

# MAP OF SURVEY

## PROPERTY LINE ADJUSTMENT

LOCATED In Sec. 23 & N. 1/2 of Sec. 26, T. 36 S., R. 1 W., W.M., Jackson County, Oregon.

DATE: Dec. 6, 1993

SURVEY FOR: James A. Cochran  
1354 Grand Ave.  
Medford, Or. 97504

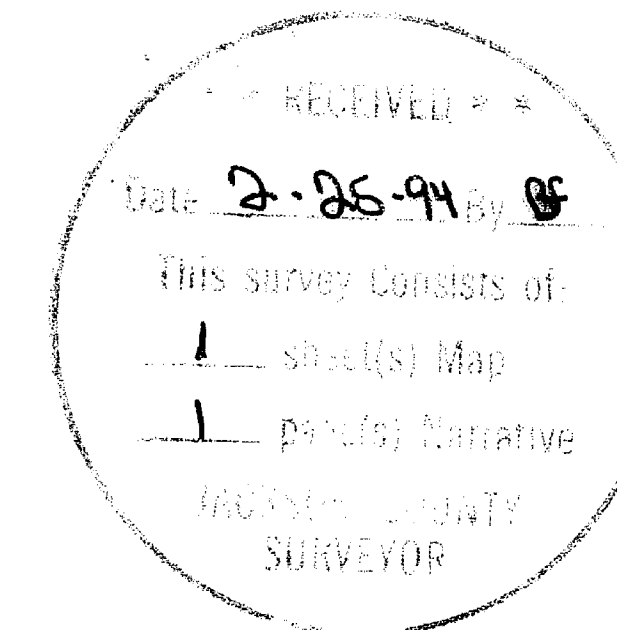
SURVEY BY: Edwards Surveying & Land Planning, Inc.  
816 West 8th Street  
Medford, Or. 97501  
Ph. 1 (503) 776-2313

