

# LAND PARTITION SURVEY PARTITION PLAT NO. P-05-2019

FILED  
Date 2/11/19 By SS  
This Survey Consists Of:  
2 sheet(s) Map  
4 page(s) Narrative  
JACKSON COUNTY  
SURVEYOR

**APPROVAL:**

EXAMINED AND APPROVED THIS 21<sup>st</sup> DAY OF January, 2019

[Signature]  
JACKSON COUNTY SURVEYOR

LOCATED IN THE NORTHEAST QUARTER OF SECTION 16,  
TOWNSHIP 34 SOUTH, RANGE 1 WEST,  
WILLAMETTE MERIDIAN,  
JACKSON COUNTY, OREGON

**APPROVAL:**

[Signature] 2/11/19  
JACKSON COUNTY PLANNING DEPARTMENT DATE  
FILE # 439-17-00069-SUB

SURVEY FOR:  
THE WALKER STUDY  
CENTER, INC.  
20462 SAWYER ROAD  
SHADY COVE, OREGON 97539

**RECORDING:**

FILED FOR RECORD THIS 11<sup>th</sup> DAY OF February,  
2019, AT 3:16 O'CLOCK, P.M. AND RECORDED AS  
PARTITION PLAT NO. P-05-2019 OF THE RECORDS

INDEX VOLUME 30, PAGE 05

[Signature] [Signature]  
COUNTY CLERK DEPUTY

COUNTY SURVEYOR FILE NO. 22730

**TAX STATEMENT:**

ALL TAXES, FEES, ASSESSMENTS OR OTHER CHARGES AS REQUIRED BY  
O.R.S. 92.095 HAVE BEEN PAID AS OF February 14th, 2019

ASSESSOR [Signature] agent DATE 2/11/2019

TAX COLLECTOR [Signature] Deputy DATE 2/11/19

**SURVEYOR'S CERTIFICATE**

I, PHILIP J. DROSSOS, A DULY REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF OREGON, NO. 90718, DO HEREBY CERTIFY THAT I HAVE CORRECTLY SURVEYED AND MARKED WITH PROPER MONUMENTS, AS PROVIDED BY LAW, THE TRACT OF LAND SHOWN HEREIN AND THAT THIS PLAT IS A CORRECT REPRESENTATION OF THE SAME, THE FOLLOWING BEING AN ACCURATE DESCRIPTION OF THE BOUNDARY LINES:

