

APPROVALS:

EXAMINED AND APPROVED THIS 30th DAY OF June, 2016
ASHLAND PLANNING DEPARTMENT
PLANNING FILE NO. PA 2016-01034

EXAMINED AND APPROVED THIS 29th DAY OF June, 2016
Bradley F. Barber
CITY SURVEYOR

DECLARATION:

KNOW ALL PERSONS BY THESE PRESENTS, THAT RED ONE, LLC, AN OREGON LIMITED LIABILITY COMPANY AND 1651 SISKIYOU BOULEVARD, L.L.C., AN OREGON LIMITED LIABILITY COMPANY, ARE THE OWNERS OF THE LANDS HEREON DESCRIBED...

BRIAN PATRIDGE, MEMBER
RODERICK J. NEWTON, MEMBER MANAGER
BROOKS DOWNEY NEWTON, MEMBER MANAGER

ACKNOWLEDGEMENT

STATE OF OREGON }
JACKSON COUNTY }
PERSONALLY APPEARED THE ABOVE NAMED RODERICK J. NEWTON, ON AUTHORITY FOR 1651 SISKIYOU BOULEVARD, L.L.C., ON THIS 12th DAY OF July, 2016...

ACKNOWLEDGEMENT

STATE OF OREGON }
JACKSON COUNTY }
PERSONALLY APPEARED THE ABOVE NAMED BROOKS DOWNEY NEWTON, ON AUTHORITY FOR 1651 SISKIYOU BOULEVARD, L.L.C., ON THIS 12th DAY OF July, 2016...

ACKNOWLEDGEMENT

STATE OF OREGON }
JACKSON COUNTY }
PERSONALLY APPEARED THE ABOVE NAMED BRIAN PATRIDGE, ON AUTHORITY FOR RED ONE, LLC, ON THIS 18th DAY OF July, 2016...

SURVEY NOTES:

THE FOLLOWING ENCUMBRANCES DENOTED IN FIRST AMERICAN TITLE REPORT NO. 7169-2649755 DATED MAY 13, 2016, EITHER DOES NOT AFFECT THE SUBJECT TRACT, ARE BLANKET IN NATURE OR OTHERWISE INSUFFICIENTLY DESCRIBED...

- 1 AN UNRECORDED PARKING AND EASEMENT AGREEMENT, DATED AS DECEMBER 16, 1999, BETWEEN THE ASHLAND DAILY TIDINGS AND RODERICK J. NEWTON AND BROOKS D. NEWTON.
2 AGREEMENT TO PARTICIPATE IN THE LOCAL IMPROVEMENT DISTRICTS FOR FUTURE IMPROVEMENT OF LIT WAY - DOCUMENT NO. 2008-009842 OF THE OFFICIAL RECORDS OF JACKSON COUNTY, OREGON.

Assessor's Map No. 39 1E 15 AB, Tax Lots 7000 & 7300

PROPERTY LINE ADJUSTMENT
PARTITION PLAT NO. P-28-2016

LYING SITUATE WITHIN
NORTHEAST QUARTER OF SECTION 15
TOWNSHIP 39 SOUTH, RANGE 1 EAST, WILLAMETTE MERIDIAN
CITY OF ASHLAND, JACKSON COUNTY, OREGON

FOR
1651 Siskiyou Boulevard, L.L.C.

635 Lit Way
Ashland, Oregon

SURVEYOR'S CERTIFICATE

I, SHAWN KAMPMANN, 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...

A PROPERTY LINE ADJUSTMENT BETWEEN THOSE TRACTS OF LAND DESCRIBED WITHIN INSTRUMENT NO. 2013-029087 AND INSTRUMENT NO. 2004-068244 IN THE OFFICIAL RECORDS OF JACKSON COUNTY, OREGON...

COMMENCING AT A ONE INCH BRASS CAPPED IRON PIPE AT THE SOUTHEAST CORNER OF DONATION LAND CLAIM NO. 45, TOWNSHIP 39 SOUTH, RANGE 1 EAST OF THE WILLAMETTE MERIDIAN IN JACKSON COUNTY, OREGON; THENCE NORTH 76°08'02" WEST (DEED RECORD NORTH 76°20'49" WEST) 51.45 FEET TO A 5/8 INCH PIN AT THE INTERSECTION OF THE WEST LINE OF NORMAL AVENUE WITH THE NORTHEASTERLY LINE OF SISKIYOU BOULEVARD...

