

14574

**SURVEY FOR**

Gordon Jackson  
 o/o Trails End Real Estate  
 P.O. Box 1004  
 Shady Cove, Oregon  
 97689

REGISTERED  
**PROFESSIONAL**  
 LAND SURVEYOR

OREGON  
 JULY 16, 1967  
 GARY D. KAISER  
 No. 803

Exp. 6-30-97

**LOCATION**

SW1/4 of Section 16,  
 T.34S., R.17W., W.M.  
 Shady Cove, Oregon

**SURVEY BY**

Kaiser Surveying  
 19440 Highway 62  
 Eagle Point, Oregon  
 97624

VOL. 316  
 Page 104  
 D.R.



Scale: 1" = 60'

**DATE**

June 26, 1986

**BASIS of BEARINGS**

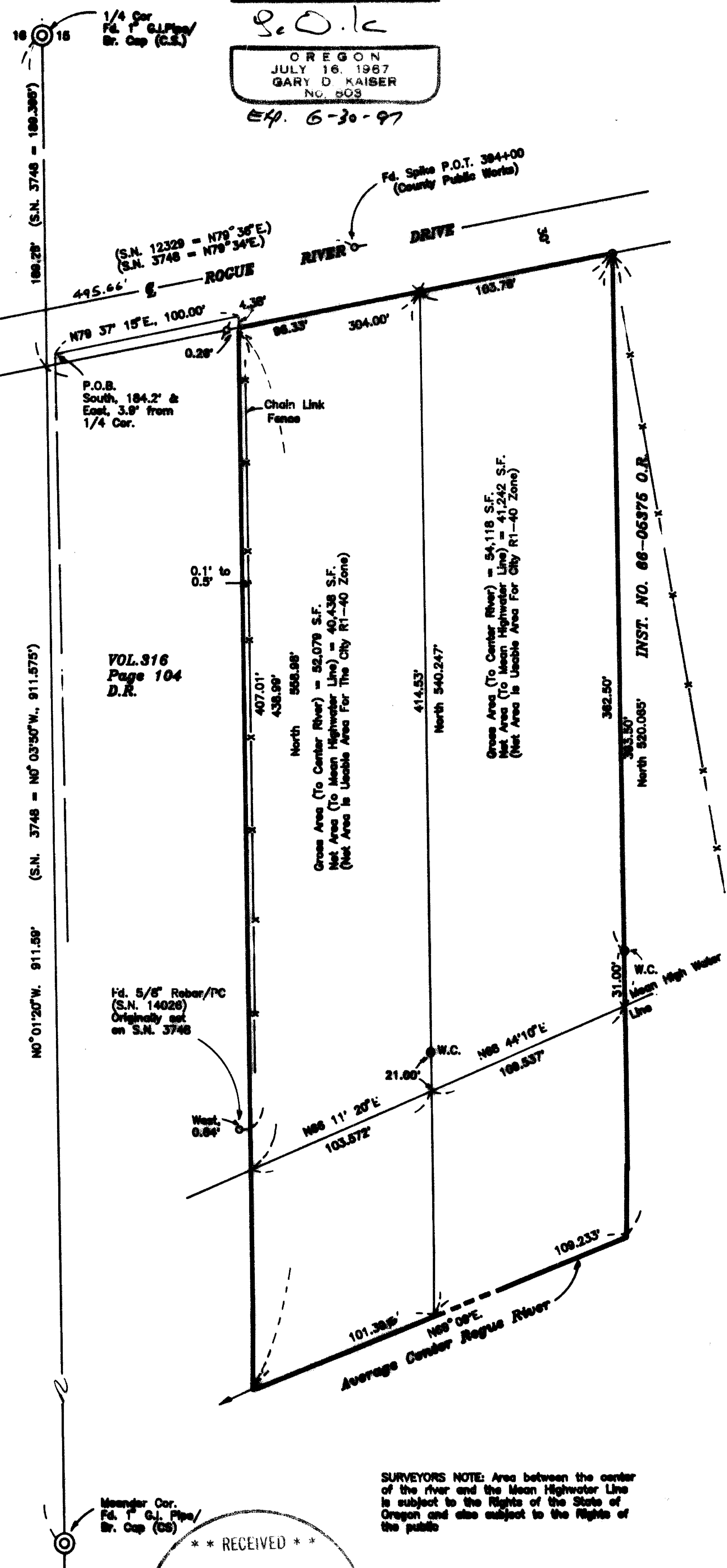
"MS-3" 1988 OSHD to "MS-4"  
 1988 OSHD with grid bearings  
 decreased in Azimuth 0 = 1' 30" 00"

**LEGEND**

- o Found monument as indicated
- ∅ 5/8" Rebar (S.N. 3748)
- Set 5/8" x 24" Rebar with plastic cap marked KAISER NLS 803
- X Set 5/8" x 30" Rebar with plastic cap marked KAISER NLS 803

W.C. = Witness Corner?

