

PARTITION PLAT NO. P-39-2009

LOCATED IN
THE SOUTHWEST QUARTER OF SECTION 28,
TOWNSHIP 36 SOUTH, RANGE 3 WEST,
WILLAMETTE MERIDIAN,
JACKSON COUNTY, OREGON

DECLARATION

KNOW ALL MEN BY THESE PRESENTS, THAT I, JOYCE ESTREMADO, AM THE OWNER OF THE LANDS HEREON DESCRIBED, AND THAT I HAVE PARTITIONED THE SAME INTO PARCELS SHOWN HEREON, AND THAT THE SIZE OF THE PARCELS AND THE LENGTHS OF ALL LINES ARE PLAINLY SET FORTH AND THAT THIS PLAT IS A CORRECT REPRESENTATION OF THE PARTITION.

Joyce Estremado
JOYCE ESTREMADO

ACKNOWLEDGEMENT

STATE OF OREGON)
) S.S.
COUNTY OF JACKSON)

PERSONALLY APPEARED THE ABOVE NAMED JOYCE ESTREMADO, THIS 20th DAY OF November, 2009 AND ACKNOWLEDGED THE FOREGOING TO BE HER VOLUNTARY ACT AND DEED.

NOTARY SIGNATURE *Jhanna Sussert*

NOTARY PUBLIC - OREGON _____

COMMISSION NO. 4333-17

MY COMMISSION EXPIRES 10-14-2012

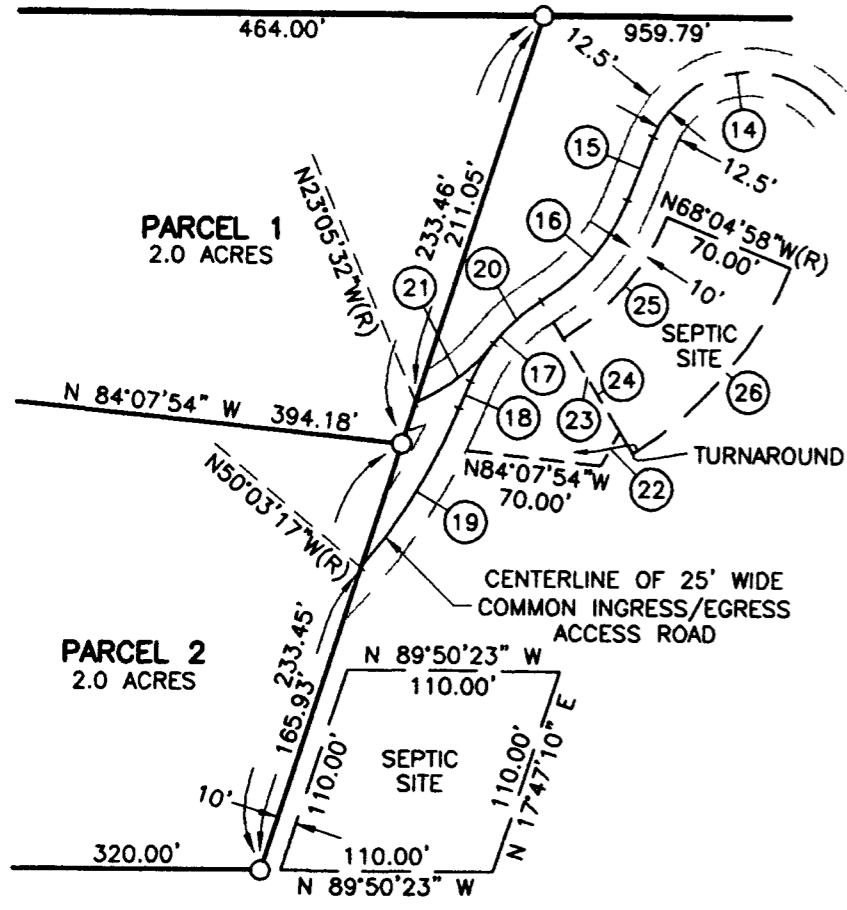
BASIS OF BEARINGS

THE BASIS OF BEARINGS FOR THIS PLAT IS
S 89°50'23" E AS SHOWN ON THAT FILED SURVEY 9973.

