

HERITAGE ESTATES SUBDIVISION UNIT 1

LOCATED IN
LOTS 23 AND 24, BLOCK 2, ROGUE VALLEY HEIGHTS SUBDIVISION
N.E. 1/4 SECTION 18, T 37 S, R 1W, W.M.
CITY OF MEDFORD, JACKSON COUNTY, OREGON

DEDICATION

KNOW ALL MEN BY THESE PRESENTS that we, C. Fred Underwood, Chloe Stubbs Underwood, Michael T. Mahar, Louis F. Mahar, and H. Don Christy, dba U.M.C. Development Company, are the owners in fee simple of the land herein described and let it be known that we have subdivided the same into lots, blocks, and streets, as shown hereon, and the number and size of the lots and the 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 as shown hereon, together with all easements shown hereon, and we hereby grant to the City of Medford in fee simple those areas portrayed and designated hereon as street plugs.

By its approval of this plat, the said City of Medford undertakes that upon 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 HERITAGE SUBDIVISION, UNIT 1.

IN WITNESS WHEREOF, we have hereunto set our hands and seals this 21st day of May, 1980.

C. Fred Underwood
C. Fred Underwood
Chloe Stubbs Underwood
Chloe Stubbs Underwood
Michael T. Mahar
Michael T. Mahar
Louis F. Mahar
Louis F. Mahar
H. Don Christy
H. Don Christy

STATE OF OREGON)
County of Jackson) ss.

Personally appeared the above named and acknowledged the foregoing instrument to be their voluntary act and deed. Before me:

Carolyn Fadness
CAROLYN FADNESS
NOTARY PUBLIC - OREGON
MY COMMISSION EXPIRES 10-20-83

STATE OF OREGON)
County of Jackson) ss.

SURVEYOR'S CERTIFICATE

I, Dennis N. 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 Northeast corner of Section 18, Township 37 South, Range 1 West, Willamette Meridian, Jackson County, Oregon, said point being on the centerline of Crater Lake Avenue; thence along said centerline South 00° 33' 30" West 1157.92 feet to a point which bears South 89° 52' 33" East from the Northeast corner of Lot 24 of Block 2 of Rogue Valley Heights, according to the Official Plat thereof, now of record in Jackson County, Oregon; thence North 89° 52' 33" West 29.51 feet to a 3/4 inch iron pipe at the Northeast corner of said Lot 24; thence continuing North 89° 52' 33" West 0.49 feet to a brass cap set in a concrete monument on the West right of way line of Crater Lake Avenue for the initial point of beginning of Heritage Estates Subdivision, Unit No. 1; thence along said West right of way line South 00° 33' 30" West 531.35 feet; thence leaving said West right of way line North 89° 52' 00" West 210.82 feet (Record 211.0 feet); thence South 00° 32' 28" West (Record South 00° 33' 30" West) 21.00 feet; thence North 89° 52' 00" West 159.02 feet; thence South 68° 55' 16" West 30.10 feet; thence North 89° 52' 00" West 122.00 feet; thence North 00° 26' 18" East 18.89 feet; thence West 110.00 feet to a point on the West boundary line of Lot 23 of said Rogue Valley Heights; thence along said West boundary line and the West boundary of said Lot 24 North 00° 26' 18" East (Record North 00° 26' 22" East) 544.50 feet to the Northwest corner of Lot 24; thence along the North boundary line of Lot 24 South 89° 52' 33" East (Record South 89° 52' 00" East) 631.00 feet to the point of beginning.

Subscribed and sworn to before me this 21st day of May, 1980.

Carolyn Fadness
CAROLYN FADNESS
NOTARY PUBLIC - OREGON
MY COMMISSION EXPIRES 10-20-83

Dennis N. Hoffbuhr
Surveyor

REGISTERED
PROFESSIONAL
LAND SURVEYOR
OREGON
JULY 14, 1979
DENNIS N. HOFFBUHR
1640

Examined and approved by the Medford Irrigation District in regular session this 13 day of June, 1980.
Harold Compton President
Carole J. Kinney Secretary

I hereby certify that all charges on the tax roll which were a lien for this calendar year have been paid. Examined and approved this 5 day of Sept., 1980.

