

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

PURPOSE: TO SURVEY AND MONUMENT THAT TRACT OF LAND DESCRIBED WITHIN INSTRUMENT NO. 93-14148 OF THE OFFICIAL RECORDS OF JACKSON COUNTY, OREGON, IN ORDER TO RESOLVE DEED CONFLICTS CREATED AS A RESULT OF SURVEY NO. 17534, BEING PARTITION PLAT NO. P-64-2002, RECORDED OCTOBER 30, 2002 IN VOLUME 13, PAGE 64 OF THE PARTITION PLAT RECORDS OF SAID COUNTY.

PROCEDURE: UTILIZING AN ELECTRONIC LEICA TCRP 1203 ROBOTIC TOTAL STATION AND RANGING PRISMS, IN CONJUNCTION WITH SURVEY CONTROL PREVIOUSLY ESTABLISHED BY THIS OFFICE IN THE PERFORMANCE OF SURVEY NO. 19313, I SURVEY THE LAND AS SHOWN. MONUMENTS WERE RECOVERED FROM SURVEY NO. 3961 BY GEORGE BURRELL AND SURVEY NO. 8537 BY LOYD MOFFIT, WHICH RETRACED THE BOUNDARIES OF LOTS 10 & 11 OF THE HARGADINE TRACT. MARTIN STEWART'S SURVEY NO. 17534 ABUTS MOFFIT'S SURVEY 8537, BUT IN THE PROCESS, CREATES A CONFLICT IN THE PREVIOUSLY ESTABLISHED BOUNDARIES BY MOFFIT. IN 2006, STUART OSMUS THEN CONDUCTS A SURVEY FOR THE ABUTTING ADJOINER ON THE WEST SIDE OF STEWART'S SURVEY WHERE AN OVERLAP WAS CREATED. THE SURVEY CONFLICT IS THOROUGHLY RESEARCHED AND VERY WELL STATED IN MR. OSMUS' SURVEY NARRATIVE AND NEEDS LITTLE FURTHER EXPLANATION FROM MYSELF, AS I FULLY CONCUR WITH OSMUS' DETERMINATION, ESPECIALLY HIS STATEMENT THAT MONUMENTS SET BY THE ORIGINAL SURVEYOR TO ESTABLISH A LINE SHOULD BE HELD FOR POSITION IF ACCEPTED SURVEY PRACTICES WERE UTILIZED, SO LONG AS BLUNDERS ARE NOT DISCOVERED THAT SHOULD BE OTHERWISE BE CORRECTED, AS RELIANCE HAS BEEN PLACED ON THOSE MONUMENTS BY THE NEIGHBORING LANDOWNERS. FOR THE SAME REASONS, I FIND THAT STEWART'S PARTITION PLAT, IN DISREGARDING A MONUMENT SET BY MOFFIT AT THE SOUTHEAST CORNER OF PARCEL 2, CREATED A DEED HIATUS ALONG THE EAST SIDE OF BOTH PARCELS OF THE PARTITION WITH THE ADJOINER TO THE EAST WHICH REMAINED VESTED IN STEWART'S CLIENT FOR THE PARTITION, WHO STILL SURVIVES, AND SUBSEQUENTLY GRANTED A QUIT CLAIM DEED OF THE HIATUS STRIP TO THE CURRENT PROPERTY OWNERS, AS SHOWN ON THIS SURVEY.

