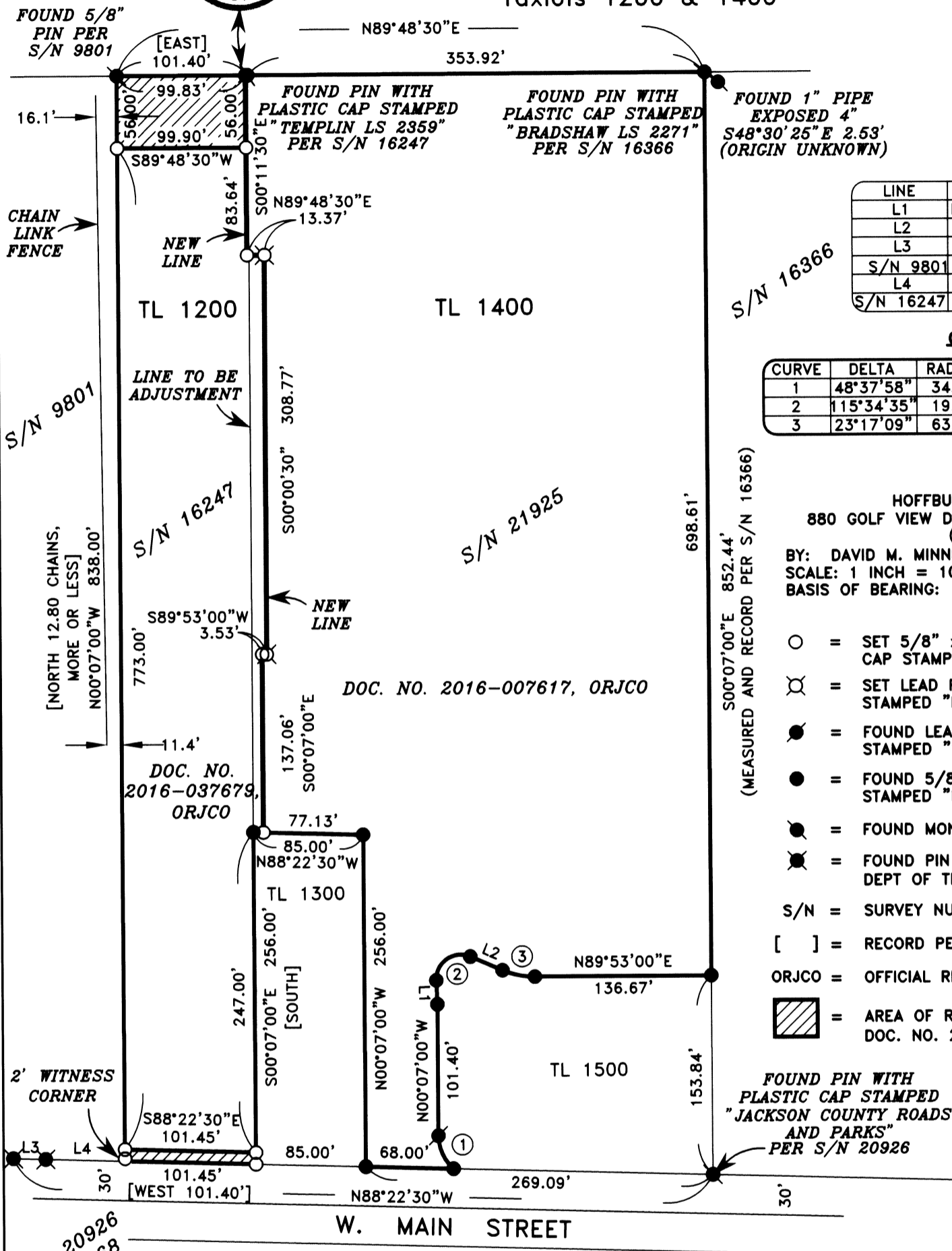
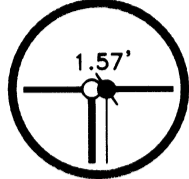


Property Line Adjustment

For:
Orchard Glen Estates, LLC

Located in:
the Northwest 1/4 of Section 26 (26B),
Township 37 South, Range 2 West, W.M.,
in the City of Medford, Jackson County, Oregon
Taxlots 1200 & 1400

SCALE: 1" = 20'



LINE TABLE

LINE	BEARING	DISTANCE
L1	N02°24'26"W	18.54'
L2	S66°49'51"E	27.21'
L3	S88°22'30"E	25.04'
S/N 9801	S88°22'30"E	25.00'
L4	S88°22'30"E	61.38'
S/N 16247	S88°22'40"E	61.28'

CURVE TABLE

CURVE	DELTA	RADIUS	LENGTH	CHORD	BEARING
1	48°37'58"	34.00'	28.86'	28.00'	N24°25'59"W
2	115°34'35"	19.00'	38.33'	32.15'	N55°22'52"E
3	23°17'09"	63.50'	25.81'	25.63'	S78°28'25"E

