

JACKSON COUNTY FILE NO. 2000-56-PLA

JACKSON COUNTY PLANNING APPROVAL

BY:

Sandy Mathewson

5-7-01

PLANNING

DATE

LEGEND

- ADJUSTED PROPERTY LINE
- SET 5/8" X 30" IRON PIN W/CAP MARKED 'OSMUS PLS 2464'
- FOUND 5/8" IRON PIN WITH CAP MARKED KAISER RLS 803 (FROM FS 9666) UNLESS OTHERWISE NOTED
- () RECORD DATA FROM FS 9666 UNLESS OTHERWISE NOTED
- FS FILED SURVEY
- OR OFFICIAL RECORDS, JACKSON COUNTY, OREGON
- RE: REFERENCE
- IP IRON PIN
- FENCE

BASIS OF BEARING

THE NORTH LINE OF PARCEL DESCRIBED IN OR 98-21642 AND SHOWN AS PARCEL NO. 2 ON FILED SURVEY NO. 9666.

NOTE: FENCE SHOWN ALONG EAST BOUNDARY MAY INDICATE CLAIMS OF OCCUPATION AND/OR OWNERSHIP NOT DISCLOSED BY DEED RECORDS.

I CERTIFY THAT THIS SURVEY WAS PREPARED WITH ARCHIVAL QUALITY MATERIALS AS REQUIRED BY ORS 209.250. SPECIFIC PRODUCTS USED ARE HEWLETT PACKARD INK #51640A ON CONTINENTAL MYLAR #JPC-4M2.

Stuart M. Osmus
STUART M. OSMUS, PLS 2464

MAP OF SURVEY

PROPERTY LINE ADJUSTMENT

FOR

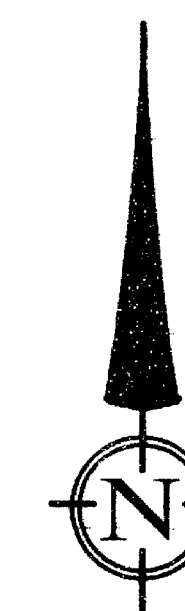
NEALE WALSCH
55 POMPADOUR DRIVE
ASHLAND, OREGON 97520

LOCATED IN

EAST 1/2 OF THE SW 1/4 SECTION 35
TOWNSHIP 38 SOUTH, RANGE 1 EAST, WILLAMETTE MERIDIAN,
JACKSON COUNTY, OREGON

CURVE TABLE					
CURVE	LENGTH	RADIUS	DELTA	CHORD	BEARING
C1	98.63	347.22	16°16'31"	98.30	S47°38'14"E

(RECORD CHORD IS S47°49'25"E)

