

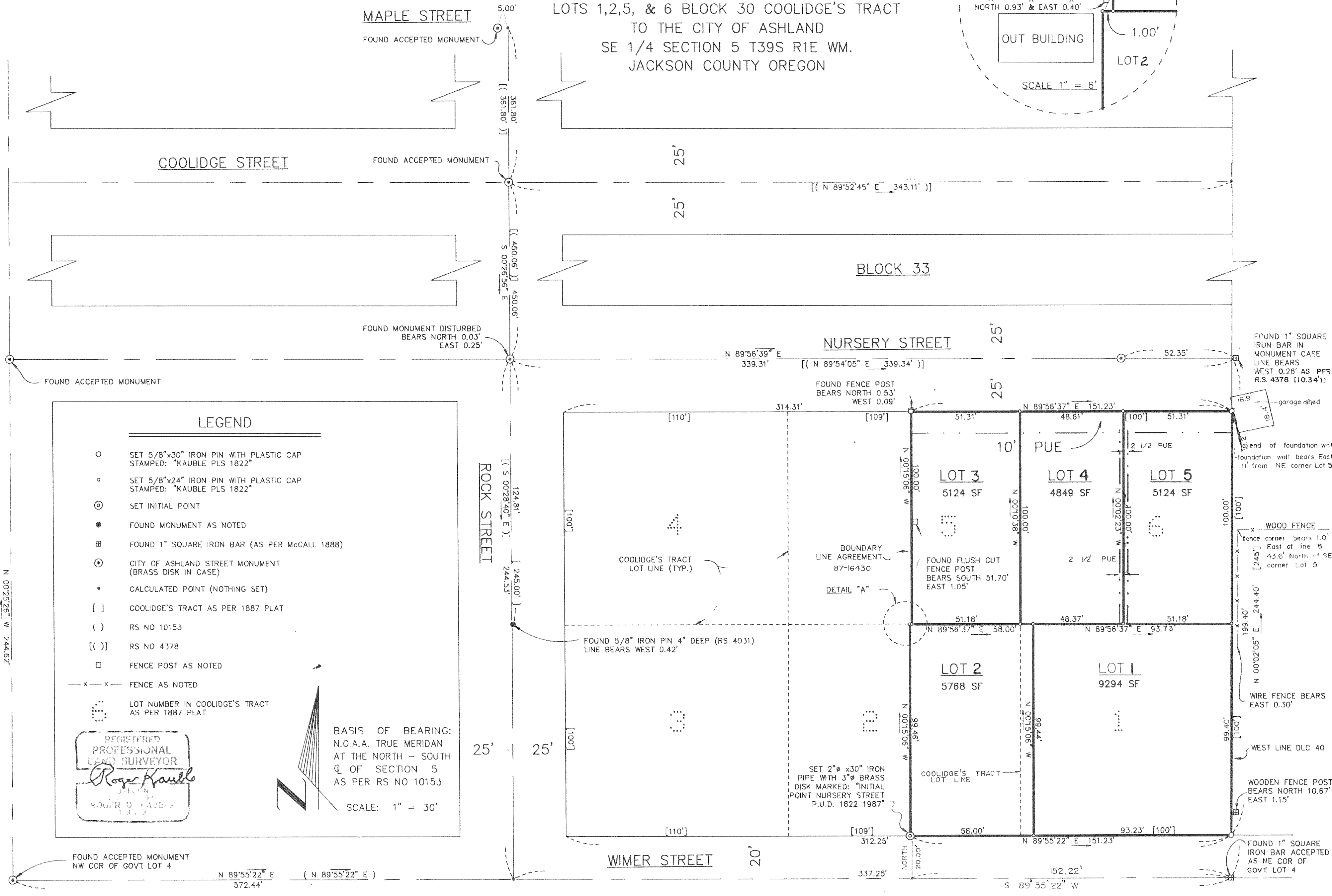
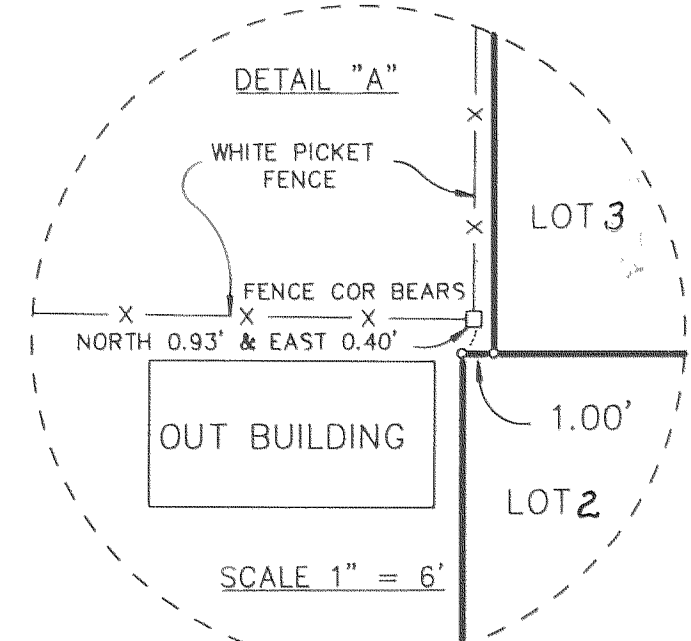
I CERTIFY THAT THIS COPY IS AN EXACT DUPLICATE OF THE ORIGINAL

