

\*\*\*\*\* APPROVALS \*\*\*\*\*

FILE M37 2005-00162 & SUB2007-00084

For approval by the Jackson County Board of Commissioner's. See Doc. No. 2006-033356, ORJCO.

EXAMINED AND APPROVED this 31<sup>st</sup> day of AUGUST, 20 09

*[Signature]*  
County Planning

EXAMINED AND APPROVED this 29<sup>th</sup> day of OCTOBER, 20 07

*[Signature]*  
County Surveyor

EXAMINED AND APPROVED as required by ORS 92.100 as of September 2, 20 09

*[Signature]*  
Assessor, Department of Assessment

ALL TAXES, FEES, ASSESSMENTS AND OTHER CHARGES as required by ORS 92.095 have been paid as of September 2, 20 09

*[Signature]*  
Tax Collector

WILDCAT GULCH

A Planned Community

Located in the N.E. 1/4 of Sec. 6, T.39S., R.1E.  
& in the S.E. 1/4 of Sec. 31, T.38S., R.1E., W.M.  
& in the S.W. 1/4 of Sec. 32, T.38S., R.1E., W.M.  
Jackson County, Oregon  
(File No. M37 2005-00162  
& SUB2007-00084)

SURVEY FOR:

DON GREENE  
P.O. BOX 516  
ASHLAND, OR 97520

SURVEY BY:

L.J. FRIAR & ASSOCIATES, P.C.  
CONSULTING LAND SURVEYORS  
816 WEST EIGHTH STREET  
MEDFORD, OREGON 97501  
PHONE: (541) 772-2782  
EMAIL: LJFRIAR@CHARTER.NET

DATE:

JUNE 6, 2007

\*\*\*\*\* RECORDER'S CERTIFICATE \*\*\*\*\*

Filed for record this 9<sup>th</sup> day of SEPTEMBER, 20 09, at 10:55 o'clock  
A.M., and recorded in Volume 35 of Plats at Page 18 of the Records  
of Jackson County, Oregon and Document No. 2009-34539, ORJCO.

*[Signature]*  
County Clerk

*[Signature]*  
Deputy

Covenants, Conditions and Restrictions recorded as Doc. # 2009-34538 ORJCO.

\*\*\*\*\* SURVEYOR'S CERTIFICATE \*\*\*\*\*

I, JAMES E. HIBBS, A REGISTERED LAND SURVEYOR OF THE STATE OF OREGON, HEREBY CERTIFY THAT I HAVE CORRECTLY SURVEYED AND MARKED WITH PROPER MONUMENTS AS PROVIDED BY LAW THE TRACT OF LAND SHOWN HEREON, SAID PLAT BEING AN ACCURATE REPRESENTATION OF THE SAME AND THAT THE FOLLOWING IS AN ACCURATE DESCRIPTION OF THE EXTERIOR BOUNDARY LINES:

Parcel 1 per Partition Plat No. P-26-1996, according to the official plat thereof, now of record, in Volume 7, Page 26 of "Record of Partition Plats" of Jackson County, Oregon and filed as Survey No. 14863 in the Office of the Jackson County Surveyor.

REGISTERED PROFESSIONAL LAND SURVEYOR

*[Signature]*  
OREGON  
JULY 17, 1986  
JAMES E. HIBBS  
2234  
RENEWAL DATE 6-30-09

\*\*\*\*\* DECLARATION \*\*\*\*\*

Know all men by these presents that I, GLADYS LORENE GREENE, Trustee under Declaration of Trust dated 12/31/90, am the owner in fee of the land shown on this Plat, more particularly described in the Surveyor's Certificate, and have subdivided the same into the Lots and Common Areas as shown on Sheet 2 and that the size of the Lots and the course and the length of all lines are plainly set forth, and that this Plat is a correct representation of the Subdivision, and I do hereby dedicate to the public for public use the Public Utility Easement (PUE) as shown on Sheet 2. I do hereby make and establish the Private Road Easement shown on Sheet 2 labeled as Wildcat Lane for the benefit of Lots 1-5, inclusive and do hereby make and establish the Access Easement (AE) for the benefit of Lot 4 & 5. I hereby make and establish the Walking Path Easement (WPE) as shown on Sheet 2 for the benefit of Parcel 2 per Partition Plat No. P-26-1996 and the Irrigation Easement for the benefit of Lots 1-5, inclusive. I do hereby designate said Subdivision as WILDCAT GULCH.

