

OWNER
ELRON ENTERPRISES, LLC
226 N. Ross Lane
MEDFORD, OR. 97501

ELRON SUBDIVISION

LOCATED IN:
LOT 14 of CRATER LAKE BUSINESS CENTER
IN THE SOUTHEAST 1/4 OF SECTION 07
TOWNSHIP 37 SOUTH, RANGE 1 WEST, WILLAMETTE MERIDIAN,
IN THE CITY OF MEDFORD, JACKSON COUNTY, OREGON

DECLARATION:

Elron Enterprises, LLC, an Oregon limited liability company is the owner in fee simple of the land hereon described and has subdivided the same in to lots and Tract A, as shown hereon and the number of each lot and the course and length of all lines are plainly set forth and that this plat is a correct representation of the subdivision. We do hereby dedicate to the public for public use, the area of street dedication as shown hereon, together with those easements labeled as Public Utility Easements. We hereby create for the benefit of the Medford Water Commission, a perpetual easement for the installation and maintenance of water mains and related facilities in the areas labeled as waterline easement. We also create a private water line easement over and across Lot 2 and Tract A for the benefit of the owners, their heirs and assigns of Lot 1. We also create a private storm drain easement over and across Tract A for the benefit of the owners, their heirs and assigns of Lots 1 through 3. We also create a private sanitary sewer easement over and across Tract A for the benefit of the owners, their heirs and assigns of Lots 1 through 3. We do hereby designate said subdivision as ELRON SUBDIVISION.

ELRON ENTERPRISES, LTD.

STATE OF OREGON
County of Jackson)ss

PERSONALLY APPEARED STUART E. FOSTER, AS MEMBER AND ACKNOWLEDGED THE FOREGOING INSTRUMENT TO BE HIS VOLUNTARY ACT AND DEED, ON BEHALF OF ELRON ENTERPRISES, LTD.

DATED THIS DAY OF Oct. 25, 2013

Stuart E. Foster
STUART E. FOSTER MEMBER

Kathy R. Langston
Kathy R. Langston NOTARY PUBLIC-OREGON

Commission No. 472309
My Commission Expires. 10/18/16

SURVEY NARRATIVE TO COMPLY WITH PARAGRAPH 209.250
OREGON REVISED STATUTES

PURPOSE: TO SURVEY AND MONUMENT ELRON SUBDIVISION, AS APPROVED BY THE CITY OF MEDFORD PLANNING DEPARTMENT. (FILE NO. LDS-12-082)

PROCEDURE: THE PROPERTY BEING SUBDIVIDED WAS PREVIOUSLY SURVEYED AND MONUMENTED AS LOT 14 OF CRATER LAKE BUSINESS CENTER. MONUMENTS AS FOUND FROM THE CRATER LAKE BUSINESS CENTER WERE HELD FOR CONTROL. THE LOCATION OF THE LOTS, TRACT A AND AREA OF STREET DEDICATION WAS COMPUTED ACCORDING TO CLIENTS DIRECTION AND MONUMENTS WERE SET AS SHOWN.

EQUIPMENT USED: TRIMBLE S-6 ROBOTIC INSTRUMENT

APPROVED FOR RECORDING:

C. Priddy
COUNTY COMMISSIONER/ADMINISTRATOR

11/15/13
DATE

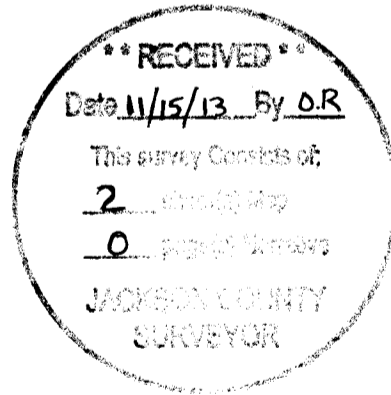
RECORDER:

FILED FOR RECORD THIS 15th DAY OF November, 2013 AT 1:46 O'CLOCK P.M. AND

RECORDED IN VOLUME 39 OF PLATS AT PAGE 13 OF RECORDS OF JACKSON COUNTY, OREGON.

