

PARTITION PLAT No. P-10-2018

located in the

NORTHWEST QUARTER OF SECTION 11,
TOWNSHIP 37 SOUTH, RANGE 2 WEST,
WILLAMETTE MERIDIAN, IN THE CITY OF
CENTRAL POINT, JACKSON COUNTY, OREGON

for

JASON HULCE

75-5807 PUA KENI KENI PLACE
KAILUA KONA, HAWAII 96740

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 shown hereon, this plat being a correct representation of the same, and the following is an accurate description of the boundary lines:

The partition is land described in Instrument No 2006-27958, recorded in the Official Records of Jackson County, Oregon, more particularly described as follows:

Beginning at a point on the Southeasterly side-line of Cedar Street, which point is South 54°53'52" West 165.0 feet from the Northeast corner of Block 22, PLAT OF CENTRAL POINT, in the City of Central Point, Jackson County, Oregon, according to the official plat thereof, now of record; thence along said street line, South 54°53'52" West 70.70 feet to the most Northerly corner of tract conveyed to the City of Central Point, by instrument recorded in Volume 277 page 521 of the Deed Records of Jackson County, Oregon, thence South 35°08'26" East, along the Northeasterly line of said tract, 75.0 feet; thence North 54°53'52" East 70.70 feet; thence North 35°08'26" West 75.0 feet to the point of beginning.

Together with all that portion of Cedar Street abutting the Northerly line of above tract and inuring thereto, as vacated by City of Central Point, Oregon, Ordinance No. 1414, recorded December 10, 1980 as No. 80-25205 of the Official Records of Jackson County, Oregon.

Herbert A. Farber
Herbert A. Farber, PLS 2189

Declaration:

KNOW ALL MEN BY THESE PRESENTS, that Jason R. Hulce, has partitioned the same into parcels as shown hereon and the number and size of the parcels and the courses and lengths of the lines are plainly set forth, and that this plat is a correct representation of the Partition, and does hereby create the Utility Access Easement as shown hereon.

By Consent to Plat Affidavit
Jason R. Hulce Inst. No. 2018-016005

State of Oregon)
County of Jackson)

The foregoing instrument was acknowledged before me this ___ day of _____, 2018, by Jason R. Hulce.

Notary Public Oregon Commission No. _____

My commission expires _____

Notary Public name and signature _____

Approvals:

Examined and approved by The City of Central Point of Planning

Department, File No.: PAR-18001, this 23RD day of

MAY, 2018.
[Signature]
Planning Director

Examined and approved by the Jackson County Surveyor this 21st day of May, 2018.

[Signature]
County Surveyor

Examined and approved by the Rogue Valley Sewer Services this

23rd day of May, 2018.

[Signature]
General Manager/District Engineer

All taxes, fees, assessments, or other charges as required by O.R.S. 92.095 have been paid as of 5/24/18

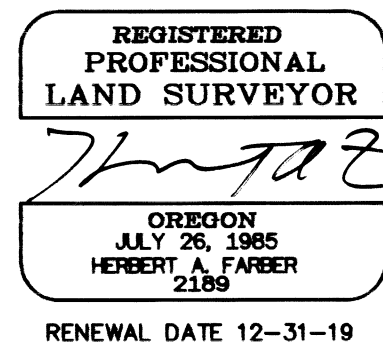
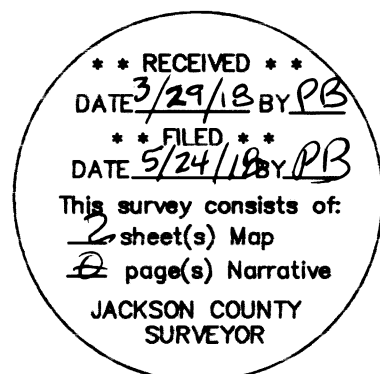
[Signature], Deputy Tax Collector 5/24/18 Date
[Signature], Agent Assessor 05/24/2018 Date

Recorder:

Filed for record this 24th day of May, 2018 at 12:57 o'clock P. M. and recorded as Partition Plat No. P-10-2018 of the Records of Jackson County, Oregon, Index Volume 29, Page 10.

Christine D. Walker County Clerk Carmen D. Helman Deputy

County Surveyor's File No. 22548



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

Herbert A. Farber

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WILLAMETTE MERIDIAN, CITY OF CENTRAL POINT,
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JASON HULCE
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KAILUA KONA, HAWAII 96740

UTILITY ACCESS EASEMENT and Detail
Utility Access Easement for the benefit of
Parcel 1 and 2 created hereon.

NUM	BEARING	DISTANCE
L1	N54°53'52"E	15.00
L2	N54°53'52"E	10.16
L3	N54°53'52"E	35.53

NUM	DELTA	ARC	RADIUS	BEARING	DISTANCE
C1	90°02'18"	15.71	10.00	S9°52'43"W	14.15

LEGEND

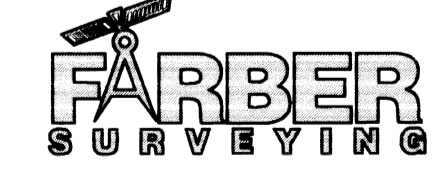
- ⊕ = FOUND STREET CENTERLINE, AS DESCRIBED
- = SET 5/8" x 24" IRON PIN w/ YELLOW PLASTIC CAP MARKED
- ⊙ = SET 5/8" x 30" IRON PIN w/ YELLOW PLASTIC CAP MARKED "FARBER PLS 2189"
- RECORD SURVEY DATA IS SHOWN IN PARENTHESIS ADJACENT TO MEASURED SURVEY DATA WHERE APPLICABLE.
- INST. NO. = INSTRUMENT NUMBER 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 the Partition Plat of the property described in Inst. No 2006-27958 recorded in the Official Records of Jackson County, Oregon as approved by the City of Central Point, File No. PAR-18001.

