

PARTITION PLAT NO. P-05-2008⁹

Located in the Southwest One-Quarter of the Northwest One-Quarter of Section 23, Township 37 South, Range 1 West of the Willamette Meridian, in the City of Medford, Jackson County, Oregon.

PREPARED FOR:

JAMES AND LINDSAY BERRYMAN
1694 Highcrest Drive
Medford, Oregon 97504

DECLARATION

KNOW ALL PERSONS BY THESE PRESENTS, that James J. Berryman, Jr. and Lindsay D. Berryman, as tenants by the entirety, hereinafter referred to as Declarants, are the fee title owners of the real property depicted hereon and more particularly described in the "SURVEYOR'S CERTIFICATE" herewith, and do hereby dedicate to the City of Medford for public use, all public utility easements and an additional 150 feet street right-of-way dedication for Highcrest Drive, as shown hereon. Declarants hereby create: for the use and benefit of Parcel 1, that area portrayed hereon as the Private Access Easement and Private Sanitary Sewer Easement, being over, through and across Parcels 2 and 3; and, that Private Storm Drain Easement, being over, through and across Parcel 2, for the use and benefit of Parcel 3.

Declarants have caused this tract of land to be surveyed and platted into Parcels, private and public utility easements, as shown hereon, and the number of each Parcel and the course and length of all lines are plainly set forth hereon and this plat is a correct representation of the Partition Plat.

IN WITNESS WHEREOF, signed this 17 day of JUNE, 2008.

James J. Berryman, Jr. Lindsay D. Berryman
James J. Berryman, Jr. Lindsay D. Berryman

STATE OF OREGON }
County of Jackson } SS

Personally appeared the above named James J. Berryman, Jr. and Lindsay D. Berryman, known to me, acknowledged the foregoing instrument, to be their voluntary act and deed.

WITNESS my hand and seal this 17 day of June, 2008.

Before me:
Mark Neathamer
Mark Neathamer NOTARY PUBLIC-OREGON
COMMISSION NO.: 421242
MY COMMISSION EXPIRES: OCT. 30th 2011

RELEASE

Bank of America, N.A., as holders of beneficiary interest under that certain Trust Deed recorded as Instrument Number 2002-43870 on August 19, 2002, in the Official Records of Jackson County, Oregon, do hereby release from lien of said Trust Deed all property shown hereon as dedicated to public use pursuant to the AFFIDAVIT OF CONSENT, as recorded in Instrument Number 2000-3991, of the Official Records of Jackson County, Oregon, 2009.

RELEASE

USAA Federal Savings Bank, as holders of beneficiary interest under that certain Line of Credit Trust Deed recorded on July 6, 2001 as Instrument Number 2001-31439, in the Official Records of Jackson County, Oregon, subordinated to the lien of the said Trust Deed recorded as Instrument Number 2002-43870 on August 19, 2002 by subordination agreement recorded August 8, 2002 as Instrument Number 2002-43869, said Official Records, do hereby release from lien of said Line of Credit Trust Deed all property shown hereon as dedicated to public use pursuant to the AFFIDAVIT OF CONSENT, as recorded in Instrument Number 2000-3992, of the Official Records of Jackson County, Oregon, 2009.

SURVEYOR'S CERTIFICATE:

I, Cael E. Neathamer, a Registered Professional Land Surveyor of 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 shown hereon and that this plat is a correct representation of said tract and that the following is an accurate description of the boundary:

All that real property located within the Southwest One-Quarter of the Northwest One-Quarter of Section 23, Township 37 South, Range 1 West of the Willamette Meridian, in the City of Medford, Jackson County, Oregon, being more particularly described as follows:

Commencing at the most northerly corner of Lot Eighteen (18) in Sky Crest Estates Subdivision Unit No. 1 in Jackson County, Oregon, according to the official plat thereof, now of record; thence North 23°51'05" East, 162.29 feet to a 5/8-inch iron pin being on the easterly right-of-way of Highcrest Drive and the True Point of Beginning; thence along said right-of-way, 124.54 feet along the arc of a curve to the left having a radius of 530.00 feet and a central angle of 13°27'47" (the long chord of said curve bears North 17°07'11" East, 124.25 feet); thence continue along said right-of-way North 10°23'15" East, 115.30 feet; thence leaving said right-of-way South 80°08'25" East, 244.00 feet; thence South 02°07'25" West, 104.00 feet; thence South 06°02'25" West, 97.00 feet; thence South 23°20'55" West, 105.56 feet; thence North 66°08'55" West, 264.45 feet to the True Point of Beginning.