REGISTERED  
PROFESSIONAL  
LAND SURVEYOR

*Darrel W. Edwards*

OREGON  
JULY 6, 1966  
DARREL W. EDWARDS  
741

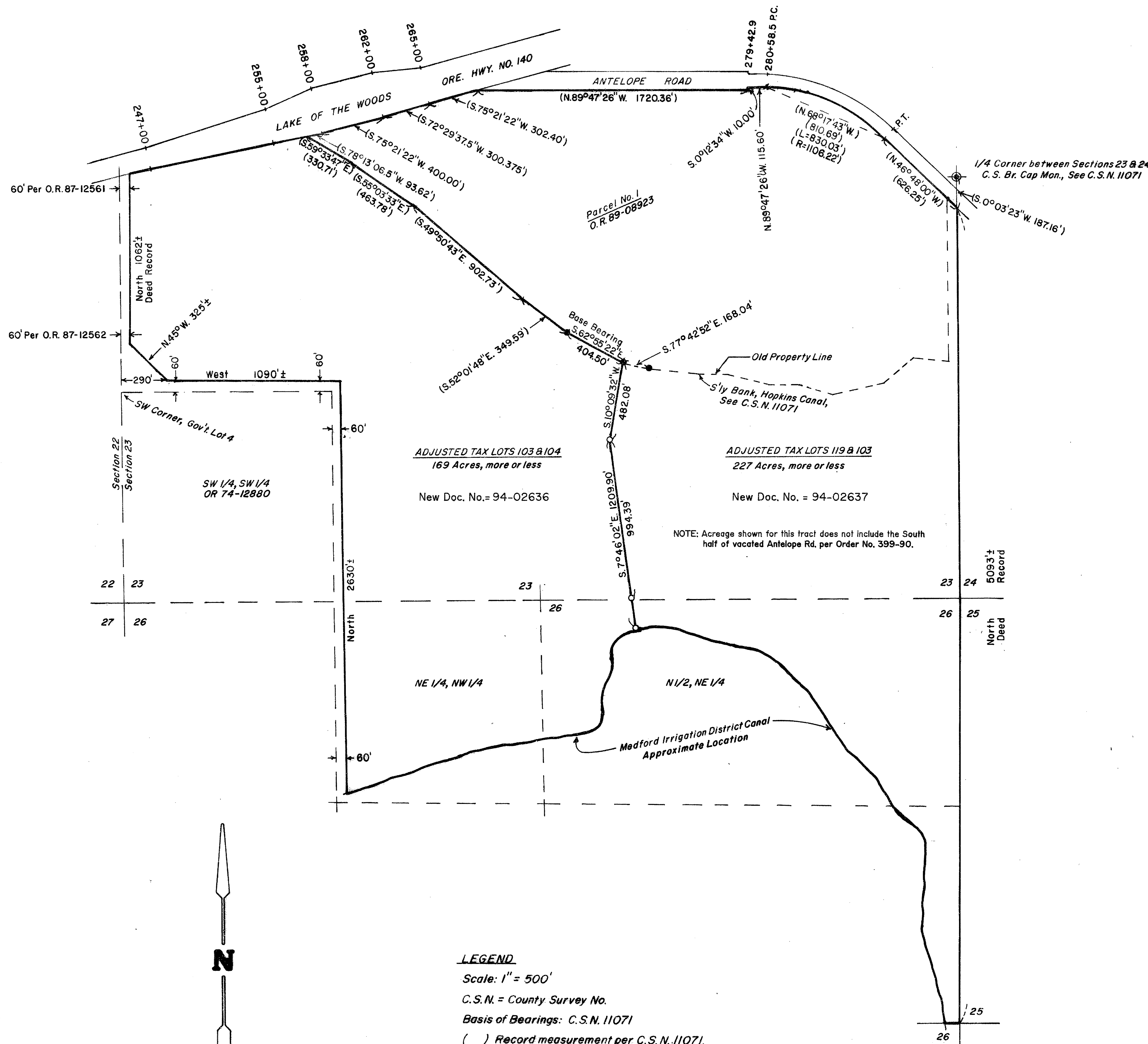
Expires 12/31/93



APPROVAL (File No. 93-48-LLA)

Approved by the Jackson County Department of Planning and Development

By *Dody Talbot* Date 12-6-93



**LEGEND**  
Scale: 1" = 500'  
C.S.N. = County Survey No.  
Basis of Bearings: C.S.N. 11071  
( ) Record measurement per C.S.N. 11071.  
● 5/8" Iron Pins w/plastic caps, C.S.N. 11071.  
○ Set 5/8" x 24" steel pin w/plastic cap stamped "D.W. EDWARDS · LS 741"

REGISTERED  
PROFESSIONAL  
LAND SURVEYOR

Martin C. Stewart

OREGON  
JULY 15, 1983  
MARTIN C. STEWART  
2057

## STEWART LAND SURVEYS

6370 Highway 66  
Ashland, Oregon 97520  
phone (503) 488-2831

\*\* RECEIVED \*\*

Date 12-29-93 By MS

This survey Consists of:

1 sheet(s) Map

1 page(s) Narrative

JACKSON COUNTY  
SURVEYOR

Surveyor's Registration  
Expires December 31, 1994

**NARRATIVE of SURVEY**  
to COMPLY with PARAGRAPH 209.250 of the  
OREGON REVISED STATUTES

SURVEY No. **13790**

**SURVEY FOR:** Betsy T. and Ian D. Wessler  
184 "B" Street  
Ashland, Oregon 97520

**LOCATION:** Donation Land Claim Nos. 40 & 42 in the  
Northwest One/Quarter of Section 9, Township 39 South of Range 1 East  
of the Willamette Base and Meridian in Jackson County, Oregon.

**PURPOSE:** To establish property corners and lines and  
the location of existing improvements.

**DATE:** December 1, 1993

**BASIS of BEARINGS:** True Meridian at the North-South  
Centerline of Section 9, Township 39 South of Range 1 East of the  
Willamette Base and Meridian as derived from the 1968 Jackson County  
Surveyor's control network which utilized National Oceanic and  
Atmospheric Administration geodetic survey monuments.

**PROCEDURE:** A thorough research of the public records  
indicated that there had been several filed and unfiled surveys in the  
vicinity. The unfiled surveys appeared to pre-date the legislation  
requiring filing of surveys with the County Surveyor. The deeds of  
record, in some cases, were the only indication that a survey had been  
executed. The found monumentation, as shown on filed survey No. 12197  
conducted by Surveyor Everett L. Swain, was found to be within very  
acceptable positional tolerances. Mr. Everett L. Swain while in  
private practice executed very accurate and extensive surveys in the  
area and in the performance of the above mentioned filed survey as  
well as in filed survey Nos. 11988 and 12704 brought to light a survey  
conducted by C.Z. Boyden in the 1930's.

