

MAP OF SURVEY PROPERTY LINE ADJUSTMENT / LOT CONSOLIDATION

FOR
KOGAP ENTERPRISES, INC.
P.O. BOX 1608
MEDFORD, OREGON 97501

LOCATED IN ALL QUARTERS OF SECTION 31, TOWNSHIP 37 SOUTH, RANGE 1
WEST OF THE WILLAMETTE MERIDIAN, IN THE CITY OF MEDFORD, JACKSON
COUNTY, OREGON

FILED
Date 7/12/18 By RB
This Survey Consists Of:
1 sheet(s) Map
2 page(s) Narrative
**JACKSON COUNTY
SURVEYOR**

LEGEND

- S/N SURVEY NUMBER, FILED AT THE SURVEYOR'S OFFICE, JACKSON COUNTY, OREGON.
- VOL. PG. VOLUME AND PAGE OF THE DEED RECORDS OF JACKSON COUNTY, OREGON.
- INST. No. INSTRUMENT NUMBER OF THE OFFICIAL RECORD OF JACKSON COUNTY, OREGON.
- W.C. WITNESS CORNER.
- ORIGINAL PROPERTY TO BE ADJUSTED OR CONSOLIDATED (FOR GRAPHICAL PURPOSES ONLY).
- FOUND 5/8 INCH IRON PIN MONUMENT PER S/N 13806 OR AS INDICATED.
- ⊗ FOUND 5/8 INCH IRON PIN MONUMENT PER S/N 1320.
- ⊙ FOUND 5/8 INCH IRON PIN MONUMENT PER S/N 22056 OR AS INDICATED.
- ⊕ FOUND 5/8 INCH IRON PIN MONUMENT PER S/N 14477 OR AS INDICATED.
- ⊖ FOUND 2" ALUMINUM CAP FLUSH IN PAVEMENT PER S/N 22447 OR AS INDICATED.
- ⊗ FOUND BRASS CAP PER JACKSON COUNTY RE-ESTABLISHMENT RECORDS OR AS INDICATED.
- ⊘ SET 5/8 BY 24 INCH IRON PIN WITH ORANGE PLASTIC CAP MARKED "FRANTZ LS 50077".
- ⊙ SET LEAD PLUG AND TACK WITH BRASS WASHER MARKED "LS 50077".
- ⊕ SET 2" ALUMINUM CAP FLUSH IN PAVEMENT WITH PUNCH MARK AND STAMPED "LS50077".

SURVEY NARRATIVE TO COMPLY WITH PARAGRAPH 209.250 OF THE OREGON REVISED STATUTES

PURPOSE:
TO SURVEY AND MONUMENT THE PROPERTY LINE ADJUSTMENT AS APPROVED BY THE CITY OF MEDFORD PLANNING DEPARTMENT AS FILE NO. PLA-17-093.

PROCEDURE:
UTILIZING CONTROL ESTABLISHED BY THIS OFFICE FOR FILED SURVEY NUMBER 22056 AND 22447 AND EXTENDING THE CONTROL WESTERLY USING A ROBOTIC TOTAL STATION, REFLECTING PRISMS, AND DUAL FREQUENCY RTK UNITS TO TIE THE MONUMENTS ALONG THE NORTH LINE OF GARFIELD AND THE EAST LINE OF HOLLY STREETS AS DESCRIBED IN VOLUME 501 AT PAGE 17 AND INSTRUMENT NUMBER 98-02982 AND INSTRUMENT NUMBER 00-32491. I CALCULATE THE BOUNDARY AND SET THE MONUMENTS AS SHOWN.

MONUMENTS SET FOR THE STREET CENTER LINE AS SHOWN PER SURVEY NUMBER 22447 AND THE BOUNDARY AS SHOWN ON SURVEY NUMBER 22056, AS ASSOCIATED WITH THIS SURVEY AND PERFORMED PREVIOUSLY BY THIS OFFICE WERE VERIFIED AS PART OF THIS SURVEY.
FOUND MONUMENTS PER SURVEY NUMBERS 640, 5196, 1320, 13806, 14477, 21256 AND 21565 WERE TIED AS SHOWN AND FIT WELL WITH RECORD, WITH THE EXCEPTIONS AS NOTED.

PROPERTY LINE ADJUSTMENT / LOT CONSOLIDATION

CITY OF MEDFORD PLANNING FILE No. PLA-17-093

APPROVAL:

BY: *[Signature]*

7-5-18
DATE

PLANNING DIRECTOR

APPROVAL:

BY: *[Signature]*

7/5/18
DATE

CITY SURVEYOR

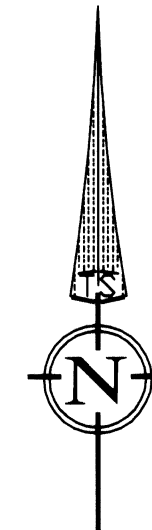
NOTE 1

CENTER LINE 20' WIDE SEWER EASEMENT PER INST. No. 75-03205

NOTE 2

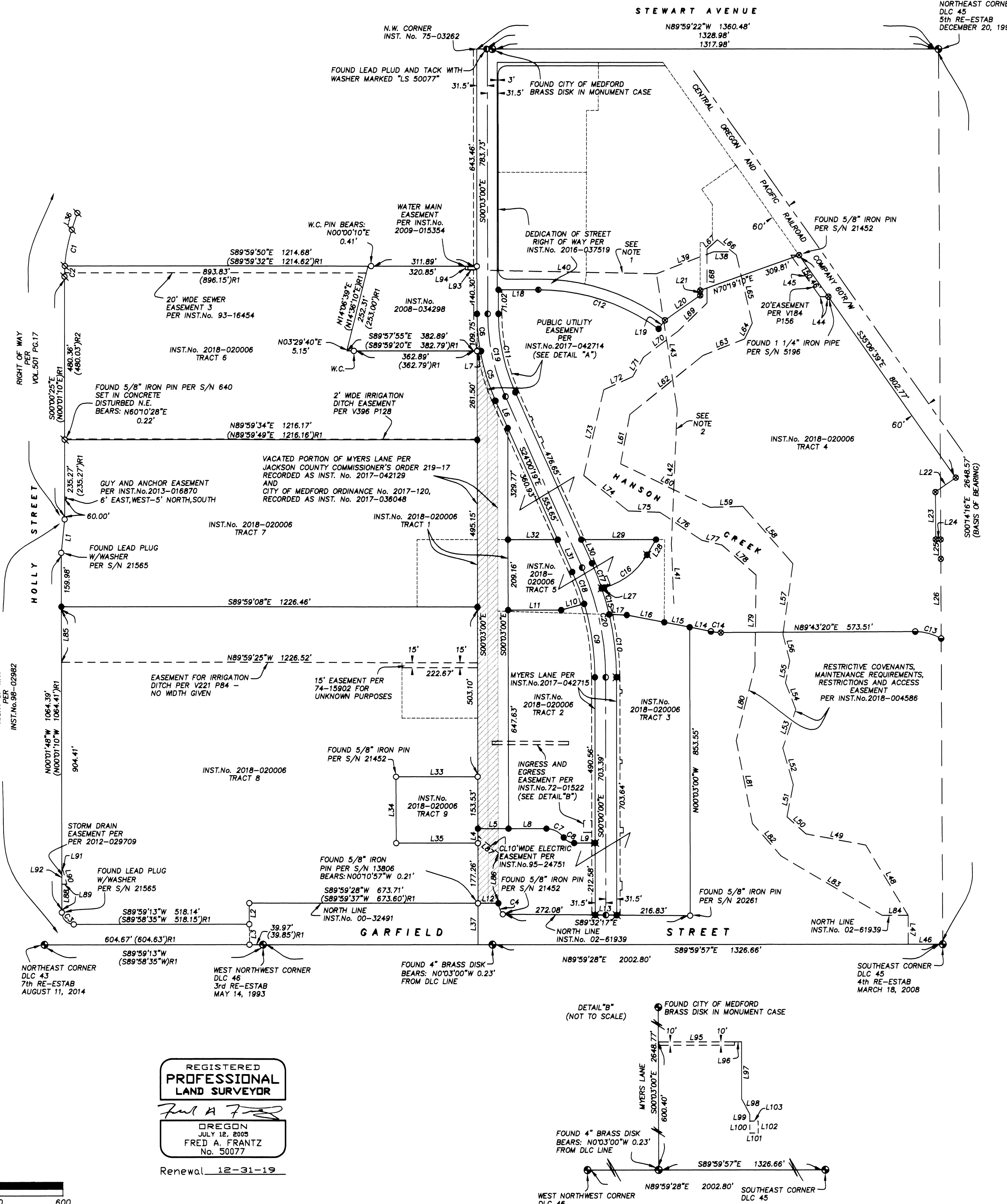
CENTER LINE 15' WIDE SEWER EASEMENT PER INST. No. 95-32358

EASEMENTS SHOWN HEREON ARE FROM THE PRELIMINARY TITLE REPORT PREPARED BY TIGOR TITLE COMPANY ORDER No. 47031705286 DATED JUNE 12, 2018.
ENCUMBRANCES 7, 8, 10, 14-18, 20-22, 23, 25-27, 28, 29, 32 AND 34 ARE EITHER BLANKET IN NATURE AND COULD NOT BE LOCATED OR DO NOT APPLY TO THE AREA REPRESENTED BY THIS SURVEY.