Roger D. Kauble

NURSERY STREET P.U.D.

FOR
DON GREENE

LOCATED IN
LOTS 1,2,5, & 6 BLOCK 30 COOLIDGE'S TRACT
TO THE CITY OF ASHLAND
SE 1/4 SECTION 5 T39S R1E WM.
JACKSON COUNTY OREGON



Survey Narrative to comply with Paragraph 209.250
Oregon Revised Statutes

Survey For:

Don Greene
375 Normal Street
Ashland, Oregon 97520

Location:

Lots 1, 2, 5, and 6 of Block 30, Coolidge's Tract to the City of Ashland, located in Southeast 1/4 of Section 5, Township 39 South, Range 1 East, Willamette Meridian, Jackson County, Oregon.

Purpose:

To define and monument the corners of a tract of land, subdividing said tract into 5 lots, creating a planned unit development as per clients request.

Procedure:

Clients parcel is described as fractional portions of Lots 2 and 5, and including Lots 1 and 6 of Block 30, Coolidge's Tract, originally subdivided by McCall in 1888. Block 30 is defined by the intersections of the following streets and Donation Land Claim boundary:

- 1) West line of Donation Land Claim Number 40
- 2) Intersection of Wimer Street and Rock Street
- 3) Intersection of Rock Street and Nursery Street

These centerline right of ways were defined by location and recovery of street monuments as per Record of Surveys 4378 and 10153. The street monument located at the intersection of Nursery and Rock Street had been disturbed during the paving of Nursery Street, and found to be South 0.03 feet and West 0.25 feet from true position. (see plat)

Interceptions of controlling centerline right of ways provided comparison distances for each block course, determining proportion between the 1888 plat and measured. The easterly and westerly boundaries agreed reasonably well, but the northerly and southerly boundaries differed by as much as four feet (see plat). Clients lots were proportioned according to this ratio, and tentative positions for the outer boundary were calculated.

A boundary line agreement along the northwesterly portion of subject property was required because Emmett Whitham, owner of the adjacent property (100 Nursery Street) testified that the boundary between his property and the former owner of the subject property (now deceased), was in fact his fence which was constructed forty years ago. The position of the remaining outer boundary property corners fit well with existing improvements.

Basis of
Bearing:

N.O.A.A. True Bearing at the North-South centerline of Section 5 as per Record of Survey No. 10153.

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