Property Line Adjustment

Approved by the Jackson County Development Services (File No. SUB2013-00007)

By: _Frances W. Oberg_ Date: 3·21·2014

SURVEY FOR:
Maxine Peile
1694 Salt Creek Road
Eagle Point, OR. 97524

LOCATION:
The East-Half of Section 7 and
the N.W.1/4 of Section 8,
T.36S., R.2E., W.M.,
Jackson County, Oregon

SURVEY BY:
Kaiser Surveying
19754 Highway 62
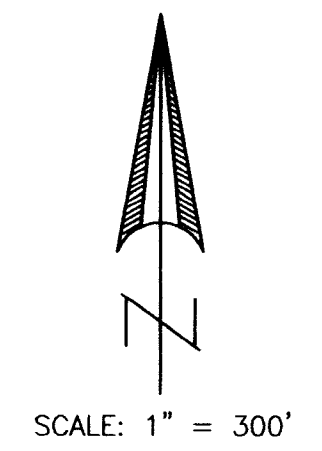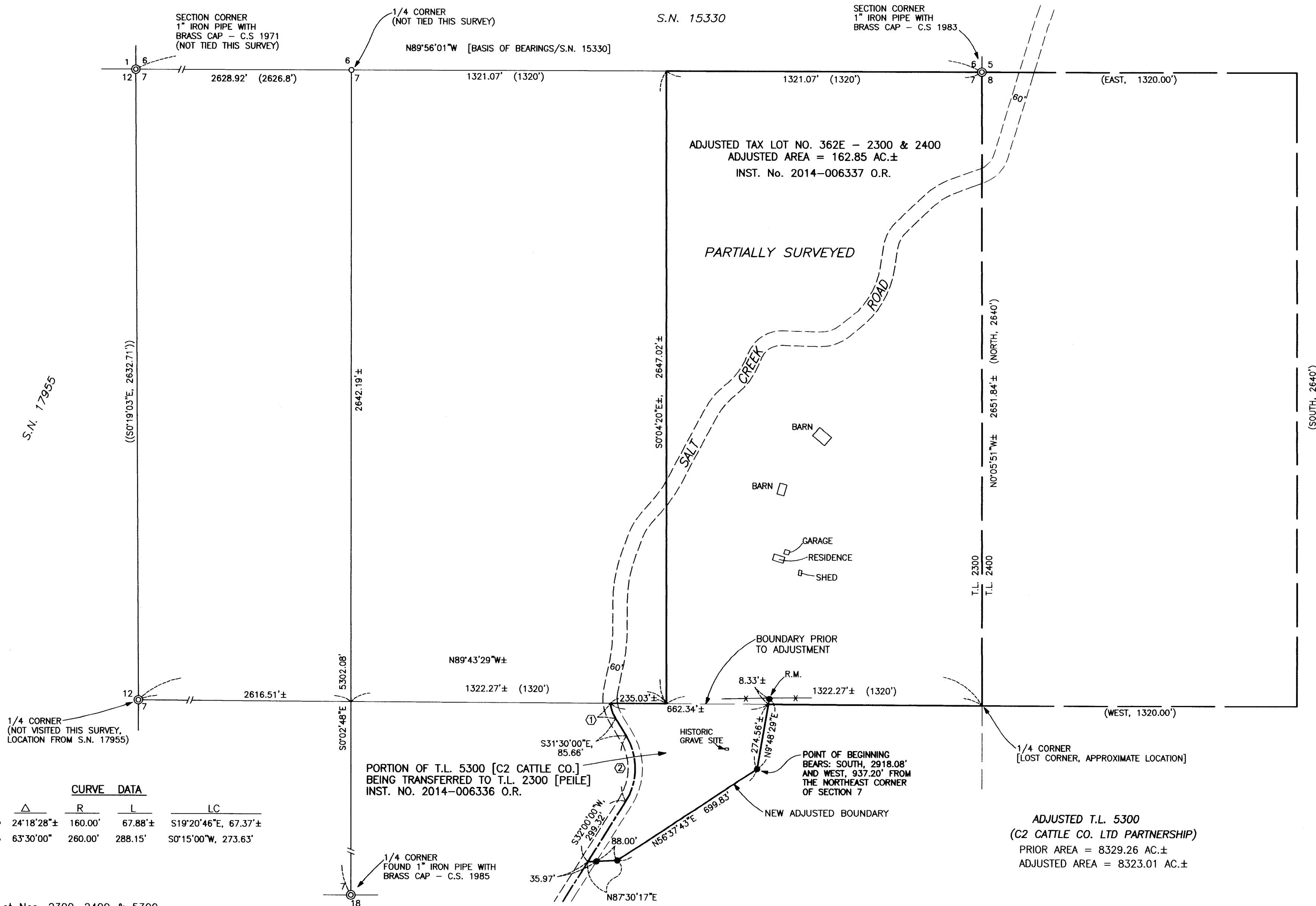Eagle Point, OR. 97524

DATE:
March 20, 2014

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

PURPOSE: Property-Line-Adjustment survey adjusting the common boundary between tract described Volume 359, Page 189 D.R. (Tax Lot 5300) and tract described in Volume 58, Page 201 D.R. (Tax Lot 2300 & 2400). Also prepared description of Adjusted Tax Lot Nos. 2300 & 2400 and the portion of Tax Lot No. 5300 being transferred to Tax Lot Nos 2300 & 2400.