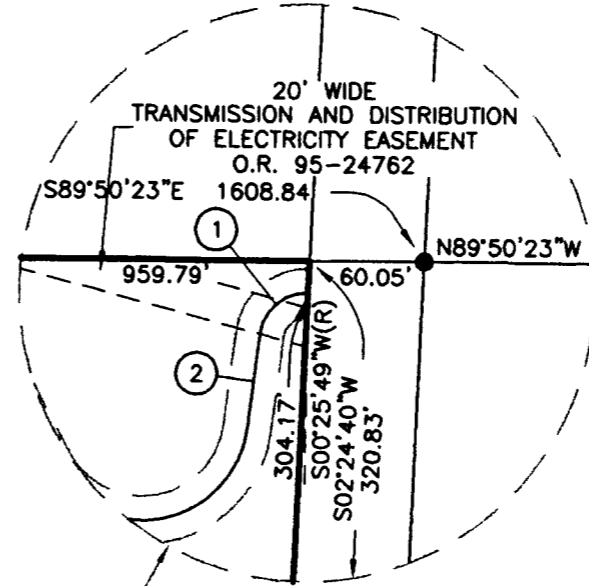
SURVEY FOR:
JOYCE ESTREMADO
2585 GALLS CREEK ROAD
GOLD HILL, OREGON 97525

SURVEY BY:
LLOYD R. "BUTCH" SMITH
7050 HIGHWAY 140
EAGLE POINT, OREGON 97524
(541) 826-2509

NOVEMBER 16, 2009

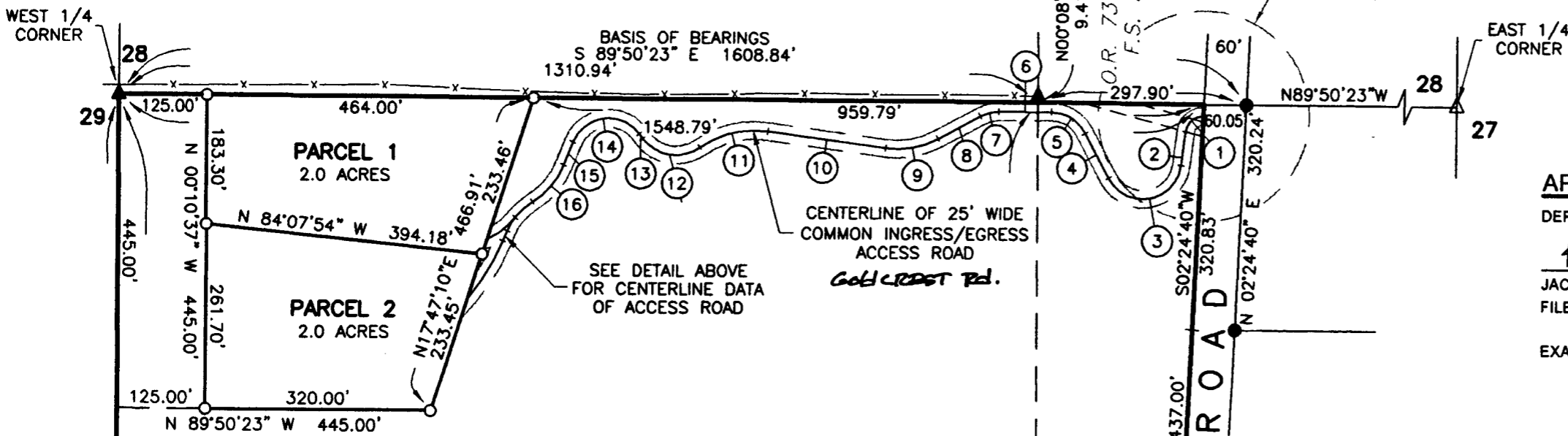


DETAIL
SCALE: 1" = 100'



LEGEND

- ▲ FOUND 5/8" IRON PIN PER F.S. 9973
- FOUND IRON PIN PER F.S. 11891
- SET 5/8"x24" IRON REBAR w/PLASTIC CAP STAMPED "LS 2011"
- △ COMPUTED POSITION
- x- EXISTING FENCE
- O.R. OFFICIAL RECORDS, JACKSON COUNTY, OREGON
- F.S. FILED SURVEY WITH JACKSON COUNTY SURVEYOR'S OFFICE
- (R) RADIAL BEARING



