

Surveyor's Certificate:

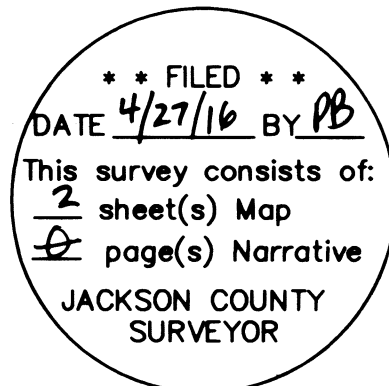
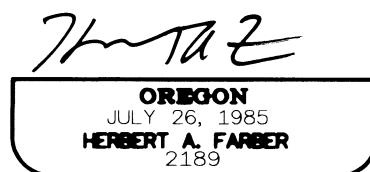
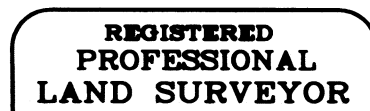
I, Herbert A. Farber, a duly registered Professional Land Surveyor of the State of Oregon, do hereby certify that I have correctly surveyed and marked with proper monuments, as provided by law, the tract of land hereon shown, as described in Instrument Number 2005-47137 as recorded in the Official Records of Jackson County, this plat being a correct representation of the same, and the following is an accurate description of the boundary lines:

Commencing at the Northwest Corner of Section 6, Township 37 South, Range 1 West, Willamette Meridian, marked by iron pipe with a brass cap; thence South 00°00'46" West, along the West line of said section, 1318.93 feet, to the Northwest Corner of the South Half of said Section, marked by a 5/8 inch iron pin; thence South 89°48'07" East, along the North line of the South Half, of the Northwest Quarter said Section, 51.10 feet, to a iron pipe, being the Initial Point, and the Point of Beginning; thence continuing along said North line, South 89°48'07" East, 2556.95 feet to the Oregon Department of Transportation Right of Way, described in Instrument Number 2015-018620, recorded in The Official Records of Jackson County, Oregon, marked by a 5/8 inch iron pin; thence along said Right of Way the following courses, South 03°02'41" East, 547.37 feet to a 5/8 inch iron pin; thence South 00°09'38" West, 490.00 feet to 5/8 inch iron pin; thence South 05°21'18" West 220.91 feet, to a 5/8 inch iron pin; thence South 00°48'38" East, 67.15 feet to the South line of the South Half of said Section, marked by a 5/8 inch iron pin; thence leaving said Right of Way, North 89°41'28" West, along said South line 1242.93 feet to the Northeast Corner of the Northwest Quarter of the Southwest Quarter of said Section, marked by a 5/8 inch iron pin; thence South 00°05'53" East, along the East line of the Northwest Quarter of the Southwest Quarter of said Section, 1330.74 feet, to the Southeast Corner of the Northwest Quarter of the Southwest Quarter of said Section, marked by a 1 inch iron pin in concrete in a 8 inch iron case; thence leaving said East line, North 89°48'37" West, along the South line of the Northwest Quarter of the Southwest Quarter of said Section, 259.25 feet, to the boundary described in Instrument Number 1993-06589, recorded in the Official Records of Jackson County, Oregon, marked by a 1 1/4 inch outside diameter iron pipe; thence leaving said South line, North 21°13'49" West, along said boundary 1773.62 feet to a 1 1/2 inch iron pin; thence continuing along said boundary the following courses; North 89°44'35" West 204.16 feet, to a 5/8 inch iron pin; thence North 12°19'00" West, 1025.14 feet to the North line of the South Half of the Northwest Quarter of said section, marked by a a iron pipe and being the Point of Beginning.

Herbert A. Farber, PLS 2189

EASEMENT NOTES

- 1. INST. NO. 2005-047138, OFFICIAL RECORDS OF JACKSON COUNTY, OREGON, IN FAVOR OF THE STATE OF OREGON THRU OREGON DEPARTMENT OF ENVIRONMENTAL QUALITY, ACCESS FOR INSPECTION; ITEM IS UNSURVEYABLE.
2. INST.NO. 1990-03978, OFFICIAL RECORDS OF JACKSON COUNTY, OREGON PROPERTY IS WITHIN THE AIRPORT RADAR OVERLAY ZONE. ITEM IS UNSURVEYABLE.