Gene Meades Deputy
Roy Stewart Director of Assessment and Taxation

Examined and approved this 14th day of August, 1980.
David M. Bach
City Surveyor

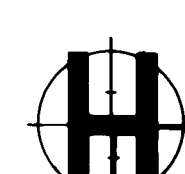
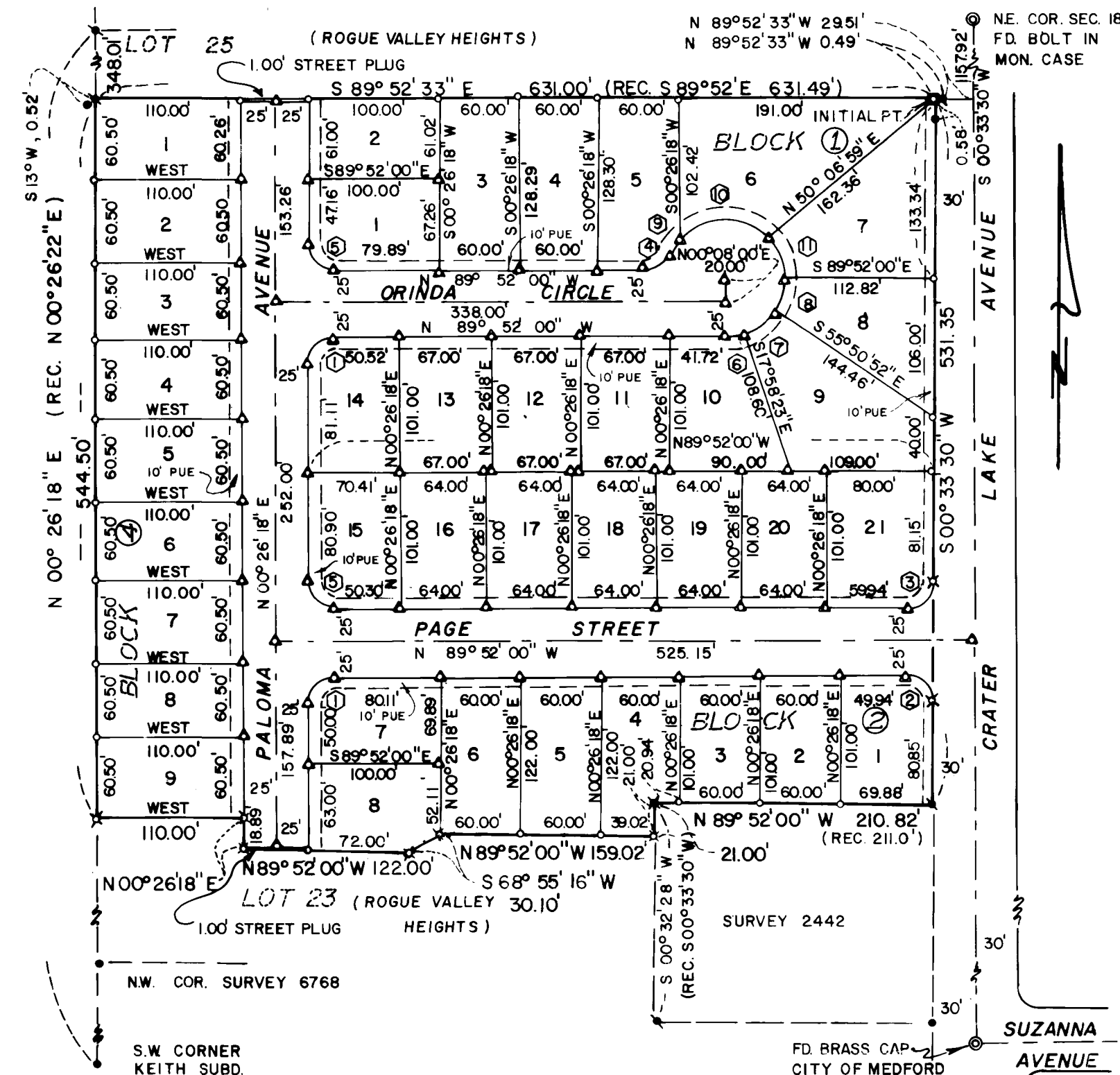
For Order of the County Court approving this plat see Volume _____, page _____, of County Commissioners Journal of Proceedings.

Pauline E. McCormack Deputy
Waldene Terry County Clerk

Filed for record this the 11th day of September, 1980, at 8:30 O'Clock A.M and recorded in Volume 14 of plats at page 38 of Records of Jackson County, Oregon.