Cael E. Neathamer
Surveyor

NARRATIVE:

PURPOSE: To survey and monument Client's property pursuant to the conditionally approved Tentative Subdivision Plat, File Number LDS-06-01, as approved by the City of Medford Planning Commission on April 27, 2006.

PROCEDURE: Utilizing a Nikon DTM-522 Total Station and a TSCE Data Collector with Trimble software, all found monuments were tied within closed loop traverses or via redundant ties. Records utilized for this survey: Instrument Number 1974-10344 of the Official Records of Jackson County, Oregon; Surveys Numbered 3890 and 18179, STARDUST HEIGHTS SUBDIVISION, now of record and filed as Survey Number 17590, as filed in the office of the Jackson County Surveyor.

Utilizing said record documents and maps, established the centerline of Highcrest Drive utilizing found monuments per Surveys 17590 and 18179. Record widths were utilized to establish the rights of way, establishing the westerly boundary. The northerly and easterly boundaries were determined utilizing found monuments per Survey No. 17590. The southerly boundary was then established utilizing record distances and angles.

Utilizing said Document Number 74-10344 and the established rights of way, the exterior boundary and interior Parcels were computed and monumented as depicted hereon. The first monument was set on February 21, 2008.

I hereby certify that this is an exact copy of the original.
Cael E. Neathamer
Surveyor

** RECEIVED **
DATE 2-5-09 BY BB
This survey consists of:
2 sheet(s) Map
0 page(s) Narrative
JACKSON COUNTY SURVEYOR

REGISTERED PROFESSIONAL LAND SURVEYOR

Cael E. Neathamer

OREGON
JULY 9, 2001
CAEL E. NEATHAMER
58545

Renewal Date 12/31/08

NOTES:

This Partition Plat is subject to the following matters of record as contained in the title report supplied for this partition:

An easement disclosed by instrument recorded February 25, 1927 as Volume 164 Pages 238 and 242 in favor of the California Oregon Power Company, a California corporation for electrical transmission, distribution lines and appurtenances. Does not affect this property.

Reserving "a royalty of 10 cents per ton for all commercial coal removed from said premises at any time hereafter" set out in Warranty Deed recorded July 24, 1943 as Volume 244 Page 636.

An easement disclosed by instrument recorded February 21, 1968 as 1968-01426 for drainage. Does not affect this property.

Restrictions for Sky Crest Estates Subdivision, Unit 1, as referred to in deed recorded February 21, 1968 as 1968-01426. Does not affect this property.

APPROVALS:

CITY OF MEDFORD PLANNING FILE NUMBER: LDS-06-01

I certify that, pursuant to the authority granted in Ordinance No. 5785, of the City of Medford Municipal Code, that this plat is hereby approved.

Examined and approved this 17 day of JULY, 2008.

Christine D Walker
Planning Director

Examined and approved this 30th day of June, 2008.

Kameron Beahm
City Engineer

Cael E. Neathamer
City Surveyor

All taxes, fees, assessments, or other charges as required by O.R.S. 92.095 have been paid as of February 5, 2008, 2009.

Karen W Meade Deputy Assessor
Karen W Meade Deputy Tax Collector

RECORDING

FILED FOR RECORD THIS THE 5 DAY OF FEBRUARY, 2008 AT 3:23 O'CLOCK P.M. AND RECORDED IN VOLUME 20 OF PLATS AT PAGE 5 OF THE RECORDS OF JACKSON COUNTY, OREGON.

