

# MAP OF SURVEY

LOCATED IN THE EAST 1/2 OF SECTION 6  
T.38 S. R.02 W. W.M. JACKSON COUNTY  
OREGON.

SURVEY FOR:

DAVID JAMES RIAANT  
747 JUANITA WAY  
JACKSONVILLE, OREGON 97530

AND FOR:  
FRED E. MYERS & LONNIE LINDSAY  
P.O. BOX 715  
JACKSONVILLE, OREGON 97530

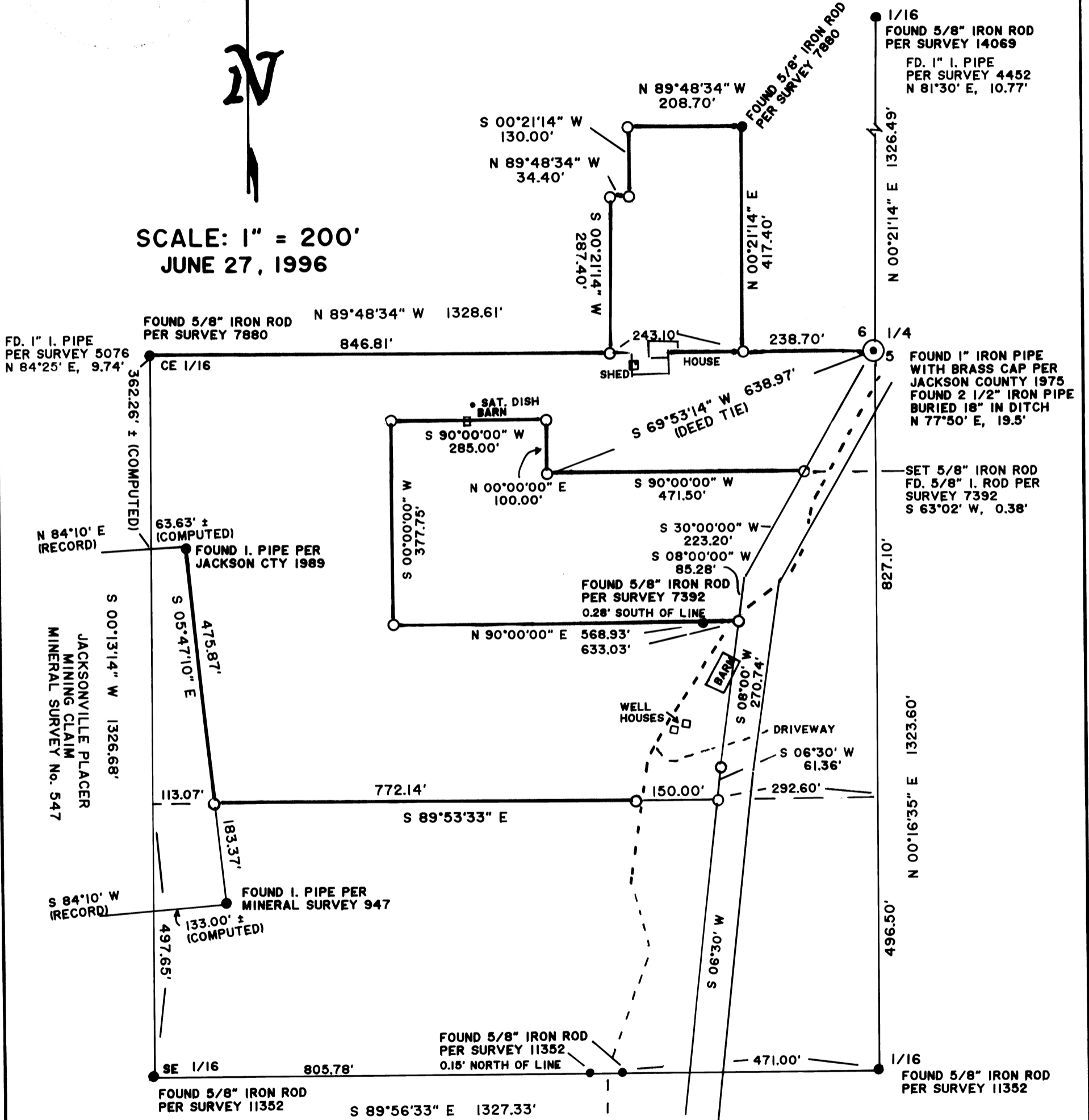
REGISTERED  
PROFESSIONAL  
LAND SURVEYOR

OREGON  
JULY 16 1987  
JONATHAN C. SPERO  
2309  
EXPIRES 06/30/98

7-17-96  
1  
2



SCALE: 1" = 200'  
JUNE 27, 1996



### LEGEND:

○ SET 5/8" X 30" IRON ROD  
WITH 2" ALUMINUM CAP  
(SPERO LS 2309)

● FOUND MONUMENT AS SHOWN

NARRATIVE SEPARATE DOCUMENT  
BEARINGS ARE BASED ON POLARIS  
OBSERVATIONS THIS SURVEY

APPROXIMATE CENTER  
WAY  
RUNNING UP DRAW

DAISY CREEK ROAD  
PER JACKSON COUNTY  
ROAD RECORDS IN  
VOLUME 1 PAGE 177 (1870)

PREPARED BY:  
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**REGISTERED PROFESSIONAL LAND SURVEYOR**

**15036**

SURVEY NARRATIVE

LOCATED in the East Half of Section 6, Township 38 South, Range 02 West, Willamette Meridian, Jackson County, Oregon.

