

# VALLEY VISTA ESTATES UNIT NUMBER 1 SUBDIVISION

LOCATED IN SECTION 28, T.35 S., R.2 W., W.M.  
JACKSON COUNTY, OREGON  
SCALE: 1" = 200'

## DEDICATION

KNOW ALL MEN BY THESE PRESENTS, that we, *VALLEY VISTA ESTATES, INCORPORATED*, an Oregon corporation, are the owners in fee simple of the lands hereon described and that we have subdivided the same into lots, and streets as shown hereon, and the number and the size of the lots and the length of all lines are plainly set forth, and that this plat is a correct representation of the same subdivision, and we do hereby dedicate to the public for public use all streets and easements as shown hereon, and we do hereby designate said subdivision as *VALLEY VISTA ESTATES UNIT NUMBER ONE SUBDIVISION*.

IN WITNESS WHEREOF we have set our hands and seals this 8th day of June, 1968

L. F. Ledder  
President

P. F. Holt  
Vice President

STATE OF OREGON }  
County of Jackson }

June, 8 A.D. 1968.

Personally appeared the above named L. F. Ledder, President, and Philip F. Holt, Vice President, of *VALLEY VISTA ESTATES, INCORPORATED*, and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me Richard L. Henschman  
Notary Public for Oregon

My Commission expires the 18th day of November, 1971.

## ENGINEER'S CERTIFICATE

STATE OF OREGON }  
County of Jackson }

I, H.C. INGLE, a duly Registered Civil Engineer 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 Quarter corner common to Sections 28 and 29, Township 35 South, Range 2 West, *Willamette Meridian*, Jackson County, Oregon; thence North 0° 18' 25" West along the Section line between said Sections, 300.00 feet; thence East 30 feet to a 2 inch wide, 36 inch long iron pipe, located on the Easterly boundary of Duggan Road as described in Volume 188, page 394 of Deed Records of Jackson County, Oregon, said pipe being the Initial Point of Beginning; thence North 61° 12' 00" East 77.35 feet to the beginning of a curve; thence 120.03 feet along the arc of a curve right, with a radius of 235.00 feet and a central angle of 29° 16', the long chord of which bears North 75° 50' East 118.74 feet; thence South 89° 32' 00" East 685.00 feet to the beginning of a curve; thence 107.35 feet along the arc of a curve left, with a radius of 135.28 feet and a central angle of 45° 28' 00", the long chord of which bears North 67° 30' 00" East 177.12 feet; thence East 160.58 feet; thence South 45° 28' 00" West 120.03 feet; thence North 61° 12' 00" East 77.35 feet to the beginning of a curve; thence 120.03 feet along the arc of a curve right, with a radius of 235.00 feet and a central angle of 29° 16', the long chord of which bears North 75° 50' East 118.74 feet; thence South 89° 32' 00" East 685.00 feet to the beginning of a curve; thence 107.35 feet along the arc of a curve left, with a radius of 135.28 feet and a central angle of 45° 28' 00", the long chord of which bears North 67° 30' 00" East 177.12 feet; thence East 160.58 feet; thence South 45.00 feet; thence East 449.18 feet to the North-South center line of said Section 28; thence South 0° 15' 00" East along said center line 1340.93 feet to a 5/8 inch steel pin on the Westerly boundary of Perry Road; thence South 33° 36' 30" West 120.03 feet and South 33° 36' 30" West 63.14 feet along said road boundary; thence North 89° 37' 00" West 1548.00 feet; thence North 0° 19' 45" West 965.32 feet; thence North 89° 32' 00" West along road boundary 454.04 feet to the beginning of a curve; thence 89.35 feet along the arc of a curve left, with a radius of 175.00 feet and a central angle of 29° 16', the long chord of which bears South 75° 50' 00" West 88.42 feet; thence South 61° 12' 00" West 109.91 feet to the Easterly boundary of said Duggan Road; thence North 0° 18' 25" West along said boundary 63.27 feet to the Initial Point of Beginning.

Hugh C. Ingle  
Civil Engineer

Subscribed and sworn to before me this 10th day of June, 1968.

