

# MAJOR LAND PARTITION

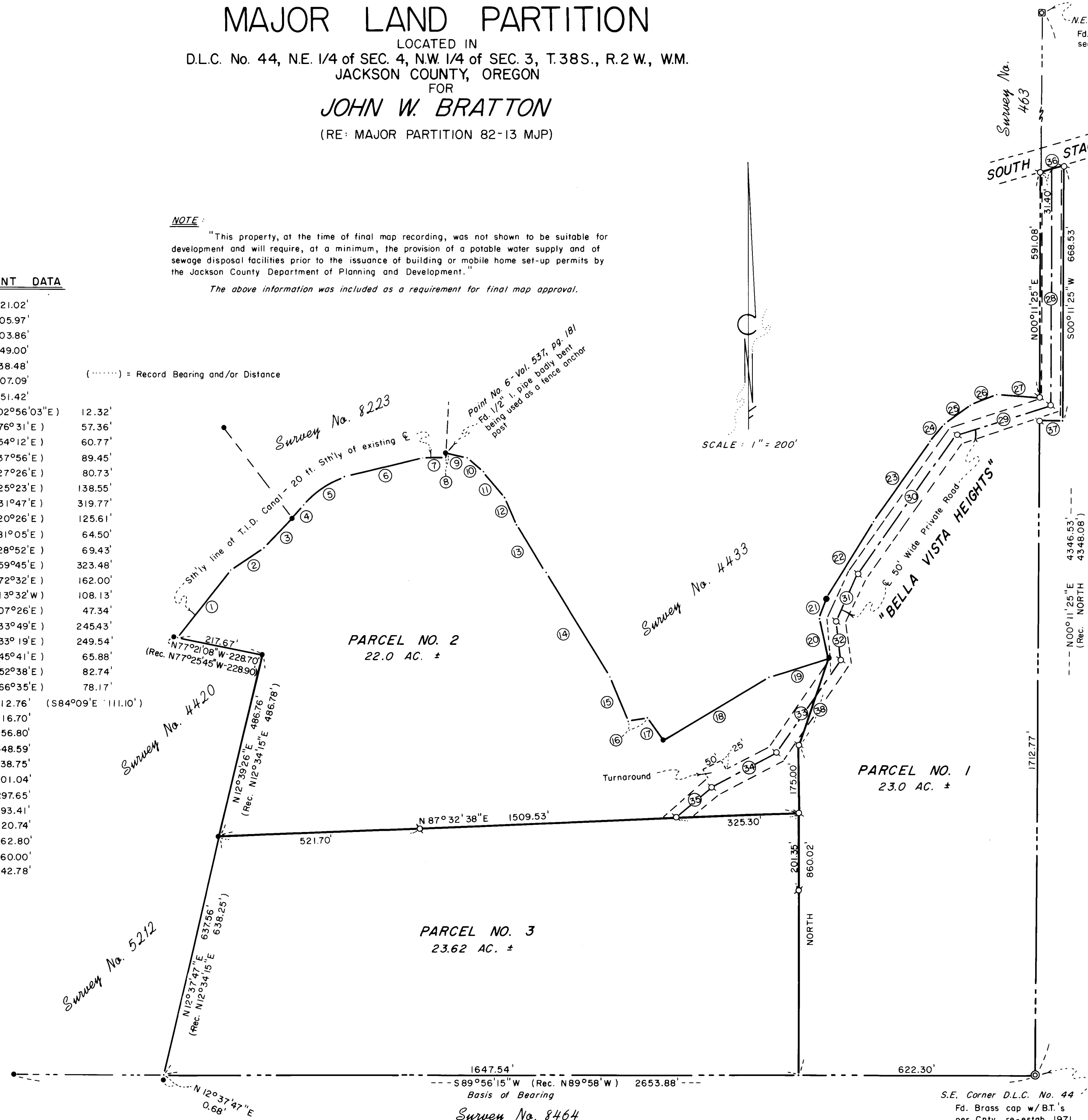
LOCATED IN  
 D.L.C. No. 44, N.E. 1/4 of SEC. 4, N.W. 1/4 of SEC. 3, T.38S., R.2 W., W.M.  
 JACKSON COUNTY, OREGON  
 FOR  
**JOHN W. BRATTON**  
 (RE: MAJOR PARTITION 82-13 MJP)

**NOTE:**  
 "This property, at the time of final map recording, was not shown to be suitable for development and will require, at a minimum, the provision of a potable water supply and of sewage disposal facilities prior to the issuance of building or mobile home set-up permits by the Jackson County Department of Planning and Development."  
 The above information was included as a requirement for final map approval.