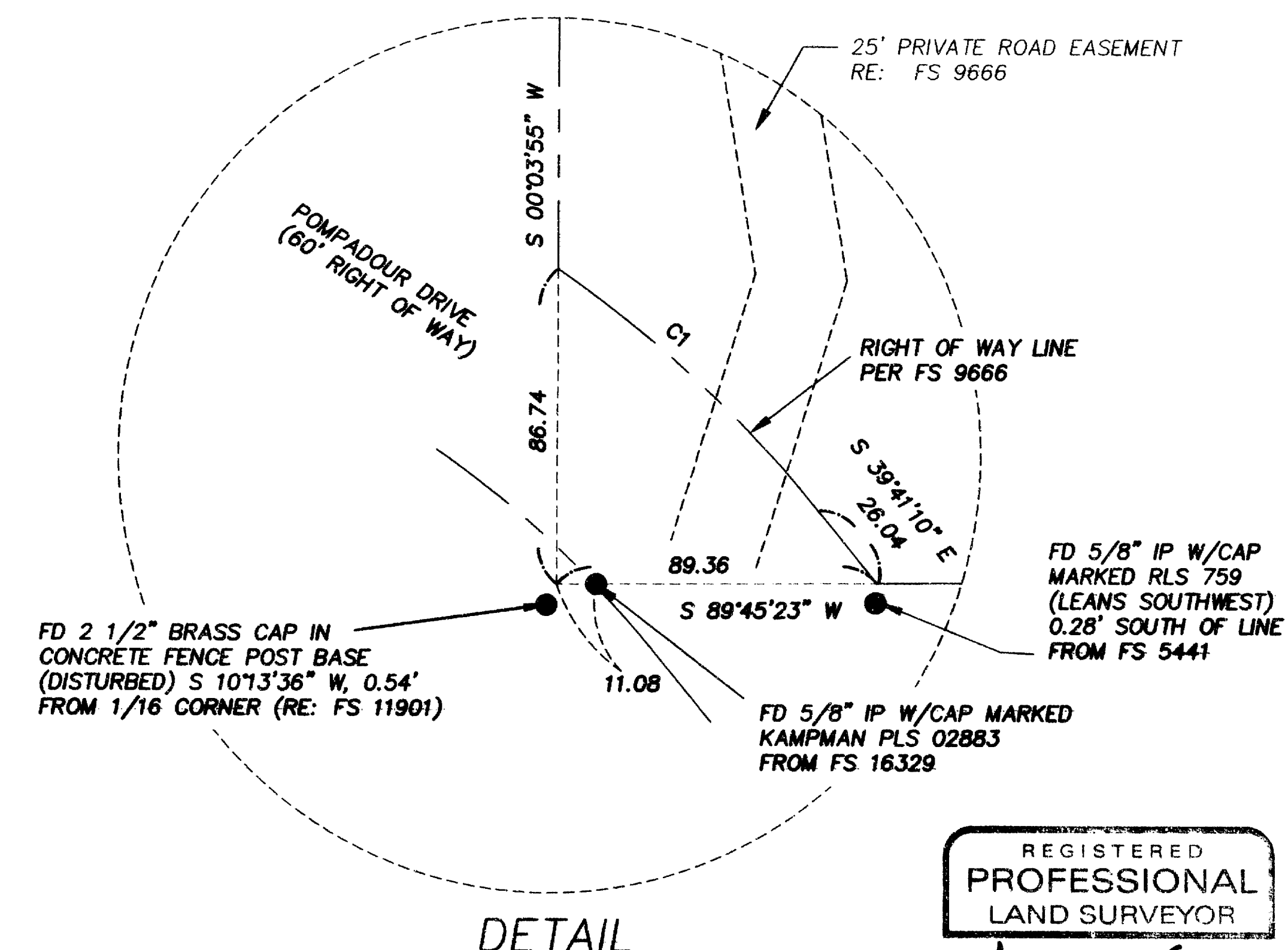
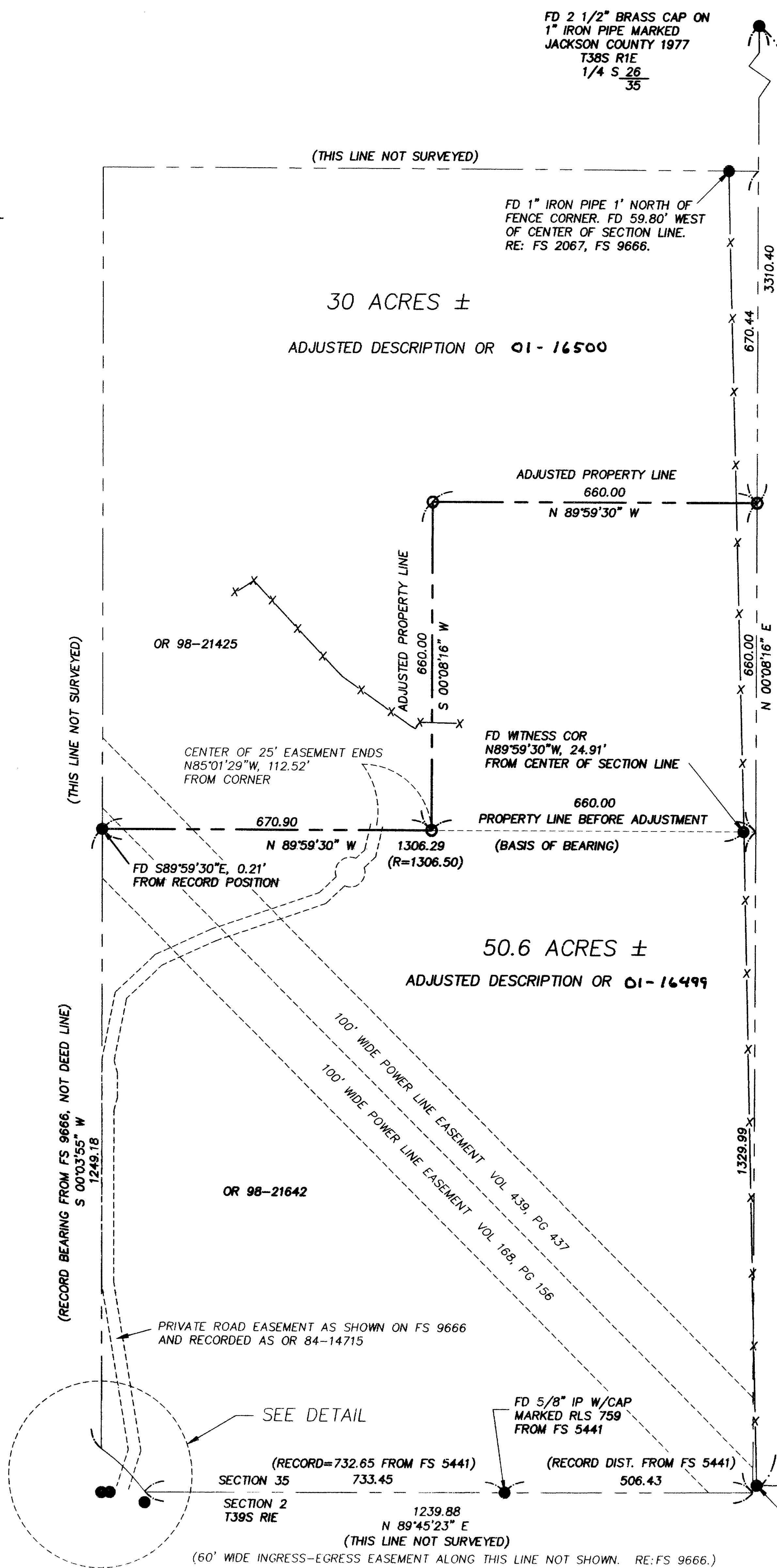


SCALE: 1" = 200'

DATE OF SURVEY: APRIL 13, 2001

ALL DISTANCES ARE IN FEET AND DECIMALS THEREOF

NOTE: THE LOCATION OF FENCES ALONG UNSURVEYED PROPERTY LINES IS BEYOND THE SCOPE OF THIS SURVEY.



