

MAJOR LAND PARTITION CREATION OF A PRIVATE ROAD  
 LOCATED IN THE SOUTHEAST QUARTER & EAST HALF OF THE SOUTHWEST QUARTER OF SECTION 2, T37S R4W, W.M., JACKSON COUNTY, OREGON  
 OWNER & DEVELOPER - CARL E. PETERSON & IVA D. PETERSON

RECORDER'S CERTIFICATE  
 Filed for record this 15 day of December 1975 in  
 Volume 1 Page 12 of "MAJOR LAND PARTITIONS" in Jackson County, Oregon.

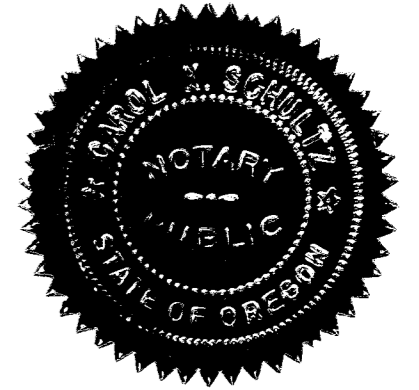
ENGINEER'S CERTIFICATE  
 I, Robert M. Thompson, a duly Registered Engineer in the State of Oregon, hereby certify that this map correctly represents a survey made by me or under my direction and complies with the regulations for Major Partitions.  
 Robert M. Thompson  
 Registered Engineer No. 3683

DECLARATION  
 Know all men by these presents that we, Carl E. Peterson and Iva D. Peterson, are the owners in fee simple of the land shown hereon (less and except the "Turner" property) and have caused said land to be surveyed and mapped for the purpose of creating a private road to provide access to Parcels numbered 1,2,3, and 4 as shown hereon.  
 Carl E. Peterson Iva D. Peterson

STATE OF OREGON )  
 COUNTY OF JOSEPHINE ) ss

Before me this 15 day of DECEMBER 1975  
 personally appeared the above named Carl E. Peterson and Iva D. Peterson and acknowledged the foregoing instrument to be their voluntary act and deed.  
 MY COMMISSION EXPIRES June 13, 1976

Carol N. Schultz



NOTES  
 ○ INDICATES MONUMENT FOUND  
 ● INDICATES 5/8 INCH IRON ROD SET IN THIS SURVEY  
 BEARINGS FROM RECORD OF MONS. OBSERVED ON "FOOT'S CREEK ACRES"

CENTERLINE OF ROAD CURVE DATA:

CURVE IDEN	DELTA	TANGENT	CHORD BRG.	CHORD	ARC	RADIUS
CURVE CV-1	077°26'-59"	180.420	S53-47-45E	281.512	304.145	225.
CURVE CV-2	020°14'-43"	53.560	S25-11-37E	105.453	106.004	300.
CURVE CV-3	025°59'-23	69.232	S22-19-17E	134.919	136.083	300.

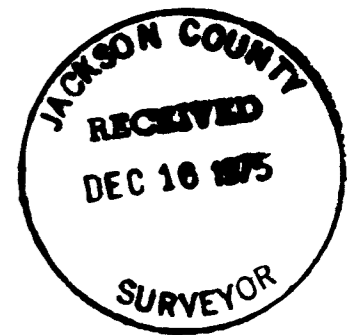
MAJOR LAND PARTITION & CREATION OF A PRIVATE ROAD IN THE  
 SE 1/4 & E 1/2 SW 1/4 SECTION 2, T.37S., R.4W, W.M., JACKSON COUNTY, ORE.

SCALE: - 1 INCH = 200 FEET  
 DEC. 1, 1975

OWNER & DEVELOPER:  
 CARL E. AND IVA D. PETERSON  
 4978 EAST EVANS CREEK ROAD  
 ROGUE RIVER, OREGON 97537



ENGINEER:  
 ROBERT M. THOMPSON & ASSOC.  
 1140 ACACIA LANE  
 GRANTS PASS, OREGON 97526



Major Land Partition - Creation of a Private Road  
in the SE1/4 & E1/2SW1/4 of Section 2, T37S, R4W, W.M.  
Jackson County, Oregon

Narrative Description to comply with Par. 209.250, O.R.S.

for: Carl E. & Iva Peterson, 4978 East Evans Creek Road, Rogue River, Oregon 97537

Purpose: To partition the remaining Peterson property, lying between the Right and Left Forks of Foot's Creek in this Section, into 3 parcels; to create a private road to provide access to these parcels plus access to a 4th parcel created several years ago, now the Turner property.

Procedure: The Peterson property is bounded on the West by "Foot's Creek Acres", recorded in 1962, on the North and East by the Turner property and State of Oregon "Foot's Creek Grave] Bar", and on the South by the South section line. The State property had been surveyed by the State Highway Department in about 1952.

My survey began at the South Quarter Corner of Section 2, with monument and bearing trees found:

- 1 inch iron pipe in a rock mound, and C.Z. Boyden's 1927 B.T.'s:
- 36" Y. Pine Stump, N 72°W 6.7', rotted, B.T. scribe visible.
- 28" Y. Pine stump hole, N 36°E 8.6'.
- 14" B. Oak S 66°W 20.7', faces healed, per "Foot's Creek Acres", 1962.
- 14" Y. Pine N 48°30'E 51.5', scribe visible, per "Foot's Creek Acres", 1962.

Thence my survey proceeded northeasterly, northerly, and westerly on or adjacent to the selected center line for the proposed private road extension of "Gold Bar Drive", tying in to monuments found on "Gold Bar Drive" and the "Right Fork of Foot's Creek Road", as set in the subdivision of "Foot's Creek Acres". These found monuments were used to orient the bearings to the same basis as that for "Foot's Creek Acres". Monuments were also found and tied in as shown on my map at what appeared to be the Southwest, most Westerly, and Northwest corners of the Turner property. Although no record of these monuments was found, appurtenant brushed line ages appeared to fix the date as of about the same time the present Turner property was conveyed out by contract, in the early 1960's. Since my computations showed these monuments to substantially agree with the deed record positions, and Turner claimed they had been pointed out as his property corners, my survey accepted them as such. In order to provide Turner with access from the private road being created, said road was aligned and positioned adjacent to his southwesterly boundary. The desired road, corner positions, boundaries, and acreages were then computed for the 3 parcels shown on my map.

No monument was found at Turner's southeast corner, nor at the next 2 State property angle points to the southeast. Most of the original easterly boundary monuments for "Foot's Creek Acres" appeared to have been washed out by a channel change in the Right Fork of Foot's Creek. A resurvey of these boundaries to re-establish the lost corners, and the south section line to set one monument, did not appear to be a justifiable expense. Witness monuments were set where considered necessary, therefore, and my survey was then completed, with monuments set as shown on my map.

December 1, 1975