**MEASUREMENT DATA**

- |     |                                 |         |
|-----|---------------------------------|---------|
| 1)  | N37°27'20"E                     | 221.02' |
| 2)  | N54°15'00"E                     | 105.97' |
| 3)  | N45°04'30"E                     | 103.86' |
| 4)  | N38°14'00"E                     | 49.00'  |
| 5)  | R = 210.00' L = 138.48'         |         |
| 6)  | N76°01'00"E                     | 207.09' |
| 7)  | EAST                            | 51.42'  |
| 8)  | N02°55'08"E (N02°56'03"E)       | 12.32'  |
| 9)  | S76°49'57"E (S76°31'E)          | 57.36'  |
| 10) | S54°30'57"E (S54°12'E)          | 60.77'  |
| 11) | S38°14'57"E (S37°56'E)          | 89.45'  |
| 12) | S27°44'57"E (S27°26'E)          | 80.73'  |
| 13) | S25°41'57"E (S25°23'E)          | 138.55' |
| 14) | S32°05'57"E (S31°47'E)          | 319.77' |
| 15) | S20°44'57"E (S20°26'E)          | 125.61' |
| 16) | N80°46'03"E (N81°05'E)          | 64.50'  |
| 17) | S29°10'57"E (S28°52'E)          | 69.43'  |
| 18) | N59°26'03"E (N59°45'E)          | 323.48' |
| 19) | N72°13'03"E (N72°32'E)          | 162.00' |
| 20) | N13°50'57"W (N13°32'W)          | 108.13' |
| 21) | N07°07'03"E (N07°26'E)          | 47.34'  |
| 22) | N33°30'03"E (N33°49'E)          | 245.43' |
| 23) | N33°00'03"E (N33°19'E)          | 249.54' |
| 24) | N45°22'03"E (N45°41'E)          | 65.88'  |
| 25) | N52°19'03"E (N52°38'E)          | 82.74'  |
| 26) | N66°16'03"E (N66°35'E)          | 78.17'  |
| 27) | S84°27'57"E (S84°09'E 1111.10') | 112.76' |
| 28) | S00°11'25"W                     | 616.70' |
| 29) | S71°41'00"W                     | 256.80' |
| 30) | S35°18'00"W                     | 448.59' |
| 31) | S26°07'30"W                     | 138.75' |
| 32) | S08°00'00"E                     | 101.04' |
| 33) | S35°05'27"W                     | 297.65' |
| 34) | S62°03'37"W                     | 193.41' |
| 35) | S49°00'00"W                     | 120.74' |
| 36) | N73°01'35"E                     | 62.80'  |
| 37) | N89°48'35"W                     | 60.00'  |
| 38) | N19°24'28"E                     | 242.78' |

(.....) = Record Bearing and/or Distance



SCALE: 1" = 200'

N.E. Cor. D.L.C. No. 95  
 Fd. Stone per Cnty. re-estab. 1978  
 see Special Corner Report

Survey No. 463  
 SOUTH STAGE ROAD

KNOW ALL MEN BY THESE PRESENTS, that we, the undersigned, in consideration of the approval of the Jackson County Planning Commission of the creation of a Private Way, do hereby irrevocably create the non-exclusive private easement shown hereon to provide vehicular and public utility access to three parcels of land, as said parcels are designated and shown hereon.