Christine D. Walker
COUNTY CLERK

Jean Shingle
DEPUTY



REGISTERED PROFESSIONAL LAND SURVEYOR

Darrell L. Huck
OREGON
FEBRUARY 4, 1983
DARRELL L. HUCK
2023
Expires 6/30/2015

I certify this plat to be an exact copy of the original
Darrell L. Huck
SURVEYOR

SURVEYOR'S CERTIFICATE:

I, DARRELL L. HUCK, A 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 AND THE PLAT IS A CORRECT REPRESENTATION OF THE SAME, AND THE FOLLOWING IS AN ACCURATE DESCRIPTION OF THE BOUNDARY LINES:

LOT 14 IN CRATER LAKE BUSINESS CENTER, IN THE CITY OF MEDFORD, JACKSON COUNTY, OREGON, ACCORDING TO THE OFFICIAL PLAT THEREOF, RECORDED IN VOLUME 26, PAGE 49, OF PLAT RECORDS OF JACKSON COUNTY, OREGON.

Darrell L. Huck
SURVEYOR

EVERGREEN FEDERAL SAVINGS AND LOAN IS THE BENEFICIARY OF A TRUST DEED DATED JULY 07, 2004 AND RECORDED JULY 09, 2004 AS DOCUMENT NO. 2004-039076 OF THE OFFICIAL RECORDS OF JACKSON COUNTY, OREGON, AFFECTING THE LAND DESCRIBED HEREIN. SEE AFFIDAVIT OF CONSENT RECORDED AS DOCUMENT NO. 2013-039030, OFFICIAL RECORDS, JACKSON COUNTY, OREGON

* * * APPROVALS * * *

MEDFORD CITY PLANNING

I CERTIFY THAT, PURSUANT TO AUTHORITY GRANTED IN ORDINANCE NO. 5785 THIS PLAT IS HEREBY APPROVED.

James E. Huber
PLANNING DIRECTOR
11/7/13
DATE

EXAMINED AND APPROVED THIS 31ST DAY OF October, 2013.

Lawrence J. Beaker
CITY ENGINEER
[Signature]
CITY SURVEYOR

EXAMINED AND APPROVED AS REQUIRED BY O.R.S. 92.100 AS OF Nov. 15TH, 2013.

