

7543

APPROVED

Ashland Planning Commission Date  
M77-309

# MINOR LAND PARTITION

LOCATED IN  
D.L.C. NO. 41 IN N 1/2 OF SEC. 4, TWP. 39S., R. 1 E.W.M.  
JACKSON COUNTY OREGON  
FOR

**JAMES B. DELSMAN**  
1149 OAK STREET  
ASHLAND, OREGON 97520

Filed for record this the 21st day of November  
19 78 at 11:30 o'clock AM and recorded in  
Volume 2 page 68 of "MINOR LAND PARTITIONS" in  
Jackson County, Oregon.

Pat Watson  
County Clerk  
Thomas D Jewett  
Deputy

## DEDICATION

KNOW ALL MEN BY THESE PRESENTS, that I  
James B. Delsman, am the owner in fee simple of the lands as shown hereon and designated as  
Parcels No. 1 and 2 and I have caused the partitioning as shown hereon. I do hereby  
dedicate and convey to the public for street purposes, a strip of land 23.5 feet in width,  
Southerly of and adjacent to the South boundary of Parcel No. 1 as shown hereon and being  
a portion of Nevada Street, which was vacated per Ordinance No. 204.

IN WITNESS WHEREOF, I have set my hand and seal this 2 day of  
March 19 78.

James B. Delsman  
James B. Delsman

STATE OF OREGON ss  
County of Jackson  
March 2 A.D. 1978

Personally appeared the above named James B. Delsman and acknowledged the foregoing  
instrument to be his voluntary act and deed. Before me:

Notary Public for Oregon  
My Commission expires 2-2-79

We certify that pursuant to authority granted to us by the Ashland Planning Commission  
in open meeting of February 19 78. This map is hereby approved by the Ashland Planning  
Commission. Dated this 13 day of March 19 78.  
Attest:

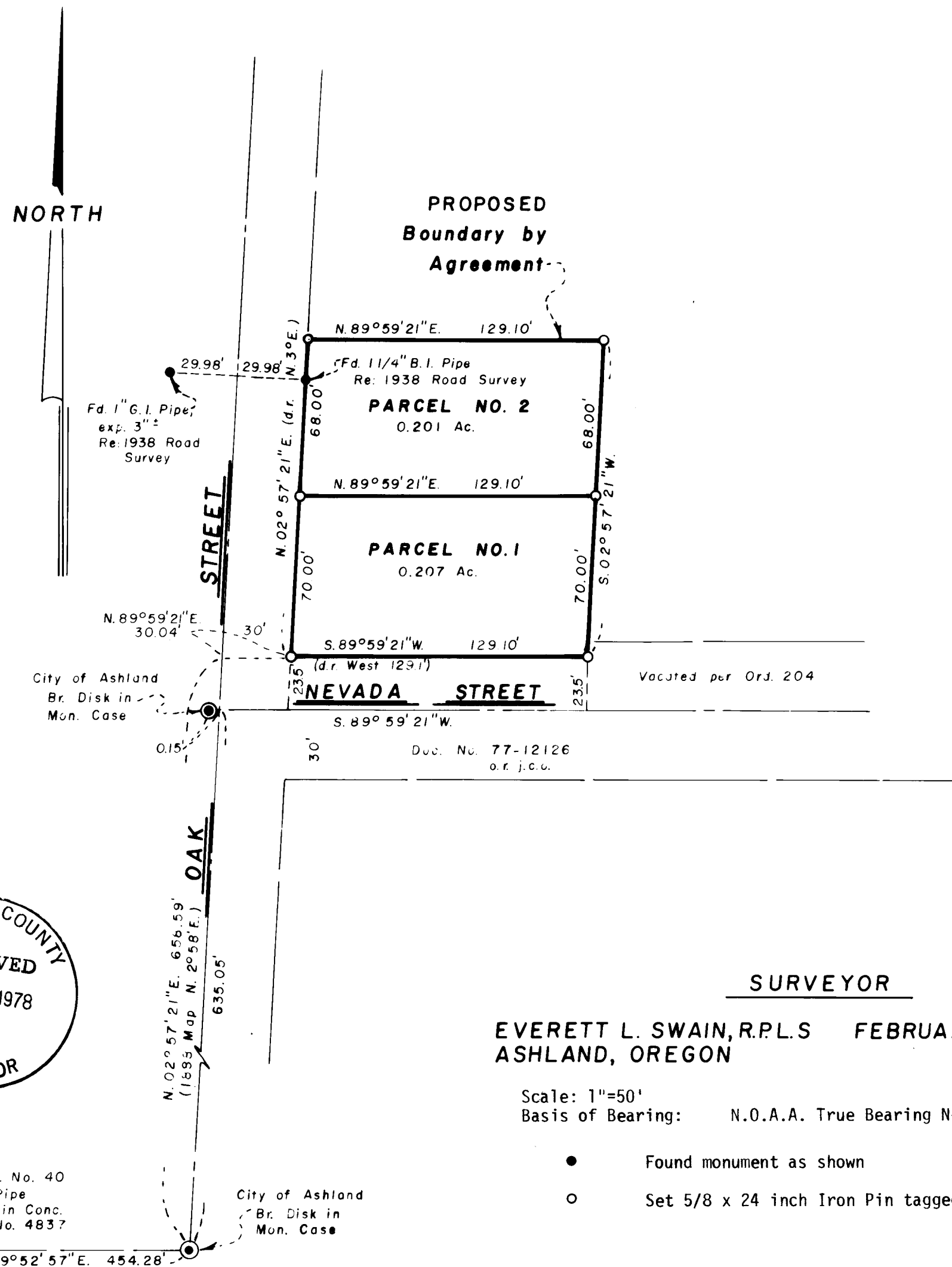
\_\_\_\_\_  
President

\_\_\_\_\_  
Secretary

Examined and approved this 13 day of March 19 78

Allen D. Slavin  
City Engineer

NORTH

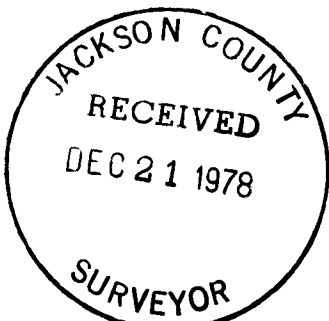


### SURVEYOR

EVERETT L. SWAIN, R.P.L.S. FEBRUARY 27, 1978  
ASHLAND, OREGON

Scale: 1"=50'  
Basis of Bearing: N.O.A.A. True Bearing N-S Q Sec. 4

- Found monument as shown
- Set 5/8 x 24 inch Iron Pin tagged RLS 759



NE cor. D.L.C. No. 40  
Fd. 2" G.I. Pipe  
w/Br. Cap in Conc.  
Re R.S. No. 4837

City of Ashland  
Br. Disk in  
Mon. Case

(F.L. 200) 5480 39 1E

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SURVEY NO. 7543

SURVEY NARRATIVE TO COMPLY WITH PARAGRAPH 209.250  
OREGON REVISED STATUTES

SURVEY FOR: James B. Delsman  
1149 Oak Street  
Ashland, Oregon 97520

LOCATION: Situated in Donation Land Claim No. 41, Section 4, Township 39  
South, Range 1 East of the Willamette Base and Meridian, Jackson  
County, Oregon.

PROCEDURE: The deed record point of beginning of the clients tract of land  
is the city limits line and the Easterly right of way of Oak  
Street. The record tract of land to the North is compatable in  
terms of deed record point of beginning and the intent of the city  
limits line to control their respective boundaries. The ambiguous  
part of these legal documents is in the defining of the city limits  
line in terms of time. The city limits has changed in this general  
location since the Official City of Ashland map was adopted in 1888.  
Therein lies the problem with the record location versus lines of  
occupation. There was an attempt to resolve this gray area with a  
boundary line agreement; However, as of this date this has not been  
accomplished and therefore, it is imperative that we file what  
has been completed and further attempts to resolve this problem  
will be forth coming.

Everett L. Swain  
Professional Land Surveyor  
Ashland, Oregon

