

ROCKLAND PLACE, PHASES 1 AND 2 (A PLANNED UNIT DEVELOPMENT)

Located in: the Northwest 1/4 of Section 34, Township 37 South, Range 1 West, W.M., in the City of Medford, Jackson County, Oregon

INDEX OF SHEETS

Table with 2 columns: SHEET 1 OF 2 (DECLARATION, SIGNATURES, APPROVALS, CERTIFICATION) and SHEET 2 OF 2 (SUBDIVISION PLAT)

SURVEYOR'S CERTIFICATE

STATE OF OREGON ) COUNTY OF JACKSON) SS

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 APPROVED BY LAW THE TRACT OF LAND HEREON SHOWN AND THE PLAT IS A CORRECT REPRESENTATION OF THE SAME...

BEGINNING AT THE SOUTHEAST CORNER OF WHITNEY PLACE, A SUBDIVISION IN THE SOUTHWEST ONE-QUARTER (1/4) OF SECTION 34, TOWNSHIP 37 SOUTH, RANGE 1 WEST, WILLAMETTE MERIDIAN, CITY OF MEDFORD, JACKSON COUNTY, OREGON...

David L. Huck SURVEYOR

APPROVALS

(RE: MEDFORD PLANNING FILE NO. LDS-14-091)

MEDFORD CITY PLANNING:

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

Planning Director signature and date 10-24-17

EXAMINED AND APPROVED THIS 17 DAY OF OCTOBER, 2017.

CITY ENGINEER and CITY SURVEYOR signatures

EXAMINED AND APPROVED AS REQUIRED BY O.R.S. 92.100 THIS 26th DAY OF OCTOBER, 2017.

Assessor signature: Anna 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 THIS 26th DAY OF October, 2017.

Tax Collector signature: Deputy

SURVEY NARRATIVE TO COMPLY WITH PARAGRAPH 209.250 OREGON REVISED STATUTES

SURVEY FOR: RICHARD AND LESLIE LOVETT, P.O. BOX 427, ASHLAND, OREGON 97520

PURPOSE: TO SURVEY, MONUMENT, AND PREPARE A SUBDIVISION PLAT OF ROCKLAND PLACE, PHASES 1 AND 2 AS APPROVED BY THE CITY OF MEDFORD PLANNING DEPARTMENT (FILE NO. LDS-14-091).

PROCEDURE: THE TWO TAX LOTS INVOLVED ARE DESCRIBED IN DOCUMENTS NO. 2010-008535 AND 2017-028077, OFFICIAL RECORDS OF JACKSON COUNTY, OREGON. BOTH DESCRIPTIONS START AT THE SOUTHEAST CORNER OF DONATION LAND CLAIM NO. 58 AND CALL TO 5/8" IRON PINS ALONG THE WAY...

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

KNOW ALL MEN BY THESE PRESENTS, THAT RICHARD PAUL LOVETT AND LESLIE ANNE LOVETT, TRUSTEES OF THE LOVETT TRUST DATED MAY 7, 2002, HEREAFTER REFERRED TO AS DECLARANTS, ARE THE OWNERS IN FEE SIMPLE OF THE LANDS HEREON DESCRIBED AND HAVE SUBDIVIDED THE SAME INTO LOTS, STREETS AND RESERVE ACREAGE AS SHOWN HEREON...

LOVETT TRUST DATED MAY 7, 2002:

STATE OF OREGON ) COUNTY OF JACKSON)

Richard Paul Lovett, Trustee signature

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON THIS THE 11th DAY OF October, 2017, BY RICHARD PAUL LOVETT, KNOWN OR IDENTIFIED TO ME AS THE PERSON WHO EXECUTED THE WITHIN INSTRUMENT AS TUSTEE OF THE LOVETT TRUST DATED MAY 7, 2002.