APPROVALS

DEPARTMENT OF DEVELOPMENT SERVICES
[Signature]
JACKSON COUNTY PLANNING DIRECTOR
FILE NO. SUB2006-00113

11/19/09
DATE

EXAMINED AND APPROVED THIS 17th DAY OF NOVEMBER, 2009

Kerry K. Bradshaw
JACKSON COUNTY SURVEYOR

ENCUMBRANCE NOTE

THE FOLLOWING LIENS AND ENCUMBRANCES, WHICH ARE NOT NECESSARILY SHOWN IN THE ORDER OF PRIORITY ARE SHOWN ON PUBLIC RECORDS REPORT, ORDER NO. 4890488405 PREPARED BY LANDAMERICA LAWYERS TITLE DATE PREPARED JULY 24, 2008 AND CAN NOT BE SPECIFICALLY LOCATED.

1. WATER AND MINERAL RIGHTS - VOLUME 43, PAGE 346, DEED RECORDS OF JACKSON COUNTY, OREGON (DRJCO).
2. ELECTRICAL TRANSMISSION, DISTRIBUTION LINES AND APPURTENANCES EASEMENT - VOLUME 416, PAGE 96, DRJCO.
3. RESTRICTIVE COVENANT - DOCUMENT NO. 89-30862, OFFICIAL RECORDS OF JACKSON COUNTY, OREGON (ORJCO).
4. TERMS AND PROVISIONS OF ORDER OR NOTICE REGARDING MEASURE 37 DECISION - DOCUMENT NO. 2007-048520, ORJCO.

SURVEYOR'S CERTIFICATE

I, LLOYD R. SMITH, DULY 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 HEREON SHOWN, THIS PLAT BEING A CORRECT REPRESENTATION OF THE SAME, AND THE FOLLOWING IS AN ACCURATE DESCRIPTION OF THE BOUNDARY LINES.

ALL THAT CERTAIN REAL PROPERTY SITUATED IN THE SOUTHWEST QUARTER OF SECTION 28, TOWNSHIP 36 SOUTH, RANGE 3 WEST, WILLAMETTE MERIDIAN, JACKSON COUNTY, STATE OF OREGON, DESCRIBED AS FOLLOWS:
BEING A PORTION OF SAID SOUTHWEST QUARTER, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE ONE-QUARTER CORNER COMMON TO SECTIONS 28 AND 29, TOWNSHIP 36 SOUTH, RANGE 3 WEST, WILLAMETTE MERIDIAN, JACKSON COUNTY, STATE OF OREGON; THENCE ALONG THE EAST-WEST CENTERLINE OF SAID SECTION 28, SOUTH 89°50'23" EAST, 1548.79 FEET TO THE EASTERLY RIGHT-OF-WAY LINE OF GALLS CREEK ROAD (60' WIDE); THENCE ALONG SAID RIGHT-OF-WAY LINE THE FOLLOWING COURSES; SOUTH 02°24'40" WEST, 320.83 FEET, SOUTH 02°34'38" WEST, 437.00 FEET; SOUTH 02°35'12" WEST, 138.65 FEET; SOUTH 00°44'24" WEST, 80.60 FEET; SOUTH 00°26'40" EAST, 110.23 FEET; SOUTH 04°03'31" EAST, 88.56 FEET; SOUTH, 148.25 FEET TO THE EAST-WEST CENTERLINE OF SAID SOUTHWEST QUARTER OF SECTION 28; THENCE ALONG SAID EAST-WEST CENTERLINE, NORTH 89°55'49" WEST, 198.89 FEET TO THE NORTH-SOUTH CENTERLINE OF SAID SOUTHWEST QUARTER OF SECTION 28; THENCE ALONG SAID NORTH-SOUTH CENTERLINE, SOUTH 00°14'38" EAST, 1323.45 FEET TO THE SOUTHERLY LINE OF SAID SECTION 28; THENCE ALONG SAID SOUTHERLY LINE, SOUTH 89°58'48" WEST, 1105.02 FEET TO THE MOST SOUTHEASTERLY CORNER OF THAT TRACT DESCRIBED IN DOCUMENT NUMBER 01-43948, OFFICIAL RECORDS OF JACKSON COUNTY, OREGON; THENCE ALONG THE EASTERLY LINE OF SAID TRACT, NORTH 00°10'37" WEST, 418.00 FEET TO AN ANGLE POINT IN SAID EASTERLY LINE; THENCE, CONTINUING ALONG SAID EASTERLY LINE, SOUTH 89°58'48" WEST, 209.00 FEET TO THE WESTERLY LINE OF SAID SECTION 28; THENCE ALONG SAID WESTERLY LINE, NORTH 00°10'37" WEST, 2233.02 FEET TO THE POINT OF BEGINNING.

