

TRUE NORTH ONE

Located in the S.W. 1/4 of Section 16,
T.36S., R.1W., W.M., Jackson County, Oregon

August 26, 2015

SURVEY FOR:
True North Homes, LLC
3353 Lone Pine Road
Medford, OR. 97504

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

***** 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 as provided by law the tract of land shown on Sheet 2, said plat being a correct representation of the same, and the following is an accurate description of the boundary lines:

Parcel No. 1 of Partition Plat recorded May 16, 2014 as Partition Plat No. P-15-2014 of the "Records of Partition Plats" in Jackson County, Oregon and filed as Survey No. 21483 in the Office of the Jackson County Surveyor.

Bary D Kaiser
SURVEYOR

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Bary D Kaiser
OREGON
JULY 15, 2003
BARY D. KAISER
No. 52923
EXP. 6-30-17

***** APPROVALS *****

Examined and approved this 13th day of October, 20 15.

Scotts
JACKSON COUNTY SURVEYOR

Examined and approved by the Jackson County Development Services. (439-15-00015-SUB).
13th day of October, 20 15.

KAM
JACKSON COUNTY PLANNING DIRECTOR

Examined and approved as required by O.R.S. 92.100 this 13th day of OCTOBER, 20 15.

Ana Crawford
ASSESSOR, DEPARTMENT OF ASSESSMENT

All taxes, fees, assessments or other charges as required by O.R.S. 92.095 have been paid as of the 13th day of October, 20 15.

Patricia Walker
TAX COLLECTOR

Approved by a Majority for Recording.

Danny Jordan
COUNTY COMMISSIONER/ADMINISTRATOR 10/13/15
DATE

***** DECLARATION *****

Known all men by these presents, that TRUE NORTH HOMES LLC, an Oregon Limited Liability Company, as tenants by the entirety, is the owner of the lands hereon described, hereafter referred to as Declarant, has caused the same to be subdivided into lots as shown on Sheet 2, and the number and size of the lots and course and length of all lines are plainly set forth, and that this plat is a correct representation of the subdivision. Declarant hereby designates said subdivision as TRUE NORTH ONE.

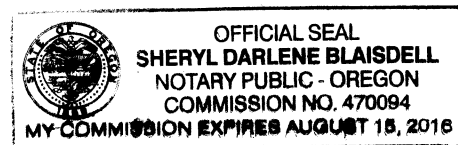
IN WITNESS WHEREOF, I HAVE SET MY HAND AND SEAL THIS 13 DAY, OF October, 20 15.

John K. Sellers
JOHN K. SELLERS
(Manager, True North Homes LLC, an Oregon Limited Liability Company)

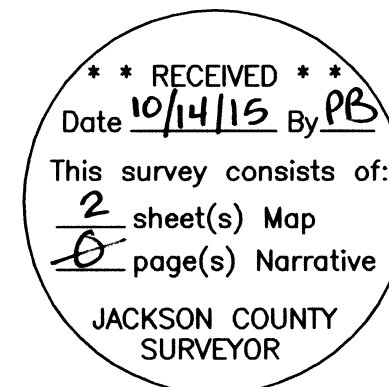
STATE OF OREGON)
COUNTY OF JACKSON)ss

Personally appeared the above named JOHN K. SELLERS, acting as manager of True North Homes LLC, an Oregon Limited Liability Company, acknowledge the foregoing instrument to be his voluntary act and deed and it was signed on behalf of True North Homes LLC, an Oregon Limited Liability Company.

Subscribed and sworn to before me this 13 day of October, 20 15.



(SIGN) *S Blaisdell*
S. Blaisdell NOTARY PUBLIC - OREGON
(PRINT)
COMMISSION NO. 470094
MY COMMISSION EXPIRES 8/15/16



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

Filed for record, this 14th day of October, 20 15, at 8:47 O'clock A m, and recorded in Volume 41 of Plats on page 14 of the Records of Jackson County, Oregon.

By: *Christine D. Walker* COUNTY CLERK
David DEPUTY

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

Bary D Kaiser
SURVEYOR

TRUE NORTH ONE

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August 26, 2015

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EASEMENTS ON CURRENT TITLE REPORT NOT SHOWN ON ANNEXED MAP

1. The subject property is easements, right of way, reservations and restrictions retained by The United States per Vol. 325, Page 83 D.R. (Specific location not given).
2. Property could be subject to covenants, conditions, restrictions and/or per Instrument No. 74-04644 O.R.
3. Document recorded in Inst. No. 2007-052290 O.R. is a document of Declaration that the property needs to have Sewer and potable water services imposed by Jackson County Land Development. Water service and Sewer service has since been brought to the subject Parcels shown hereon.
4. Document recorded in Inst. Nos. 2007-052291 O.R. and 2014-009048 O.R. are documents of Declaration that the property is in close proximity to the Jackson County Sports Park facilities and may be effected by noise and other products subsequently created there, imposed by Jackson County Land Development.
5. Document recorded in Inst. No. 2014-027396 O.R. is a document of Declaration that requires minimum density to be achieved by future development of the subject property, imposed by Jackson County Land Development.

LEGEND

- o = Found 5/8" Rebar with Plastic Cap
Marked "B KAISER RLS 52923"
S.N. 21483
- Δ = Found 5/8" Iron Pin
S.N. 1964
- ⊙ = Found Brass Disk in concrete
Army Engineers Monument
- = Set 5/8" x 24" Rebar
with Plastic Cap marked
"B. KAISER RLS 52923"
- = Set 5/8" x 30" Rebar
with Plastic Cap marked
"B. KAISER RLS 52923"
- S.N. = Filed Survey Number
County Surveyors Office
- () = Record/S.N. 17140
- (()) = Record/ S.N. 1964
- x-x- = Fence

REGISTERED
PROFESSIONAL
LAND SURVEYOR

OREGON
JULY 15, 2003
BARY D. KAISER
No. 52923
EXP. 6-30-17

** RECEIVED **
Date 10/14/15 By PB
This survey consists of:
2 sheet(s) Map
0 page(s) Narrative
JACKSON COUNTY
SURVEYOR

I HEREBY CERTIFY THAT THIS IS AN
EXACT COPY OF THE ORIGINAL PLAT
Bary D. Kaiser
SURVEYOR

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

- PURPOSE: Subdivision survey of the clients property described in Instrument No. 2015-004633 O.R., being Parcel No. 1 of Partition Plat No. P-15-2014.
- PROCEDURE: Equipment used to perform survey was a Nikon DTMS22 total station. Information and found monuments shown on Filed Survey Nos. 21483, 17140, 1964 and 20269 along with deeds of record were used to determine the boundaries of the subject property. Survey ties were made to found monuments from the said surveys of record. Monuments were set at the Lot corners and at the property corners as shown hereon. The Lot corners were located as directed by the client and the County Approval.

