

***** APPROVALS *****

FILE NO. SUB2007-00076 MP/439-16-01860-ZON/M49 E125157
EXAMINED AND APPROVED by Jackson County Development Services.

this 15th day of DECEMBER, 20 16

Attest: [Signature]
Planning Director

EXAMINED AND APPROVED as required by ORS 92.100 as of November 18, 20 16

[Signature]
County Surveyor

EXAMINED AND APPROVED this / / day of / /, 20 / /

[Signature]
County Engineer

EXAMINED AND APPROVED as required by ORS 92.100 (d) and Oregon Laws 2015 Chapter 96
as of December 16, 20 16

[Signature]
Assessor, Department of Assessment

ALL TAXES, FEES, ASSESSMENTS AND OTHER CHARGES as required by ORS 92.095 have
been paid as of December 16th, 20 16

[Signature]
Tax Collector

***** DECLARATION *****

Know all men by these presents that JANICE M. HASLER, Trustee of the Janice M. Hasler Trust UTD August 16, 2012, is the owner in fee of the lands shown on this Partition Plat, more particularly described in the Surveyor's Certificate and have caused the same to be Partitioned into the Parcels as shown on Sheet 2 and does hereby make and establish the Shared Access Easement (SAE) for Parcels 2 & 3 as shown on Sheet 2.

[Signature]
JANICE M. HASLER, Trustee
Janice M. Hasler Trust UTD August 16, 2012

STATE OF OREGON)
COUNTY OF JACKSON)

PERSONALLY appeared the above named Janice M. Hasler and acknowledged the foregoing instrument to be her voluntary act and deed and was signed on behalf of the above said Trust.

Dated this 9th day of November, 20 16

[Signature]
BARBARA J. FEINSTEIN Notary Public - Oregon
Commission No. 938897
My Commission Expires 5-17-2019

PARTITION PLAT NO. P-44-2016

Located in D.L.C. #81 & in the N.E. 1/4 of Sec. 11,
T.38S, R.1W., W.M. Jackson County, Oregon
(File No. M49 E125157
& SUB2007-00076 MP/439-16-01860-ZON)

***** RECORDING *****

Filed for record this 16th day of December, 20 16 at
9:18 o'clock A m., and recorded as Partition Plat No. P-44-2016
in "Record of Partition Plats" of Jackson County, Oregon.
Index Volume 27, Page 44, Document No. 2016-041388 ORJCO.

[Signature] County Clerk
[Signature] Deputy
County Surveyor File No. 22139

SURVEY FOR:

JANICE HASLER
3420 PAYNE ROAD
MEDFORD, OR 97504

SURVEY BY:

L.J. FRIAR & ASSOCIATES, P.C.
CONSULTING LAND SURVEYORS
P.O. BOX 1947
PHOENIX, OR 97535
PHONE: (541) 772-2782
EMAIL: LUFRIAR@CHARTER.NET
WWW.FRIARANDASSOCIATES.COM

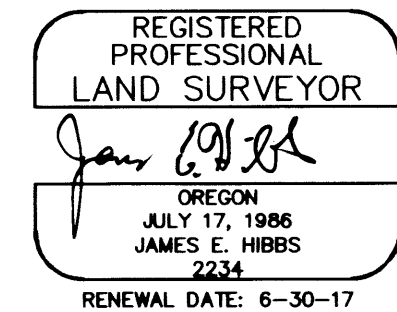
DATE:

NOVEMBER 2, 2016

***** SURVEYOR'S CERTIFICATE *****

I, JAMES E. HIBBS, A REGISTERED LAND SURVEYOR OF THE STATE OF OREGON, HEREBY CERTIFY THAT THIS PLAT CORRECTLY REPRESENTS A SURVEY MADE BY ME, AND COMPLIES WITH THE REGULATIONS FOR PARTITIONS, AND REPRESENTS LAND, THE EXTERIOR OF WHICH BEING ACCURATELY DESCRIBED AS FOLLOWS:

Commencing at the Northeast corner of Donation Land Claim No. 81, Township 38 South, Range 1 West, Willamette Meridian, Jackson County, Oregon; thence along the East line of said Claim, South 00°23'40" West, 1251.07 feet; thence North 89°36'20" West, 30.00 feet to the West line of Payne Road and the INITIAL POINT OF BEGINNING; thence along the North line of Parcel A described in Document No. 2012-028482, Official Records of Jackson County, Oregon, North 89°36'20" West, 328.79 feet to the Northwest corner thereof; thence along the West line thereof, South 00°50'20" West, 411.43 feet to the North line of Fern Valley Road; thence along said North line, South 89°40'20" East, 331.98 feet to the West line of Payne Road; thence along said West line, North 00°23'40" East, 411.04 feet to the initial point of beginning. Containing 3.12 acres, more or less.



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

PURPOSE: To survey and monument three parcels created through a Land Partition. See JCDS File No. SUB2007-00076 MP and 439-16-01860 ZON and Oregon DLCD #M49 E125157. The parent tract being Parcel A set forth in Doc. 2012-028482, ORJCO.

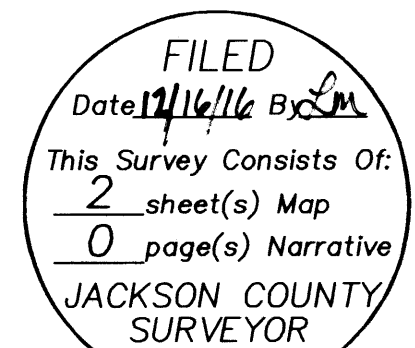
PROCEDURE: Using Trimble R6 & R8 G.P.S. receivers made ties to monuments shown on Sheet 2 to control the exterior of the subject tract. Computed the Parcel corner locations as requested by the client and set monuments as shown on Sheet 2.

MEASURE 49 STATEMENT:

THIS LAND DIVISION IS PURSUANT TO 2007 STATE BALLOT MEASURE 49 AND OREGON DLCD FINAL ORDER #E125157 SIGNED SEPTEMBER 8, 2009.

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

[Signature]
SURVEYOR



SURVEY FOR:

JANICE HASLER
3420 PAYNE ROAD
MEDFORD, OR 97504

SURVEY BY:

L.J. FRIAR & ASSOCIATES, P.C.
CONSULTING LAND SURVEYORS
P.O. BOX 1947
PHOENIX, OR 97535
PHONE: (541) 772-2782
EMAIL: LJFRIAR@CHARTER.NET
WWW.FRIARANDASSOCIATES.COM

DATE:

NOVEMBER 2, 2016

PARTITION PLAT NO. D-44-2016

Located in D.L.C. #81 & in the N.E. 1/4 of Sec. 11,
T.38S., R.1W., W.M. Jackson County, Oregon
(File No. M49 E125157
& SUB2007-00076 MP/439-16-01860-ZON)

LEGEND:

- ⊙ = FD. COUNTY SURVEYORS BRASS CAPPED MONUMENT. [YEAR OF RE-ESTAB]
- = FD. 5/8" IRON PIN PER FS1927.
- ⊘ = FD. 5/8" IRON PIN & BROKEN RED PLASTIC CAP. ORIGIN UNKNOW.
- ∅ = SET 5/8" X 30" IRON PIN & PLASTIC CAP MKD. L.J. FRIAR & ASSOC.
- = SET 5/8" X 24" IRON PIN & PLASTIC CAP MKD. L.J. FRIAR & ASSOC.
- ORJCO = OFFICIAL RECORDS OF JACKSON COUNTY, OREGON.
- FS = FILED SURVEY #.
- JCDR = JACKSON COUNTY DEED RECORDS.
- () = RECORD DATA AS NOTED.
- DR = DEED RECORD DATA PER DOC. 2012-005986, ORJCO.
- SAE = SHARED ACCESS EASEMENT FOR PARCELS 2 & 3 PER THIS PLAT.
- L1 = SEE COURSE DATA TABLE.
- X- = FENCE LINE.
- EE = ELECTRICAL EASEMENT PER VOL. 428, PG. 430, JCDR.
- PLE = PIPELINE EASEMENT PER DOC. 81-14885, ORJCO
- OHU = OVERHEAD UTILITY LINES.
- AC = ASPHALT CONCRETE.
- WC = WITNESS CORNER MONUMENT.

