



SURVEY NO. 18456

**SURVEY NARRATIVE TO COMPLY WITH CHAPTER 209.250  
OREGON REVISED STATUTES**

DATE OF SURVEY: August 1, 2004

SURVEYED BY: Polaris Land Surveying LLC  
P.O. Box 459  
Ashland, Oregon 97520

SURVEY FOR: Jerry Brown  
13413 Highway 234  
Gold Hill, Oregon 97525

LOCATION: Lying situate within the West Half of Section 10, Township 36 South, Range 3 West of the Willamette Meridian in Jackson County, Oregon

PURPOSE: To survey and monument those tracts of land described within Instrument No. 88-11710, 02-46852 & 03-76129 of the Official Records of Jackson County, Oregon

BASIS OF BEARING: The basis of Bearing for this survey is the North-South centerline of Section 10, Township 36 South, Range 3 West of the Willamette Meridian, having a record bearing of North 00°22'16" East, as referenced by Survey No. 18174, on file in the office of the Jackson County Surveyor.

PROCEDURE: Monuments were field surveyed utilizing a Leica TCRA 1103 electronic robotic total station with ranging prisms and Ashtech Promark 2 survey grade GPS receivers, in conjunction with survey control established by this office during the performance of Survey No. 18174. This survey also involved complicated analysis in order to determine the boundaries for these parcels, as did Survey No. 18174. The subject parcels are located between Oregon State Highway 234, previously known as Sams Valley Market Road, and the Rogue River near Gold Hill, Oregon. A survey of the 60-foot wide market road right-of-way was performed by Paul B. Rynning from the County in January, 1926. In August of 1950, the Oregon State Highway Department performed another survey called the Gold Hill-Snyder Creek Section of Sams Valley Highway, which