SURVEY FOR:

David James Riant  
747 Juanita Way  
Jacksonville, OR 97530

AND FOR:

Fred E. Myers and  
Lonnie Lindsay  
P.O. Box 715  
Jacksonville, OR 97530

PURPOSE: To Monument the boundaries of that parcel of land shown on the maps of the Jackson County Assessor as 38-2w-06-00 Tax Lot 1600 owned by Fred E. Myers (J.C.D.R. 66-12620 added to in 91-02936), and to monument the boundaries of that parcel of land shown on the maps of the Jackson County Assessor as 38-2w-06-00 Tax Lot 1703 owned by Dave Riant (OR 95-19937).

PROCEDURE:

The Myers parcel description calls for fixed distances along and/or parallel with the East - West centerline of Section 6, and fixed distances parallel with the East line of Section 6. Utilizing the East Quarter corner as monumented by Jackson County in 1975 and 1/16th corners as monumented in Surveys 7880 and 14069 as shown on the accompanying Map of Survey, I monumented corners for that parcel as shown hereon.

There are two different distances stated for the beginning tie from the East 1/4 corner to the Southeast parcel corner of the Myers property. The original deeds breaking this parcel out (J.C.D.R. Vol 441 Pg 375 and OR 66-12620) call for a distance of 238.7 feet. These deeds are where Myers took title. Several other deeds call for a distance of 241 feet, creating an apparent overlap of 2.3 feet. Since Ernest R. & Ruth E. Kennedy took title to the strip in question (see J.C.D.R. Vol. 542 p.63 (1963) and granted to Myers using the 238.7 foot distance (see OR 66-12620), the correct distance is 238.7 feet. The current deed for the adjoiner (Tax Lot 1500 - see OR 95-21770) also calls for the 238.7 feet.

Corners for Tax Lot 1700, a small parcel transferred from Tax Lot 1703 and added to Tax Lot 1600 in a property line adjustment (see Jackson County Planning file No. 90-91-LLA) were not monumented this survey.

The Riant Parcel is described as the North 25 acres of the Northeast Quarter of the Southeast Quarter of Section 6 (with several exceptions).

Records show that the Northeast Quarter of the Southeast quarter was split into the "North 25 acres" and the "South 15 acres" by simultaneous conveyances on February 7 1940 (see J.C.D.R. Vol. 224 pp. 437-439) . One of these exceptions is the Jacksonville Placer Mining Claim. The description calls for the "40", and not for a Government Lot (the claim is shown on the 1854 original government survey plat), and the simultaneous conveyances leave neither parcel senior in title. Therefore the full "40" was divided proportionately into the "North 25" and the "South 15" and the both the excess acreage (total acreage is 40.398 acres) and the bearing of the division line were proportioned based on the stated acreages.

Monuments were found as shown on the Map marking the Northeast and Southeast corners of the Jacksonville Placer Mining Claim. The East and West lines were not run in this survey.

The Parcel shown on the maps of the Jackson County Assessor as Tax Lot 1701 is also an exception to the Riant parcel. This description begins with a tie from the East 1/4 corner for Section 6, of South 69°53'14" W, 638.97 feet to the point of beginning. The deed then describes a parcel by bearings and distances with no monuments called for. This parcel is shown on Survey 7392, but the only points monumented are in the vicinity of Daisy Creek Road along the North and South property lines. Since this description calls for bearings from one corner only, and since there is some discrepancy in the basis for bearings between surveys in the area, observations on Polaris were taken in the course of this survey to establish a true astronomic basis of bearings. The deed calls based on true North, were used to locate this parcel.

Daisy Creek Road is described in Jackson County Road Records in Volume 1 at page 177 (1870). This is a lengthy description, running from Jacksonville to Buncom, and was apparently the original road. The description makes a tie to the East Quarter corner for Section 6, which fits well with the location of the travelled way, and provides a good point of beginning. From the point tied to the 1/4 corner, the road description runs S 30° W, 488.4 feet, and for this course, the travelled way reasonably follows the road description. Then the description turns S 8° W, and runs for several courses on bearings close to this. The travelled way, as it exists today, continues more or less S 30° W for another 400 +/- feet, then fades to a rutted and impassible course running up the draw, with bearings that closely parallel the record road bearings. There is a barn, pasture, driveway, and wells within the strip between the apparent travelled way and the record road location.

There are two possible explanations for this discrepancy. One is that the road in 1870 went up and along the side hill. I see little evidence of a road bed, but this area was extensively mined, (the 1870 road description indicates it is following an existing road). The second possibility is an error in the 1870 description and that the S 30° W bearing should have extended another 400 +/- feet in which case the "road" running up the draw would fit the original road description. As the true location for Daisy Creek Road could not be determined with certainty, both the Westerly edge of the existing "road" up the draw, and the Westerly edge of the road as described in Jackson County Road Records in Volume 1 at page 177 were monumented as shown on the accompanying map.

Bearings are based on Polaris Observations this survey.

Date of Survey: June 27, 1996

Map of Survey is a separate document.

