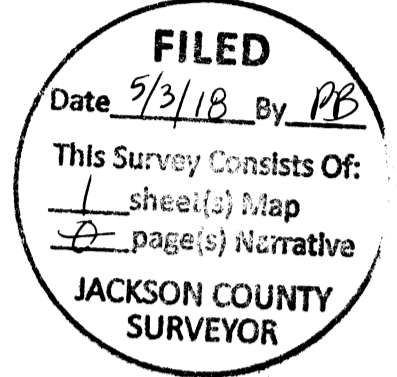


MAP OF SURVEY For SHAUN & SAMANTHA O'BRIEN

Located in:

Lot 4 & 5, Block 4 of MOUNTAIN VIEW ADDITION,
and the S.E. 1/4 of SECTION 25, T.37S., R.2W.,
(78.50') Willamette Meridian, City of Medford, Jackson
County Oregon



HOFFBUHR & ASSOCIATES, INC.
880 GOLF VIEW DRIVE, SUITE 201
MEDFORD, OREGON 97504
(541)779-4641

BY: MACKENZIE C. WYNTERGREEN PLS No. 84224
SCALE: 1 inch = 40 feet May 03, 2018
BASIS OF BEARING: SURVEY NUMBER 14943

LEGEND

- ⊙ = FOUND CENTERLINE MONUMENT, AS NOTED
- = FOUND MONUMENT, AS NOTED
- = SET 5/8"x24" REBAR WITH YELLOW PLASTIC CAP MARKED "M. WYNTERGREEN L.S. 84224"
- = CALCULATED POSITION
- () = RECORD PER S/N 14943
- [] = RECORD PER "MOUNTAIN VIEW" SUBDIVISION, VOL. 1 PAGE 171 PLAT RECORDS
- ()1 = RECORD PER S/N 19980
- ()2 = RECORD PER S/N 15207
- O.R. = OFFICIAL RECORD OF JACKSON COUNTY, OREGON
- O.R.G.N. = OREGON REALTIME GNSS NETWORK
- S/N = SURVEY NUMBER
- = EXISTING WOODEN FENCE
- x— = EXISTING WIRE FENCE

NARRATIVE

THE PURPOSE OF THIS SURVEY IS TO MONUMENT THE PROPERTY CORNERS OF DEED DOCUMENTS 2018-006359 AND 2018-006364, DESCRIBED AS LOTS 4 & 5, BLOCK 4 OF MOUNTAIN VIEW SUBDIVISION.

ORIGINAL MONUMENTATION FOR THE BLOCK CORNERS OF MOUNTAIN VIEW SUBDIVISION WERE NEVER SET. HOWEVER STREET CENTERLINE SURROUNDING THE SUBDIVISION HAS BEEN MONUMENTED BY THE CITY OF MEDFORD AND LOCAL SURVEYORS.