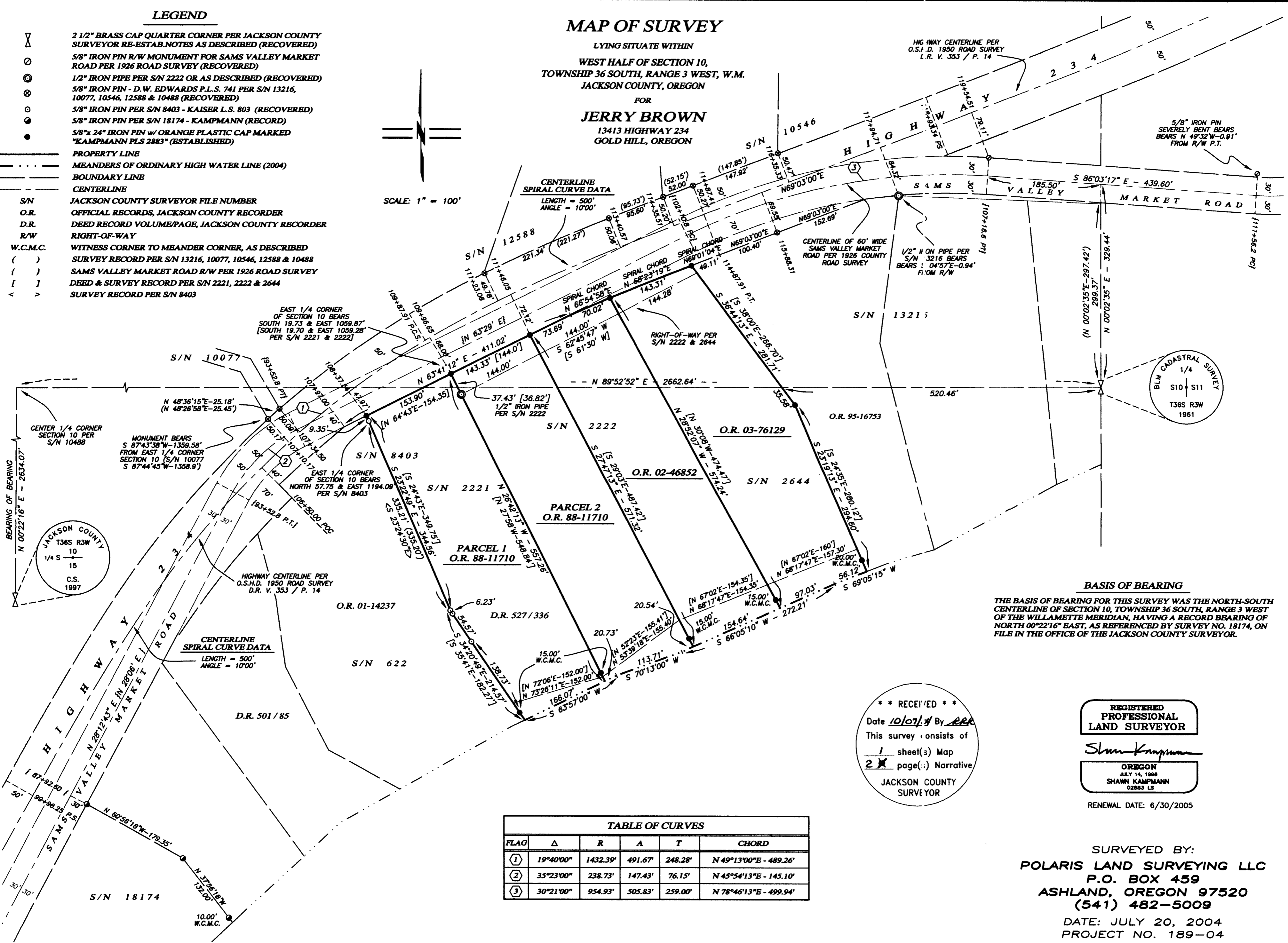
**LEGEND**

- ⊗ 2 1/2" BRASS CAP QUARTER CORNER PER JACKSON COUNTY SURVEYOR RE-ESTAB. NOTES AS DESCRIBED (RECOVERED)
- 5/8" IRON PIN R/W MONUMENT FOR SAMS VALLEY MARKET ROAD PER 1926 ROAD SURVEY (RECOVERED)
- ⊙ 1/2" IRON PIPE PER S/N 2222 OR AS DESCRIBED (RECOVERED)
- ⊗ 5/8" IRON PIN - D.W. EDWARDS P.L.S. 741 PER S/N 13216, 10077, 10546, 12588 & 10488 (RECOVERED)
- 5/8" IRON PIN PER S/N 8403 - KAISER L.S. 803 (RECOVERED)
- ⊙ 5/8" IRON PIN PER S/N 18174 - KAMPMANN (RECORD)
- 5/8"x 24" IRON PIN w/ ORANGE PLASTIC CAP MARKED "KAMPMANN PLS 2883" (ESTABLISHED)
- PROPERTY LINE
- - - MEANDERS OF ORDINARY HIGH WATER LINE (2004)
- BOUNDARY LINE
- CENTERLINE
- S/N JACKSON COUNTY SURVEYOR FILE NUMBER
- O.R. OFFICIAL RECORDS, JACKSON COUNTY RECORDER
- D.R. DEED RECORD VOLUME/PAGE, JACKSON COUNTY RECORDER
- R/W RIGHT-OF-WAY
- W.C.M.C. WITNESS CORNER TO MEANDER CORNER, AS DESCRIBED
- ( ) SURVEY RECORD PER S/N 13216, 10077, 10546, 12588 & 10488
- { } SAMS VALLEY MARKET ROAD R/W PER 1926 ROAD SURVEY
- [ ] DEED & SURVEY RECORD PER S/N 2221, 2222 & 2644
- < > SURVEY RECORD PER S/N 8403

**MAP OF SURVEY**

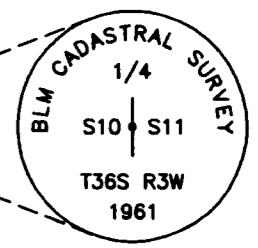
LYING SITUATE WITHIN  
 WEST HALF OF SECTION 10,  
 TOWNSHIP 36 SOUTH, RANGE 3 WEST, W.M.  
 JACKSON COUNTY, OREGON  
 FOR  
**JERRY BROWN**  
 13413 HIGHWAY 234  
 GOLD HILL, OREGON