Jamila M. Baker signature

NOTARY PUBLIC FOR OREGON COMMISSION NO.: 950035 MY COMMISSION EXPIRES: 4-28-2020



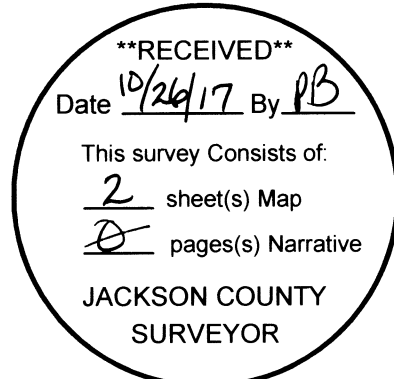
STATE OF OREGON ) COUNTY OF JACKSON)

Leslie Anne Lovett, Trustee signature

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON THIS THE 11th DAY OF October, 2017, BY LESLIE ANNE LOVETT, KNOWN OR IDENTIFIED TO ME AS THE PERSON WHO EXECUTED THE WITHIN INSTRUMENT AS TUSTEE OF THE LOVETT TRUST DATED MAY 7, 2002.

Jamila M. Baker signature

NOTARY PUBLIC FOR OREGON COMMISSION NO.: 950035 MY COMMISSION EXPIRES: 4-28-2020



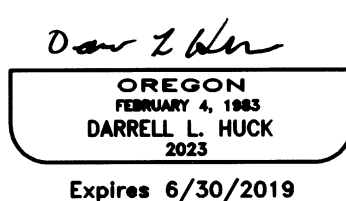
APPROVED FOR RECORDING:

Colleen Roberts signature, COUNTY COMMISSIONER/ADMINISTRATOR, DATE 10/26/17

RECORDER:

FILED FOR RECORD THIS 26th DAY OF October, 2017 AT 10:54 O'CLOCK A.M. AND RECORDED IN VOLUME 43 OF PLATS AT PAGE 23 OF RECORDS OF JACKSON COUNTY, OREGON.

Christine D. Walker signature, COUNTY CLERK; Kaitly Banowoff signature, DEPUTY



# ROCKLAND PLACE, PHASES 1 & 2 (A PLANNED COMMUNITY)

Located in:  
the Northwest 1/4 of Section 34,  
Township 37 South, Range 1 West, W.M.,  
in the City of Medford, Jackson County, Oregon

**LOT SIZE**

LOT NO.	SQUARE FEET	LOT NO.	SQUARE FEET
1	5,074	9	4,506
2	4,500	10	5,315
3	4,500	11	5,000
4	4,500	12	5,000
5	5,013	13	5,394
6	6,179	14	4,913
7	6,030	15	6,274
8	6,030	16	6,686
		RESERVE	83,339
		ACREAGE	

**TITLE ITEMS AND EXCEPTIONS:**

- 1.) THESE PREMISES ARE SITUATED IN THE TALENT IRRIGATION DISTRICT, AND ARE SUBJECT TO THE LEVIES AND ASSESSMENTS THEREOF, WATER AND IRRIGATION RIGHTS, EASEMENTS FOR DITCHES AND CANALS AND REGULATIONS CONCERNING THE SAME.
- 2.) THESE PREMISES ARE SITUATED IN THE MEDFORD IRRIGATION DISTRICT, AND ARE SUBJECT TO THE LEVIES AND ASSESSMENTS THEREOF, WATER AND IRRIGATION RIGHTS, EASEMENTS FOR DITCHES AND CANALS AND REGULATIONS CONCERNING THE SAME.