S.N. = Filed Survey Number  
 (County Surveyors Office)



SURVEYORS NOTE: Area between the center of the river and the Mean Highwater Line is subject to the Rights of the State of Oregon and also subject to the Rights of the public

\*\* RECEIVED \*\*  
 Date 6-28-95 By SM  
 This survey consists of:  
 1 sheet of plan  
 2 parties to receive  
 JACKSON COUNTY  
 SURVEYOR

14574

14574

The deed for the subject tract calls for running to the "meander line of the Rogue River". The river meander lines were established by government contract surveyors on the original public land surveys while establishing, in this case, the original sectional boundaries of Section 15. These meander line were established to map water courses and not intended to be property lines, the real property boundary runs to the bank of the stream or to the center of the stream itself.

The ownership of the actual bed of the Rogue River has been argued in court with somewhat varying results. The U.S. Supreme Court and the State Land Board recommended that portions of the river, including the section of the river fronting the subject property, be declared navigable which will give the State of Oregon and the public some rights to the bed of stream, consequently the subject property was surveyed to the average center of the river subject to the rights of the state and the public to the river bed below the mean highwater line which was established at the vegetation line.

\*\* RECEIVED \*\*  
Date 6-28-95 Bysk  
This survey Consists of:  
1 sheet(s) Map  
2 page(s) Narrative  
JACKSON COUNTY  
SURVEYOR

REGISTERED  
PROFESSIONAL  
LAND SURVEYOR

G. D. K

OREGON  
JULY 16, 1967  
GARY D. KAISER  
No. 809

EA 6-30-97

GARY D. KAISER  
R.P.L.S. ORE. 803  
C.W.R.E. ORE. 73

**KAISER SURVEYING**  
19440 HIGHWAY 62  
EAGLE POINT, OREGON 97524

PHONE  
SHADY COVE (503) 878-3995  
Fax (503) 878-3995

SURVEY NO. 14574

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

SURVEY FOR: GORDON JOELSON  
C/O TRAILS END REAL ESTATE  
P.O. BOX 1004  
SHADY COVE, OR 97539

SURVEY BY: KAISER SURVEYING  
19440 HWY. 62  
EAGLE POINT, OR 97524

LOCATION: SW ¼ of Section 15, T. 34 S.,  
R. 1 W., W.M., Shady Cove, Oregon

BASIS OF BEARINGS: "MS-3" 1988 OSHD to "MS-4" 1988 OSHD  
with grid bearings decreased in  
azimuth by  $\theta = 1^{\circ} 35' 00''$

DATE: June 26, 1995

PURPOSE: To monument tract described in Inst.  
No. 95-14879 O.R..

PROCEDURE: Controls used to locate the subject  
tract boundaries were the West ¼ corner Section 15 and the  
Southerly meander corner on the West boundary of Section 15  
and the centerline of Rogue River Drive established from  
found County Public Works spikes.

The East boundary of tract described in Vol. 316, Page  
104 D.R. was located deed record distance South and East to  
the P.O.B. then running from said P.C.B. North  $79^{\circ} 37' 15''$   
East, parallel to the centerline of Rogue River Drive,  
100.00', then running South along said East boundary. Found  
monument set on Filed Survey No. 3748 and monument set on  
Filed Survey No. 14026 (a replacement monument of the  
Southeasterly witness corner set on Filed Survey No. 3748)  
are considered witness corners to the East boundary of said  
tract described in Volume 316, Page 104 D.R..

The West boundary of tract described in Inst. No. 66-  
05375 O.R. was located deed record distance (304.00') North  
Easterly along the Southerly right-of-way line of Rogue River  
Drive from an intersection of said Southerly right-of-way  
line and the West boundary of Section 15, then running South  
along said West boundary.