

# MAJOR LAND PARTITION

LOCATED IN  
 N. 1/2 of SEC. 13 & S. 1/2 of SEC. 12, T.36S, R.2W, WM.  
 JACKSON COUNTY, OREGON  
 FOR  
**WAYNE VAN WEY**  
 (RE: MAJOR PARTITION 82-4-MJP)

KNOW ALL MEN BY THESE PRESENTS, that we, the undersigned, in consid-  
 eration 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 two parcels of land, as said  
 parcels are designated and shown hereon.

*Wayne Van Wey*  
 WAYNE VAN WEY

*Ginger Van Wey*  
 GINGER VAN WEY

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

Personally appeared Wayne Van Wey and Ginger Van Wey, husband and  
 wife, and acknowledged the foregoing instrument to be their voluntary act and deed.  
 Before me :

*Cheryl A. Perna*  
 CHERYL A. PERNA  
 Notary Public - Oregon  
 My Comm. Expires 12-13-85

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

Director of Assessment & Taxation

Deputy

**APPROVAL :**

Approved by the Jackson County Planning Department

By: \_\_\_\_\_

Date: \_\_\_\_\_

**RECORDER'S CERTIFICATE :**

Filed for record this \_\_\_\_\_ day of \_\_\_\_\_, 19 \_\_\_\_ at \_\_\_\_\_  
 O'Clock \_\_\_\_\_ M. in Volume \_\_\_\_\_, page \_\_\_\_\_ of Major Land Partitions  
 in Jackson County, Oregon.

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 di-  
 rection and complies with the laws of the State of Oregon.

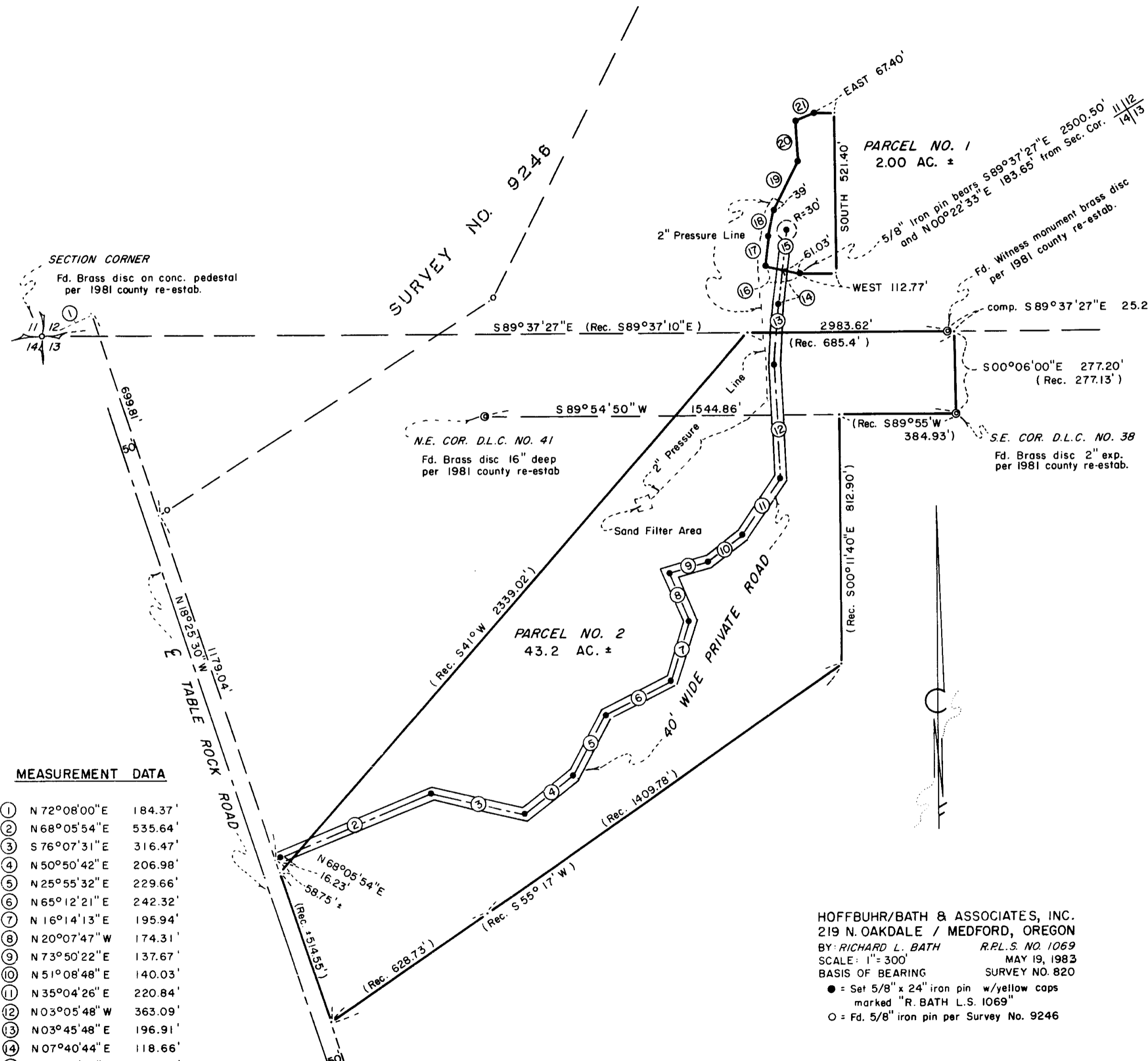
REGISTERED  
 PROFESSIONAL  
 LAND SURVEYOR  
*Richard L. Bath*  
 OREGON  
 July 30, 1978  
 RICHARD L. BATH  
 No. 1069