Christine D Walker
County Clerk

Barbara J Shaw
Deputy

Jackson County Surveyor File Number: 20315

PREPARED BY: Neathamer Surveying, Inc.
3132 State Street, Suite 110
PO Box 1584
Medford, Oregon 97501
Phone (541) 732-2869
FAX (541) 732-1382

PLOT DATE: June 12, 2008 PROJECT NUMBER: 04125
Sheet 1 of 2

PARTITION PLAT NO. P-05-2008

Located in the Southwest One-Quarter of the Northwest One-Quarter of Section 23, Township 37 South, Range 1 West of the Willamette Meridian, in the City of Medford, Jackson County, Oregon.

PREPARED FOR:

JAMES AND LINDSAY BERRYMAN
1694 Highcrest Drive
Medford, Oregon 97504

LEGEND:

- Indicates a set 5/8-inch diameter iron pin 24 inches long, with an orange plastic cap marked "NEATHAMER SURVEYING".
- ⊗ Indicates a set 5/8-inch diameter iron pin 30 inches long, with an orange plastic cap marked "NEATHAMER SURVEYING".
- ▲ Indicates a found 5/8-inch diameter iron pin, with a yellow plastic cap marked "L.S. 505", per SN 10839.
- Indicates a found 5/8-inch diameter iron pin with a yellow plastic cap marked "D. MCMAHAN LS 1913", per SN 18179, unless otherwise noted hereon.
- Indicates a found 5/8-inch diameter iron pin with a yellow plastic cap marked "L.J. FRIAR AND ASSOC.", per SN 17590.
- Indicates a computed position, nothing found or set.
- SN Indicates a survey filed by number in the office of the Jackson County Surveyor.
- Inst. Indicates an instrument recorded by number of the Official Records of Jackson County, Oregon.
- Vol. Pg. Indicates an instrument recorded by Volume and Page of the Records of Jackson County, Oregon.
- FUE Indicates Public Utility Easement.
- PAE Indicates a Private Access Easement.
- PSD Indicates Private Storm Drain Easement.
- PSS Indicates Private Sanitary Sewer Easement.
- () Indicates record information per SN 17590.
- [] Indicates record information per SN 3890.
- { } Indicates record information per SN 18179.

LINE TABLE

LINE	BEARING	DISTANCE
L1	N16°51'03"W	13.10'
L2	N28°09'21"E	29.16'
L3	N01°07'33"W	32.29'
L4	N44°53'12"E	8.08'
L5	N44°53'12"E	15.00'
L6	S78°44'05"E	13.17'
L7	N28°09'21"E	20.18'
L8	S80°08'25"E	2.50'
L9	S80°08'25"E	1.50'
L10	S80°08'25"E	1.00'
L11	N66°08'55"W	1.50'
L12	S79°36'44"E	1.50'
L13	N51°14'28"E	15.09'
L14	N68°00'58"E	16.31'
L15	S75°20'37"E	15.43'

CURVE TABLE

CURVE	DELTA	RADIUS	ARC	CHORD BEARING	CHORD
C1	13°27'47"	530.00'	124.54'	N17°07'11"E	124.25'
C2	07°58'14"	531.50'	73.94'	N19°51'58"E	73.88'
C3	05°29'33"	531.50'	50.95'	N13°08'04"E	50.93'
C4	13°27'47"	500.00'	117.44'	N17°07'11"E	117.22'
C5	10°21'53"	470.00'	85.02'	N18°40'08"E	84.91'
C6	03°05'54"	470.00'	25.42'	N11°56'15"E	25.41'

BASIS OF BEARINGS:

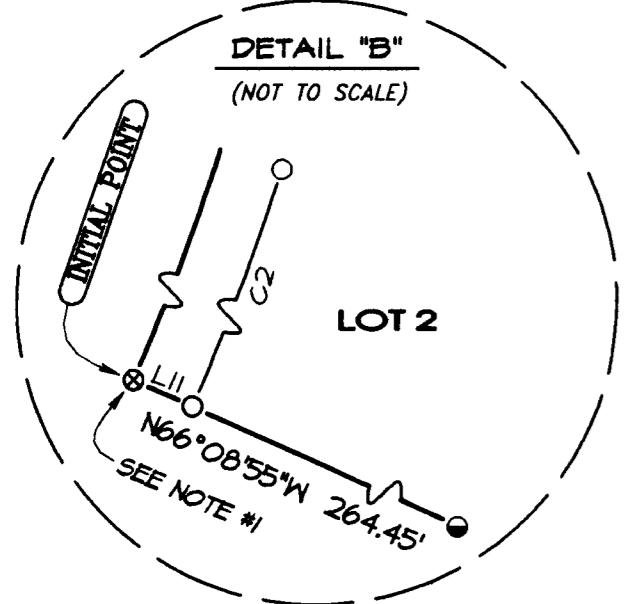
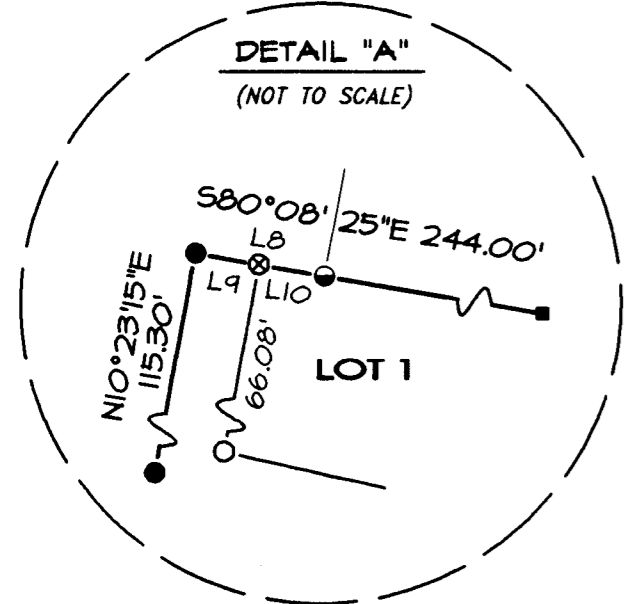
STARDUST HEIGHTS SUBDIVISION, NOW OF RECORD AND FILED AS SURVEY NUMBER 17590 IN THE OFFICE OF THE JACKSON COUNTY SURVEYOR.

PREPARED BY: Neathamer Surveying, Inc.
3132 State Street, Suite 110
PO Box 1584
Medford, Oregon 97501
Phone (541) 732-2869
FAX (541) 732-1382

PLOT DATE: June 12, 2008

PROJECT NUMBER: 04125

Sheet 2 of 2

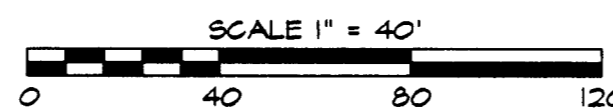


I hereby certify that this is an exact copy of the original.

Cacl E. Neathamer
Surveyor

NOTES:

- 1) A FOUND 5/8-INCH DIAMETER IRON PIN WITH A YELLOW PLASTIC CAP MARKED "MCMAHAN LS 1913" DESTROYED DURING CONSTRUCTION. RESET AS DEPICTED HEREON.
- 2) A FOUND 5/8-INCH DIAMETER IRON PIN WITH A YELLOW PLASTIC CAP MARKED "MCMAHAN LS 1913" BEARS N65°16'30"W, 0.16' FROM COMPUTED POSITION.



**** RECEIVED ****
DATE 7-5-09 BY LB
This survey consists of:
2 sheet(s) Map
1 page(s) Narrative
JACKSON COUNTY SURVEYOR

REGISTERED PROFESSIONAL LAND SURVEYOR

Cacl E. Neathamer
OREGON
JULY 9, 2001
CAEL E. NEATHAMER
56545

Renewal Date 12/31/08