MAP OF SURVEY

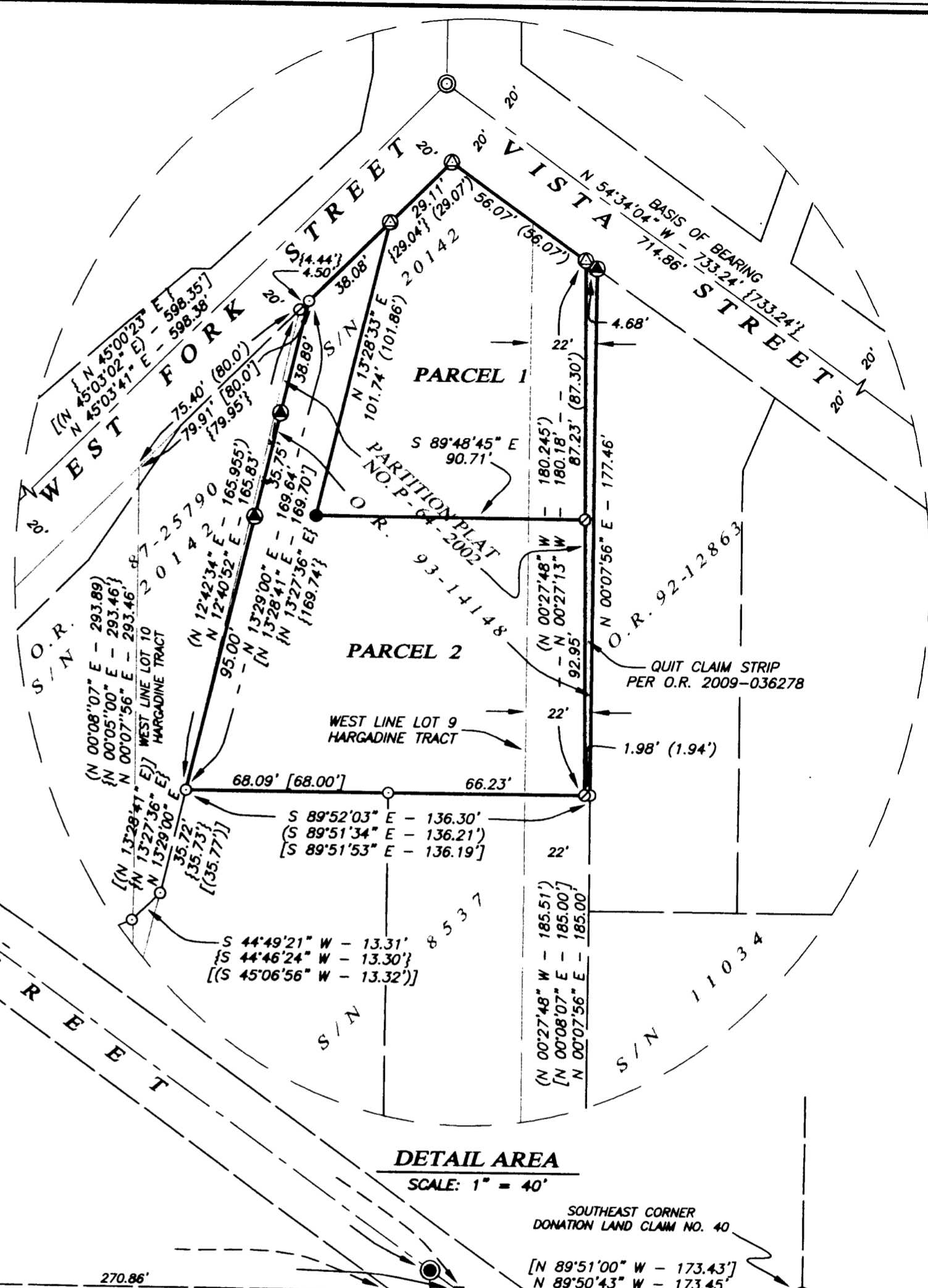
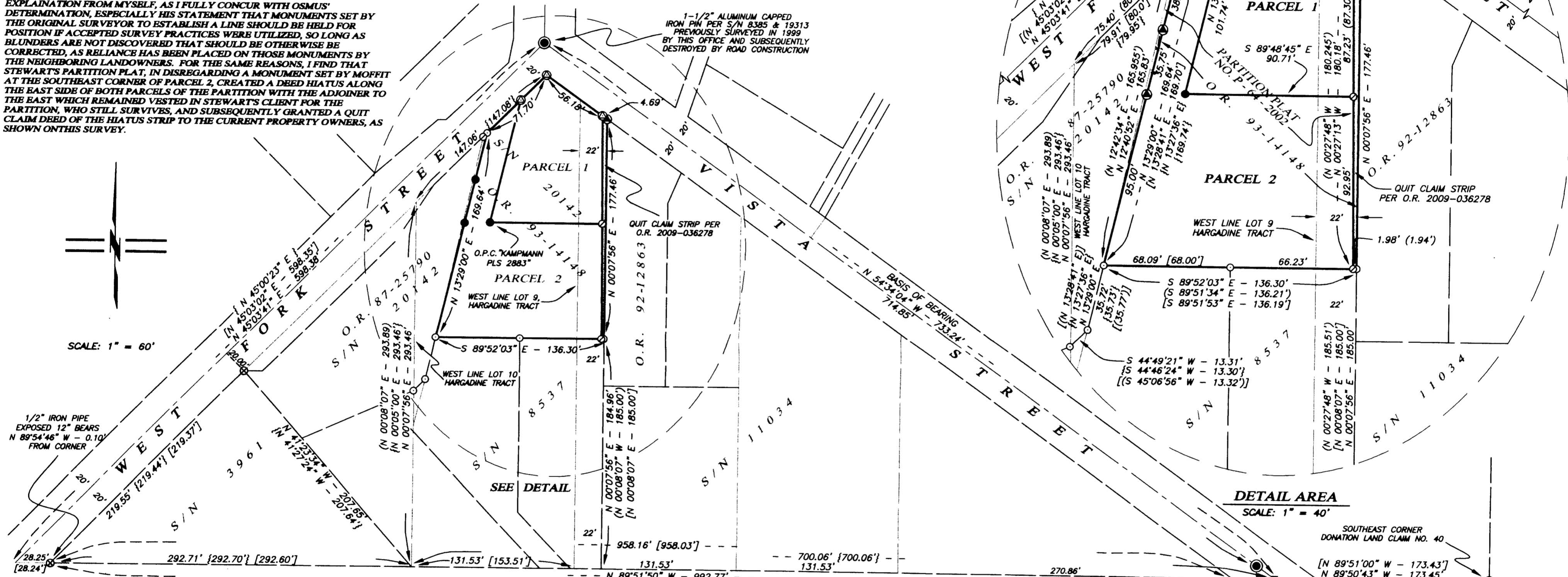
LYING SITUATE WITHIN