THAT TRACT OF LAND DESCRIBED WITHIN INSTRUMENT NO. 2007-023681 OF THE OFFICIAL RECORDS OF JACKSON COUNTY, OREGON, LOCATED IN THE NORTHEAST QUARTER OF SECTION 16, TOWNSHIP 34 SOUTH, RANGE 1 WEST, WILLAMETTE MERIDIAN, JACKSON COUNTY, OREGON, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE QUARTER CORNER COMMON TO SECTIONS 15 AND 16 OF SAID TOWNSHIP AND RANGE; THENCE SOUTH 89°59'34" WEST, ALONG THE SOUTHERLY LINE OF THE NORTHEAST QUARTER OF SAID SECTION 16, 662.38 FEET TO THE SOUTHEAST CORNER OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 16; THENCE NORTH 00°00'30" EAST ALONG THE EAST BOUNDARY OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 16, 148.65 FEET TO THE SOUTHEAST CORNER OF THAT CERTAIN PARCEL DESCRIBED IN INSTRUMENT NUMBER 2007-023681 OF THE OFFICIAL RECORDS OF JACKSON COUNTY, OREGON AND BEING THE INITIAL POINT OF BEGINNING; THENCE ALONG THE SOUTHERLY AND WESTERLY LINES OF SAID PARCEL THE FOLLOWING COURSES AND DISTANCES; THENCE NORTH 89°58'02" WEST, 239.84 FEET (RECORD WEST) TO THE NORTHERLY RIGHT-OF-WAY LINE OF SAWYER ROAD; THENCE NORTH 89°58'02" WEST, 68.73 FEET (RECORD WEST) TO THE SOUTHERLY RIGHT-OF-WAY LINE OF SAWYER ROAD; THENCE NORTH 89°58'02" WEST, 101.39 FEET (RECORD WEST); THENCE NORTH 71°26'57" WEST, 160.57 FEET (RECORD NORTH 71°28'15" WEST); THENCE NORTH 89°58'02" WEST, 67.14 FEET (RECORD WEST) TO THE SOUTHERLY RIGHT-OF-WAY OF SAWYER ROAD; THENCE NORTH 89°58'02" WEST, 32.86 FEET (RECORD WEST) TO A POINT ON THE EAST BOUNDARY OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 16; THENCE CONTINUING ALONG SAID SOUTHERLY AND WESTERLY LINES OF SAID PARCEL THE FOLLOWING COURSES AND DISTANCES; THENCE NORTH 89°58'02" WEST, 7.56 FEET (RECORD WEST) TO THE NORTHERLY RIGHT-OF-WAY LINE OF SAWYER ROAD; THENCE NORTH 89°59'02" WEST, 187.62 FEET (RECORD WEST); THENCE NORTH 70°31'35" WEST, 291.33 FEET (RECORD 70°33'00" WEST, 291.31 FEET); THENCE 109.31 FEET (RECORD 109.33 FEET) ALONG THE ARC OF A CURVE TO THE RIGHT, HAVING A RADIUS OF 650.00 FEET, A CENTRAL ANGLE OF 09°38'08" (THE LONG CHORD OF WHICH BEARS NORTH 65°42'14" WEST, 109.18 FEET); THENCE NORTH 60°53'32" WEST, 242.56 FEET (RECORD 60°54'45" WEST, 242.54 FEET); THENCE NORTH 26°02'57" WEST, 367.57 FEET (RECORD NORTH 26°04'40" WEST, 367.59 FEET) TO THE CENTERLINE OF AN EXISTING ELECTRIC TRANSMISSION AND DISTRIBUTION EASEMENT PER VOLUME 90, PAGE 610 OF THE DEED RECORDS OF JACKSON COUNTY, OREGON; THENCE ALONG SAID CENTERLINE NORTH 31°33'10" EAST, 1073.91 FEET (RECORD NORTH 31°31'30" EAST, 1073.99 FEET); THENCE LEAVING SAID CENTERLINE, SOUTH 89°56'40" EAST, 382.30 FEET (RECORD EAST, 383.86 FEET) TO THE EASTERLY LINE OF THE WEST HALF OF THE NORTHEAST QUARTER SAID SECTION 16; THENCE ALONG SAID EASTERLY LINE, SOUTH 00°03'35" WEST, 759.63 FEET (RECORD SOUTH 00°05'39" WEST, 759.81 FEET); THENCE SOUTH 39°04'17" EAST, 238.97 FEET (RECORD 39°01'28" EAST, 238.90 FEET); THENCE SOUTH 68°50'02" EAST, 78.00 FEET (RECORD SOUTH 68°47'25" EAST, 77.96 FEET); THENCE SOUTH 76°34'47" EAST, 71.67 FEET (RECORD SOUTH 76°31'44" EAST, 71.60 FEET); THENCE SOUTH 42°08'33" EAST, 72.45 FEET (RECORD SOUTH 42°13'16" EAST, 72.51 FEET) TO A POINT ON THE SOUTHERLY LINE OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 16; THENCE ALONG SAID SOUTHERLY LINE, SOUTH 89°58'23" EAST, 319.81 FEET (RECORD SOUTH 89°57'22" EAST, 319.94 FEET) TO THE EASTERLY LINE OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 16; THENCE ALONG SAID EASTERLY LINE, SOUTH 00°00'30" WEST, 512.71 FEET (RECORD SOUTH 00°27'57" WEST, 512.51 FEET) TO THE INITIAL POINT OF BEGINNING.

EXCEPTING THEREFROM: ANY PORTION DESCRIBED HEREIN, LYING WITHIN SAWYER ROAD (A PUBLIC ROAD PURSUANT TO A COURT DECREE DATED AUGUST 18, 1980, CASE NUMBER 79-1663-E-2 OF THE CIRCUIT COURT OF THE STATE OF OREGON FOR THE COUNTY OF JACKSON).

[Signature] 01/09/2019  
PHILIP J. DROSSOS, PLS 90718 DATE

REGISTERED  
PROFESSIONAL  
LAND SURVEYOR  
[Signature]  
OREGON  
JULY 12, 2016  
PHILIP J. DROSSOS  
No. 90718  
Renewal 12-31-19

**TERRASURVEY, INC.**  
PROFESSIONAL LAND SURVEYORS  
274 FOURTH STREET  
ASHLAND, OREGON 97520  
(541) 482-6474  
terrain@blsp.net  
JOB NO. 1198-18

**DECLARATION:**

KNOW ALL MEN BY THESE PRESENTS:

THAT THE WALKER STUDY CENTER, INC. IS THE OWNER OF THE LANDS SHOWN ON THIS PARTITION PLAT, MORE PARTICULARLY DESCRIBED IN THE SURVEYOR'S CERTIFICATE, AND HAVE CAUSED SAID LANDS TO BE PARTITIONED INTO THE PARCELS AS SHOWN HEREIN. ALL BOUNDARY LINES ARE PLAINLY SET FORTH AND THIS PLAT IS A CORRECT REPRESENTATION OF THE PARTITION.

WE DO HEREBY DEDICATE TO THE PUBLIC FOR PUBLIC USE THE 10.00 FOOT WIDE PUBLIC UTILITY EASEMENT (PUE) AS SHOWN HEREIN, WE DO ALSO HEREBY CREATE THAT VARIABLE WIDTH INGRESS/EGRESS EXCLUSIVE EASEMENT OVER PARCEL 2 FOR THE BENEFIT OF PARCEL 1 AS SHOWN HEREIN.

WE DO ALSO HEREBY CREATE THAT VARIABLE WIDTH INGRESS/EGRESS EASEMENT OVER PARCEL 2 FOR THE BENEFIT OF THAT TRACT OF LAND DESCRIBED WITHIN INSTRUMENT NUMBER 2014-025431 OF THE OFFICIAL RECORDS OF JACKSON COUNTY, OREGON.

