

THOMPSON ESTATES SUBDIVISION

LOCATED IN
SOUTHWEST 1/4 OF SECTION 28, TOWNSHIP 37 SOUTH, RANGE 1 WEST, WILLAMETTE MERIDIAN
IN THE CITY OF MEDFORD
JACKSON COUNTY, OREGON

DEDICATION

KNOW ALL MEN BY THESE PRESENTS that we Jim Dan Mix, Ruth C. Sieg and Forest Investment Corporation a Washington Corporation are owners in fee simple of the lands hereon described, and that we have subdivided the same into lots, blocks and streets as shown hereon, and the number and size of the lots and length of all lines are plainly set forth, and that this plat is a correct representation of the said subdivision, and we do hereby dedicate to the public for public use all streets shown hereon, together with all easements as shown hereon and we hereby grant to the City of Medford in fee simple that area portrayed as a street plug. By its approval of this plat, the said City of Medford undertakes that upon the approved dedication of the extension of an affected street it will deed the street plug for public street purposes, and we do hereby designate said subdivision as THOMPSON ESTATES SUBDIVISION.

IN WITNESS WHEREOF we have set our hands and seals this 1 day of May 1923.

FOR THE FOREST INVESTMENT CORP:

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

J. A. Hoffbuhr
SURVEYOR

STATE OF OREGON
County of Jackson

Jim Dan Mix *Ruth C. Sieg* *Betty F. Wood* *Marilyn J. Pollack*
JIM DAN MIX RUTH C. SIEG BETTY F. WOOD MARILYN J. POLLACK
PRESIDENT SECRETARY

May 1 A.D. 1923.

Personally appeared the aboved named Jim Dan Mix, Ruth C. Sieg and Betty F. Wood, President and Marilyn J. Pollack, Secretary of the Forest Investment Corporation a Washington Corporation and acknowledged the foregoing instrument to be their voluntary act and deed. Before me:

Richard L. Jassace
Notary Public for Oregon

My Commission expires the 11 day of May 1926

I certify that, pursuant to authority granted to us by the Medford Planning Commission in open meeting of June 14 1913 the above plat is hereby approved by the Medford Planning Commission. Dated this 21st day of June 1913.

Richard A. Allison *John C. Stewart*
Secretary Acting Vice-President

Examined and approved by the Medford Irrigation District in regular session this 1 day of May 1923.

Examined and approved this 24 day of May 1913.

Robert M. James *James A. Carlson*
Secretary President

John E. Jensen
City Engineer

All taxes paid in full to date this the 1 day of Nov. 1913.

Examined and approved this 1st day of NOVEMBER 1913.

Carlson L. Ziegler
County Sheriff

By: *Paul G. Gill*
Deputy County Assessor

Filed for record this the 2nd day of Nov. 1923 at 10:02 O'Clock A.M. and recorded in Volume 12 of Plats at page 18 of Records of Jackson County, Oregon. By: *Henry O. Johnson*
Deputy County Clerk

For Order of the County Court approving this plat see Volume page of County Commissioners Journal of Proceedings.