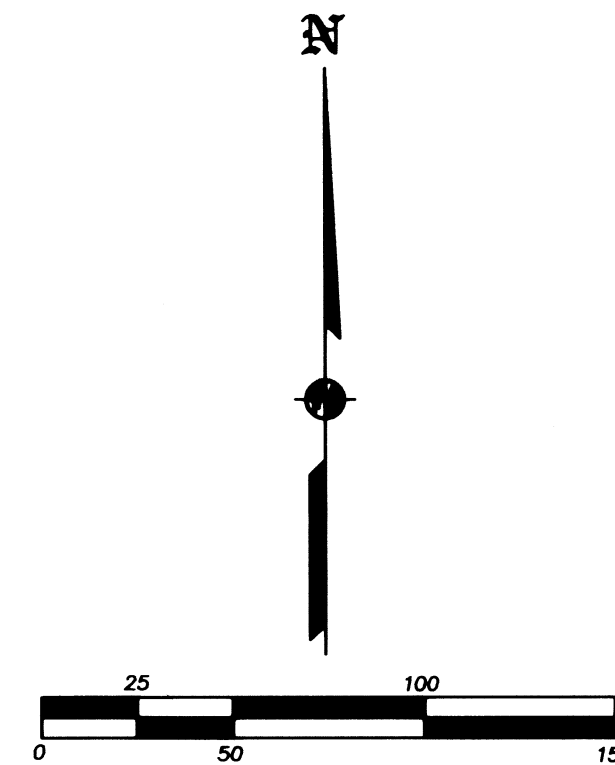
BASIS OF BEARINGS: SURVEY NO. 1927 AS SHOWN HEREON.

UNIT OF MEASUREMENT: FEET SCALE: 1" = 50'

STATEMENT PER O.R.S. 92.090 (4)(c) & (5)(c)

AT THE TIME OF FINAL PLAT RECORDING, PARCELS 2 & 3 DO NOT HAVE DOMESTIC WATER SUPPLY OR SEWER DISPOSAL FACILITIES.

COURSE DATA TABLE		
NUM	BEARING	DISTANCE
L1	N89°36'20"W	30.00
L2	N00°50'20"E	30.00



EASEMENTS PER SUBDIVISION REPORT

- 6) EASEMENT FOR ELECTRICAL FACILITIES PER V.428, P.430, JCDR. SHOWN.
- 7) PIPELINE EASEMENT PER DOC. 81-14885, ORJCO. SHOWN.

MEASURE 49 STATEMENT:

THIS LAND DIVISION IS PURSUANT TO 2007 STATE BALLOT MEASURE 49 AND OREGON DLCD FINAL ORDER #E125157 SIGNED SEPTEMBER 8, 2009.

381W11A TL1800

THIS PLAT WAS PREPARED USING AN HP450C DESIGNJET WITH 51640A INKJET INK ON CONTINENTAL JPC4M2 POLYESTER FILM.

I HEREBY DECLARE THAT THIS IS AN EXACT COPY OF THE ORIGINAL PLAT.
J. S. Hibbs
SURVEYOR

REGISTERED PROFESSIONAL LAND SURVEYOR
James E. Hibbs
OREGON
JULY 17, 1986
JAMES E. HIBBS
2234
RENEWAL DATE: 6-30-17

FILED
Date: 11/16/16 By: *JEM*
This Survey Consists Of:
2 sheet(s) Map
0 page(s) Narrative
JACKSON COUNTY SURVEYOR

SHEET 2 OF 2
16205PM