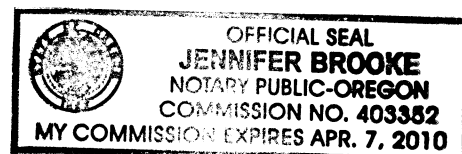
*[Signature]*  
GLADYS LORENE GREENE, Trustee  
Declaration of Trust dated 12/31/90

STATE OF OREGON )  
                          ) ss.  
COUNTY OF JACKSON )

PERSONALLY appeared the above named Gladys Lorene Greene and acknowledged the foregoing instrument to be her voluntary act and deed and was signed on behalf of said Trust.

Dated this 26 day of October, 20 07

*[Signature]* Notary Public - Oregon  
Commission No. 403352  
My Commission Expires April 7, 2010



MEASURE 37 STATEMENT:

THIS LAND DIVISION IS PURSUANT TO 2004 STATE BALLOT MEASURE 37 AND JACKSON COUNTY COMMISSIONERS BOARD ORDER NO. 315-06 SIGNED ON JUNE 28, 2006 AND AND RECORDED AS DOCUMENT NO. 2006-033356, ORJCO.

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

*[Signature]*  
SURVEYOR

THIS PLAT WAS PREPARED USING AN HP450C DESIGNJET WITH 51640A INKJET INK ON CONTINENTAL JPC4M2 POLYESTER FILM.

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

PURPOSE: TO SURVEY AND MONUMENT THE LOTS OF WILDCAT GULCH. SEE JACKSON COUNTY BOARD OF COMMISSIONERS ORDER NO. M37 2005-00162 & FILE SUB2007-00084.

PROCEDURE: FROM CONTROL AND MONUMENTS ESTABLISHED BY THIS OFFICE DURING SURVEY 14863 COMPUTED THE LOT CORNER POSITIONS AND SET MONUMENTS AS SHOWN ON SHEET 2. WITNESS CORNER MONUMENTS WERE SET ALONG WILDCAT LANE IN AN EFFORT TO PROTECT THE MONUMENTS FROM BEING DESTROYED BY ROAD CONSTRUCTION & MAINTENANCE.

APPROVED BY A MAJORITY FOR RECORDING.

*[Signature]*  
COUNTY COMMISSIONER/ADMINISTRATOR

9/9/09  
DATE

\*\*\* RECEIVED \*\*\*  
DATE 9-9-09 BY *[Signature]*  
This survey consists of:  
2 sheet(s) Map  
0 page(s) Narrative  
JACKSON COUNTY SURVEYOR

SHEET 1 OF 2  
06141FM

**SURVEY FOR:**

DON GREENE  
P.O. BOX 516  
ASHLAND, OR 97520

**SURVEY BY:**

L.J. FRIAR & ASSOCIATES, P.C.  
CONSULTING LAND SURVEYORS  
816 WEST EIGHTH STREET  
MEDFORD, OREGON 97501  
PHONE: (541) 772-2782  
EMAIL: LJFRIAR@CHARTER.NET

**WILDCAT GULCH**

A Planned Community  
Located in the N.E. 1/4 of Sec. 6, T.39S., R.1E.  
& in the S.E. 1/4 of Sec. 31, T.38S., R.1E., W.M.  
& in the S.W. 1/4 of Sec. 32, T.38S., R.1E., W.M.  
Jackson County, Oregon  
(File No. M37 2005-00162  
& SUB2007-00084)

**LEGEND:**

- = FD. 1" IRON PIPE W/ 2.5" BRONZE CAP PER FS4457.
- = FD. 3/4" PINCH TOP IRON PIPE PER FS3698 & BILLINGS LANE SUBD (UNRECORDED).
- ⦿ = FD. 5/8" IRON PIN PER FS3782.
- ⦿ = FD. 5/8" IRON PIN W/ PLASTIC CAP MKD. L.J. FRIAR & ASSOC. PER FS14863.
- = SET 5/8" X 30" IRON PIN W/ PLASTIC CAP MKD. L.J. FRIAR & ASSOC.