By: *Henry O. Johnson*
Deputy County Clerk

STATE OF OREGON
County of Jackson

SURVEYOR'S CERTIFICATE

I, J. A. Hoffbuhr a duly registered Surveyor of the State of Oregon, being first duly sworn, do hereby certify that I have correctly surveyed and marked with the proper monuments as provided by law the tract of land hereon shown and the said plat is a correct representation of the same, and the following is an accurate description of the boundary lines:-
COMMENCING AT THE ONE QUARTER (1/4) CORNER COMMON TO SECTIONS 28 AND 29, TOWNSHIP 37 SOUTH, RANGE 1 WEST OF WILLAMETTE MERIDIAN, IN JACKSON COUNTY, OREGON; THENCE SOUTH 89° 44' 50" EAST 45.84 FEET (RECORD SOUTH 89° 43' 33" EAST 45.48 FEET) TO A BRASS DISK, SAID BRASS DISK BEING THE INITIAL POINT OF THE COUNTRY CLUB MANOR SUBDIVISION; THENCE SOUTH 0° 03' 45" EAST 874.22 FEET (RECORD SOUTH 0° 02' 58" EAST) TO A 1-1/4 INCH DRILL STEEL AT THE NORTHEAST CORNER OF DONATION LAND CLAIM NO. 51, ABOVE TOWNSHIP AND RANGE; THENCE SOUTH 0° 04' 15" EAST 584.74 FEET (RECORD SOUTH 0° 02' 48" EAST); THENCE NORTH 89° 58' 43" EAST (RECORD EAST) 593.18 FEET TO A BRASS CAPPED MONUMENT FOR THE INITIAL POINT; THENCE NORTH 0° 04' 15" WEST 567.00 FEET (RECORD NORTH 0° 02' 58" WEST 567.31 FEET) TO INTERSECT THE SOUTHERLY RIGHT OF WAY LINE OF DELLWOOD AVENUE; THENCE ALONG SAID SOUTHERLY RIGHT OF WAY LINE SOUTH 86° 14' 17" EAST (RECORD SOUTH 86° 13' 10" EAST) 277.57 FEET; THENCE LEAVING SAID RIGHT OF WAY LINE SOUTH 0° 04' 15" EAST 129.62 FEET; THENCE NORTH 89° 58' 43" EAST 69.84 FEET; THENCE SOUTH 0° 04' 15" EAST 419.06 FEET (RECORD SOUTH 0° 02' 58" EAST) THENCE SOUTH 89° 58' 43" WEST 346.79 FEET (RECORD WEST) TO THE INITIAL POINT AND THE TRUE POINT OF BEGINNING.

Subscribed and sworn to before me this 23rd day of April 1923.

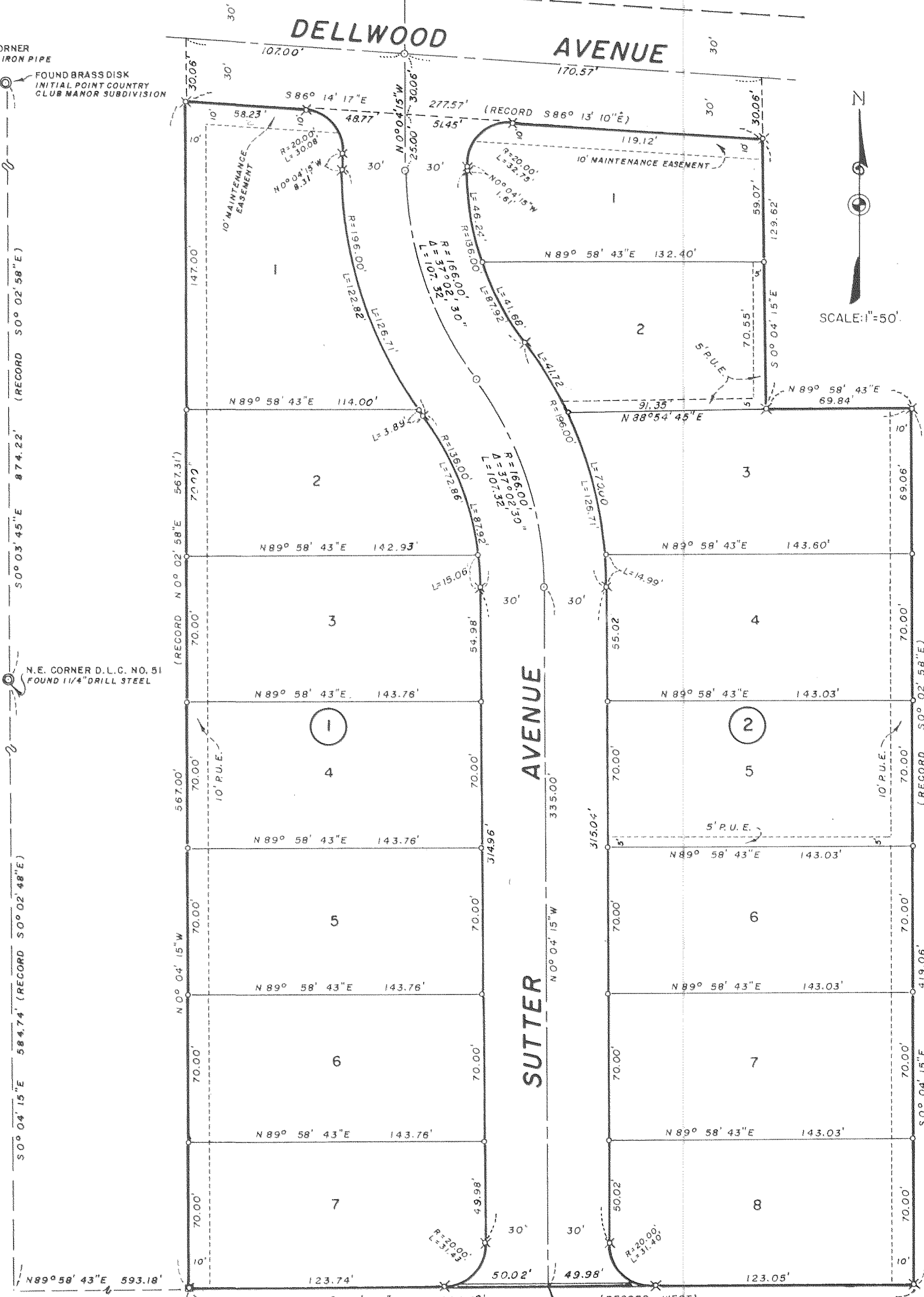
My Commission expires the 29 day of April 1925.

