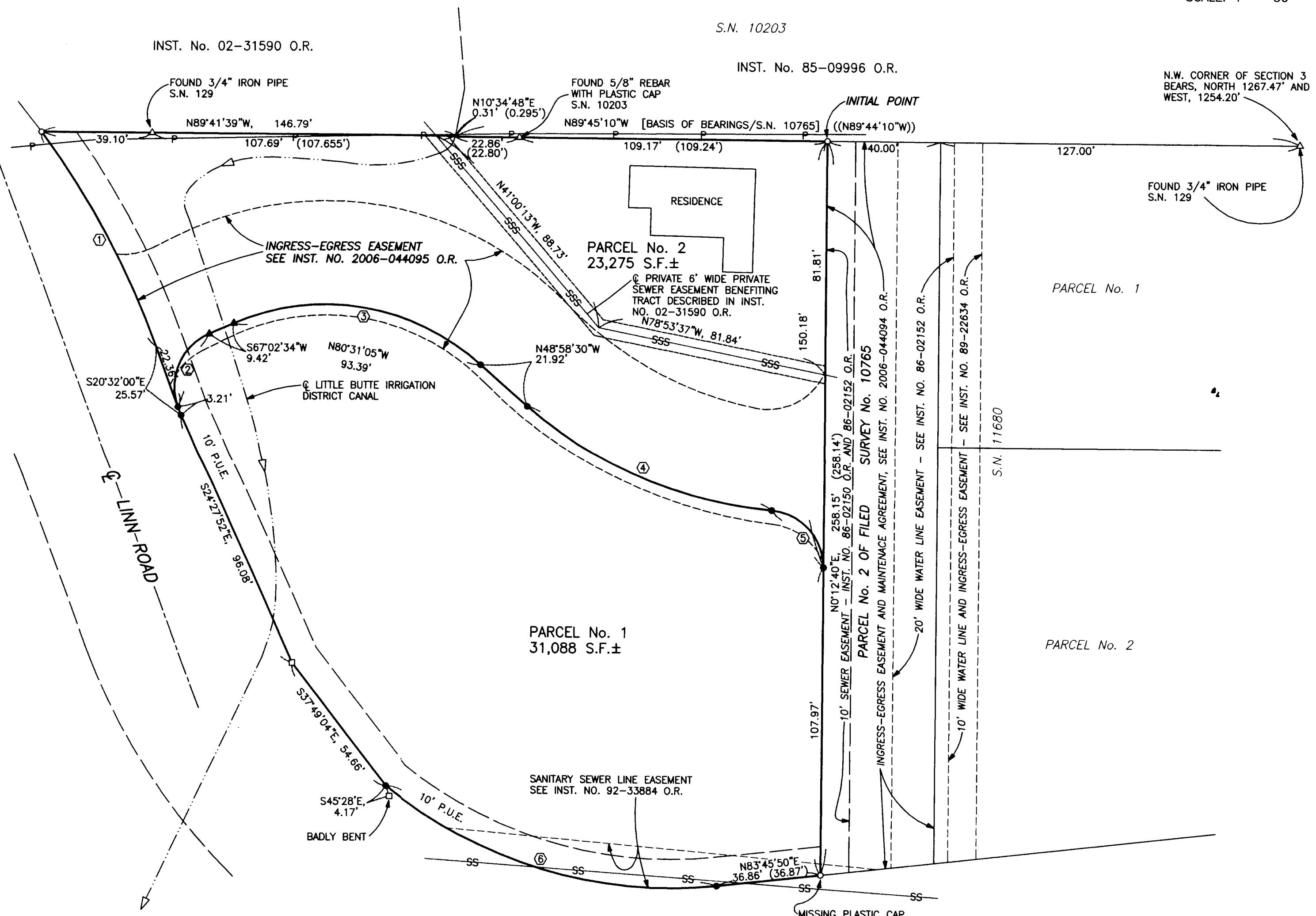
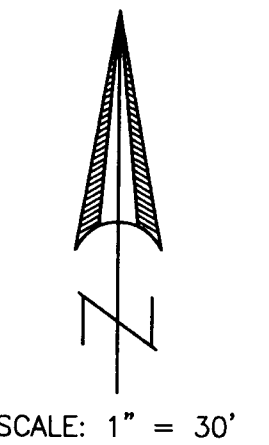
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DATE: September 16, 2008

SURVEY BY: Kaiser Surveying, 19754 Highway 62, Eagle Point, OR. 97524



REGISTERED PROFESSIONAL LAND SURVEYOR
Bary D. Kaiser
 OREGON JULY 15, 2003
 BARY D. KAISER No. 52923
 EXP. 6-30-09

Curve	CURVE DATA		
	R	L	LC
①	16'13'52"	302.84'	85.79'
②	87'34'34"	20.00'	30.57'
③	63'58'56"	84.00'	93.803'
④	36'23'58"	151.00'	95.929'
⑤	85'35'08"	20.00'	29.875'
⑥	44'49'04"	160.99'	125.929'

** RECEIVED **
 Date 11-21-08 By *[Signature]*
 This survey consists of:
 2 sheet(s) Map
 0 page(s) Narrative
 JACKSON COUNTY SURVEYOR

I HEREBY CERTIFY THAT THIS IS A PHOTOCOPY OF THE ORIGINAL PLAT
Bary D. Kaiser
 SURVEYOR