

ARBORWOOD UNIT NO. 2

LOCATED IN THE WEST HALF OF SECTION 31, TOWNSHIP 37 SOUTH, RANGE 1 WEST, WILLAMETTE MERIDIAN
CITY OF MEDFORD, JACKSON COUNTY, OREGON

* See Affidavit of Correction
Doc # 1978-25780
11/13/1978

DEDICATION

KNOW ALL MEN BY THESE PRESENTS, That B & J Development Company, a California Limited Partnership, is owner in fee simple of the land described hereon and have caused the same to be surveyed and platted into lots, blocks and streets as set forth and that this plat is a correct representation of said subdivision and hereby dedicate and convey to the public use of all streets and areas designated as 10 foot walk shown hereon. Also we hereby dedicate to the City of Medford a one (1) foot wide non access strip of land lying southerly, parallel, and adjoining the South line of Stewart Avenue shown as Parcel A and also grant to the City of Medford in fee simple those areas designated as street plugs. Said subdivision being subject to public utility easements shown hereon, and do designate said subdivision as ARBORWOOD UNIT NO. 2.

IN WITNESS WHEREOF, B & J Development Company, a California Limited Partnership of which Beim & James is its general partner, has caused these presents to be signed by a general partner of Beim & James on this 7th day of APRIL, 1978

John K. James
John K. James
General Partner of Beim & James

STATE OF OREGON)
County of Jackson) SS APRIL 7 1978

Personally appeared the above named, John K. James, a general partner of Beim & James, the general partner of B & J Development Company, and acknowledged the foregoing instrument to be their free and voluntary act and deed. Before me:

Charles A. Strom
Notary Public for Oregon
My Commission expires the 3RD day of MAY, 1980.

CHARLES A. STROM
NOTARY PUBLIC - OREGON
MY COMMISSION EXPIRES

We certify that pursuant to authority granted to us by the Medford Planning Commission in open meeting of April 27, 1978, the above plat is hereby approved by the Medford Planning Commission.

Dated this 27th day of June, 1978.

Attest:
Kellen H. Nassum President
Richard Miller Secretary

Examined and approved this 26th day of June, 1978.
QC Walker
City Engineer

I hereby certify that pursuant to ORS 92.095 all ad valorem taxes and all special assessments, fees and other charges required by law which will become a lien during the 1978 calendar year have been paid.
Examined and approved this 28 day of June, 1978.

Gene Gordon
Director of Assessment and Taxation

Filed for record this 7th day of July, 1978 at 12:11 O'Clock P.M., and recorded in Volume 130 of Plats on Page 43 of Records of Jackson County, Oregon.

By: *Martha Baker* Deputy
Pat Watson County Clerk

For Order of the County Court approving this plat, see Volume _____ Page _____ of the Commissioner's Journal of Proceedings.

By: *Martha Baker* Deputy
Pat Watson County Clerk

SURVEYOR'S CERTIFICATE

STATE OF OREGON)
County of Jackson) SS

I, Robert Joseph Mills, a duly Registered Surveyor of the State of Oregon, being duly sworn, depose and say that this, ARBORWOOD UNIT NO. 2 Plat correctly represents a survey made under my direction and the following is an accurate description thereof:

Beginning at a concrete monument with metal disc from which the southwest corner of Donation Land Claim No. 44, Township 37 South, Range 1 West, Willamette Meridian, Jackson County, Oregon, bears North 49.95 feet and West 154.85 feet;

- thence North 89°59'00" East 580.40 feet;
- thence South 0°02'24" East 960.01 feet;
- thence North 89°51'30" West 162.31 feet;
- thence North 0°08'30" East 29.14 feet;
- thence North 89°51'30" West 568.00 feet;
- thence North 0°08'30" East 250.00 feet;
- thence South 89°51'30" East 63.55 feet;
- thence North 0°08'30" East 108.99 feet;
- thence North 19°45'00" East 176.30 feet;
- thence North 32°34'37" East 50.63 feet;
- thence North 46°44'08" West 63.03 feet;
- thence North 0°08'30" East 100.00 feet;
- thence North 21°51'33" East 60.81 feet;
- thence North 13°50'55" East 86.51 feet;
- thence North 0°09'00" East 77.84 feet to Initial Point of Beginning.

REGISTERED
PROFESSIONAL
LAND SURVEYOR
Robert Joseph Mills
ROBERT JOSEPH MILLS
No. 1273

Robert Joseph Mills
Surveyor

Subscribed and sworn to before me this 30th day of MARCH, 1978.

Charles A. Strom
Notary Public of Oregon

My Commission expires the 3RD day of MAY, 1980.