[Signature]  
CHARLOTTE E. BOEHM  
PRESIDENT, THE WALKER STUDY CENTER, INC.

**ACKNOWLEDGEMENT**

STATE OF OREGON )  
COUNTY OF JACKSON ) S.S.

ON THIS, THE 11 DAY OF January, 2019, CHARLOTTE E. BOEHM, PRESIDENT, THE WALKER STUDY CENTER, INC. TO ME PERSONALLY KNOWN, WHO BEING DULY SWORN, DID SAY THAT THE SAID INSTRUMENT WAS SIGNED BY AND TO BE HER FREE ACT AND DEED.

[Signature]  
Toni Mcmulla Ansp. Co.

NOTARY PUBLIC, STATE OF OREGON  
COMMISSION NO. 971695  
MY COMMISSION EXPIRES 3-18-22

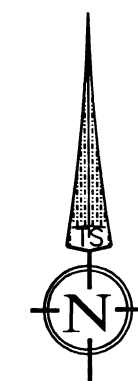
# LAND PARTITION SURVEY

## PARTITION PLAT NO. P-05-2019

LOCATED IN THE NORTHEAST QUARTER OF SECTION 16,  
TOWNSHIP 34 SOUTH, RANGE 1 WEST,  
WILLAMETTE MERIDIAN,  
JACKSON COUNTY, OREGON

SURVEY FOR:  
**WALKER STUDY  
CENTER, INC.**  
20462 SAWYER ROAD  
SHADY COVE, OREGON 97539

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Date 4/11/19 By SS  
This Survey Consists Of:  
3 sheet(s) Map  
1 page(s) Narrative  
JACKSON COUNTY  
SURVEYOR



DATE: 12-03-18  
SCALE: 1" = 200'

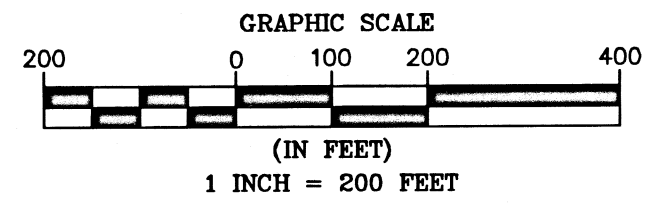
### LEGEND

- BOUNDARY LINE
- - - SAWYER ROAD ALIGNMENT PER S/N 7804
- ⊕ FOUND 2-1/2" BRASS OR ALUMINUM CAP MONUMENT AS NOTED
- ⊕ FOUND 1" GALVANIZED IRON PIPE AS NOTED
- FOUND 3/4" IRON PIN AS NOTED
- ⊕ FOUND 5/8" IRON PIN AS NOTED
- ⊕ FOUND 5/8" IRON PIN PER SURVEY 7804.
- ⊕ FOUND 5/8" IRON PIN WITH ORANGE PLASTIC CAP STAMPED "OSMUS PLS 2464" PER S/N 19650
- ⊕ FOUND 5/8" IRON PIN WITH ORANGE PLASTIC CAP STAMPED "NEATHAMER SURVEYING" PER S/N 20754
- △ COMPUTED POSITION, ORIGINAL IRON PIN PER S/N 7804 FOUND DESTROYED
- SET 5/8" X 24" REBAR WITH YELLOW PLASTIC CAP STAMPED "DROSSOS LS 90718"
- ▨ INGRESS/EGRESS EXCLUSIVE EASEMENT CREATED BY THIS PLAT TO BENEFIT PARCEL 1
- ▨ INGRESS/EGRESS EASEMENT CREATED BY THIS PLAT TO BENEFIT THAT TRACT OF LAND DESCRIBED WITHIN INSTRUMENT NUMBER 2014-025431
- - - EXISTING EASEMENT
- ↔ LANDHOOK, INDICATING SAME PARCEL
- S/N SURVEY NUMBER, ON FILE IN THE OFFICE OF THE JACKSON COUNTY SURVEYOR, JACKSON COUNTY, OREGON
- R/W RIGHT-OF-WAY
- PUE PUBLIC UTILITY EASEMENT
- (R1) RECORD DATA PER S/N 19512
- (R2) RECORD DATA PER S/N 19650
- (R3) RECORD DATA PER S/N 20754
- \* SEE SHEET 3 FOR EASEMENTS OF RECORD \*

LINE TABLE		
LINE	BEARING	DISTANCE
L1	S68°50'02"E	78.00'
	(S68°47'25"E	77.96' R2)
L2	S76°34'47"E	71.67'
	(S76°31'44"E	71.60' R2)
L3	S42°08'33"E	72.45'
	(S42°13'16"E	72.51' R2)
L4	N71°53'16"W	240.05'
L5	N43°24'47"W	12.95'
L6	S0°03'35"W	18.69'
L7	S36°52'34"W	2.16'
L8	N89°58'02"W	67.14'
L9	N71°26'57"W	160.57'
L10	N89°58'02"W	101.39'
L11	S71°53'16"E	230.68'
L12	N89°58'02"W	187.62'
	(S90°00'00"E	187.46' R3)
L13	S0°03'35"W	200.11'
L14	S0°03'35"W	9.48'
L15	N89°58'02"W	32.86'
L16	N89°58'02"W	7.56'

