

PARTITION PLAT No. P-24-2013

MEASURE 37/49 PARTITION

Located in the S.E. 1/4 of Section 18, T.38S.,R2W.,W.M., Jackson County, Oregon

SURVEY FOR:
Joanne M. Burg
1356 S. Oakdale Avenue
Medford, OR. 97501

DATE:
July 17, 2013

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

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



*** 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 the land represented on sheet 2 of this Partition Plat, the boundaries being described as follows:

TRACT A:

Parcel No. 2 of Partition Plat recorded August 2, 1994 as Partition Plat No. P-77-1994 of the records of Partition Plats in Jackson County, Oregon, and Filed as Survey No. 14116 in the Office of the Jackson County, Surveyor.

TRACT B:

Parcel No. 3 of Partition Plat recorded August 2, 1994 as Partition Plat No. P-77-1994 of the records of Partition Plats in Jackson County, Oregon, and Filed as Survey No. 14116 in the Office of the Jackson County, Surveyor.

Bary D Kaiser
SURVEYOR

*** DECLARATION ***

Known all men by these presents that, JOANNE M. BURG, 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 sheet 2 of this Partition Plat. I also hereby create that 25-foot wide PRIVATE ROAD ingress-egress and emergency vehicle turnaround easement across Parcel Nos. 2, 3 and 4 benefiting Parcel Nos. 3 and 4 as shown on sheet 2.

IN WITNESS WHEREOF, I HAVE SET MY HAND AND SEAL THIS 25th DAY, OF July, 20 13.

Joanne M. Burg
JOANNE M. BURG

STATE OF OREGON)
COUNTY OF JACKSON)ss

Personally appeared the above named JOANNE M. BURG and acknowledge the foregoing instrument to be her voluntary act and deed.

Subscribed and sworn to before me this 25th day of July, 20 13.

(SIGN) Natie Kovalyak
Natie Kovalyak NOTARY PUBLIC - OREGON
(PRINT)
COMMISSION NO. 475294
MY COMMISSION EXPIRES 02/03/17

*** APPROVALS ***

Examined and approved by the Jackson County Development Services (File Nos.: SUB 2010-00049 and SUB 2010-00050)

this 5th day of August, 20 13.

KM
JACKSON COUNTY PLANNING DIRECTOR

Examined and approved this 31st day of July, 20 13.

Switzer
JACKSON COUNTY SURVEYOR

All taxes, fees, assessments or other charges as required by O.R.S. 92.095 have been paid as of the 14th day of AUGUST, 20 13.

Nena Crawford, Deputy August 14, 2013
ASSESSOR DATE

Sharon D. [unclear] Deputy 8/14/13
TAX COLLECTOR DATE

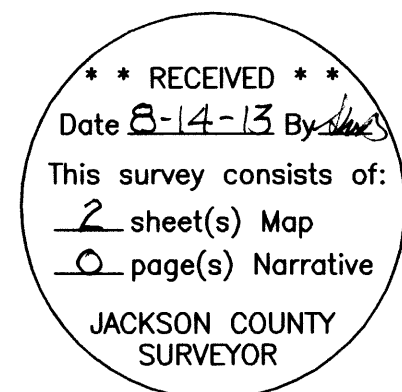
*** RECORDER'S CERTIFICATE ***

Filed for record, this 14th day of August, 20 13, at 3:28 o'clock P. m., and recorded as Partition Plat No. P-24-2013 of the Records of Partition Plats in Jackson County, Oregon.

Index Volume 24, Page 24.

Christine D. Walker Sonya S. Morgan
COUNTY CLERK DEPUTY

COUNTY SURVEYOR FILE No. 21310



PARTITION PLAT No. P-24-2013

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

MEASURE 37/49 PARTITION

Located in the S.E. 1/4 of Section 18, T.38S.,R2W.,W.M., Jackson County, Oregon

SURVEY FOR:

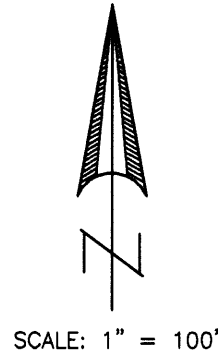
Joanne M. Burg
1356 S. Oakdale Avenue
Medford, OR. 97501

DATE:

July 17, 2013

SURVEY BY:

Kaiser Surveying
19754 Highway 62
Eagle Point, OR. 97524



PURPOSE: Partition survey of the clients properties located in Section 18, Township 38 South, Range 2 West of the Willamette Meridian, which are Parcel Nos. 2 and 3 of Partition Plat No. P-77-1994 as shown as TRACT A and TRACT B hereon. This survey will partition TRACT A and TRACT B into two parcels each with the resultant be four properties, which was approved by Jackson County Development Services with two separate applications (SUB2010-00049 and SUB2010-00050).

