

# MINOR LAND PARTITION

LOCATED IN LOTS 8, 9, 10, 11 & 12, BLOCK "K" OF RAILROAD ADDITION TO THE CITY OF ASHLAND  
IN D.L.C. No. 42 AND THE NE 1/4 OF SECTION 9, T.39S., R.1E., W.M.  
JACKSON COUNTY, OREGON

FEBRUARY 18, 1983

### DEDICATION

KNOW ALL MEN BY THESE PRESENTS, THAT WE, ELSE GROSSMAN, OLEN S. KENT & HILDEGARD KENT, HUSBAND & WIFE AND LOTTI COGGINS ARE THE OWNERS IN FEE SIMPLE OF THE LANDS SHOWN HEREON AND DESIGNATED AS PARCEL NO'S 1 & 2 AND WE HAVE CAUSED THE PARTITIONING AS SHOWN HEREON. WE DO HEREBY DEDICATE THE POWER EASEMENTS DESIGNATED HEREON TO THE CITY OF ASHLAND. PARCEL NO. 1 SHALL BE SUBJECT TO A PRIVATE SANITARY SEWER EASEMENT, AS SHOWN HEREON, WHICH IS TO BE UTILIZED BY THE FEE TITLEHOLDER OF PARCEL NO. 2.

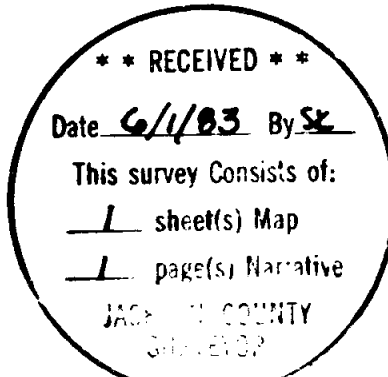
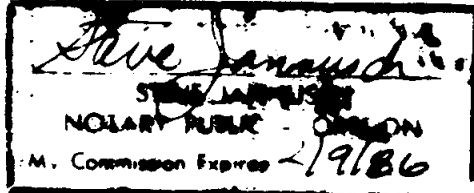
IN WITNESS WHEREOF, WE HAVE SET OUR HANDS AND SEALS THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 1983.

*Else Grossman, Olen S. Kent, Hildegard Kent, Lotti Coggins*  
ELSE GROSSMAN OLEN S. KENT HILDEGARD KENT LOTTI COGGINS

STATE OF OREGON }  
COUNTY OF JACKSON }

March 4 A.D. 1983  
PERSONALLY APPEARED THE ABOVE NAMED ELSE GROSSMAN, OLEN S. KENT & HILDEGARD KENT, HUSBAND & WIFE AND LOTTI COGGINS AND ACKNOWLEDGED THE FOREGOING INSTRUMENT TO BE THEIR VOLUNTARY ACT AND DEED.

BEFORE ME:



### APPROVALS

*Steve Jannusch* 3/4/83  
ASHLAND PLANNING STAFF (MLP 83-13) DATE

WE CERTIFY THAT PURSUANT TO AUTHORITY GRANTED TO US BY THE ASHLAND PLANNING COMMISSION IN OPEN MEETING OF 1983 THIS MAP IS HEREBY APPROVED. DATED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 1983.

PRESIDENT \_\_\_\_\_ SECRETARY \_\_\_\_\_  
EXAMINED AND APPROVED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 1983.  
CITY SURVEYOR \_\_\_\_\_

ALL TAXES, FEES, ASSESSMENTS OR OTHER CHARGES AS REQUIRED BY O.R.S. 311.280 HAVE BEEN PAID AS OF May 31, 1983.

*Ray Stewart by Gene Gerace*  
DIRECTOR OF ASSESSMENT & TAXATION

### RECORDERS CERTIFICATE

FILED FOR RECORD THIS 1 DAY OF June, 1983 AT 2:38 O'CLOCK P.M. IN VOLUME 5, PAGE 44, OF "MINOR LAND PARTITIONS" IN JACKSON COUNTY, OREGON.

*Betty King* DEPUTY  
*Kathleen S. Burkett* COUNTY CLERK

### STATE CLERK'S CERTIFICATE

THIS PLAT REPRESENTS A SURVEY MADE UNDER MY DIRECTION AND IN CONFORMANCE WITH THE LAWS OF THE STATE OF OREGON.

SURVEY FOR  
ELSE GROSSMAN  
162 FOURTH STREET  
ASHLAND, OREGON

SURVEY BY  
BOYDEN SURVEYORS  
106 MISTLETOE STREET  
MEDFORD, OREGON

SCALE: 1" = 30'