CURVE TABLE					
CURVE	RADIUS	LENGTH	DELTA	CHORD	BEARING
C1	185.00'	56.86'	17°36'37"	56.64'	N63°04'58"W
C2	135.00'	157.87'	67°00'11"	149.03'	N74°36'38"E
C3	135.00'	12.88'	05°28'00"	12.88'	N43°50'33"E
C4	135.00'	9.97'	04°13'59"	9.97'	N38°59'33"E
C5	105.00'	108.30'	59°05'44"	103.56'	N78°33'52"E
C6	650.00'	109.31'	09°38'08"	109.18'	N65°42'14"W
	(650.00'	109.33'	09°38'15"	109.21'	N65°43'53"W R3)

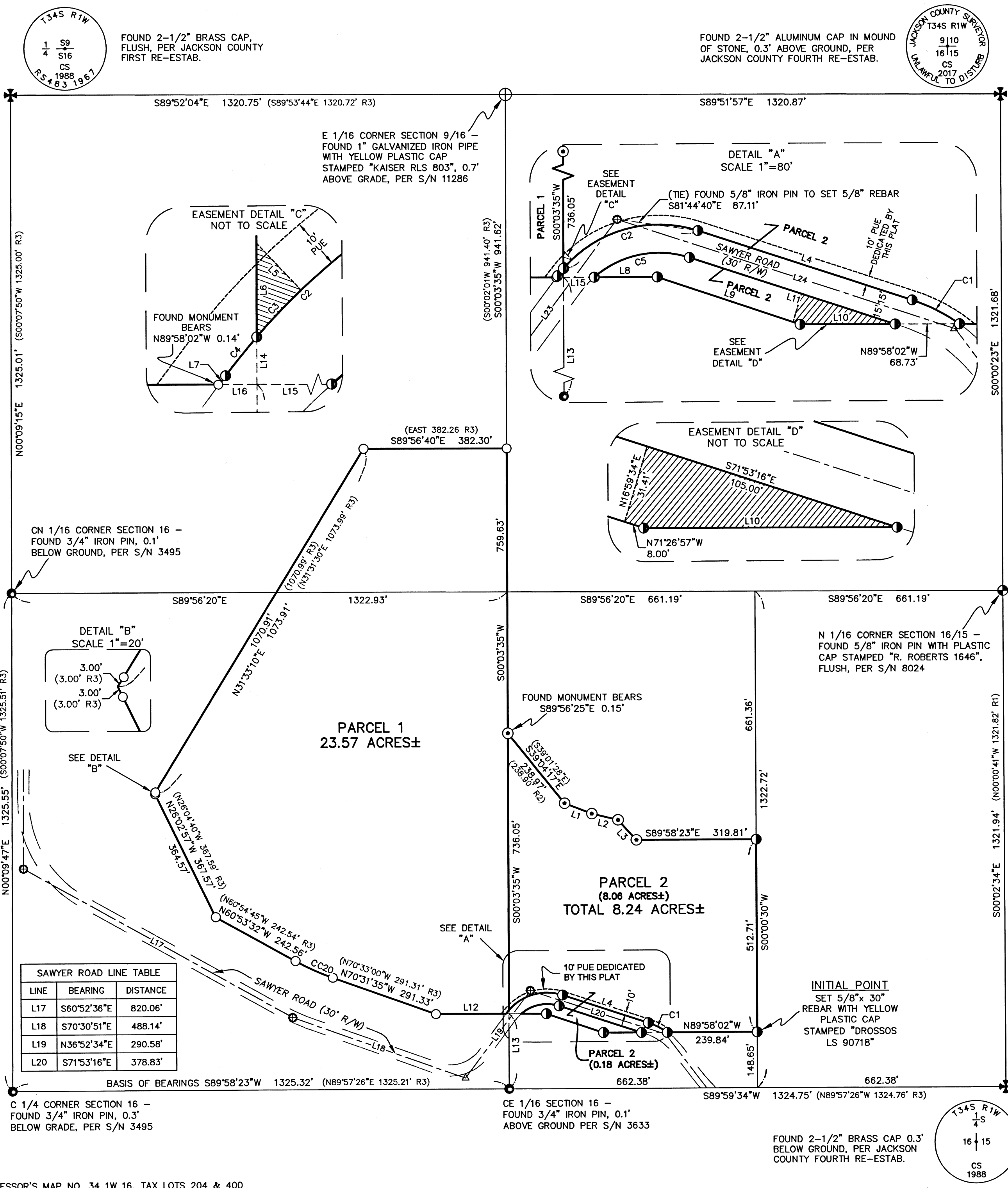
BASIS OF BEARING WAS DETERMINED BY HIGH PRECISION GPS OBSERVATIONS APPLIED TO THE LINE BETWEEN THE RECOVERED 3/4" IRON PIN MONUMENTING THE CENTER 1/4 AND THE RECOVERED 3/4" IRON PIN MONUMENTING THE CENTER-EAST 1/16 CORNER OF SECTION 16 RESULTING IN A BEARING OF S89°58'23"W.