\*\* RECEIVED \*\*
Date 7/29/16 By SKM
This survey consists of
2 sheet(s) Map
1 page(s) Narrative
JACKSON COUNTY SURVEYOR

RECORDING:

FILED FOR RECORD THIS 29th OF July, 2016 AT 3:08 O'CLOCK P.M. AND RECORDED IN VOLUME 27, PAGE 28 OF THE PLAT RECORDS OF JACKSON COUNTY, OREGON.

Christine Walker COUNTY CLERK
Kathy Sawawcliff DEPUTY

COUNTY SURVEYOR FILE NO. 22044

TAX COLLECTOR'S STATEMENT:

ALL TAXES, FEES, ASSESSMENTS, OR OTHER CHARGES AS REQUIRED BY O.R.S. 220.05 HAVE BEEN PAID AS OF 7/29/16, 2016.

Tax Collector: 7/29/16
Assessor: 7/29/16

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

PURPOSE: TO SURVEY AND MONUMENT A LAND PARTITION OF THAT TRACT OF LAND DESCRIBED WITHIN INSTRUMENT NO. 2015-027211 OF THE OFFICIAL RECORDS OF JACKSON COUNTY, OREGON...
PROCEDURE: UTILIZING AN ELECTRONIC LEICA TC RP 1203 ROBOTIC TOTAL STATION WITH RANGING PRISMS, IN CONJUNCTION WITH SURVEY CONTROL PREVIOUSLY ESTABLISHED BY THIS OFFICE...

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

Shawn Kampmann SURVEYOR

REGISTERED PROFESSIONAL LAND SURVEYOR

Shawn Kampmann

OREGON JULY 14, 1998 SHAWN KAMPMANN 2883 LS

RENEWAL DATE: 6/30/2017

SURVEYED BY: POLARIS LAND SURVEYING LLC P.O. BOX 459 ASHLAND, OREGON 97520 (541) 482-5009

DATE: JUNE 23, 2016 PROJECT NO. 1012-16

FILE: SURVEYS\1012-16\NEWTON PLA PLAT.DWG SHEET 1 of 2

**PROPERTY LINE ADJUSTMENT  
PARTITION PLAT NO. P - 28 - 2016**

LYING SITUATE WITHIN  
NORTHEAST QUARTER OF SECTION 15  
TOWNSHIP 39 SOUTH, RANGE 1 EAST, WILLAMETTE MERIDIAN  
CITY OF ASHLAND, JACKSON COUNTY, OREGON

FOR  
**1651 Siskiyou Boulevard, L.L.C.**  
635 Lit Way  
Ashland, Oregon

**LEGEND**

- ⊗ 2-1/2" BRASS CAP DONATION LAND CLAIM CORNER PER S/N 4246 & 21697 (RECOVERED)
  - ⊙ 3" BRASS CAP IN MONUMENT WELL STAMPED "CITY OF ASHLAND" PER S/N 20841 & 21697 (RECOVERED)
  - 5/8" IRON PIN w/ ALUMINUM CAP STAMPED "BOYDEN PLS 281" PER S/N 15883 (RECOVERED)
  - 5/8" IRON PIN w/ YELLOW PLASTIC CAP STAMPED "EL SWAIN RLS 759" PER S/N 4246 & 4252 (RECOVERED)
  - ⊖ 5/8" IRON PIN w/ RED PLASTIC CAP STAMPED "BOYDEN PLS 281" PER S/N 13103, 13722 & 15883 (RECOVERED)
  - ◇ 3/4" IRON PIN PER S/N 4246 (RECOVERED)
  - ⊗ 3/4" IRON PIPE PER S/N 13722 & 15883 (RECOVERED)
  - ⊙ 1" BERTSEN SPIKE w/ 2" BRASS WASHER IN ASPHALT DRIVEWAY STAMPED "POLARIS PLS 2883" (ESTABLISHED)
  - 5/8" x 24" IRON PIN w/ ORANGE PLASTIC CAP STAMPED "KAMPMANN PLS 2883" (ESTABLISHED)
- PROPERTY LINE  
ADJUSTED PROPERTY LINE  
BOUNDARY LINE  
CENTERLINE  
EASEMENT LINE  
FENCELINE
- O.R. OFFICIAL RECORDS, JACKSON COUNTY RECORDER  
S/N SURVEY FILE NUMBER, JACKSON COUNTY SURVEYOR  
W.C. WITNESS CORNER  
D.L.C. DONATION LAND CLAIM  
M-M MONUMENT TO MONUMENT  
( ) SURVEY RECORD DATA PER S/N 4246 & 4252  
{ } SURVEY RECORD DATA PER S/N 13103, 13722 & 15883