RECEIVED
DATE 5-18-01 BY OS
This survey consists of:
1 sheet(s) Map
2 page(s) Narrative
JACKSON COUNTY SURVEYOR

REGISTERED PROFESSIONAL LAND SURVEYOR
Stuart M. Osmus
OREGON JULY 26, 1990
STUART M. OSMUS No. 2464
Expires 12-31-02

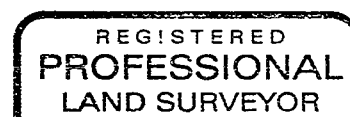
TERRASURVEY, INC.
PROFESSIONAL LAND SURVEYORS

274 FOURTH STREET
ASHLAND, OREGON 97520
(541) 482-6474
terrain@bisp.net

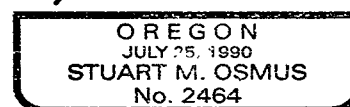
The south Quarter corner which had been removed had been set by Everett Swain during the course of subdividing a parcel to the south. He used a single proportioned distance between the two existing section corners to establish the corner. I was unable to find any reference points to the monument, so I searched for other monuments set during the subdivision. A corner which was set approximately 160 feet east of the monument has apparently also been removed. I found a pin in good condition about 500 feet westerly of the Quarter Corner and, using this pin and several pins found near the Southwest Sixteenth corner, I was able to calculate a position for the terminus of the north-south center of section line. The actual resetting of the Quarter corner will require a single proportionate measurement between the southeast and southwest section corners and is beyond the scope of this survey. I might note at this point that the soil in this area tends to move downhill when saturated, taking fences, pipes, and pins with it. Only monuments set on reasonably flat ground or very recently appear undisturbed.

In writing the descriptions for the two parcels I have adjusted the common line between them so that a gap or overlap no longer exists.

April 21, 2001



S. M. C.



Expires 12-31-02

Stuart M. Osmus, PLS 2464

Terrasurvey, Inc.
274 Fourth Street
Ashland, Oregon 97520

** RECEIVED **

Date 5-18-01 By OB

This survey Consists of:

1 sheet(s) Map

2 page(s) Narrative

JACKSON COUNTY
SURVEYOR

SURVEY NARRATIVE
TO COMPLY WITH PARAGRAPH 209.250, OREGON REVISED STATUTES

DATE OF SURVEY:

April 13, 2001

SURVEYED BY:

Terrasurvey, Inc.
274 Fourth Street
Ashland, Oregon 97520

SURVEY FOR:

Neale Walsch
55 Pompadour Drive
Ashland, Oregon 97520

LOCATION:

The East one half of the Southwest quarter of Section 35, Township 38 South, Range 1 East of the Willamette Meridian & Base, Jackson County, Oregon.

PURPOSE:

To adjust the line between two parcels owned by the client and to eliminate a gap or overlap which exists between them due to conflicting descriptions.

BASIS OF BEARINGS:

The North line of parcel described in Document No. 98-21642 and shown as Parcel No. 2 on Filed Survey No. 9666.

PROCEDURE:

The Southwest Quarter of said Section 35 was surveyed by L.E. Ager in 1960. Mr Ager states in his narrative that the Southwest Quarter had been previously surveyed by Clabby. (In a check of Clabby's field notes, I did not find any surveys done in this Section.) He shows all 1/4 corners or 1/16 corners as being either found or set, including a found pipe at the center of section. In 1982, Gary Kaiser surveyed the east half of the Southwest Quarter for a Major Land Partition. Mr. Kaiser did not accept the pipes that he found from Ager's survey and he shows the Clabby pipe at the center of section to be approximately 60 feet westerly of the north-south center of section line which was run between existing Quarter Corners on the North and South section lines. Mr. Kaiser did not establish the center of section or monument the north parcel of the Partition. The south parcel had pins set along it's North line and was described by metes and bounds. The north parcel remained described as an aliquot part which created either a gap or an overlap between the two parcels.

In the process of retracing the north-south center of section line, I found the south Quarter corner monument had been removed and was lying on the ground several feet away from it's calculated position. A half inch pipe was found next to a fence corner about 16 feet northeasterly of the Quarter corner position. This pipe and the pipe found at a fence corner 60 feet westerly of the north-south centerline are probably the corners used by Ager in the course of his survey. It was not apparent whether the fence had been constructed to the pipe locations or whether the pipes had been set at the corners of the fence. In either case, the fences and found pipes do not come close to agreeing with the present found and calculated Quarter corner locations. Being unsure of their pedigree, I chose not to accept them as evidence of the original corner locations.