I HEREBY CERTIFY THAT THIS PLAT IS AN EXACT COPY OF THE ORIGINAL.  
*Philip J. Drossos*  
PHILIP J. DROSSOS, PLS 90718

REGISTERED  
**PROFESSIONAL  
LAND SURVEYOR**  
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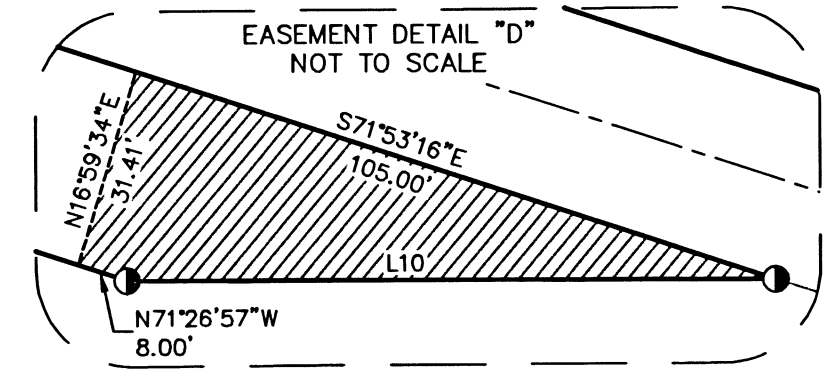
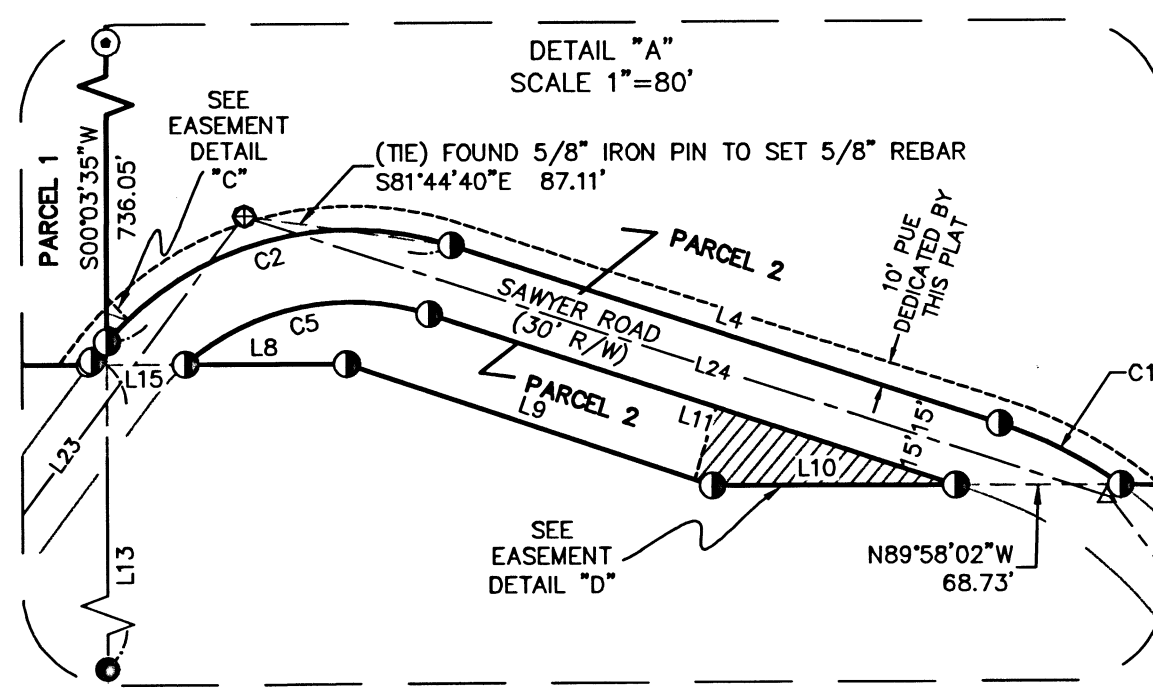
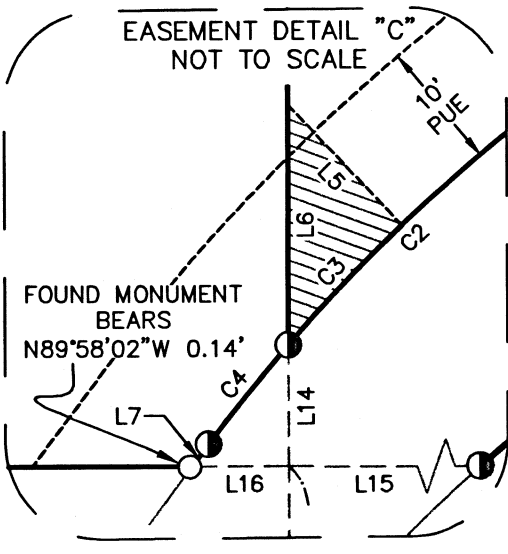
T34S R1W  
1/4 S9  
S16  
CS  
1988  
R.S. 483 1987

FOUND 2-1/2" BRASS CAP,  
FLUSH, PER JACKSON COUNTY  
FIRST RE-ESTAB.