*John W. Bratton* *Burnadine M. Bratton*  
 JOHN W. BRATTON BURNADINE M. BRATTON

STATE OF OREGON } S.S.  
 County of Jackson }

Personally appeared *John W. Bratton and Burnadine M. Bratton*, husband and wife, and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me:

*Carol A. Jones*  
 Notary Public - Oregon  
 My Commission Expires 12-23-85

All taxes, fees, assessments, or other charges as required by O.R.S. 311.280 have been paid as of Aug 30, 19 82.

*Ray Stewart* *Gene Jordan*  
 Director of Assessment & Taxation Deputy

**APPROVAL:**

Approved by the Jackson County Planning Department

By: *Richard L. Bath* Date: August 25, 1982

**RECORDER'S CERTIFICATE:**

Filed for record this 31 day of August 19 82, at 9:18 O'clock A. M. in Volume 208, page 40 of Major Land Partitions in Jackson County, Oregon.

*Waldene Terry* *Betty Kay*  
 County Clerk Deputy

**SURVEYOR'S CERTIFICATE:**

I, *Richard L. Bath*, a duly Registered Land Surveyor of the State of Oregon, hereby certify that this map correctly represents the survey made under my direction and complies with the State of Oregon.

REGISTERED PROFESSIONAL LAND SURVEYOR  
*Richard L. Bath*  
 JULY 30, 1982  
 RICHARD L. BATH  
 No. 12897

\*\* RECEIVED \*\*  
 Date 9/31/82 By SK  
 This survey consists of:  
 - 1 sheet(s) M.P.  
 - 1 parcel/parcel(s)  
 JACKSON COUNTY SURVEYOR

**LEGEND**  
 ● = Fd. 5/8" iron pin per noted survey no.  
 ○ = Set 5/8" x 24" iron pin w/yellow cap marked "R. BATH L.S. 1069"

HOFFBUHR/BATH & ASSOCIATES, INC.  
 219 N. OAKDALE MEDFORD, OREGON  
 BY: *RICHARD L. BATH* R.P.L.S. NO. 1069  
 SCALE: 1" = 200' JULY 8, 1982  
 BASIS OF BEARING SURVEY NO. 8464

I certify this is an exact photocopy  
*Richard L. Bath*  
 SURVEYOR

38 2W 4

Major

SURVEY NO. 9387

SURVEY NARRATIVE TO COMPLY WITH PARAGRAPH 209.250  
OREGON REVISED STATUTES

SURVEY FOR: John W. Bratton  
2075 Knowles Road  
Medford, Oregon 97501

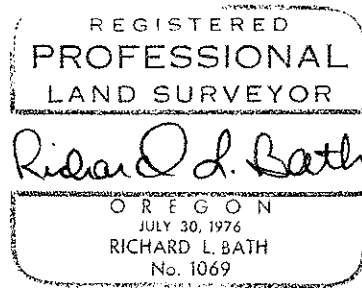
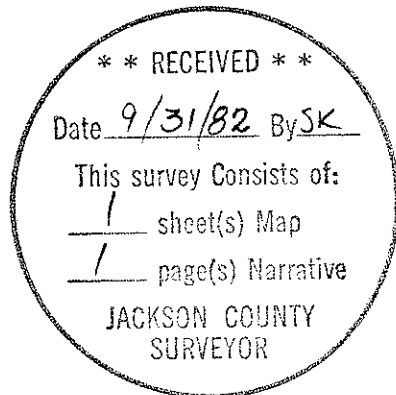
LOCATION: Donation Land Claim No. 44, Northeast one-quarter (1/4) of Section 4, Northwest one-quarter (1/4) of Section 3, Township 38 South, Range 2 West, Willamette Meridian, Jackson County, Oregon

PURPOSE: To survey, monument, and describe three parcels and prepare a major land partition map per Jackson County requirements set forth in Major Partition 82-13 MJP file

PROCEDURE: Using survey control which encompasses the subject tract being Surveys No. 463, 4420, 4433, 5212, 8223, and 8464, the centerline of the private road was surveyed and marked as shown. The dividing lines between each parcel were field located by our client and surveyed and described accordingly.

Basis of Bearing: Survey No. 8464

July 8, 1982



Richard L. Bath  
Hoffbuhr/Bath & Associates, Inc.  
219 North Oakdale  
Medford, Oregon 97501