NORTHWEST QUARTER OF SECTION 9
TOWNSHIP 39 SOUTH, RANGE 1 EAST, WILLAMETTE MERIDIAN
CITY OF ASHLAND, JACKSON COUNTY, OREGON

FOR

Matt & Wendy Larson

180 Vista Street
Ashland, Oregon



LEGEND

- ⊗ 2 1/2" BRASS CAP DONATION LAND CLAIM CORNER PER RAVENWOOD TOWNHOMES PLAT (RECOVERED)
- ⊙ 3" CITY OF ASHLAND BRASS CAP IN MONUMENT WELL, OR AS OTHERWISE DESCRIBED PER S/N 19313 (RECORD)
- 5/8" IRON PIN w/ YELLOW PLASTIC CAP STAMPED "STEWART LS 2057" PER S/N 17534 (RECOVERED)
- ⊕ TACK AND LEAD PLUG w/ BRASS TAG STAMPED "LS 2057" IN CONCRETE WALL PER S/N 17534 (RECOVERED)
- 5/8" IRON PIN w/ YELLOW PLASTIC CAP STAMPED "MOFFIT PLS 944" PER S/N 8537 AND 9654 (RECOVERED)
- 1" SQUARE PIN IN MONUMENT WELL PER S/N 19313 (RECOVERED)
- ⊗ 3/4" PIPE PER S/N 3961 (RECOVERED)
- ⊕ 3/8" x 1" CONCRETE (MAG) NAIL AND 1" BRASS WASHER IN CONCRETE WALL STAMPED "LS 2883" (ESTABLISHED)
- 5/8" x 24" IRON PIN w/ 1-1/2" ALUMINUM CAP STAMPED "LS 2883" OR AS OTHERWISE DESCRIBED (ESTABLISHED)
- PROPERTY LINE
- - - BOUNDARY LINE
- CENTERLINE
- - - PREVIOUS DEED LINE
- O.R. OFFICIAL RECORDS, JACKSON COUNTY RECORDER
- S/N SURVEY FILE NUMBER, JACKSON COUNTY SURVEYOR
- O.P.C. ORANGE PLASTIC CAP STAMPED AS DESCRIBED
- [] SURVEY RECORD DATA PER S/N 8537 AND 9654
- () SURVEY RECORD DATA PER S/N 17534
- () SURVEY RECORD DATA PER S/N 20142

**** RECEIVED ****
 Date 9-8-10 By [Signature]
 This survey consists of
1 sheet(s) Map
0 page(s) Narrative
JACKSON COUNTY SURVEYOR

REGISTERED PROFESSIONAL LAND SURVEYOR
 [Signature]
OREGON
 JULY 14, 1998
SHAWN KAMPMANN
 2883 LS
 RENEWAL DATE: 6/30/2011

BASIS OF BEARING
 THE BASIS OF BEARING FOR THIS SURVEY IS THE CENTERLINE OF VISTA STREET, HAVING A RECORD PLAT BEARING OF NORTH 54°34'04" WEST, AS REFERENCED ON SURVEY NO. 19313, ON FILE IN THE OFFICE OF THE JACKSON COUNTY SURVEYOR.

SURVEYED BY:
POLARIS LAND SURVEYING LLC
 P.O. BOX 459
 ASHLAND, OREGON 97520
 (541) 482-5009
 DATE: AUGUST 4, 2010
 PROJECT NO. 382-06

Assessor's Map No. 39 1E 09 BC, Tax Lots 7801 & 7805