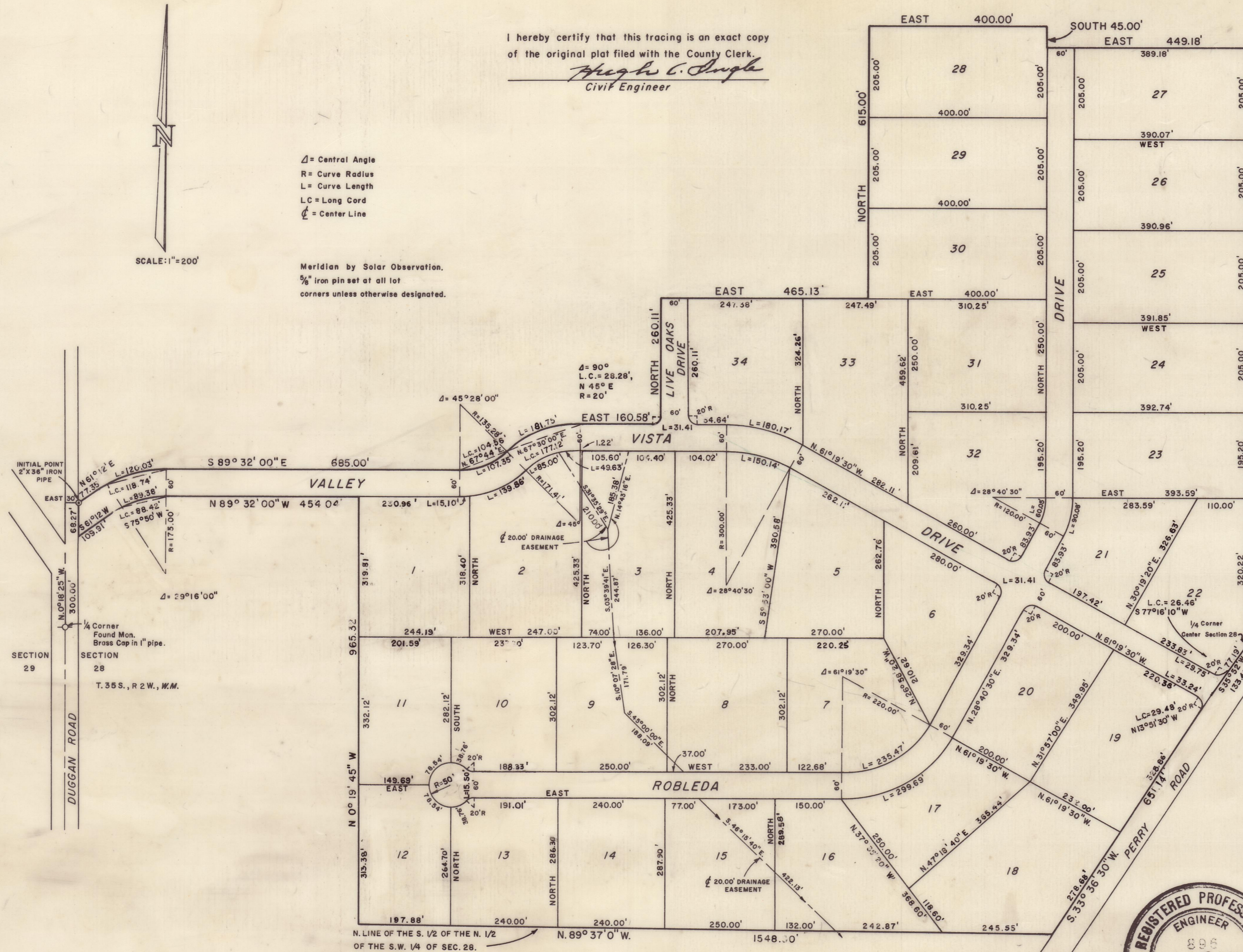
Jessie L. Carver  
Notary Public for Oregon

My Commission expires the 5th day of September, 1970

I hereby certify that this tracing is an exact copy  
of the original plat filed with the County Clerk.  
Hugh C. Ingle  
Civil Engineer

Δ = Central Angle  
R = Curve Radius  
L = Curve Length  
LC = Long Cord  
C = Center Line

Meridian by Solar Observation.  
3/8" iron pin set at all lot  
corners unless otherwise designated.



Examined and approved for the use of community water facilities and individual sewage disposal facilities this 27 day of June, 1968.

Barin Merkel, M.D.  
County Health Officer

Examined and approved by the County Planning Commission

this 17th day of FEBRUARY, 1968.  
Douglas P. Philip Chairman  
Gary A. Scott Secretary

Examined and approved this 19th day of June, 1968.

Raymond C. Barker  
County Assessor

For Order of the County Court approving this plat see Volume \_\_\_\_\_, page \_\_\_\_\_, of the Commissioner's Journal of Proceedings.

Annell  
County Clerk

All taxes paid in full to date this 19th day of June, 1968.

Raymond Ingle  
County Sheriff

Filed for record this 19th day of February, 1968 at 9:43 o'clock A.M. and recorded in Volume 11 of Plats at page 121 of Records of Jackson County, Oregon.

Annell  
County Clerk

Examined and recommended for approval by the County Court this 13th day of FEBRUARY, 1968.

Mark E. Boyden  
County Surveyor

For Deed Restrictions applying to *VALLEY VISTA ESTATES UNIT NUMBER 1 SUBDIVISION* see Official Record \_\_\_\_\_ of Jackson County, Oregon.