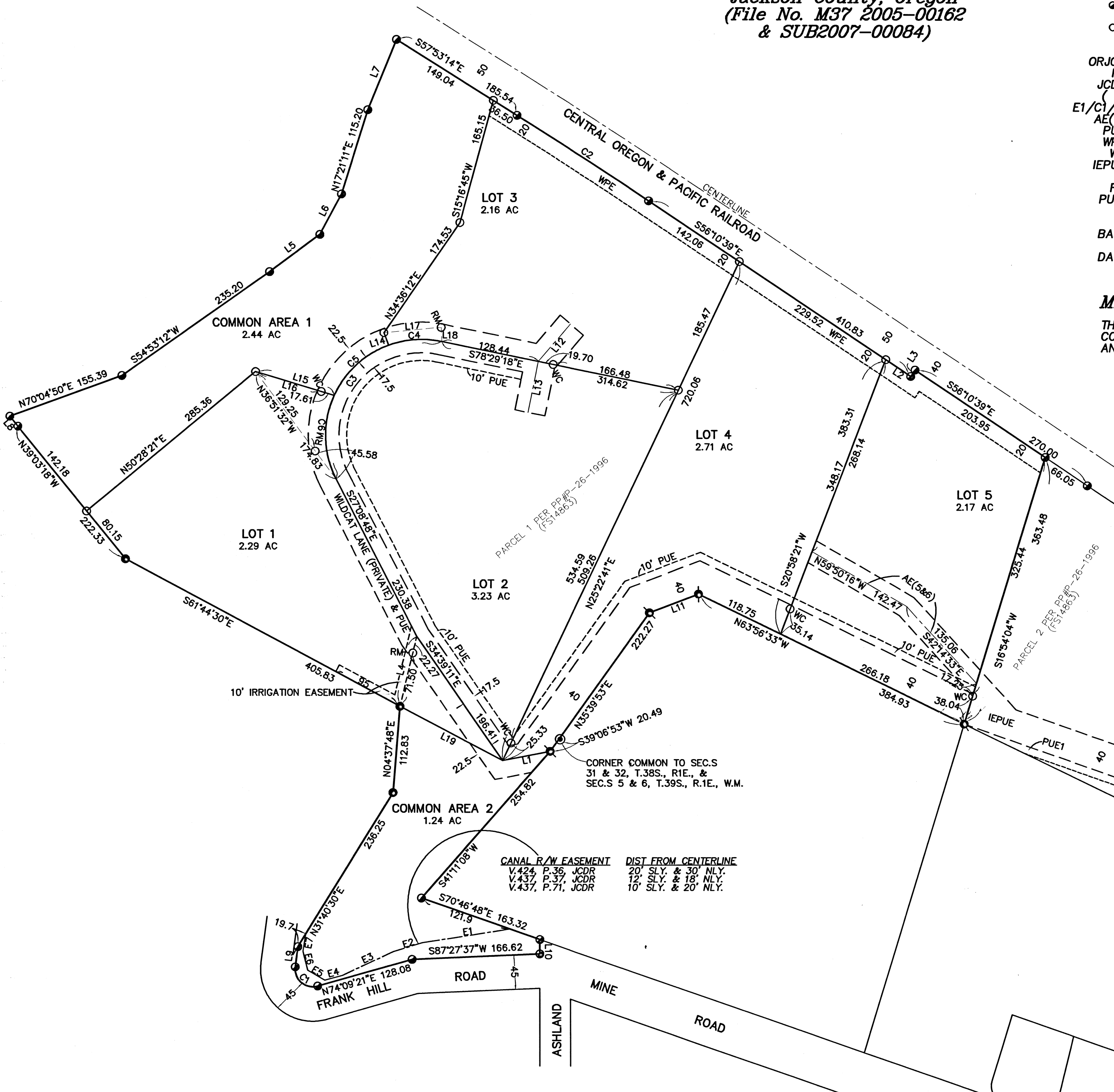
- ORJCO = OFFICIAL RECORDS OF JACKSON COUNTY, OREGON.
- FS = FILED SURVEY #
- JCDR = JACKSON COUNTY DEED RECORDS.
- = RECORD DATA PER DOC. 2004-056305, ORJCO.
- E1/C/L1 = SEE COURSE DATA TABLE.
- AE(##) = ACCESS EASEMENT (LOT BENEFITTING & RIGHT TO USE)
- PUE = PUBLIC UTILITY EASEMENT.
- WPE = WALKING PATH EASEMENT.
- WC = WITNESS CORNER MONUMENT.
- IEPUE = TEMPORARY INGRESS-EGRESS & PUBLIC UTILITY EASEMENT PER DOC. #2007-045350, ORJCO.
- RM = REFERENCE MONUMENT.
- PUE1 = TEMPORARY PUBLIC UTILITY EASEMENT PER DOC. #2007-044114, ORJCO.

BASIS OF BEARINGS: SURVEY NO. 9681 AS SHOWN HEREON.

DATE: JUNE 6, 2007 UNIT OF MEASUREMENT: FEET SCALE: 1"= 100'

**MEASURE 37 STATEMENT:**

THIS LAND DIVISION IS PURSUANT TO 2004 STATE BALLOT MEASURE 37 AND JACKSON COUNTY COMMISSIONERS BOARD ORDER NO. 315-06 SIGNED ON JUNE 28, 2006 AND AND RECORDED AS DOCUMENT NO. 2006-033356, ORJCO.

