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LAND PARTITION PARTITION PLAT NO. P - 3 - 2019

LYING SITUATE WITHIN

SOUTHWEST QUARTERT OF SECTION 16 TOWNSHIP 38 SOUTH, RANGE 1 WEST, WILLAMETTE MERIDIAN JACKSON COUNTY, OREGON

FOR

Scott Dunn

4088 Cedar Lane Medford, OR 97501

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, THE TRACT OF LAND HEREON SHOWN, THIS SAID PLAT BEING A CORRECT REPRESENTATION OF THE SAME, AND THE FOLLOWING IS AN ACCURATE DESCRIPTION OF THE BOUNDARY LINES

A LAND PARTITION OF THAT TRACT OF LAND DESCRIBED WITHIN DOCUMENT NO. 2008-037847 OF THE OFFICIAL RECORDS IN JACKSON COUNTY, OREGON, BEING MORE PARTICULARLY DESCRIBED AND BOUNDED AS FOLLOWS, TO WIT:

BEGINNING AT A POINT BEARING NORTH 89°34'00" WEST, 363.36 FEET (DEED RECORD WEST 363.0 FEET) AND SOUTH 00°12'01" EAST, 330.00 FEET (DEED RECORD SOUTH, 330.0 FEET) FROM THE NORTHEAST CORNER OF THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 16, TOWNSHIP 38 SOUTH, RANGE 1 WEST OF THE WILLAMETTE MERIDIAN IN JACKSON COUNTY, OREGON, TO THE NORTHEAST CORNER OF THAT TRACT OF LAND DESCRIBED IN VOLUME 215, PAGE 539 OF THE DEED RECORDS IN SAID COUNTY, FROM WHICH A 5/8 INCH IRON PIN WITNESS CORNER BEARS NORTH 89°34'00" WEST, 16.00 FEET THEREFROM; THENCE NORTH 89°34'00" WEST, 661.03 FEET (DEED RECORD WEST, 660.0 FEET) TO THE NORTHWEST CORNER OF SAID DESCRIBED TRACT, FROM WHICH A 5/8 INCH IRON PIN WITNESS CORNER BEARS SOUTH 89°34'00" EAST THEREFROM; THENCE SOUTH 00°01'56" EAST, 330.00 FEET (DEED RECORD SOUTH, 330.0 FEET) TO THE SOUTHWEST CORNER OF SAID DESCRIBED TRACT, FROM WHICH A 5/8 INCH IRON PIN WITNESS CORNER BEARS SOUTH 89°34'00" EAST, 2.00 FEET THEREFROM; THENCE SOUTH 89°34'00" EAST, 662.00 FEET (DEED RECORD EAST, 660.0 FEET) TO THE SOUTHEAST CORNER OF SAID TRACT, FROM WHICH A 5/8 INCH IRON PIN WITNESS CORNER BEARS NORTH 89°34'00" WEST, 14.00 FEET THEREFROM: THENCE NORTH 00°12'01" WEST, 330.00 FEET (DEED RECORD NORTH, 330.0 FEET) TO THE INITIAL POINT OF BEGINNING.

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

Shu Muyuma SURVEYOR

* * RECEIVED * *

Date 7/29/19 By B

This survey consists of

Sheet(s) Map

page(s) Narrative

JACKSON COUNTY

SURVEYOR

RECORDING:

FILED FOR RECORD THIS A HOAY OF JULY , 2019 AT 144 O'CLOCK PM AND RECORDED AS PARTITION PLAT NO. P-31-2019 OF THE RECORDS OF PARTITION PLATS IN JACKSON COUNTY, OREGON, INDEX VOLUME 30, PAGE 31.

Christil D. Walker

COUNTY SURVEYOR FILE NO. 2 2 8 7 5

TAX STATEMENT APPROVAL:

ALL TAXES, FEES, ASSESSMENTS, OR OTHER CHARGES AS REQUIRED BY O.R.S. 92.095 HAVE BEEN PAID AS OF 1019.

SBore, Agent

7/29/19

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. 2008-37847 OF THE OFFICIAL RECORDS OF JACKSON COUNTY, OREGON, LYING SITUATE WITHIN THE SOUTHWEST QUARTER OF SECTION 16, TOWNSHIP 38 SOUTH, RANGE 1 WEST OF THE

WILLAMETTE MERIDIAN, CITY OF PHOENIX, JACKSON COUNTY, OREGON.

PROCEDURE: UTILIZING ELECTRONIC LEICA TCRP 1203 & TS-16i ROBOTIC TOTAL STATIONS WITH RANGING PRISMS, IN CONJUCTION WITH A LEICA GS-16 GNSS ROVER UTILIZING THE ODOT ORGN NETWORK, I SURVEY AND MONUMENT THE LAND PARTITION AS SHOWN HEREON AS APPROVED BY THE JACKSON COUNTY PLANNING DEPARTMENT. THE SUBJECT PROPERTY IS DESCRIBED IN VOLUME 215, PAGE 539 OF THE DEED RECORDS IN SAID COUNTY AS COMMENCING AT THE WEST ONE-SIXTEENTH CORNER OF SECTION 16, WHICH WAS DETERMINED BY PROPORTIONAL MEASUREMENT BETWEEN THE RECOVERED WEST AND CENTER QUARTER CORNERS OF SAID SECTION 16. THE CENTERLINE OF CEDAR LANE, COMMON WITH THE EAST LINE OF THE SUBJECT PROPERTY, WAS DETERMINED BY HOLDING MONUMENTS RECOVERED AT THE CENTERLINE INTERSECTION WITH CAMP BAKER ROAD AND AT THE SOUTH TERMINUS OF CEDAR LANE AS DENOTED ON SURVEY NO.'s 3696 & 7002 FILED IN THE OFFICE OF THE JACKSON COUNTY SURVEYOR. THE WEST LINE WAS DETERMINED BY HOLDING MONUMENTS AND RECORD DATA WHICH PREVIOUSLY ESTABLISHED THE EAST LINE SHOWN ON SURVEY NO. SURVEY NO. 5560. I ESTABLISH THE NORTH AND SOUTH LINES OF THE SUBJECT PROPERTY BY DEED RECORD WIDTH OF 330.00 FEET. I ESTABLISH MONUMENTS AT THE PARTITION CORNERS AND SET WITNESS CORNERS OUTSIDE OF THE POTHOLED GRAVEL SURFACE OF CEDAR LANE THAT IS SUBJECT TO DISTURBANCE BY MAINTENANCE AND CONSTRUCTION WITHIN THE ROADBED. WITNESS CORNERS WERE ALSO SET FOR THE NORTHWEST AND SOUTHWEST CORNERS WHICH FELL IN COLEMAN CREEK.

REGISTERED
PROFESSIONAL
LAND SURVEYOR

OREGON
JULY 14, 1998
SHAWN KAMPMANN
2883 LS

RENEWAL DATE: 6/30/2019

SURVEYED BY:

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

> DATE: MAY 16, 2019 PROJECT NO. 942-15

FILE: SURVEYS\942-15\DUNN PARTITION PLAT.DWG SHEET 1 of 2