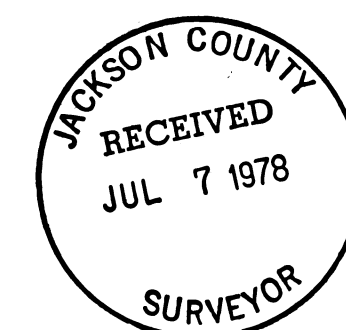
CHARLES A. STROM
NOTARY PUBLIC - OREGON
MY COMMISSION EXPIRES

POST MONUMENTATION CERTIFICATE:

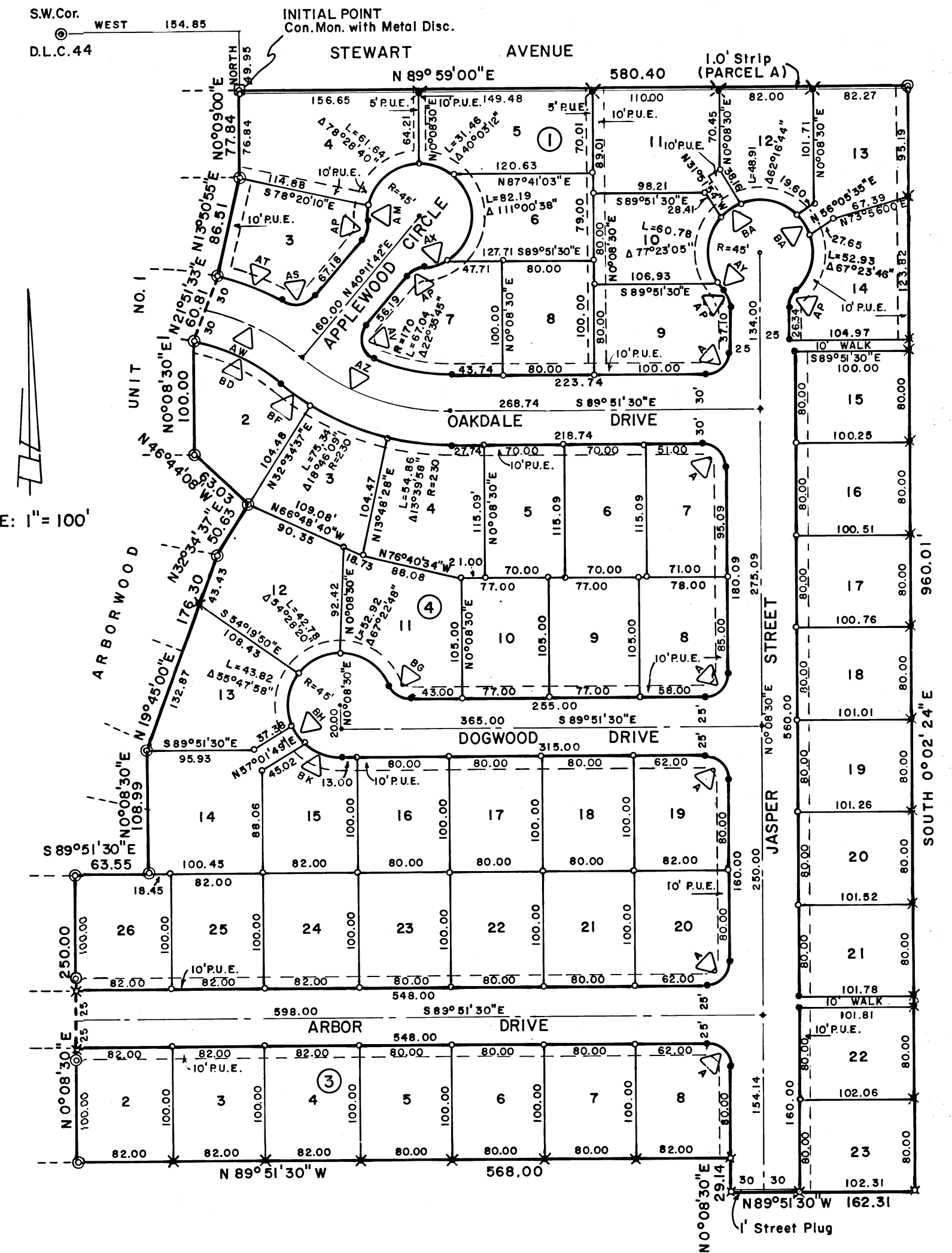
All monuments will be set on or before the 1st day of July 1979.
All monuments are now set, on this 29th day of Dec., 1978. See Document No. 78-29323 of the Official Records of Jackson County, Oregon.

S/N # 7561

Robert Joseph Mills
Surveyor



7320



EXACT COPY OF ORIGINAL

LEGEND

- ⊙ Monument Found
- x 5/8" x 30" Iron Pin Set
- 5/8" x 30" Iron Pin, Deferred Monumentation
- o 5/8" x 24" Iron Pin, Deferred Monumentation
- Centerline Monuments, Deferred Monumentation
- x 5/8" x 24" Iron Pin Set
- P.U.E. Public Utility Easement and Underground T.V.