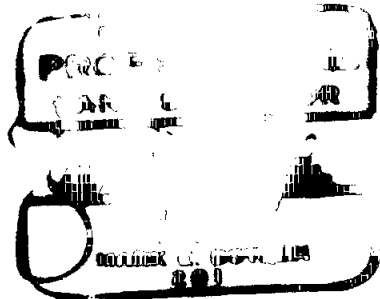
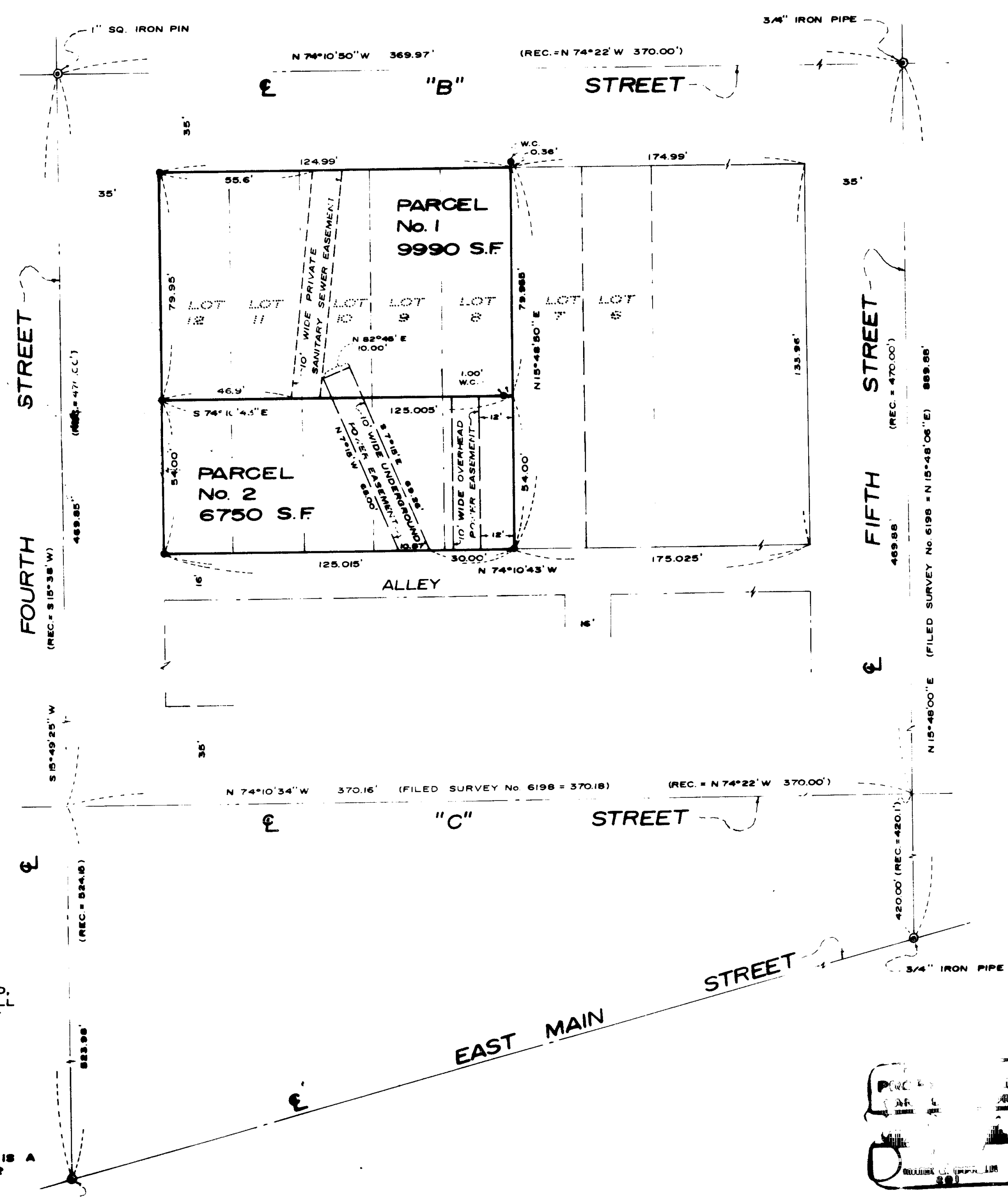
BASIS OF BEARINGS  
N.O.A.A. TRUE BEARING N-S & SEC. 9  
PER E OF FOURTH STREET PER  
FILED SURVEY No. 6198

LEGEND  
⊙ = FOUND STREET CENTER LINE  
MONUMENT AS INDICATED IN  
MONUMENT CASE  
W.C. = WITNESS CORNER  
⊙ = SET 5/8" X 24" REBAR WITH  
PLASTIC CAP MARKED  
"BOYDEN R.L.S. 281"

### REVERSIONS

PROVIDED THE SANITARY SEWER  
SERVING PARCEL No. 2 IS RELOCATED,  
THE EASEMENT SHOWN HEREON SHALL  
REVERT TO THE TITLEHOLDERS OF  
PARCEL No. 1.  
ALSO, THE OVERHEAD POWER  
EASEMENT, IF ABANDONED, SHALL  
REVERT TO THE TITLEHOLDERS  
OF PARCEL No. 2.

I HEREBY CERTIFY THAT THIS IS A  
PHOTOCOPY OF THE ORIGINAL MAP



SURVEY NARRATIVE TO COMPLY WITH O.R.S. 209.250

SURVEY FOR: Else Grossman  
162 Fourth Street  
Ashland, Oregon

SURVEY BY: Boyden Surveyors  
108 Mistletoe Street  
Medford, Oregon

PURPOSE: To monument and describe two parcels approved for Minor Land Partition by the City of Ashland (see City Planning File No. MLP 83-13) being located in Lots 8, 9, 10, 11 and 12 of Block 'K' of the recorded RAILROAD ADDITION to the Town of Ashland in the NE 1/4 of Sec. 9, T39SR1E, W.M.

Also located two power line easements to be dedicated to the City by this plat.

Also to locate a private sewer easement over the existing sewer service from Parcel No. 2 across Parcel No. 1.

PROCEDURE: Utilizing a one-second theodolite and EDM equipment, the street center line monuments shown on the accompanying map were tied. No indication of iron monuments were found with a GA-32 Magnetic Locator at the center line intersections of "C" Street with Fourth and Fifth Streets.

From the street center line monuments shown, the desired lot boundaries were computed and monumented. The partition boundary was monumented at a location requested by the client and approved by the City.

Basis of bearings is N.O.A.A. true bearing for the North-South center line of said Section 9 per center line Fourth Street per Filed Survey No. 6198.

February 18, 1983