PROCEDURE: Equipment used to perform survey was a Nikon DTM530 total station. Information and found monuments as shown from Filed Survey Nos. 1302, 8721 and 14116 and deeds of record were used to determine the boundaries of the subject property. These properties were partitioned on said Survey No. 14116, and found monuments and information on said survey were used to determine the outside property boundaries. The parcel boundaries and the centerline of the private road were computed and monumented as shown on the annexed map. The parcel boundaries were located as directed by the client and County Approval.

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Bary D. Kaiser

OREGON
JULY 15, 2003
BARY D. KAISER
No. 52923
EXP. 6-30-15

EASEMENTS ON CURRENT TITLE REPORT NOT SHOWN ON ANNEXED MAP

1. Power line easements recorded in Vol. 477, Page 167 D.R. and Vol. 498, Page 369 D.R. are 20' wide and appear to be for or pertain to overhead lines coming from Sterling Creek Road and crossing the Northwesterly corner of the subject property. Power line easement recorded in Inst. No. 01-26915 O.R. is for an overhead line benefiting subject property as shown hereon.
2. Document recorded in Inst. No. 94-29643 O.R. is a Private Road Maintenance and Access Agreement across Parcel No. 1 and 2 benefiting properties to the North and South, which was created on Partition Plat No. P-77-1994, shown hereon.
3. Document recorded in Inst. Nos. 99-05730 O.R. is a Restrictive Covenant pertaining to the forest Resource zoning use of Parcel No. 2 of Partition Plat No. P-77-1994, being Parcel Nos. 1 and 2 of this Partition.
4. Documents recorded in Inst. Nos. 99-39461 O.R. and 99-39462 O.R. are easement documents pertaining to the private road easement shown on Partition Plat No. P-77-1994.
5. Document recorded in Inst. Nos. 99-44851 O.R. is an Addendum to Inst. No. 94-29643 O.R. to permit a telecommunications lines to follow the existing private road easement.

CURVE DATA

Δ	R	L	LC	
①	21'20"00"	180.00'	67.02'	S15'20'00"E, 66.634'
②	106'00'00"	56.00'	103.60'	S79'00'00"E, 89.45'
③	23'30'00"	350.00'	143.55'	N36'15'00"E, 142.55'
④	30'30'00"	450.00'	239.55'	N39'45'00"E, 236.73'
⑤	84'00'00"	60.00'	87.965'	N2'00'00"E, 80.296'
⑥	17'00'00"	100.00'	29.67'	N48'30'00"W, 29.56'
⑦	166'00'00"	48.00'	139.07'	N26'00'00"E, 95.284'
⑧	64'56'19"	48.00'	54.40'	S38'31'51"E, 51.54'
⑨	49'56'19"	80.00'	69.73'	S31'01'51"E, 67.54'
⑩	68'00'00"	70.00'	83.08'	S22'00'00"E, 78.29'

LEGEND

- = Found 5/8" Rebar with Plastic Cap - S.N. 14116
- △ = Found Monument as Indicated
- = Set 5/8" x 24" Rebar with Plastic Cap marked "B. KAISER RLS 52923"
- S.N. = Filed Survey Number County Surveyors Office
- C.S. = County Surveyor
- () = Record/S.N. 14116
- P— = Overhead Power Lines

I HEREBY CERTIFY THAT THIS IS A PHOTOCOPY OF THE ORIGINAL PLAT

Bary D. Kaiser
SURVEYOR

** RECEIVED **
Date 8-14-13 By [Signature]

This survey consists of:
2 sheet(s) Map
0 page(s) Narrative

JACKSON COUNTY
SURVEYOR