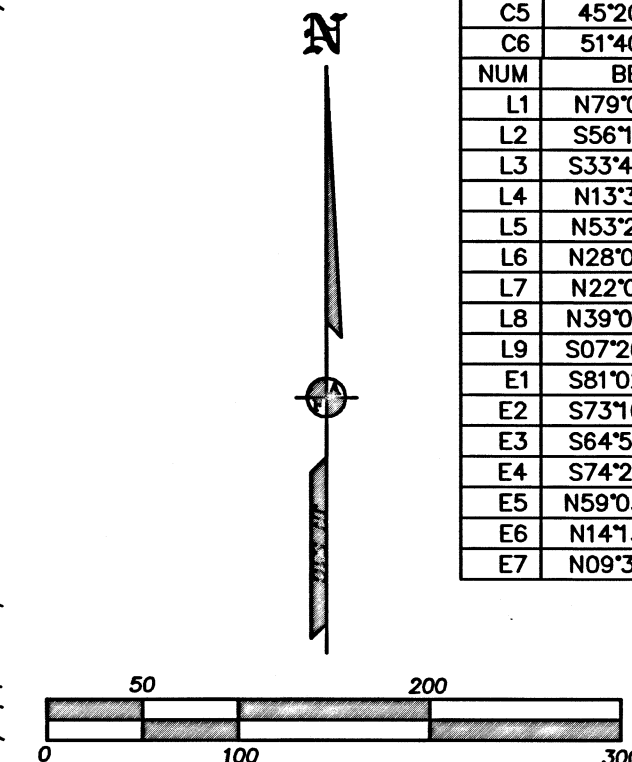


**COURSE DATA TABLE**

NUM	DELTA	ARC	RADIUS	CHORD
C1	113°17'28"	45.48	23.00	S49°11'55"E 38.42
C2	1°42'35"	204.57	6855.55	N57°01'57"W 204.56
C3	129°20'12"	282.17	125.00	S37°31'18"W 225.96
C4	32°19'42"	70.53	125.00	S86°01'33"W 69.60
C5	45°20'25"	98.92	125.00	S47°11'29"W 96.36
C6	51°40'05"	112.72	125.00	S01°18'46"E 108.94

NUM	BEARING	DISTANCE	NUM	BEARING	DISTANCE
L1	N79°01'14"E	63.10	L10	SOUTH	18.57
L2	S56°10'39"E	39.25	L11	S69°02'43"W	68.40
L3	S33°48'21"W	10.00	L12	N40°27'57"E	64.38
L4	N13°38'51"E	93.77	L13	N11°25'38"E	67.83
L5	N53°26'14"E	81.59	L14	S20°08'18"E	17.46
L6	N28°06'02"E	59.72	L15	S73°10'10"E	106.95
L7	N22°06'18"E	99.07	L16	S73°10'10"E	89.34
L8	N39°03'18"W	16.87	L17	N84°39'47"E	75.02
L9	S07°26'49"W	26.49	L18	S02°17'12"E	18.56
E1	S81°02'04"W	115.3	L19	S62°13'57"E	151.22
E2	S73°10'25"W	39.3			
E3	S64°56'16"W	73.4			
E4	S74°20'13"W	24.4			
E5	N59°03'00"W	25.5			
E6	N14°13'06"W	25.7			
E7	N09°32'55"E	22.9			



**EASEMENTS PER SUBDIVISION REPORT**

- 1) POWER EASEMENT PER V.182, P.203, V.314, P.475 & V.320, P.34, JCDR CANNOT BE DEFINITELY LOCATED BUT MAY AFFECT SUBJECT PROPERTY.
- 2) EASEMENT FOR BURIED WATER PIPELINE PER V.475, P.422, JCDR DOES NOT LIE WITHIN THE SUBJECT PROPERTY.
- 3) DRAINAGE EASEMENT PER DOC. 93-24911, ORJCO IS A BLANKET EASEMENT COVERING ALL OF THE SUBJECT PROPERTY.

\*\*\* RECEIVED \*\*\*  
DATE 9-9-09 BY *BLB*  
This survey consists of:  
2 sheet(s) Map  
0 page(s) Narrative  
JACKSON COUNTY SURVEYOR

REGISTERED PROFESSIONAL LAND SURVEYOR  
*James E. Hibbs*  
OREGON  
JULY 17, 1986  
JAMES E. HIBBS  
2234  
RENEWAL DATE 6-30-11

I HEREBY DECLARE THAT THIS IS AN EXACT COPY OF THE ORIGINAL PLAT.  
*James E. Hibbs*  
SURVEYOR