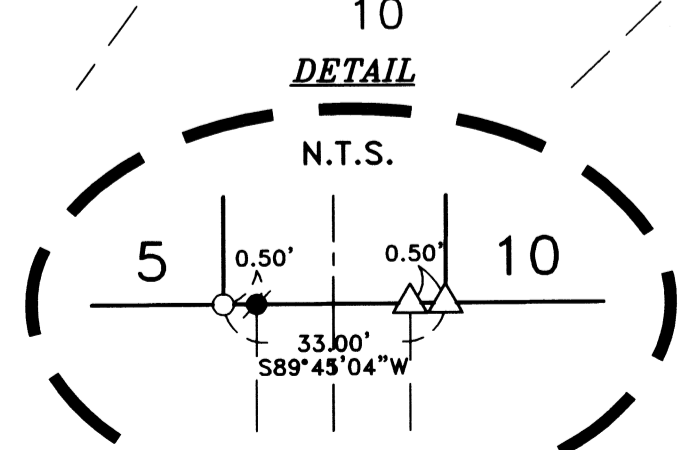
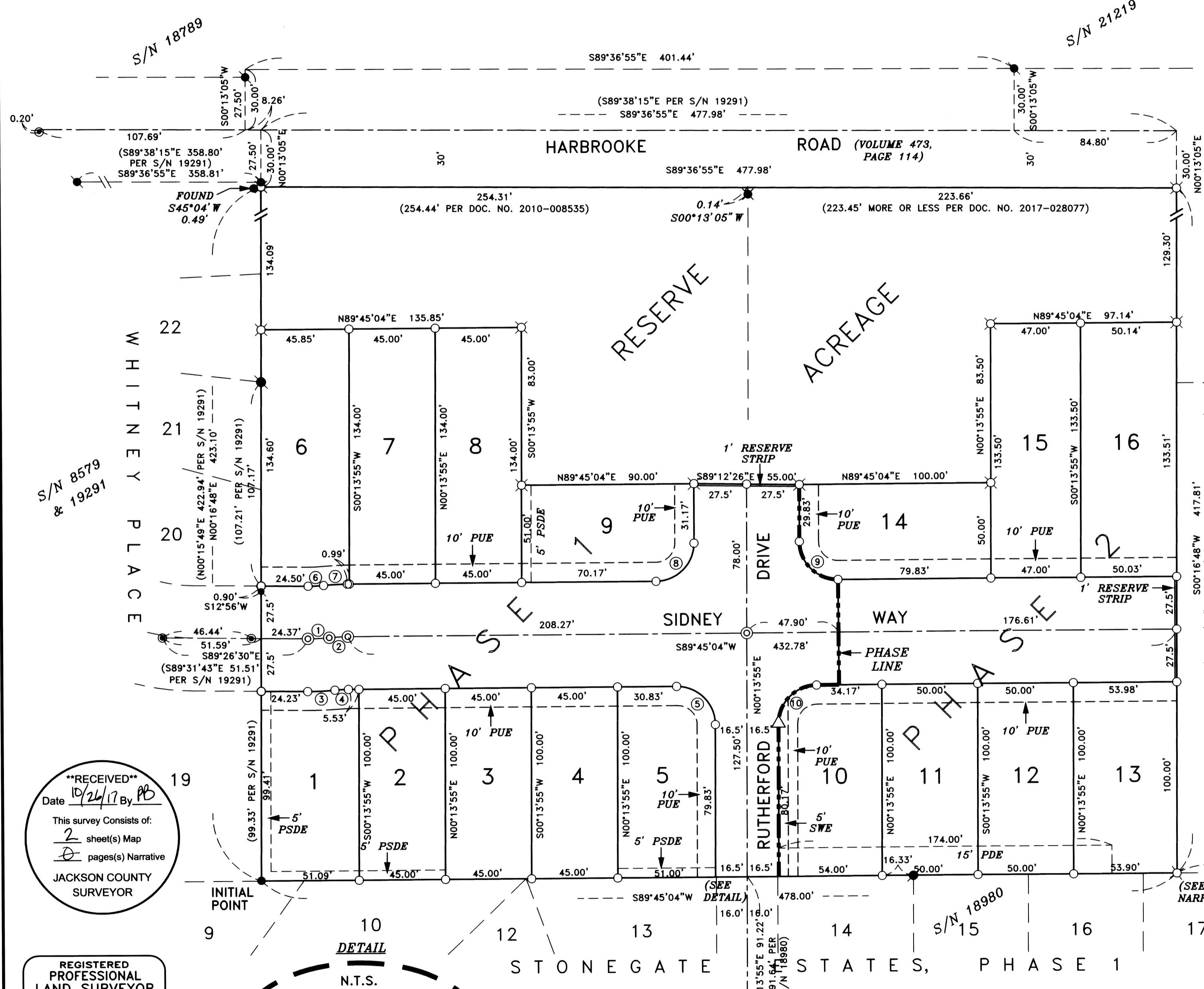
HOFFBUHR & ASSOCIATES, INC.  
880 GOLF VIEW DR. STE. 201 MEDFORD, OREGON  
(541) 779-4641