HOFFBUHR & ASSOCIATES, INC.
880 GOLF VIEW DR. STE. 201 MEDFORD, OREGON
(541) 779-4641
BY: DAVID M. MINNECI RPLS NO. 2349
SCALE: 1 INCH = 100' JANUARY 10, 2017
BASIS OF BEARING: SURVEY NO. 16366
(WEST LINE)

- = SET 5/8" x 24" IRON PIN WITH PLASTIC CAP STAMPED "D. MINNECI LS 2349".
- ⊗ = SET LEAD PLUG WITH TACK AND METAL WASHER STAMPED "LS 2349" IN CONCRETE CURB.
- = FOUND LEAD PLUG WITH TACK AND METAL WASHER STAMPED "LS 2349" IN SIDEWALK PER S/N 21925.
- = FOUND 5/8" PIN WITH PLASTIC CAP STAMPED CAP STAMPED "D. MINNECI LS 2349" PER S/N 21925.
- = FOUND MONUMENT AS NOTED
- ⊗ = FOUND PIN WITH ALUMINUM CAP STAMPED "OREGON DEPT OF TRANSP RIGHT OF WAY" PER S/N 17268.
- S/N = SURVEY NUMBER
- [] = RECORD PER DOCUMENT NO. 2016-037679, ORJCO
- ORJCO = OFFICIAL RECORDS OF JACKSON COUNTY, OREGON
- ▨ = AREA OF RIGHT-OF-WAY DEDICATION RECORDED AS DOC. NO. 2017-001233, ORJCO.

****RECEIVED****
Date 01/17/17 By PB
This survey Consists of:
— sheet(s) Map
— pages(s) Narrative
JACKSON COUNTY
SURVEYOR

REGISTERED
PROFESSIONAL
LAND SURVEYOR
David M. Minnecci
OREGON
JULY 26, 1988
DAVID M. MINNECI
2349

EXPIRES 12/31/18

PROPERTY LINE ADJUSTMENT ACCORDING TO CITY OF MEDFORD MUNICIPAL CODE CHAPTER 1Q.297 (PLANNING FILE NO. PLA-16-158)

APPROVALS:

EXAMINED AND APPROVED THIS 13th DAY OF JANUARY, 2017
[Signature]
CITY OF MEDFORD PLANNING DIRECTOR

EXAMINED AND APPROVED THIS 13 DAY OF JAN, 2017
[Signature]
CITY OF MEDFORD SURVEYOR

TAX LOT 1200 ADJUSTED PER DOC. NO. 2017-001471, O.R.J.C.O. 89,615 SF

TAX LOT 1400 ADJUSTED PER DOC. NO. 2017-001472, O.R.J.C.O. 240,867 SF

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

Survey for: **Orchard Glen Estates, LLC**
353 Dalton Street
Medford, Oregon 97501

Location: The Northwest one-quarter (1/4) of Section 26, Township 37 South, Range 2 West, Willamette Meridian, City of Medford, Jackson County, Oregon.

Purpose: Survey, monument and record a map of survey of the property boundary and adjusted lot line between tax lots 1200 and 1400. (City of Medford File No. PLA-16-158).

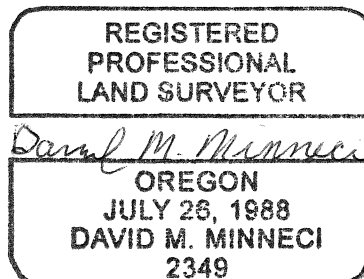
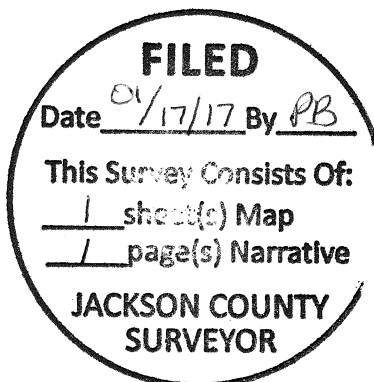
Procedure: Tax lot 1400 was recreated by a previous Property Line Adjustment (City of Medford File No. 15-165) and re-described in Document No. 2016-007617. Survey No. 21925 was recorded in conjunction with this proceeding. Tax lot 1200 is described in Document No. 2016-037679 and was monumented by Surveys No. 9801 and 16247.

Monuments from the referenced Surveys were recovered and used to control the North, South and West lines of tax lot 1200. The monuments at the Southeast and Southwest corners of this tax lot were destroyed by sidewalk construction and reestablished at record distance. The adjusted line was created to provide adequate setbacks for future buildings.

Right-of-way dedications on adjusted tax lot 1200 were recorded as Document No. 2017- 001233, and monumented as shown.

Basis of Bearing: West line of Survey No. 16366.

Date: January 10, 2017



David M. Minneci
L.S. 2349 - Oregon
Expires 12/31/18
880 Golf View Dr. St., Ste. 201
Medford, Oregon 97504