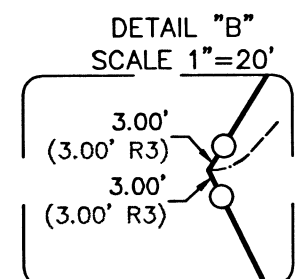
FOUND 2-1/2" ALUMINUM CAP IN MOUND  
OF STONE, 0.3' ABOVE GROUND, PER  
JACKSON COUNTY FOURTH RE-ESTAB.

JACKSON COUNTY SURVEYOR  
T34S R1W  
9/10  
16/15  
CS  
2017  
UNLAWFUL TO DISTURB

E 1/16 CORNER SECTION 9/16 -  
FOUND 1" GALVANIZED IRON PIPE  
WITH YELLOW PLASTIC CAP  
STAMPED "KAISER RLS 803", 0.7'  
ABOVE GRADE, PER S/N 11286



CN 1/16 CORNER SECTION 16 -  
FOUND 3/4" IRON PIN, 0.1'  
BELOW GROUND, PER S/N 3495



PARCEL 1  
23.57 ACRES±

FOUND MONUMENT BEARS  
S89°56'25"E 0.15'

N 1/16 CORNER SECTION 16/15 -  
FOUND 5/8" IRON PIN WITH PLASTIC  
CAP STAMPED "R. ROBERTS 1646",  
FLUSH, PER S/N 8024

PARCEL 2  
(8.06 ACRES±)  
TOTAL 8.24 ACRES±

INITIAL POINT  
SET 5/8" X 30"  
REBAR WITH YELLOW  
PLASTIC CAP  
STAMPED "DROSSOS  
LS 90718"

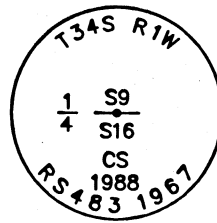
SAWYER ROAD LINE TABLE		
LINE	BEARING	DISTANCE
L17	S60°52'36"E	820.06'
L18	S70°30'51"E	488.14'
L19	N36°52'34"E	290.58'
L20	S71°53'16"E	378.83'

C 1/4 CORNER SECTION 16 -  
FOUND 3/4" IRON PIN, 0.3'  
BELOW GRADE, PER S/N 3495

CE 1/16 SECTION 16 -  
FOUND 3/4" IRON PIN, 0.1'  
ABOVE GROUND PER S/N 3633

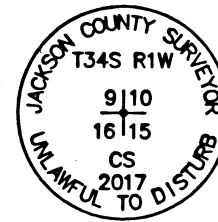
FOUND 2-1/2" BRASS CAP 0.3'  
BELOW GROUND, PER JACKSON  
COUNTY FOURTH RE-ESTAB.

T34S R1W  
1/4 S  
16/15  
CS  
1988



FOUND 2-1/2" BRASS CAP, FLUSH, PER JACKSON COUNTY FIRST RE-ESTAB.

FOUND 2-1/2" ALUMINUM CAP IN MOUND OF STONE, 0.3' ABOVE GROUND, PER JACKSON COUNTY FOURTH RE-ESTAB.



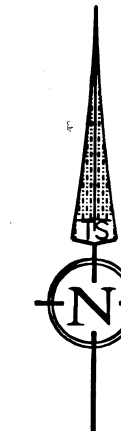
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### LEGEND

- BOUNDARY LINE
- SAWYER ROAD ALIGNMENT PER S/N 7804
- FOUND 2-1/2" BRASS OR ALUMINUM CAP MONUMENT AS NOTED
- FOUND 1" GALVANIZED IRON PIPE AS NOTED
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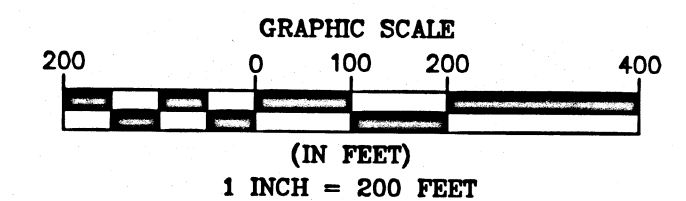
LINE	BEARING	DISTANCE
E1	N89°59'28"W	22.62'
E2	S70°15'24"W	97.84'
E3	S11°06'58"E	124.38'
E4	S28°00'34"W	62.67'
E5	N70°31'35"W	55.11'
E6	N22°02'59"E	120.06'
E7	N06°11'58"E	183.17'
E8	N45°28'00"E	223.24'
E9	N36°57'01"W	50.00'
E10	N50°05'06"W	151.22'
E11	N38°26'29"W	204.39'
E12	N14°48'49"E	115.00'
E13	N00°48'49"E	134.00'
E14	N01°11'11"W	187.00'