BY: DARRELL L. HUCK RPLS NO. 2023  
SCALE: 1 INCH = 40' JULY 12, 2017  
BASIS OF BEARING: SURVEY NO. 18980  
(NORTH LINE)

- = SET 5/8" x 24" IRON PIN WITH PLASTIC CAP STAMPED "HOFFBUHR & ASSOC., INC."
- ⊗ = SET 5/8" x 30" IRON PIN WITH PLASTIC CAP STAMPED "HOFFBUHR & ASSOC., INC."
- △ = SET LEAD PLUG & TACK WITH METAL WASHER STAMPED "LS 2023"
- ⊙ = SET 5/8" x 30" IRON PIN WITH ALUMINUM CAP STAMPED "HOFFBUHR & ASSOC., INC."
- = FOUND 5/8" PIN WITH PLASTIC CAP STAMPED "L.J. FRIAR & ASSOC." PER S/N 18789, 19291 OR 21219.
- = FOUND 5/8" PIN PER S/N 8579.
- = FOUND 5/8" PIN WITH PLASTIC CAP STAMPED HOFFBUHR & ASSOC., INC" PER S/N 18980.
- ⊙ = FOUND ALUMINUM CAP PER S/N 18980 & 19291.
- = FOUND 5/8" IRON ROD (ORIGIN UNKNOWN)
- PDE = PUBLIC STORM DRAIN EASEMENT
- PSDE = PRIVATE STORM DRAIN EASEMENT
- SWE = SIDEWALK EASEMENT
- PUE = EASEMENT FOR PUBLIC UTILITIES, STORM DRAINAGE, GAS, WATER, ELECTRIC, TELEPHONE, CABLE TELEVISION AND SANITARY SEWER CONSTRUCTION AND MAINTENANCE
- S/N = SURVEY NUMBER

**CURVE TABLE**

CURVE	DELTA	RADIUS	LENGTH	CHORD	BEARING
1	06°23'17"	100.00'	11.15'	11.14'	N87°21'50"E
2	05°34'52"	100.00'	9.74'	9.74'	N86°57'40"E
3	06°23'17"	127.50'	14.22'	14.21'	N87°21'51"E
4	05°34'51"	127.50'	7.06'	7.06'	N86°57'18"E
5	90°28'51"	20.00'	31.58'	28.40'	S45°00'30"E
6	06°23'17"	72.50'	8.08'	8.08'	S87°21'52"W
7	05°34'52"	127.50'	12.42'	12.41'	S86°57'37"W
8	89°31'09"	20.00'	31.25'	28.17'	S44°59'30"W
9	90°28'51"	20.00'	31.58'	28.40'	N45°00'30"W
10	89°31'09"	20.00'	31.25'	28.17'	N44°59'29"E



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

**\*\*RECEIVED\*\***  
 Date 10/24/17 By DB  
 This survey consists of:  
2 sheet(s) Map  
0 page(s) Narrative  
 JACKSON COUNTY SURVEYOR

**REGISTERED PROFESSIONAL LAND SURVEYOR**  
*Darrell L. Huck*  
 OREGON  
 FEBRUARY 4, 1983  
 DARRELL L. HUCK  
 2023  
 Expires 6/30/2019