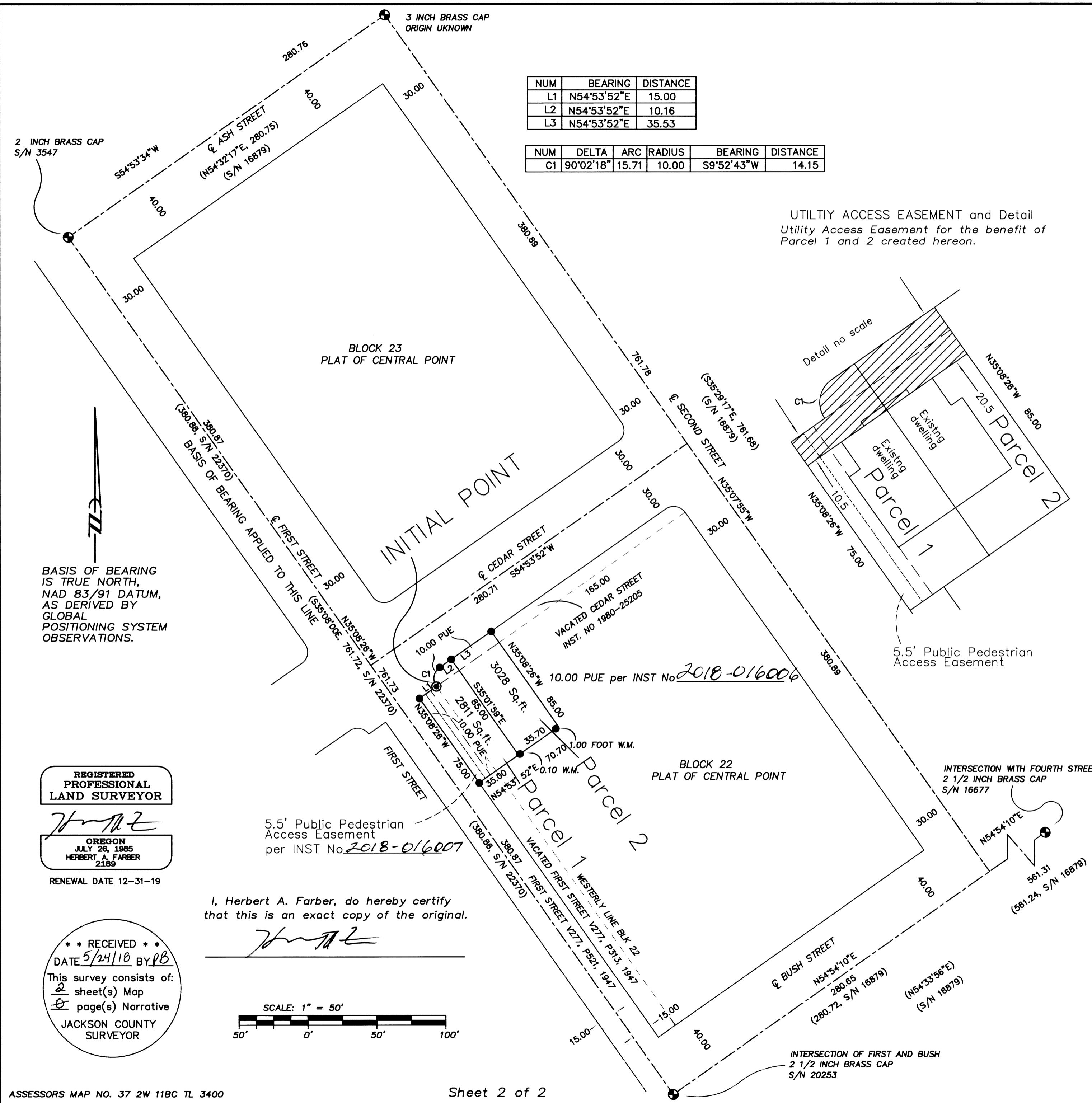
Procedure: Survey control performed for this survey and other surveys conducted previously were used to determine the boundary of this tract of land as shown hereon. The property description commences at the north-northwest corner of Block 22 of the Plat of Central - Point, dated June 4, 1887. Various surveys noted at each center line intersect were used to determine the dimensions of the block. The distances were proportions along Bush Street as was done on S/N 16879 and S/N 22370. The deed was retraced per Inst. No 1980-25205, and Volume 277, Page 521, recorded in the Deed Records of Jackson County, Oregon. Note that the vacation of the 10 feet of Cedar Street was limited to the original block, leaving that area adjacent to area vacated in Volume 277, Page 313 as public right of way. Monuments for the boundaries were established as shown hereon.

Surveyed by:
FARBER & SONS, INC. dba



PO BOX 5286
431 OAK STREET
CENTRAL POINT, OREGON 97502
(541) 664-5599

DATE: MARCH 20, 2018
JOB NO.: 2017-2692
DRAWING FILE: JOBS\CENTRAL POINT\CEDAR\114-110\MICRO\FINAL_PART031418.DWG
DRAWN BY: haf ORIG. DATE: 03-20-2018 REVISED BY: DATE:



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

REGISTERED PROFESSIONAL LAND SURVEYOR

HERBERT A. FARBER
JULY 26, 1985
2189

RENEWAL DATE 12-31-19

** RECEIVED **
DATE 5/24/18 BY PB
This survey consists of:
2 sheet(s) Map
2 page(s) Narrative
JACKSON COUNTY SURVEYOR

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