PROCEDURE: Equipment used on survey was a Nikon DTM530 total station. The boundaries of the subject properties were located from deeds of record and information on Filed Survey Nos. 15330 and 17955 and field ties made to found Government corners. A Subdivision of a portion of Section 7 was performed on this Survey. Control from Filed Survey No. 15330, by this office, was used to get corner locations on the North boundary. The West One-Quarter corner was computed from information on said Filed Survey No. 17955 and a survey tie was made to the South One-Quarter corner. The East One-Quarter corner is a lost corner, a search was made in the field for original evidence of this corner but none was found.

The Location of Salt Creek Road in the ajusted area was located from survey ties made to the existing traveled centerline.

Monuments were set on the adjusted boundary as shown hereon. The New Adjusted boundary was located per the clients direction and the County Approval.

LEGEND

o = 1" Iron Pipe with Plastic Cap
S.N. 15330 (Not visited this survey)

● = Set 5/8" x 24" Rebar
with Plastic Cap marked
"B. KAISER RLS 52923"

S.N. = Filed Survey Number
County Surveyors Office

R.M. = Reference Monument

( ) = Record/G.L.O.

(( )) = Record/S.N. 17955

—x—x— = Fence

S.N. 15330

SECTION CORNER
1" IRON PIPE WITH
BRASS CAP – C.S 1971
(NOT TIED THIS SURVEY)

1/4 CORNER
(NOT TIED THIS SURVEY)

SECTION CORNER
1" IRON PIPE WITH
BRASS CAP – C.S 1983

N89°56'01"W [BASIS OF BEARINGS/S.N. 15330]

2628.92' (2626.8')   1321.07' (1320')   1321.07' (1320')   (EAST, 1320.00')

ADJUSTED TAX LOT NO. 362E – 2300 & 2400
ADJUSTED AREA = 162.85 AC.±
INST. No. 2014-006337 O.R.

PARTIALLY SURVEYED

BARN
BARN
GARAGE
RESIDENCE
SHED

BOUNDARY PRIOR TO ADJUSTMENT

SCALE: 1" = 300'

S.N. 17955

((S0°19'03"E, 2632.71'))

2642.19'±

S0°04'20"E±, 2647.02'±

N0°05'51"W± 2651.84'± (NORTH, 2640')

(SOUTH, 2640')

N89°43'29"W±
1322.27'± (1320')

5302.08'

S0°02'48"E

2616.51'±

1/4 CORNER
(NOT VISITED THIS SURVEY,
LOCATION FROM S.N. 17955)

N89°43'29"W±
1322.27'± (1320')

235.03'±
662.34'±

8.33'±
R.M.

274.56'±
N9°48'29"E±

1322.27'± (1320')

(WEST, 1320.00')

T.L. 2300
T.L. 2400

1/4 CORNER
[LOST CORNER, APPROXIMATE LOCATION]

HISTORIC GRAVE SITE

S31°30'00"E,
85.66'

PORTION OF T.L. 5300 [C2 CATTLE CO.]
BEING TRANSFERRED TO T.L. 2300 [PEILE]
INST. No. 2014-006336 O.R.

① ②

S3°20'00"W,
289.32'

88.00'

N56°37'43"E 699.83'

35.97'

N87°30'17"E

1/4 CORNER
FOUND 1" IRON PIPE WITH
BRASS CAP – C.S. 1985

POINT OF BEGINNING
BEARS: SOUTH, 2918.08'
AND WEST, 937.20' FROM
THE NORTHEAST CORNER
OF SECTION 7

NEW ADJUSTED BOUNDARY

ADJUSTED T.L. 5300
(C2 CATTLE CO. LTD PARTNERSHIP)
PRIOR AREA = 8329.26 AC.±
ADJUSTED AREA = 8323.01 AC.±

CURVE DATA

	Δ	R	L	LC
①	24°18'28"±	160.00'	67.88'±	S19°20'46"E, 67.37'±
②	63°30'00"	260.00'	288.15'	S0°15'00"W, 273.63'

362E – Tax Lot Nos. 2300, 2400 & 5300

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Bary D Kaiser

OREGON
JULY 15, 2003
BARY D. KAISER
No. 52923

EXP. 6-30-15

* * RECEIVED * *
Date 3-21-14 By _fm_
This survey consists of:
1 sheet(s) Map
0 page(s) Narrative
JACKSON COUNTY
SURVEYOR