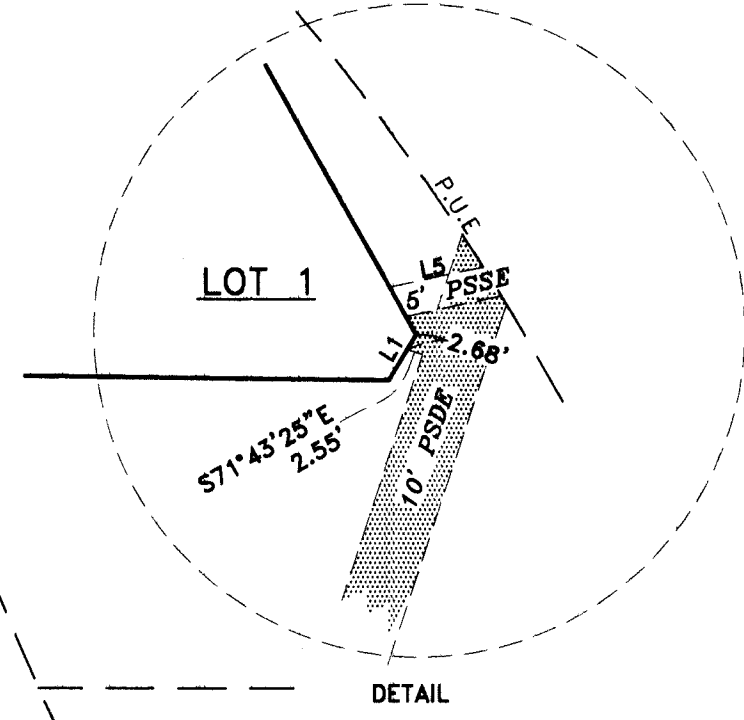
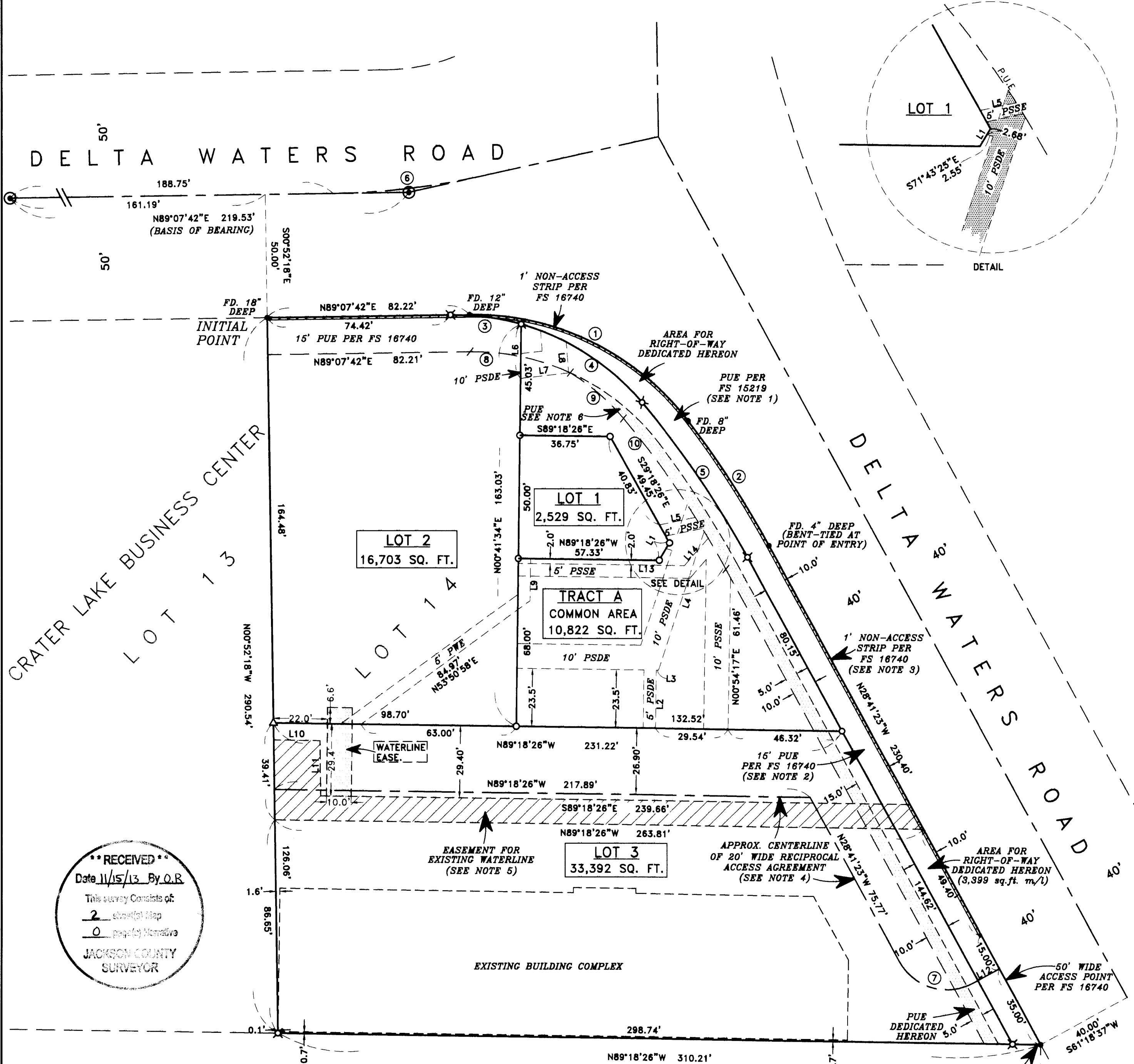
Nena Crawford, Deputy
ASSESSOR, DEPARTMENT OF ASSESSMENT

ALL TAXES, FEES, ASSESSMENTS OR OTHER CHARGES AS REQUIRED BY O.R.S. 92.095 HAVE BEEN PAID. AS OF 11-15-13.

Christina Deputy
TAX COLLECTOR

ELRON SUBDIVISION

Located in:
 Lot 14 of CRATER LAKE BUSINESS CENTER
 in the Southeast 1/4 of Section 07,
 Township 37 South, Range 1 West, W.M.,
 In The City of Medford, Jackson County, Oregon



****RECEIVED****
 Date 11/15/13 By O.R.
 This survey consists of:
 2 sheets of Map
 0 pages of Narrative
JACKSON COUNTY SURVEYOR