I, Herbert A. Farber, do hereby certify that this is an exact copy of the original.

Herbert A. Farber

PARTITION PLAT NO. P-16-2016

located in the NORTHWEST & SOUTHWEST QUARTER OF SECTION 6 TOWNSHIP 37 SOUTH, RANGE 1 WEST, WILLAMETTE MERIDIAN, in the CITY OF MEDFORD, JACKSON COUNTY, OREGON

AIRPORT ONE, LLC.

1175 E. MAIN ST., SUITE 2A MEDFORD, OREGON 97504

Declaration:

KNOW ALL MEN BY THESE PRESENTS that Airport One LLC., an Oregon Corporation, is the owner of the lands hereon described, and has partitioned the same into parcels and streets, as shown, and the size of the parcels and courses and lengths of all lines are plainly set forth and that this plat is a correct representation of the partition, and does hereby dedicate to the public for public use the streets and public utility easements as shown hereon, and does hereby grant the 30 foot wide storm drain easement to the City of Medford, and does hereby grant the 1 foot non-access reserve strip as shown hereon to the City of Medford, in fee simple. By its' approval of the plat, the City of Medford declares that upon the approved extension of the affected streets, it thereby dedicated the non-access reserve strips for public street purposes.

Robert G. Hunter, Member AIRPORT ONE LLC, REPRESENTATIVE

State of Oregon) County of Jackson) ss

The foregoing instrument was acknowledged before me this 18 day of April, 2016, by Robert G. Hunter, as member of AIRPORT ONE LLC., an Oregon Corporation, on behalf and authority of the corporation.

(Signature) (Printed Name) Notary Public for Oregon Commission No. 939150 My Commission Expires June 11, 2019

Approvals:

I certify that pursuant to authority granted in Ordinance No. 5785 this plat is hereby approved. This 26th day of April, 2016.

James E. Huber Planning Director

Examined and approved this 19 day of APRIL, 2016.

City Surveyor

City Engineer

All taxes, fees, assessments, or other charges as required by O.R.S. 92.095 have been paid as of 4/27/16

Christie Deputy Tax Collector

4/27/16 Date

Assessor

4/27/16 Date

Recorder:

Filed for record this 27th day of April, 2016, at 3:27 o'clock P. M. and recorded as Partition Plat No. P-16-2016 of the Records of Jackson County, Oregon, Index Volume 27, Page 16.

Christie P. Walker County Clerk

Jean Shingo Deputy

County Surveyor's File No. 21966

PER JACKSON COUNTY
FOURTH RE-ESTABLISHMENT
JANUARY 8, 2003

REGISTERED
PROFESSIONAL
LAND SURVEYOR

I, Herbert A. Farber, do hereby certify
that this is an exact copy of the original.

HERBERT A. FARBER
OREGON
JULY 26, 1985
RENEWAL DATE 12-31-17

PARTITION PLAT NO. P-16-2016

located in the
NORTHWEST AND THE SOUTHWEST QUARTER OF
SECTION 6, TOWNSHIP 37 SOUTH, RANGE 1 WEST,
WILLAMETTE MERIDIAN, IN THE CITY OF
MEDFORD, JACKSON COUNTY, OREGON