SCALE: 1" = 100'



**CENTERLINE SPIRAL CURVE DATA**  
 LENGTH = 500'  
 ANGLE = 10'00"

**CENTERLINE SPIRAL CURVE DATA**  
 LENGTH = 500'  
 ANGLE = 10'00"



**BASIS OF BEARING**  
 THE BASIS OF BEARING FOR THIS SURVEY WAS THE NORTH-SOUTH CENTERLINE OF SECTION 10, TOWNSHIP 36 SOUTH, RANGE 3 WEST OF THE WILLAMETTE MERIDIAN, HAVING A RECORD BEARING OF NORTH 00°22'16" EAST, AS REFERENCED BY SURVEY NO. 18174, ON FILE IN THE OFFICE OF THE JACKSON COUNTY SURVEYOR.

**\*\* RECEIVED \*\***  
 Date 10/07/04 By *RLC*  
 This survey consists of  
 1 sheet(s) Map  
 2 page(s) Narrative  
 JACKSON COUNTY SURVEYOR

**REGISTERED PROFESSIONAL LAND SURVEYOR**  
*Shawn Kampmann*  
 OREGON  
 JULY 14, 1998  
 SHAWN KAMPMANN  
 02883 LS  
 RENEWAL DATE: 6/30/2005

FLAG	Δ	R	A	T	CHORD
①	19°40'00"	1432.39'	491.67'	248.28'	N 49°13'00"E - 489.26'
②	35°23'00"	238.73'	147.43'	76.15'	N 45°54'13"E - 145.10'
③	30°21'00"	954.93'	505.83'	259.00'	N 78°46'13"E - 499.94'

**SURVEYED BY:**  
**POLARIS LAND SURVEYING LLC**  
 P.O. BOX 459  
 ASHLAND, OREGON 97520  
 (541) 482-5009  
 DATE: JULY 20, 2004  
 PROJECT NO. 189-04

36 3W 10 Tax Lots :902, 1900, 2000 & 2100



PROCEDURE (continued):

substantially widened and realigned the previous right-of-way. Surveys performed of the subject properties between 1954 & 1964 by Hugh Ingle & Claude Masters erroneously depicted the highway right-of-way location along the frontage of these parcels. The boundaries along the Rogue River have changed through accretion and erosion over this time which is also different from these surveys. All of the subject parcels were created by deed from the parent tract owned by Viola Tolman (Also known as Vola Tolman Blue) in Deed Record Volume 527, Page 336, Volume 562, Page 17, Volume 550, Page 488 & Volume 452, Page 424. These parcels were all surveyed for Vola Tolman by Ingle and Masters in Survey No.'s 2221, 2222 & 2644. The deed descriptions for these parcels all match the aforementioned survey courses verbatim, which used the East Quarter Corner of Section 10 as the tie point for the point of beginning of the surveys and deeds. Because of extensive earthwork which has been done since these surveys, only one original pipe could be recovered, which matched fairly closely with the survey record tie to the Quarter Corner, and this pipe was held for position to re-establish the remaining record deed and survey corners. The Ordinary High Water Line was field surveyed in its current location. The right-of-way for Highway 234 (Sams Valley Highway) was determined by utilizing previous control established for Survey No. 18174, along with right-of-way monuments recovered at Station 107+16.6 P.T. and 111+56.2 P.C., 30.00 feet left per Sams Valley Highway field notes from Road Book # 11 on file in the office of the Jackson County Surveyor. The existing "As-Built" centerline for Sams Valley Highway was also field surveyed which fit very well with the deed location as shown.

Shawn Kampmann  
Professional Land Surveyor

Polaris Land Surveying LLC  
P.O. Box 459  
Ashland, Oregon 97520

REGISTERED  
PROFESSIONAL  
LAND SURVEYOR

*Shawn Kampmann*

OREGON  
JULY 14, 1998  
SHAWN KAMPMANN  
02883LS

RENEWAL DATE: 6/30/2005

