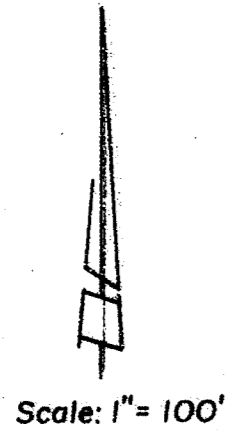


11521

Survey for PAULINE HAUDER
N.E. 1/4 SECTION 35, T. 38 S., R. 1 W., W.M.
JACKSON COUNTY, OREGON
January 2, 1989



LEGEND

- 5/8" Iron Pin found
 - Brass Cap monument found
 - 5/8" x 24" Iron Pin with plastic cap stamped L.S. 505 set
- W.C. Witness Corner

REGISTERED
**PROFESSIONAL
LAND SURVEYOR**

Verlyn Thomas
OREGON
MAY 13, 1980
VERLYN D. THOMAS
505

SEE SURVEY
No. 5683

SEE SURVEY
No. 8709

Fd. 5/8" I. Pin
N. 0.19
E. 0.07

Fd. 5/8" I. Pin S. 0.04
W.C. 13

SEE SURVEY NO. 11088

Mag. S89°59'13"W 350.07

EAST 350.0

BOUNDARY BY DECREE
CIRCUIT COURT CASE
No. 87-3056-NJ-1

RAPP LANE

N0°03'00"E
O.R. 69-07587

300.0 300.0

157.94

206.00

1101.26

650.23

(D.R. 97-314 650.5)

(D.R. 97-316)

** RECEIVED **
Date 3/1/89 By JK
This survey consists of:
1 sheet(s) Map
2 page(s) Narrative
JACKSON COUNTY
SURVEYOR

38-1W-35 TL 501

(BASIS OF BEARINGS)

WEST

B. Cap
N.E. COR.
D.L.C. 67

B. Cap
S.E. COR.
D.L.C. 65

SURVEY BY VERLYN THOMAS, PROFESSIONAL LAND SURVEYOR, MEDFORD, OREGON

11521

prompted a Suit to Quiet Title.

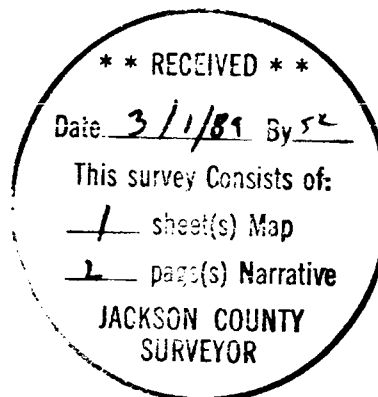
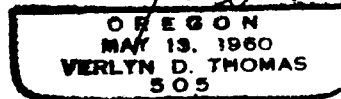
It should be noted at this time that the south line of parcel described in O. R. 74-04426 is described as East, 380.0 feet from the right-of-way line of Rapp Lane, which was 20.0 feet from center line at that time. The $380.0 + 20.0 + 250.5$ (the width on the D.L.C. line of the parcel to the east) = 650.5, which is the record distance to the center-line of Rapp Lane. This would indicate there is no "flag" along the easterly boundary of O. R. 74-04426 as indicated on Survey No. 11088. Therefore, the easterly pin set on the decree line was established as a Witness Corner only.

SURVEYOR:

Verlyn Thomas
304 South Holly
Medford, Oregon



Verlyn Thomas



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

FOR: Pauline Hauder
7325 Rapp Lane
Talent, Oregon 97540

LOCATION: N. E. 1/4 Section 35, Township 38 South, R. 1. West, W. M.
Jackson County, Oregon.

DATE: January 2, 1989

PURPOSE: To survey and monument a boundary line established by
Circuit Court decree.

PROCEDURE: An examination of the legal descriptions for parcels adjacent
to the above referred to decree line reveals errors which
made it extremely difficult to determine the intent of said
legal descriptions.

Instrument No. 74-04426, which conveyed a parcel from Byron
and Lillian Keith to Marian Forsythe, does not close mathe-
matically by 59.98 feet in latitude and 1.09 feet in departure.
It also describes several courses which purport to be the
southerly right-of-way line of the T.I.D. canal. Unfortunately,
by the time these courses intersect the east right-of-way line
of Rapp Lane, the described southerly right-of-way line is on
the wrong side of the canal. To further complicate matters,
the T.I.D. obtained an additional 20 feet of right-of-way from
Lillian Keith by an easement recorded December 28, 1960, in
Volume 500, page 151, Jackson County Deed Records.

That certain course in O. R. 74-04426 which reads "South
88° 25' West 222.2 feet, more or less, to the east right-of-
way line of the County Road" computes more closely to the
center line of Rapp Lane.

If one computes O. R. 74-04426 literally as described, and
disregards the erroneous relationship to the canal, and the
60 foot error of closure, the south line of said parcel passed
through some of the "Keith" buildings. Since Keiths were
creating said division line for the purpose of selling these
buildings, it was apparent this was not the intended location
for said division line. However, Survey No. 11088, performed
for the defendant in said Suit, followed the above described
procedure and monumented a line which passed through said
buildings. This action, and other actions by the defendant,