SURVEY NARRATIVE TO COMPLY WITH PARAGRAPH 209.250, OREGON REVISED STATUTES

Jackson County Assessor's Map No: 31 2W 32D, Tax Lot 717; 37 2W 32DB, Tax Lot 3100

PROPERTY LINE ADJUSTMENT PURPOSE: Pursuant to Client's instructions, perform a boundary survey and Property Line Adjustment Application with the Planning Department PREPARED FOR: of the City of Jacksonville, and set boundary corners. Lot I of Coachman Hills Subdivision and Lot 7, Block 4, of Stagecoach PROCEDURE: Utilizing a Trimble S6 robotic instrument and a Trimble Data Collector with Trimble Survey Controller Software, all found monuments Hills Subdivision, Unit 3, being located in the Southeast One-quarter JERRY & ANN EILER of Section 32, Township 37 South, Range 2 West of the Willamette Meridian, in the City of Jacksonville, Jackson County, Oregon. were tied via closed traverses or by redundant ties. Records utilized: Instruments Numbered 1999-24951, 2006-024050, 2008-019245, 520 Coachman Drive and 2008-019246, all of the Official Records of Jackson County, Oregon; Stage Coach Hills Subdivision, Unit No 3 (recorded February 3, 1970, in Volume II of Plats at Page 27 of Records of Jackson County, Oregon), Coachman Hills Subdivision (recorded February 6, 1997, in Jacksonville, OR 97530 Volume 22 of Plats at Page 5 of the Records of Jackson County, Oregon, and filed as Survey Number 15275 in the Office of the Jackson County Surveyor); and Survey Number 15242, as filed in the office of the Jackson County Surveyor. Established Basis of Bearings along the centerline of Coachman Drive between the two found monuments as depicted hereon. Record FD. ALUMINUM CAP dimensions utilized to establish the rights of way, established the easterly boundaries of the subject tracts as depicted hereon. WITH CENTER-PUNCH, (ILLEGIBLE) Utilizing said Instrument Number 1999-24951, record data, and the found monuments as depicted hereon, established the original Lot I of the Coachman Hills Subdivision. Record data was utilized to establish the northerly boundaries thereof. Established the location of the north line of the original Lot 7, Block 4, Stage Coach Hills Subdivision by the location of the found monuments per Survey Number 15242. Record data of said plat, in relationship to aforesaid established Lot 1 of Coachman Hills Subdivision, and said Instrument Number 2006-024050, were utilized to establish the easterly and westerly boundaries of said original Lot 7. Measured angles and distances to the found monuments depicted hereon, fit well with the record plats described herein, with exception of the monuments set per said Survey Number 15242 and their relationship to the easterly and westerly boundaries of aforesaid Lot 7. EDGE OF PAVEMENT Pursuant to clients instructions, that certain Final Order by the Planning Commission for the City of Jacksonville, Oregon, with an approval date of October 17, 2007, and Instruments Numbered 2008-019245 and 2008-019246, of said official records, the adjusted boundary lines were monumented as depicted hereon, on May 30, 2007. LEGEND: **CURVE TABLE** Indicates a set 5/8-inch diameter by 30-inch long iron pin with an orange plastic cap marked "NEATHAMER SURVEYING". CURVE DELTA RADIUS ARC CHORD BEARING CHORD 513°20'43"E 84.21' 39°22'08" 125.00' 85.90' 533° 01'47"E 372.18' Cl 39°22'08" 513°20'43"E 101.05 150.00 103.07 C2 Indicates a found 5/8-inch diameter iron pin with a plastic cap marked D. McMahan LS 1913" per SN 15275; or, as noted hereon. 25°59'32" 150.00' 68.05' 506°39'25"E 67.47 C3 526°20'29"E C4 13°22'36" 150.00' 35.02 34.94 Indicates a found 5/8-inch diameter iron pin per Stage Coach 38.07 C5 05°35'43" 390.00' 38.09' 503°44'13"W Hills Subdivision Unit No. 3. 390.00' 38.10' 503°44'04"E 38.08' 05°35'49" C7 39°22'08" 100.00 68.71' 513°20'43"E 67.37' Indicates a found 5/8-inch diameter iron pin with a plastic cap marked "Templin LS 2359", per SN 15242. BASIS OF BEARINGS: LINE TABLE Indicates a computed position, nothing found or set. COACHMAN LINE BEARING | DISTANCE Indicates a survey filed by number in the office of the Jackson 506°20'21"W LI 6.921 County Surveyor. L2 583°39'39"E 5.00 SUBDIVISION IE PER COACHMAN HILLS SUBDIVISION SN 15275 Indicates an instrument number pursuant to the Deed Records of Jackson County, Oregon. STAGE COACH HULLS Indicates an existing Public Utility Easement. SUBDIVISION UNIT NO. 3 Indicates record information as per SN 15275, or as noted hereon. LOT 5 Indicates record information as per Stage Coach Hills Subdivision Unit No. 3 plat. Indicates the distance and which side from the boundary line to LOT 2 the centerline of fence line is. LOT 1 Indicates the centerline of an existing fence. INST. 1997-21222 INST. 1999-24951 (44,009 SF) Indicates the centerline of an existing sewer line. 589°46'46"W TRACT 2 EXISTING ADJUSTED: 38,363 SF INST. 2008-019246 136.831 506°20'21"W 87.59' [506°20'21"W 87.50'] (506°20'21"W) 589°46'49"y EXISTING TWO STORY HOME PEAK HEIGHT=34.0' 37 2W32D8 TAX LOT 3100 37 2W32D JERRY C. AND INST. 2006-024050 ** RECEIVED ** TAX LOT 717 ANN EILER (14,261 SF) 013835 DATE 5-27-08 BY KAY A. LOGTERMAN EXISTING BI-LEVEL TWO STORY HOME SF=3104.0 This survey consists of: SOUTH PEAK HEIGHT-26.7' NORTH PEAK HEIGHT-17.0' 121.15 _sheet(s) Map BASIS OF BEARINGS: TRACT 1 _page(s) Narrative The centerline of Coachman Hills Subdivision, recorded February ADJUSTED: 19,913 SF JACKSON COUNTY 6, 1997, in Volume 22 of Plats at Page 5 of the Records of INST. 2008-019245 SURVEYOR Jackson County, Oregon, and filed as Survey Number 15275 in IMPERVIOUS SURFACE the office of the Jackson County Surveyor, and as depicted STAGE COACH HILLS SF=8414.0' UNIT NO. 3 LOT 7 REGISTERED _<u>2008</u>_01<u>90</u>6 PREPARED BY: Neathamer Surveying, Inc. ORIGINAL PROPERTY LINE **PROFESSIONAL** 3132 State St., Suite 110 15' WATERLINE EASEMENT 20' EASEMENT PER STAGE COACH LAND SURVEYOR N89°46'46"E HILLS SUBDIVISION UNIT NO.3 PER INST. 69-01282 PO Box 1584 144.90 177.99 R. Rut V. Neethama Medford, Oregon 97501 NOO°13'14"W 125.00' -EXISTING WIRE FENCE WITHIN 0.5' OF BOUNDARY LINE -Phone (541) 732-2869 [NOO°13'14"W 125.00'] 222.891 (NOO°13'11"W 222.89') NOO°13'11"W

Drawing N:\NSI Projects\Eiler, LLC\07029 520 Coachman Dr\Map of Survey 07029.pro

PROJECT NUMBER: 07029

FAX (541) 732-1382

PLOT DATE: May 22, 2008

OREGON

JULY 19, 1994 ROBERT V. NEATHAMER 2675

Renewal Date 12/31/08

MAP OF SURVEY