

# MAP OF SURVEY PROPERTY LINE ADJUSTMENT

located in the  
NORTHEAST QUARTER OF SECTION 10,  
TOWNSHIP 37 SOUTH, RANGE 2 WEST,  
WILLAMETTE MERIDIAN, JACKSON COUNTY, OREGON

for

**PINE CPO, LLC**  
255 LINDEN STREET, SUITE 210  
FORT COLLINS, COLORADO 80524

Found Jackson County 2 1/2" Brass Cap monument tied by this office in 1996 in a control survey, per reestablishment notes dated April 29, 1986. This was not revisited on this survey.

## LEGEND

- ⌵ = FOUND 2 1/2" BRASS CAP AS DESCRIBED
- ✕ = FOUND, PER S/N 18827, DESTROYED BY SIDEWALK CONSTRUCTION NOT RESET
- ⊙ = FOUND 1" COPPER DISK STAMPED "OBEC LS 2867" PER S/N 18827
- = FOUND 5/8" IRON PIN WITH YELLOW PLASTIC CAP MARKED "FARBER PLS 2189" ESTABLISHED S/N 18411.
- ⊙ = SET PK NAIL W/ WASHER MARKED "LS 2189"
- = SET 5/8" x 24" IRON PIN W/ YELLOW PLASTIC CAP MARKED "FARBER PLS 2189"
- ⊙ = RE-SET AT RECORD LOCATION PER S/N 18827, SET 5/8" x 24" IRON PIN W/ YELLOW PLASTIC CAP MARKED "FARBER PLS 2189"
- S/N = RECORD FILED SURVEY NUMBER
- ▨ = RIGHT OF WAY DEDICATION PER INST. NO.: 2014-002445

- RECORD SURVEY DATA IS SHOWN IN PARENTHESIS ADJACENT TO MEASURED SURVEY DATA WHERE APPLICABLE. RECORDS FOR S/N 18827 AND 21015 ARE COMPUTED FROM COORDINATE DATA FROM THOSE SURVEYS. NOTE THAT S/N 18827 BEARINGS ARE IN OREGON SOUTH ZONE GRID BEARINGS, CONVERGENCE AT THE SOUTHWEST CORNER IS -1'39"17".

- INST. NO. = INSTRUMENT NUMBER AS RECORDED IN THE OFFICIAL RECORDS OF JACKSON COUNTY, OREGON.

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

**PURPOSE:** The purpose of this survey is to monument the adjusted property line between Tax Lot 5300 and Tax Lot 5400 as well as the new boundary created by the Right of Way dedication to the City of Central Point on the Westerly Right of Way of Front Street as approved by the City of Central Point on October 22, 2013.

**PROCEDURE:** S/N 18411, 18827 and 21015 were retraced prior to the construction on the subject property using Trimble survey grade GPS and Trimble robotic total station to tie the found monuments. Using the monuments found and record data we computed the adjusted property line as described in Inst. No. 2014-2444 and Inst. No. 2014-2443 and monument said boundary as shown hereon. The north boundary was established between the found northwest corner and the previously surveyed section corner as shown. The Right of Way Dedication to the City of Central Point along the Front Street is per Inst. No. 2014-2445. Six monuments were set along this boundary. We re-set three monuments on the Right of Way of Pine Street per the pre-construction survey at their record locations as shown hereon to complete this survey.

Surveyed by:  
FARBER & SONS, INC. dba

**FARBER**  
SURVEYING

PO BOX 5286  
431 OAK STREET  
CENTRAL POINT, OREGON 97502  
(541) 664-5599

DATE: AUGUST 4, 2014  
JOB NO.: 2032-13

DRAWING FILE: JOBS\Central Point\GRANGE\Grange PLA RR\  
MicroSurvey\Final Plats Surveys\MOS.dwg

DRAWN BY: LSH ORIG. DATE: 08/04/2014 REVISED BY: DATE:

N89°49'13"E 1352.59  
(N89°49'38"E S/N 18411)

1/4

Found Jackson County 2 1/2" Brass Cap monument tied by this office in 1996 in a control survey, per reestablishment notes dated February 13, 1964. This was not revisited on this survey.



BASIS OF BEARING  
IS TRUE NORTH,  
NAD 83/91 DATUM,  
AS DERIVED BY  
GLOBAL POSITIONING  
SYSTEM  
OBSERVATIONS.

SCALE: 1" = 40'  
40' 20' 0' 40' 80'

\*\*\* RECEIVED \*\*\*  
DATE 10-28-14 BY LSH  
This survey consists of:  
1 sheet(s) Map  
1 page(s) Narrative  
JACKSON COUNTY  
SURVEYOR

REGISTERED  
PROFESSIONAL  
LAND SURVEYOR

*Herbert A. Farber*

OREGON  
JULY 26, 1985  
HERBERT A. FARBER  
2189

RENEWAL DATE 12-31-15

INST. NO.: 2014-002444  
TRACT A  
37976 Sq.ft. +/-

INST. NO.: 2014-002445

INST. NO.: 2014-002443  
TRACT B  
19,239 Sq.ft. +/-