It was not possible to determine the origin of some of the found  
monuments but it appears that Frank Walker, (the Ashland City  
Engineer, during the 1920's, 1930's and 1940's) could have been  
responsible for the establishment of some of these. Possibly an early  
survey done by a Surveyor Lowell Ager could have accounted for some  
of these monuments, as well. A review of Frank Walker's notes on file  
at the City of Ashland Survey Department revealed little information  
and further research into notes was felt to be unnecessary at this  
time. As mentioned previously Deputy County Surveyor C.Z. Boyden's  
survey of the 1930's accounted for many of the found survey monuments,  
however many of the unaccounted for monuments were not of the type  
utilized by Surveyor Boyden, i.e. axle shafts and 1.5" iron pipes.  
The exception to this is the found 3/4" iron pipe with a split and  
flared top on the clients Westerly boundary line (which is mentioned  
in Boyden's field notes). It is not clear whether this monument was  
found or set by Mr. Boyden but it's retraced values fit extremely well  
to the distance and bearing as shown in his field notes as well as to  
deed recitals. The location of this flared top pipe is also a corner  
of Lot 8 in Block 23 of the Chitwood Tract, recorded September 28,  
1883 and this 3/4" pipe could possibly pre-date Surveyor Boyden's  
survey.

Assistant Surveyor for the City of Ashland, Everett L. Swain, whose  
gracious assistance in the analysis of all this diverse survey and  
deed information both of record and otherwise was most appreciated.  
Without his guidance and expertise this survey would have been far  
more difficult.

Finally, the client's adjoiner to the northwest removed a fence,  
asphaltic/concrete, portions of a concrete slab, a building and  
concrete footings that were found to be encroaching on my client's  
property. The reconstruction and replacement of these improvements was  
underway at the time of the filing of this survey and the fence posts  
and concrete cuts were visually inspected to verify their correct  
location.

# Edwards Surveying & Land Planning Inc.

DARREL W. EDWARDS  
OREGON REG. 741  
ARIZONA REG. 9746



DAVID A. EDWARDS  
OREGON REG. 2339

REGISTERED LAND SURVEYORS  
816 WEST 8TH ST.  
MEDFORD, OREGON 97501  
(503) 776-2313 • (503) 471-7059

## 13890

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

SURVEY FOR: James A. Cochran  
1354 Grand Avenue  
Medford, Or. 97504

LOCATION: Section 23 and the North 1/2 of Section 26, T.  
36 S., R. 1 W. W., M., Jackson County, Oregon.

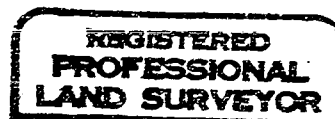
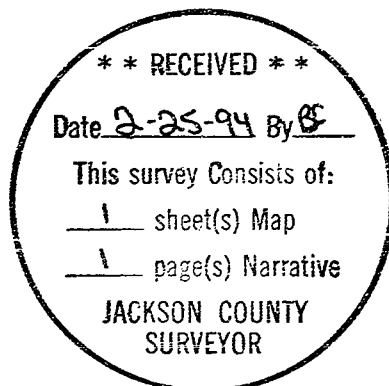
PURPOSE: Property Line Adjustment as shown on the accom-  
panying Map of Survey.

PROCEDURE: Found survey markers set in County Survey No.  
11071 as shown on the accompanying map of  
survey. Utilizing data from County Survey No.  
11071 and field measurements the adjusted prop-  
erty line was surveyed and pins set as shown on  
the accompanying map of survey.

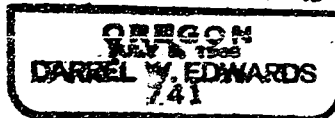
BASIS OF BEARINGS: County Survey No. 11071

EQUIPMENT: Nikon NTD-4 semi-auto-matic theodolite/E.D.M.

DATE COMPLETED: December 6, 1993



*Darrel W. Edwards*



Expire 12/31/93