CURVE	RADIUS	LENGTH	DELTA	CHORD	BEARING
EC1	125.00'	85.67'	39°16'00"	84.00'	S70°22'36"W
EC2	70.00'	23.83'	19°30'33"	23.72'	S60°30'02"W
EC3	80.00'	113.62'	81°22'32"	104.31'	S29°34'13"W
EC4	70.00'	47.80'	39°07'40"	46.88'	S08°26'48"W

BASIS OF BEARING WAS DETERMINED BY HIGH PRECISION GPS OBSERVATIONS APPLIED TO THE LINE BETWEEN THE RECOVERED 3/4" IRON PIN MONUMENTING THE CENTER 1/4 AND THE RECOVERED 3/4" IRON PIN MONUMENTING THE CENTER-EAST 1/16 CORNER OF SECTION 16 RESULTING IN A BEARING OF S89°58'23"W.

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

*Philip J. Drossos*  
PHILIP J. DROSSOS, PLS 90718



REGISTERED  
**PROFESSIONAL  
LAND SURVEYOR**

OREGON  
JULY 12, 2016  
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No. 90718

Renewal 12-31-19

**TERRASURVEY, INC.**

PROFESSIONAL LAND SURVEYORS

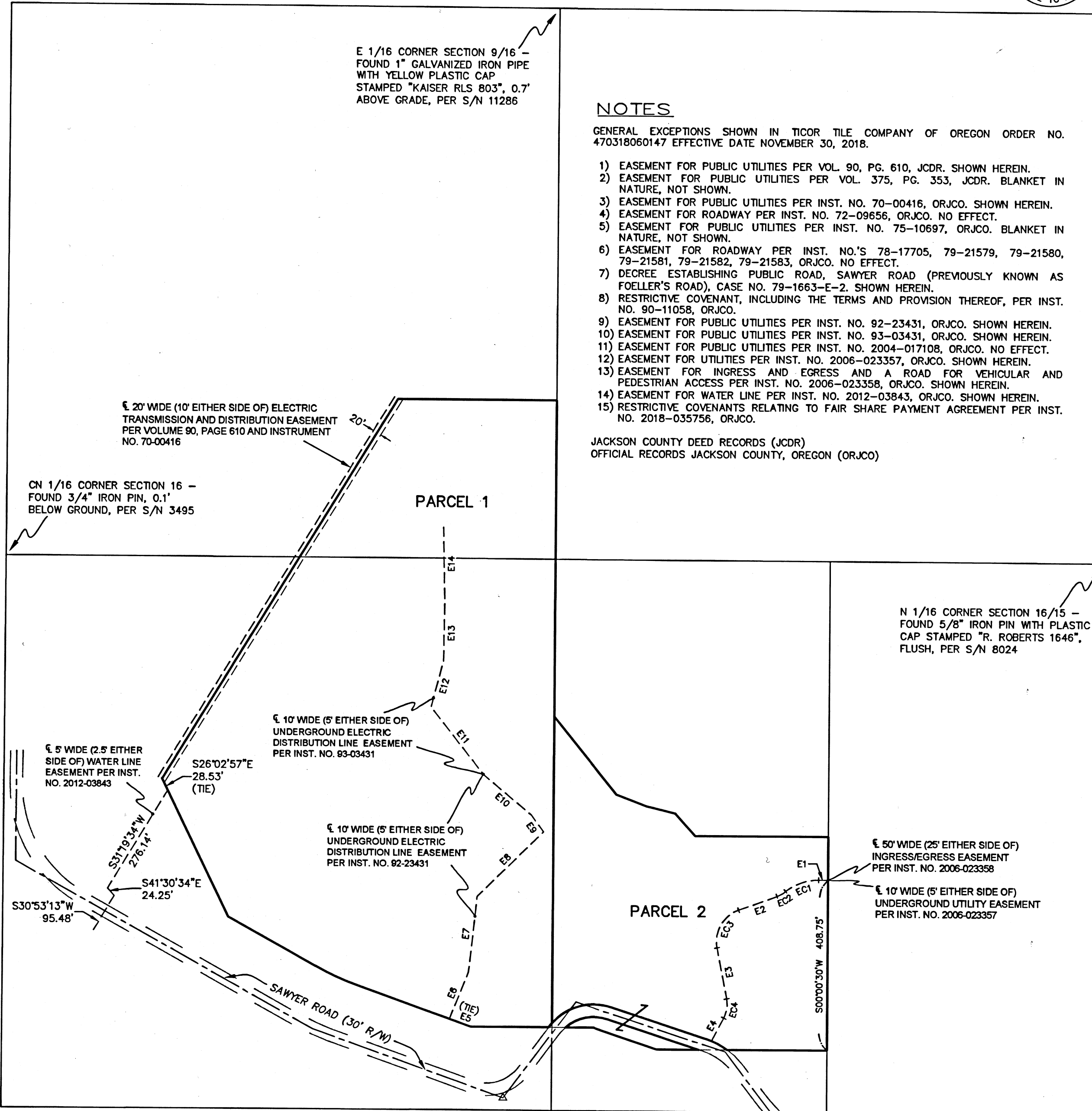
274 FOURTH STREET

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terrain@bisp.net

JOB NO. 1198-18



E 1/16 CORNER SECTION 9/16 -  
FOUND 1" GALVANIZED IRON PIPE  
WITH YELLOW PLASTIC CAP  
STAMPED "KAISER RLS 803", 0.7'  
ABOVE GRADE, PER S/N 11286

### NOTES

GENERAL EXCEPTIONS SHOWN IN TICOR TILE COMPANY OF OREGON ORDER NO. 470318060147 EFFECTIVE DATE NOVEMBER 30, 2018.