BASIS OF BEARINGS: HOLMES PARK

CURVE DATA

△ AV	R=20 L=37.51 Δ 107°27'27"	△ BD	R=170 L=86.65 Δ 29°12'13"
△ AW	R=200 L=96.19 Δ 27°33'28"	△ BF	R=230' L=30.58 Δ 07°37'05"
△ AM	R=45 L=13.87 Δ 17°39'21"	△ BG	R=20 L=23.52 Δ 67°22'48"
△ AP	R=20 L=16.12 Δ 46°11'13"	△ BH	R=45 L=20.17 Δ 25°40'46"
△ AS	R=20 L=27.80 Δ 79°37'49"	△ AZ	R=200 L=139.81 Δ 40°03'12"
△ AT	R=230 L=64.13 Δ 15°58'36"	△ BA	R=45 L=20.17 Δ 25°40'45"

I, Robert Joseph Milts, Registered Professional Land Surveyor, of the State of Oregon, No. 1270, do hereby state that on this 3rd day of November, 1978, I have discovered an error in the "arc length" of Lot 6 Block 1 and the deferred monumentation designation for Lot 8 Block 3 as shown on the Plat of Arborwood Unit No. 2 and filed for record the 7th day of July, 1978, at 12:11 o'clock p.m., and recorded in Volume 13 of Plats on Page 46 of Records of Jackson County, Oregon.

See sketch below for correct value.

Robert Joseph Milts
Surveyor

STATE OF OREGON)
County of Jackson) ss

NOV. 9 A.D., 19 78

Personally appeared the above named Robert Joseph Milts, Registered Professional Land Surveyor and acknowledged the foregoing instrument to be his voluntary act and deed. Before me.

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Robert Joseph Milts

OREGON
SEPTEMBER 23, 1977
ROBERT JOSEPH MILTS
No. 1270

Charles A. Strom

Notary Public for the State of Oregon

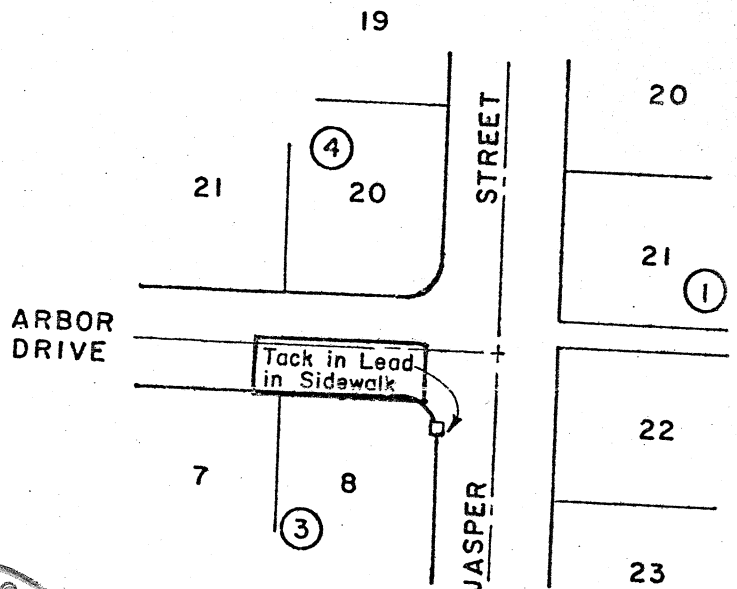
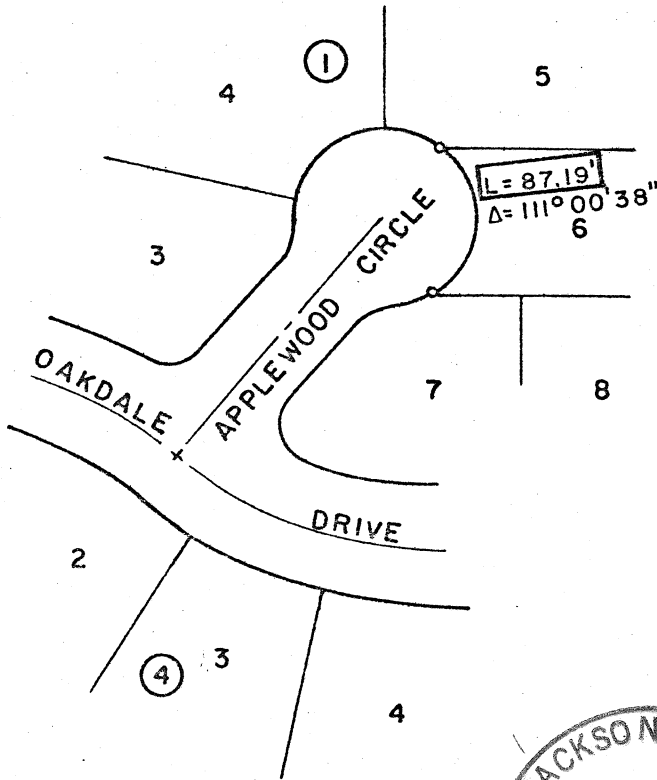
My commission expires MAY 3, 1980

CHARLES A. STROM
NOTARY PUBLIC - OREGON
MY COMMISSION EXPIRES _____

Jackson County, Oregon
Recorded
OFFICIAL RECORDS

9:48 NOV 13 1978 @ MZ

Pat Watson
CLERK and RECORDER
By *Patty Kay* Deputy



JACKSON COUNTY
RECEIVED
NOV 15 1978
SURVEYOR