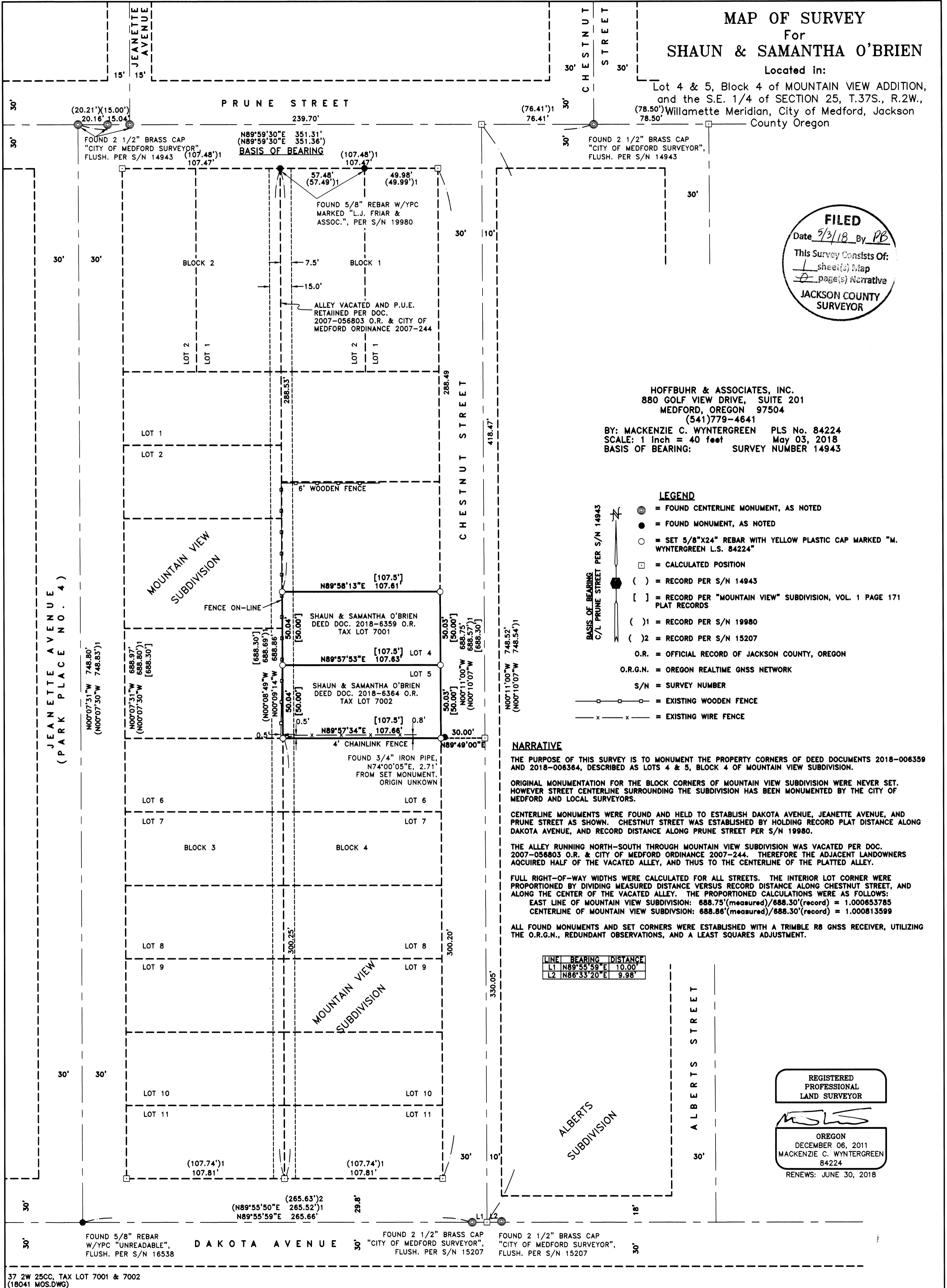
CENTERLINE MONUMENTS WERE FOUND AND HELD TO ESTABLISH DAKOTA AVENUE, JEANETTE AVENUE, AND PRUNE STREET AS SHOWN. CHESTNUT STREET WAS ESTABLISHED BY HOLDING RECORD PLAT DISTANCE ALONG DAKOTA AVENUE, AND RECORD DISTANCE ALONG PRUNE STREET PER S/N 19980.

THE ALLEY RUNNING NORTH-SOUTH THROUGH MOUNTAIN VIEW SUBDIVISION WAS VACATED PER DOC. 2007-056803 O.R. & CITY OF MEDFORD ORDINANCE 2007-244. THEREFORE THE ADJACENT LANDOWNERS ACQUIRED HALF OF THE VACATED ALLEY, AND THUS TO THE CENTERLINE OF THE PLATTED ALLEY.

FULL RIGHT-OF-WAY WIDTHS WERE CALCULATED FOR ALL STREETS. THE INTERIOR LOT CORNER WERE PROPORTIONED BY DIVIDING MEASURED DISTANCE VERSUS RECORD DISTANCE ALONG CHESTNUT STREET, AND ALONG THE CENTER OF THE VACATED ALLEY. THE PROPORTIONED CALCULATIONS WERE AS FOLLOWS:
EAST LINE OF MOUNTAIN VIEW SUBDIVISION: $688.75'(\text{measured})/688.30'(\text{record}) = 1.000653785$
CENTERLINE OF MOUNTAIN VIEW SUBDIVISION: $688.86'(\text{measured})/688.30'(\text{record}) = 1.000813599$

ALL FOUND MONUMENTS AND SET CORNERS WERE ESTABLISHED WITH A TRIMBLE R8 GNSS RECEIVER, UTILIZING THE O.R.G.N., REDUNDANT OBSERVATIONS, AND A LEAST SQUARES ADJUSTMENT.

LINE	BEARING	DISTANCE
L1	N89°55'59"E	10.00'
L2	N86°33'20"E	9.98'



REGISTERED
PROFESSIONAL
LAND SURVEYOR

Mackenzie C. Wyntergreen

OREGON
DECEMBER 06, 2011
MACKENZIE C. WYNTERGREEN
84224
RENEWS: JUNE 30, 2018