- NOTES:**
- 1.) PUBLIC UTILITY EASEMENT AS DISCLOSED ON PARTITION PLAT NO. P-104-1996 FILED AS NO. 15219 IN THE OFFICE OF THE JACKSON COUNTY SURVEYOR.
 - 2.) PUBLIC UTILITY EASEMENT AS SHOWN ON THE RECORDED PLAT AND DEDICATION OF CRATER LAKE BUSINESS CENTER FILED AS NO. 16740 IN THE OFFICE OF THE JACKSON COUNTY SURVEYOR.
 - 3.) ACCESS TO DELTA WATERS ROAD IS PROHIBITED, EXCEPT AT DESIGNATED POINTS AS SET FORTH ON THE RECORDED PLAT AND DEDICATION OF CRATER LAKE BUSINESS CENTER FILED AS NO. 16740 IN THE OFFICE OF THE JACKSON COUNTY SURVEYOR.
 - 4.) RECIPROCAL ACCESS AGREEMENT AS DISCLOSED IN DOC. NO. 2004-032483, OFFICIAL RECORDS OF JACKSON COUNTY, OREGON.
 - 5.) EASEMENT GRANTED THE CITY OF MEDFORD, BY AND THROUGH ITS BOARD OF WATER COMMISSIONERS FOR WATERLINE PER DOC. NO. 2004-089048, OFFICIAL RECORDS OF JACKSON COUNTY, OREGON.
 - 6.) PUBLIC UTILITY EASEMENT BEING DEDICATED HEREOF

CURVE TABLE					
CURVE	DELTA	RADIUS	LENGTH	CHORD	CHORD BEARING
1	53°19'28"	110.00'	102.38'	98.72'	S64°12'34"E
2	08°51'26"	390.00'	60.29'	60.23'	S33°07'07"E
3	16°40'40"	100.00'	29.11'	29.01'	S82°31'52"E
4	34°03'03"	100.00'	59.43'	58.56'	S57°10'07"E
5	11°27'11"	380.00'	75.96'	75.83'	S34°24'59"E
6	11°42'57"	300.00'	61.34'	61.24'	N83°16'14"E
7	90°00'00"	22.00'	34.56'	31.11'	N73°41'24"W
8	25°18'26"	95.00'	41.91'	41.57'	S78°14'05"E
9	18°13'47"	90.00'	28.64'	28.51'	S49°15'29"E
10	11°27'12"	370.00'	73.96'	73.84'	S34°25'00"E

LINE TABLE		
LINE	BEARING	DISTANCE
L1	S30°41'34"W	8.29'
L2	N00°41'34"W	23.50'
L3	S89°18'26"E	0.89'
L4	N18°16'35"E	59.34'
L5	N77°49'43"E	15.01'
L6	N00°41'34"E	21.98'
L7	N83°22'57"E	19.70'
L8	N04°38'40"E	12.56'
L9	N00°41'34"E	17.05'
L10	S89°18'26"E	18.86'
L11	S00°41'34"E	22.50'
L12	S61°18'36"W	10.78'
L13	S89°18'26"E	67.60'
L14	N40°49'04"E	14.85'

HOFFBUHR & ASSOCIATES, INC.
 880 GOLF VIEW DRIVE, # 201 MEDFORD, OREGON
 (541) 779-4841 97504
 BY: DARRELL L. HUCK
 SCALE: 1" = 30'
 BASIS OF BEARING: FILED SURVEY NO. 16740
 (CENTERLINE OF DELTA WATERS ROAD)

- = SET 5/8"x24" REBAR WITH YELLOW PLASTIC CAP STAMPED "HOFFBUHR AND ASSOC., INC."
- ⊗ = SET 5/8"x30" REBAR WITH YELLOW PLASTIC CAP STAMPED "HOFFBUHR AND ASSOC., INC."
- △ = SET LEAD PLUG AND TACK WITH METAL WASHER STAMPED "LS 2023"
- = FOUND 5/8" IRON PIN WITH PLASTIC CAP STAMPED HARDEY ENG & ASSOC. PER S/N 16740 UNLESS NOTED OTHERWISE
- ⊙ = FOUND 5/8" REBAR WITH METAL CAP STAMPED "HARDY ENG & ASSOC."
- FS = FILED SURVEY
- PSDE = PRIVATE STORM DRAIN EASEMENT
- PSSE = PRIVATE SANITARY SEWER EASEMENT
- PWE = PRIVATE WATERLINE EASEMENT
- PUE = EASEMENT FOR PUBLIC UTILITIES, STORM DRAINAGE, GAS, WATER, ELECTRIC, TELEPHONE, CABLE TELEVISION AND SANITARY SEWER CONSTRUCTION AND MAINTENANCE.

REGISTERED PROFESSIONAL LAND SURVEYOR

Darrell L. Huck
 OREGON
 FEBRUARY 4, 1983
DARRELL L. HUCK
 2023

I certify this plat to be an exact copy of the original
Darrell L. Huck
 SURVEYOR

Expires 6/30/2016

371W07D - TL 308