**BASIS OF BEARING**

THE REFERENCE BEARING FOR THIS SURVEY IS THE EAST LINE OF DONATION LAND CLAIM NO. 45, HAVING A RECORD BEARING OF NORTH 00°05'57" EAST, AS REFERENCED ON SURVEY NO. 21697, ON FILE IN THE OFFICE OF THE JACKSON COUNTY SURVEYOR.

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

*Shawn Kampmann*  
SURVEYOR

REGISTERED  
PROFESSIONAL  
LAND SURVEYOR

*Shawn Kampmann*

OREGON  
JULY 14, 1998  
SHAWN KAMPMANN  
2883 LS

RENEWAL DATE: 6/30/2017

SURVEYED BY:  
**POLARIS LAND SURVEYING LLC**  
P.O. BOX 459  
ASHLAND, OREGON 97520  
(541) 482-5009

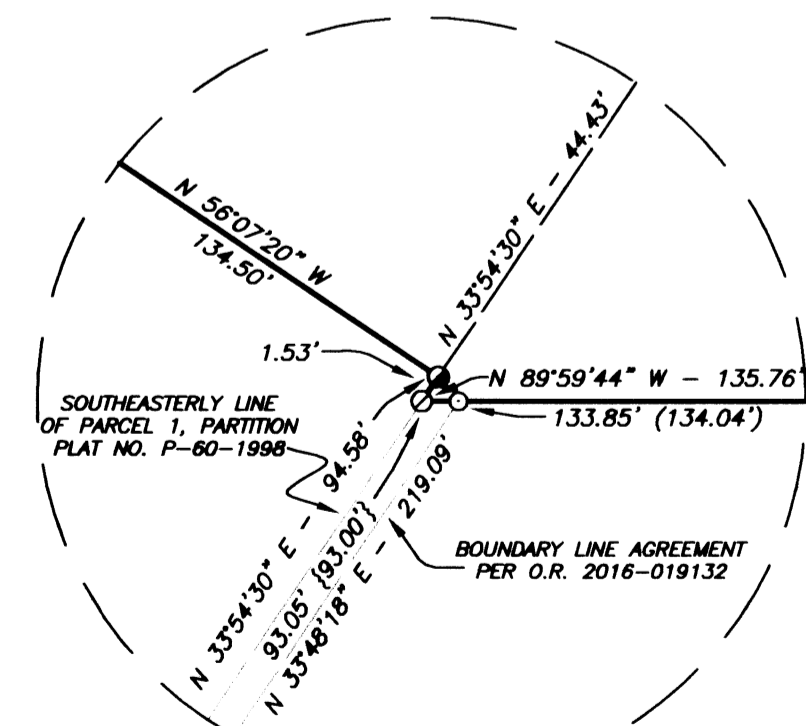
DATE: JUNE 16, 2016  
PROJECT NO. 1012-16

FILE: SURVEYS\1012-16\NEWTON PLA PLAT.DWG SHEET 2 of 2



SCALE: 1" = 60'

**\*\* RECEIVED \*\***  
Date 7/29/16 By SLM  
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2 sheet(s) Map  
0 page(s) Narrative  
JACKSON COUNTY SURVEYOR



FLAG	Δ	R	A	T	CHORD
①	29°47'38"	158.92'	82.64'	42.28'	N 14°28'37" W - 81.71'
②	27°37'18"	158.92'	76.61'	39.07'	N 13°23'27" W - 75.87'
②	(27°33'03")	(158.92')	(76.42')	39.07'	(N 13°16'00" W - 75.68')
③	02°10'20"	158.92'	6.02'	3.01'	N 28°17'16" W - 6.02'
③	(02°09'48")	(158.92')	(6.00')	3.01'	(N 28°07'23" W - 6.00')