for
AIRPORT ONE, LLC
1175 E. MAIN ST., SUITE 2A
MEDFORD, OREGON 97504

LEGEND

- ⊕ = FOUND 2 1/2" BRASS CAP - SECTION CORNER
 - ⊙ = FOUND 2 1/2" BRASS CAP - 1/16 CORNER
 - = FOUND MONUMENT AS DESCRIBED
 - ⊙ = SET 5/8" x 30" IRON PIN w/ YELLOW PLASTIC CAP MARKED "FARBER PLS 2189"
 - = SET 5/8" x 24" IRON PIN w/ YELLOW PLASTIC CAP MARKED "FARBER PLS 2189"
 - = CALCULATED POSITION
 - S/N = RECORD FILED SURVEY NUMBER
- RECORD SURVEY DATA IS SHOWN IN PARENTHESIS ADJACENT TO MEASURED SURVEY DATA WHERE APPLICABLE.
- INST. NO. = INSTRUMENT NUMBER AS RECORDED IN THE OFFICIAL RECORDS OF JACKSON COUNTY, OREGON.
- PUE = PUBLIC UTILITY EASEMENT FOR POWER, PHONE, GAS, AND CABLE TV.

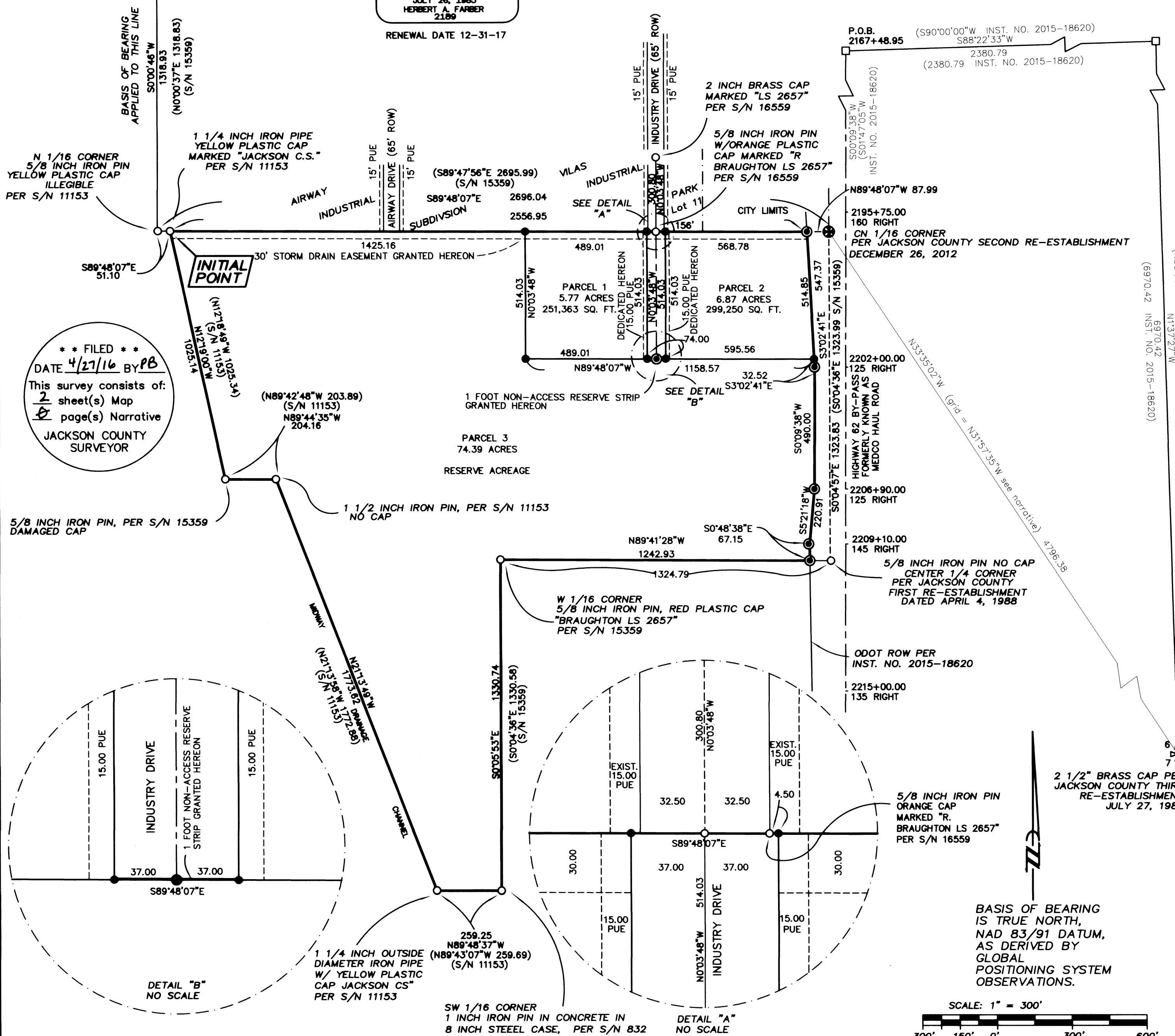
SURVEY NARRATIVE
TO COMPLY WITH O.R.S. 209.250

PURPOSE: TO SURVEY AND MONUMENT THE LAND PARTITION AS APPROVED BY THE CITY OF MEDFORD PLANNING DEPARTMENT PER FILE NO. LDP-15-136 AND IN COMPLIANCE WITH MEDFORD DEVELOPMENT CODE.

PROCEDURE: A SEARCH FOR MONUMENTS OF RECORD WAS CONDUCTED, AND FOUND MONUMENTS WERE TIED. MONUMENTS WERE TIED USING TRIMBLE R-B GPS RECEIVER AND A TRIMBLE 5600 ROBOTIC TOTAL STATION. THE WEST BOUNDARY WAS ESTABLISHED BY HOLDING FOUND MONUMENTS PER S/N 11153 AND 15359. THE NORTH, EAST, AND SOUTH BOUNDARY WAS ESTABLISHED BY HOLDING FOUND MONUMENTS PER JACKSON COUNTY RE-ESTABLISHMENT NOTES, AND S/N 15359, 11153, AND 832.