**NOTE:**

"This property, at the time of final map recording, was not shown to be suitable for develop-  
 ment 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."

In lieu of showing the "historical high water mark" on this map it should be noted that no  
 building permits will be issued without proof that the building site elevation complies with Jackson  
 County flood plain requirements.

The above information was included as a requirement for final plat approval.



**MEASUREMENT DATA**

- ① N 72°08'00"E 184.37'
- ② N 68°05'54"E 535.64'
- ③ S 76°07'31"E 316.47'
- ④ N 50°50'42"E 206.98'
- ⑤ N 25°55'32"E 229.66'
- ⑥ N 65°12'21"E 242.32'
- ⑦ N 16°14'13"E 195.94'
- ⑧ N 20°07'47" W 174.31'
- ⑨ N 73°50'22"E 137.67'
- ⑩ N 51°08'48"E 140.03'
- ⑪ N 35°04'26"E 220.84'
- ⑫ N 03°05'48" W 363.09'
- ⑬ N 03°45'48"E 196.91'
- ⑭ N 07°40'44"E 118.66'
- ⑮ N 07°40'44"E 128.51'
- ⑯ N 79°40'17" W 116.59'
- ⑰ N 05°15'37"E 98.36'
- ⑱ N 14°22'32"E 86.97'
- ⑲ N 25°08'01"E 182.81'
- ⑳ N 02°55'18" W 128.70'
- ㉑ N 67°25'46"E 63.22'

HOFFBUHR/BATH & ASSOCIATES, INC.  
 219 N. OAKDALE / MEDFORD, OREGON  
 BY: RICHARD L. BATH R.L.S. NO. 1069  
 SCALE: 1" = 300' MAY 19, 1983  
 BASIS OF BEARING SURVEY NO. 820  
 ● = Set 5/8" x 24" iron pin w/yellow caps  
 marked "R. BATH L.S. 1069"  
 ○ = Fd. 5/8" iron pin per Survey No. 9246

\*\* RECEIVED \*\*  
 Date 7/16/83 by SK  
 This survey consists of:  
1 sheets of  
1 (s) of private  
 JACKSON COUNTY  
 SURVEYOR

9651

SURVEY NO. \_\_\_\_\_

SURVEY NARRATIVE TO COMPLY WITH PARAGRAPH 209.250  
OREGON REVISED STATUTES

SURVEY FOR: Wayne Van Wey  
P.O. Box 841  
Medford, Or. 97501

LOCATION: North one-half (1/2) of Section 13  
and South one-half (1/2) of Section  
12, Township 36 South, Range 2 West,  
Willamette Meridian, Jackson County,  
Oregon

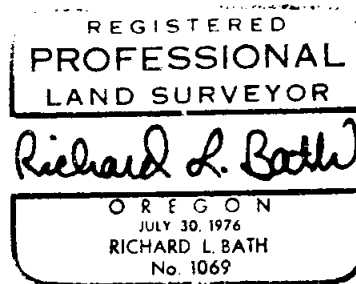
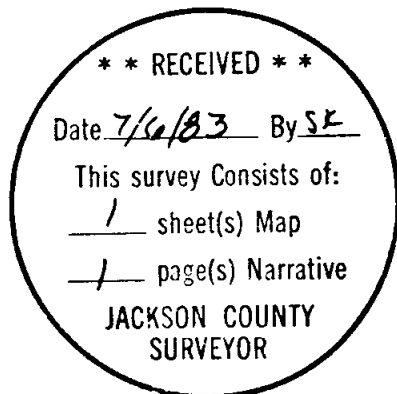
PURPOSE: To file this map with the Jackson  
County Surveyor's Office. This major  
partition has been completed to the  
specifications required by the Jackson  
County Planning Department relative to  
the surveying and mapping for this pro-  
ject. A problem exists, though, in the  
fact that our client has not constructed  
the road to the standards set forth by  
the county, and therefore, cannot receive  
final approval from planning.

The purpose of filing this map is to  
make public the location of the monuments  
that were set. The filing of this map  
does not represent the legal partition of  
Parcels 1 and 2, or a legal creation of  
the private road.

PROCEDURE: Tied into existing control established by this  
office for Survey No. 9246. With this, monumented the existing  
centerline of the access road and the proposed boundary line of  
Parcel No. 1.

Basis of Bearing - Survey No. 5242

May 19, 1983



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