Jeanette Hampton
Notary Public for Oregon

J. A. Hoffbuhr
Surveyor

REGISTERED
PROFESSIONAL
LAND SURVEYOR

OREGON
NOV. 7, 1947
J. A. HOFFBUHR
222



1" WIDE STREET PLUG
(TO BE DEEDED TO THE CITY OF MEDFORD)
BASIS OF BEARING-RECORDED SURVEY NO. 2903
○ = SET 5/8" X 24" IRON REINF PIN
○ = SET 5/8" X 30" IRON REINF PIN
○ = SET BRASS DISK IN MONUMENT CASE
P.U.E. = PUBLIC UTILITY EASEMENT

7R/99

SURVEY NARRATIVE TO COMPLY WITH PARAGRAPH 209.250
OREGON REVISED STATUTES

SURVEY FOR: Mr. Dan Mix &
Forest Investment Co.
2542 Dellwood
Medford, Oregon

LOCATION: Tract situated in the Southwest One Quarter (1/4)
of Section 28, Township 37 South, Range 2 West,
Willamette Meridian, Jackson County, Oregon.

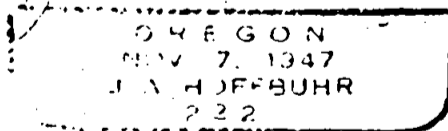
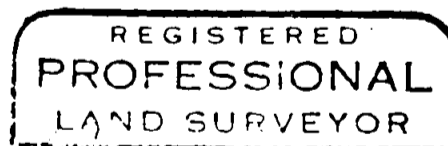
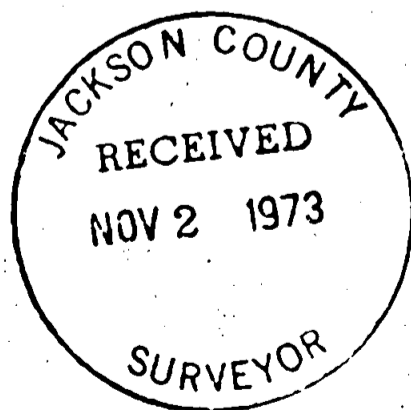
PURPOSE: To subdivide into lots and blocks the tract shown
on the attached map of "Thompson Estates Subdivision".

PROCEDURE: The tract had been previously surveyed and corner
monuments were found at all four corners. This surveyor had previ-
ously surveyed the tract lying Southerly and adjacent to this tract.
It was found that the parent description, contained in Deed Record
Volume 180, Page 619, did not extend southerly far enough to incor-
porate the land within the tract. The title remained vested in the
heirs of the original owners. A deed was prepared quit claiming the
interest of the Phipps heirs to eliminate the cloud. The 10.00 +
strip has been included in the descriptions of the 8 tracts abutting
the said line on the North.

The found corners of the tract were found to be
reasonably accurate but iron pins were set in the proper locations,
with the exception of the Concrete Monument at the Southwest corner
that was set for the initial point.

Basis of bearings -- Recorded Survey No. 2903.

June 25, 1973



J. A. Hoffbuhr
Professional Land Surveyor