THE RIGHT-OF-WAY OF HIGHWAY 62 BY-PASS FORMERLY KNOWN AS "MEDCO HAUL ROAD" WAS ESTABLISHED FROM INSTRUMENT NUMBER 2015-18620. THE NORTHEAST CORNER OF SECTION 7 WAS TIED ALONG WITH EXISTING MONUMENTS ON SITE USING THE OREGON COORDINATES SYSTEM OF 1983, SOUTH ZONE. RECORD COURSES WERE THEN CALCULATED PER INSTRUMENT NUMBER 2015-18620, WHICH IS ALSO BASED ON THE OREGON COORDINATES SYSTEM OF 1983, SOUTH ZONE. THE RECORD COURSES WERE THEN TRANSLATED TO THE LOCAL ASSUMED POSITION FOR THE NORTHEAST CORNER OF SECTION 7 AS DETERMINED DURING THIS SURVEY. THE RECORD COURSES WERE ALSO ROTATED AROUND THE NORTHEAST CORNER OF SECTION 7, AND THE FOUND CENTER-NORTH ONE-SIXTEENTH CORNER AS SHOWN TO ESTABLISH THE RIGHT-OF-WAY OF HIGHWAY 62 BY-PASS.

MONUMENTS WERE SET AT NEW PARCEL CORNERS, CENTERLINE OF INDUSTRY DRIVE, AND THE RIGHT-OF-WAY OF HIGHWAY 62 BY-PASS PER O.R.S. 92.060.



**** FILED ****
DATE 4/27/16 BY PB
This survey consists of:
2 sheet(s) Map
2 page(s) Narrative
JACKSON COUNTY
SURVEYOR

INITIAL POINT

INDUSTRY DRIVE
15.00 PUE
1 FOOT NON-ACCESS RESERVE STRIP GRANTED HEREON
37.00
S89°48'07"E
37.00

INDUSTRY DRIVE
15.00 PUE
EXIST. 15.00 PUE
32.50
32.50
4.50
30.00
S89°48'07"E
37.00
37.00
30.00
15.00 PUE
INDUSTRY DRIVE
15.00 PUE

DETAIL "B" NO SCALE

DETAIL "A" NO SCALE

BASIS OF BEARING IS TRUE NORTH,
NAD 83/91 DATUM,
AS DERIVED BY
GLOBAL POSITIONING SYSTEM
OBSERVATIONS.