Pauline E. McCormack Deputy
Waldene Terry County Clerk

Examined and approved this 14th day of August, 1980.
U.C. Walker
City Engineer



HOFFBUHR SURVEYING, INC. MEDFORD, OREGON

SCALE: 1" = 100' MAY 1, 1980
BASIS OF BEARING SURVEY 2442

- = SET 5/8" x 24" IRON REINF. PIN
- ⊗ = SET 5/8" x 30" IRON REINF. PIN
- = FOUND 5/8" IRON PIN
- ⊙ = FOUND 3/4" IRON PIPE
- = SET BRASS CAP IN CONC.
- ▲ = DEFERRED MONUMENT
- P.U.E. = AN EASEMENT FOR PUBLIC UTILITIES, CABLE TELEVISION
- ⊗ = FD. 3/4" PIPE BENT, REPLACED WITH 5/8" x 30" IRON PIN

CURVE DATA

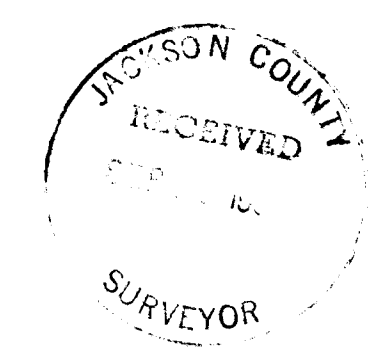
No.	DELTA	RADIUS	ARC LENGTH	CHORD
1	89°41'42"	20.00'	31.31'	28.21'
2	90°25'30"	20.00'	31.56'	28.39'
3	89°34'30"	20.00'	31.27'	28.18'
4	67°22'48"	20.00'	23.52'	22.19'
5	90°18'18"	20.00'	31.52'	28.36'
6	18°06'24"	45.00'	14.22'	14.16'
7	37°52'29"	45.00'	29.75'	29.21'
8	34°01'08"	45.00'	26.72'	26.33'
9	20°43'06"	45.00'	16.27'	16.18'
10	96°38'42"	45.00'	75.91'	67.22'
11	40°01'01"	45.00'	31.43'	30.79'

I certify this plat to be an exact photocopy of the original.
Dennis N. Hoffbuhr
SURVEYOR

I certify that, pursuant to authority granted to us by the Medford Planning Commission in open meeting of _____, 1980, the above plat is hereby approved by the Medford Planning Commission. Dated this _____ day of _____, 1980.

By: Richard J. Jones President
James M. Eisenhart Secretary

All monuments are now set or reset, see Document No. 82-06638 of Official Records this 10th day of MAY, 1982.
All monuments will be set or reset no later than 1 JUNE, 1981.
Dennis N. Hoffbuhr
Surveyor



SURVEY NO. 8508

SURVEY NARRATIVE TO COMPLY WITH PARAGRAPH 209.250
OREGON REVISED STATUTES

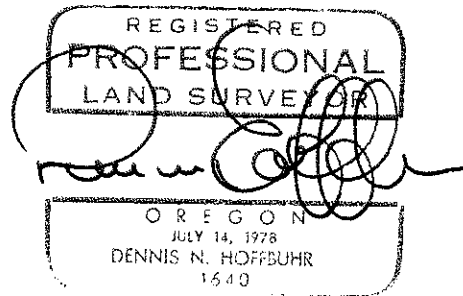
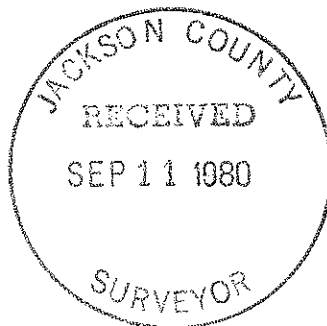
SURVEY FOR: U.M.C. Development Company
1500 Siskiyou
Medford, Oregon 97501

LOCATION: Block 2 of Rogue Valley Heights, located in the
NE 1/4 of Section 18, T37S, R1W, W.M., City of
Medford, Jackson County, Oregon

PURPOSE: Subdivision Development

PROCEDURE: Located monumentation as shown on plat and design-
ed and monumented the Subdivision accordingly.

May 22, 1980



Dennis N. Hoffbuhr
Hoffbuhr Surveying, Inc.
219 North Oakdale
Medford, Oregon 97501