SURVEY NARRATIVE

SURVEYED PARCEL OF LAND AS DESCRIBED IN DOCUMENT NUMBER 86-22781, OFFICIAL RECORDS OF JACKSON COUNTY, OREGON AND PARTITIONED AS INDICATED USING FOUND MONUMENTS AS SHOWN FROM PREVIOUS SURVEYS. A DIVISION OF THREE PARCELS AS REQUESTED BY CLIENT.

TAX STATEMENT

ALL TAXES, FEES, ASSESSMENTS, OR OTHER CHARGES AS REQUIRED BY O.R.S. 92.095 HAVE BEEN PAID AS OF November 20, 2009.

[Signature] 11-20-09
TAX COLLECTOR DATE
[Signature] 11/20/09
ASSESSOR deputy DATE

RECORDER'S CERTIFICATE

FILED FOR RECORD THIS 20 DAY OF NOVEMBER, 2009 AT 3:43 CLOCK P.M. AND RECORDED AS PARTITION PLAT NO. P-39-2009 OF THE RECORDS OF PARTITION PLATS IN JACKSON COUNTY, OREGON.
INDEX VOLUME 20, PAGE 39

[Signature]
COUNTY CLERK

[Signature]
DEPUTY

COUNTY SURVEYOR FILE NO. 20540

FLAG	R	D	L	CB	LC
1	25.00'	83°27'17"	36.41'	S 48°42'11" W	33.28'
3	55.00'	144°49'11"	139.02'	S 79°23'08" W	104.86'
5	55.00'	61°38'06"	59.17'	N 59°01'20" W	56.35'
7	55.00'	28°21'04"	27.22'	S 75°59'05" W	26.94'
9	125.00'	35°51'25"	78.23'	S 79°44'16" W	76.96'
11	135.00'	42°45'56"	100.76'	S 76°17'00" W	98.44'
12	60.00'	87°20'03"	91.46'	N 81°25'57" W	82.86'
14	55.00'	120°19'03"	115.50'	S 82°04'33" W	95.41'
16	110.00'	36°28'45"	70.03'	S 40°09'24" W	68.86'
17	90.00'	35°51'06"	56.32'	S 40°28'13" W	55.40'
19	320.00'	17°24'03"	97.18'	S 31°14'42" W	96.81'
20	90.00'	20°56'05"	32.88'	S 47°55'43" W	32.70'
21	100.00'	29°26'47"	51.39'	S 52°11'04" W	50.83'
25	132.50'	36°28'45"	84.36'	S 40°09'24" W	82.94'
26	202.50'	36°28'45"	128.93'	S 40°09'24" W	128.76'

FLAG	BEARING	DISTANCE
2	S 06°58'32" W	48.82'
4	N 28°12'17" W	73.17'
6	N 89°50'23" W	76.34'
8	S 61°48'33" W	68.71'
10	N 82°20'02" W	169.93'
13	N 37°45'55" W	8.85'
15	S 21°55'02" W	35.27'
18	S 22°32'40" W	14.94'
22	N 29°11'55" E	20.00'
23	N 31°36'14" W	66.82'
24	N 31°36'14" W	70.00'

PARCEL 3 (UNSURVEYED)
80.2± ACRES

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Lloyd R. Smith
OREGON
JULY 16, 1988
LLOYD R. SMITH
-No. 2011
Exp 6/30/10

APPROXIMATE LOCATION
INGRESS-EGRESS
ROAD EASEMENT
O.R. 78-26048 &
O.R. 79-04300

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

Lloyd R. Smith
LLOYD R. SMITH
LS. 2011