- 1) EASEMENT FOR PUBLIC UTILITIES PER VOL. 90, PG. 610, JCDR. SHOWN HEREIN.
- 2) EASEMENT FOR PUBLIC UTILITIES PER VOL. 375, PG. 353, JCDR. BLANKET IN NATURE, NOT SHOWN.
- 3) EASEMENT FOR PUBLIC UTILITIES PER INST. NO. 70-00416, ORJCO. SHOWN HEREIN.
- 4) EASEMENT FOR ROADWAY PER INST. NO. 72-09656, ORJCO. NO EFFECT.
- 5) EASEMENT FOR PUBLIC UTILITIES PER INST. NO. 75-10697, ORJCO. BLANKET IN NATURE, NOT SHOWN.
- 6) EASEMENT FOR ROADWAY PER INST. NO.'S 78-17705, 79-21579, 79-21580, 79-21581, 79-21582, 79-21583, ORJCO. NO EFFECT.
- 7) DECREE ESTABLISHING PUBLIC ROAD, SAWYER ROAD (PREVIOUSLY KNOWN AS FOELLER'S ROAD), CASE NO. 79-1663-E-2. SHOWN HEREIN.
- 8) RESTRICTIVE COVENANT, INCLUDING THE TERMS AND PROVISION THEREOF, PER INST. NO. 90-11058, ORJCO.
- 9) EASEMENT FOR PUBLIC UTILITIES PER INST. NO. 92-23431, ORJCO. SHOWN HEREIN.
- 10) EASEMENT FOR PUBLIC UTILITIES PER INST. NO. 93-03431, ORJCO. SHOWN HEREIN.
- 11) EASEMENT FOR PUBLIC UTILITIES PER INST. NO. 2004-017108, ORJCO. NO EFFECT.
- 12) EASEMENT FOR UTILITIES PER INST. NO. 2006-023357, ORJCO. SHOWN HEREIN.
- 13) EASEMENT FOR INGRESS AND EGRESS AND A ROAD FOR VEHICULAR AND PEDESTRIAN ACCESS PER INST. NO. 2006-023358, ORJCO. SHOWN HEREIN.
- 14) EASEMENT FOR WATER LINE PER INST. NO. 2012-03843, ORJCO. SHOWN HEREIN.
- 15) RESTRICTIVE COVENANTS RELATING TO FAIR SHARE PAYMENT AGREEMENT PER INST. NO. 2018-035756, ORJCO.

JACKSON COUNTY DEED RECORDS (JCDR)  
OFFICIAL RECORDS JACKSON COUNTY, OREGON (ORJCO)

20' WIDE (10' EITHER SIDE OF) ELECTRIC  
TRANSMISSION AND DISTRIBUTION EASEMENT  
PER VOLUME 90, PAGE 610 AND INSTRUMENT  
NO. 70-00416

CN 1/16 CORNER SECTION 16 -  
FOUND 3/4" IRON PIN, 0.1'  
BELOW GRADE, PER S/N 3495

PARCEL 1

N 1/16 CORNER SECTION 16/15 -  
FOUND 5/8" IRON PIN WITH PLASTIC  
CAP STAMPED "R. ROBERTS 1646",  
FLUSH, PER S/N 8024

PARCEL 2

5' WIDE (2.5' EITHER  
SIDE OF) WATER LINE  
EASEMENT PER INST.  
NO. 2012-03843

10' WIDE (5' EITHER SIDE OF)  
UNDERGROUND ELECTRIC  
DISTRIBUTION LINE EASEMENT  
PER INST. NO. 93-03431

10' WIDE (5' EITHER SIDE OF)  
UNDERGROUND ELECTRIC  
DISTRIBUTION LINE EASEMENT  
PER INST. NO. 92-23431

50' WIDE (25' EITHER SIDE OF)  
INGRESS/EGRESS EASEMENT  
PER INST. NO. 2006-023358

10' WIDE (5' EITHER SIDE OF)  
UNDERGROUND UTILITY EASEMENT  
PER INST. NO. 2006-023357

C 1/4 CORNER SECTION 16 -  
FOUND 3/4" IRON PIN, 0.3'  
BELOW GRADE, PER S/N 3495

CE 1/16 SECTION 16 -  
FOUND 3/4" IRON PIN, 0.1'  
ABOVE GROUND PER S/N 3633

FOUND 2-1/2" BRASS CAP 0.3'  
BELOW GROUND, PER JACKSON  
COUNTY FOURTH RE-ESTAB.

