



PLAT OF SURVEY

LOCATED in the SW 1/4 of Section 15,
T. 39 S., R. 1 E., W.M., Jackson County, Or.

April 17, 1990

SURVEYED FOR: *Bill Cowger
61 Nutley
Ashland, Oregon 97520*

SURVEYED BY: *Edwards Surveying and Land Planning Inc.
1014 East Pine Street
Central Point, Oregon 97502
Phone: (503) 664-1539*

** RECEIVED **

Date 4-16-90 By BF

This survey consists of:

- sheet(s) Map
- page(s) Narrative

JACKSON COUNTY
SURVEYOR

**REGISTERED
PROFESSIONAL
LAND SURVEYOR**

David A. Edwards

**OREGON
JULY 26, 1988
DAVID A. EDWARDS
2339**

LEGEND

- ⊙ Indicates monument found as noted.
- Indicates 1 1/4" outside diam. crimped top iron pipe found unless otherwise noted.
- Indicates 5/8" x 24" steel pin w/ plastic cap mkd. "D.A. EDWARDS-RPLS 2339" set.
- () Denotes record data as noted.
- Plat = Recorded plat of TIMBERLINE SUBDIVISION
- I.D. = inside diameter
- R.S.N. = Recorded Survey Number
- SCALE: 1" = 200'
- BASIS OF BEARINGS: East-West center line of Section 15 per R.S.N. 8607

11993

SURVEY NUMBER

Edwards Surveying and Land Planning Inc.
Registered Land Surveyors
1014 East Pine St.
Central Point, Oregon 97502
(503)664-1539

SURVEY NARRATIVE TO COMPLY WITH CHAPTER 209, PARAGRAPH 250,
OREGON REVISED STATUTES

SURVEY FOR: Bill Cowger
61 Nutley
Ashland, Oregon 97520

LOCATION: In the SW 1/4 of Section 15, T. 39 S., R. 1 E.,
W.M., Jackson County, Oregon.

PURPOSE: To locate and monument the boundaries of that
tract described in Volume 80 at Page 414 of the
Deed Records of Jackson County, Oregon and to
determine the relationship between the
monumented West line of TIMBER LINE SUBDIVISION
and the East line of the NW 1/4 of the SW 1/4
of Section 15, as shown on the accompanying
plat.

PROCEDURE: A control traverse was executed which tied in
the controlling Section and 1/4 corners with
the resulting data being shown on the attached
plat. Given the extremely small differences in
bearing and distance between the current survey
and recorded surveys numbered 8607, 10056 and
10901, I felt comfortable using the record
bearing for the North-South center line of
Section 15, as shown on R.S.N. 8607. After
computing the subdivision of the SW 1/4 and the
boundaries of the subject tract, a traverse was
run along said boundaries. With regard to the
West line of said tract, the original deed
conveying the tract, executed in 1910, is a
metes and bounds description of a rectangle 676
feet by 660 feet. The original deed conveying
the property to the West, also executed in 1910
but being junior to my client's tract, calls
for "the West half of the SW 1/4 of the SW 1/4
of Section 15". Parole evidence as to the
intent of the parties being unavailable, an
apparent gap of about 2 feet exists, as shown
on the accompanying plat. Monuments set on this
survey consist of 5/8" x 24" steel pins with
red plastic caps mkd. "D.A. EDWARDS-RPLS 2339".

BASIS OF BEARINGS: East-West center line Sec. 15 per R.S.N. 8607.

EQUIPMENT: Nikon NTD-4 Semi-automatic theodolite/E.D.M.

DATE COMPLETED: April 17, 1990.

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