DATE: 07-21-18
SCALE: 1" = 200'

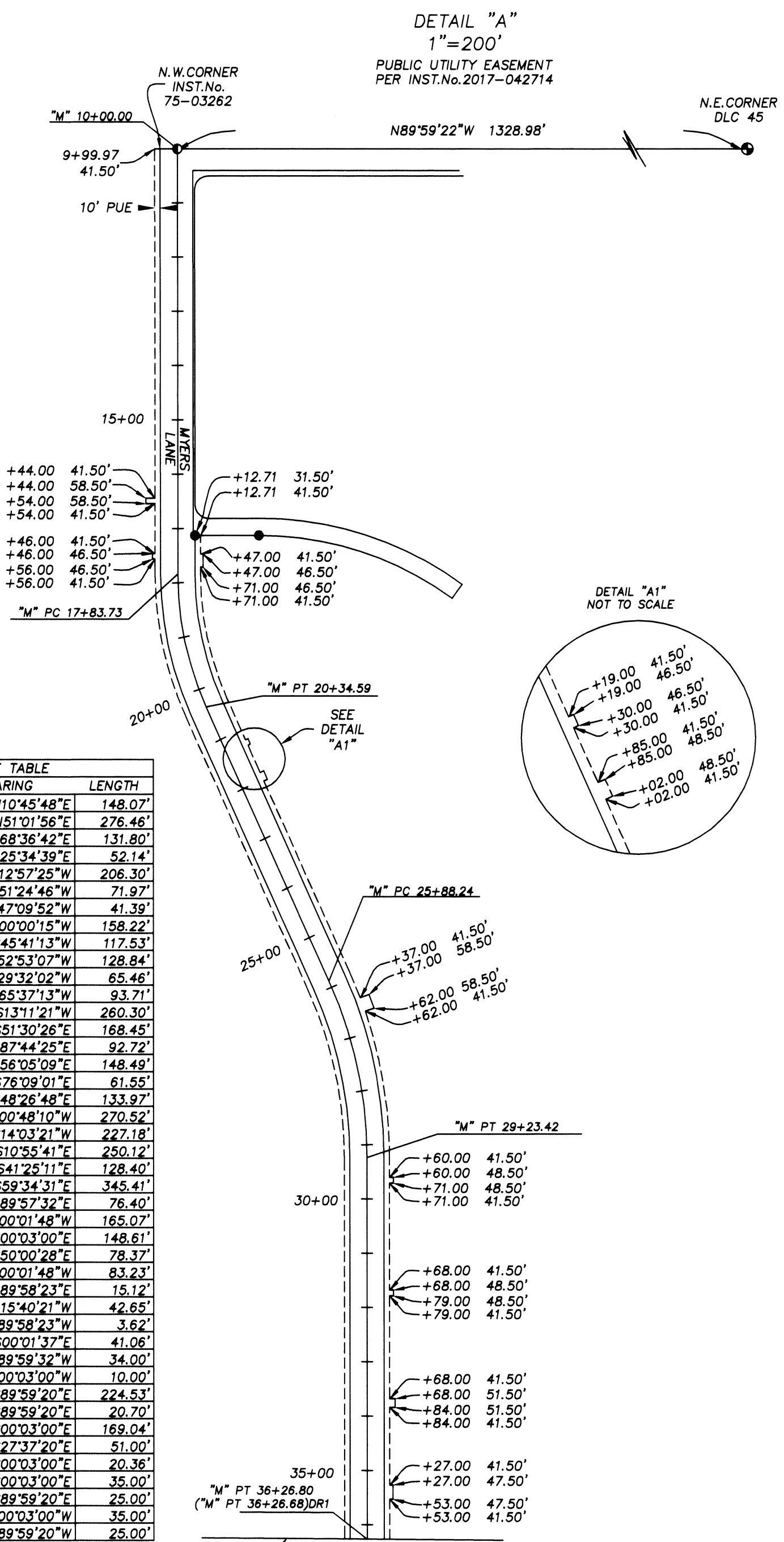
REGISTERED
**PROFESSIONAL
LAND SURVEYOR**
[Signature]
FRED A. FRANTZ
No. 50077
Renewal 12-31-19



LINE	BEARING	LENGTH
L1	N05°43'42"E	99.93'
L2	N05°43'47"E R1	100.00' R1
L3	S00°00'14"E	62.10'
L4	S00°06'14"E	60.00'
L5	S00°03'00"E R1	42.87'
L6	S90°00'00"W	90.00'
L7	N24°00'19"W	87.69'
L8	N89°57'55"W	9.81'
L9	N90°00'00"W	111.62'
L10	S74°52'03"W	70.06'
L11	N90°00'00"W	156.46'
L12	N89°59'28"E	60.05'
L13	S89°32'17"E	63.00'
L14	N78°52'04"W	63.55'
L15	N78°52'04"W	76.43'
L16	S78°52'04"E	112.22'
L17	N88°15'11"W	52.12'
L18	N89°57'23"E	117.47'
L19	N38°07'18"E	31.50'
L20	N54°55'30"E	122.09'
L21	N00°02'51"E	14.65'
L22	S54°54'30"W	73.90'
L23	S00°14'16"E	140.43'
L24	N89°59'40"W	15.10'
L25	S00°14'16"E	57.78'
L26	S00°14'16"E	236.25'
L27	S75°01'40"W	240.84'
L28	S29°59'41"W	52.63'
L29	N89°58'46"E	220.30'
L30	N24°00'19"W	77.00'
L31	N24°00'19"W	105.03'
L32	S89°58'46"W	146.55'
L33	S89°58'00"W	240.59'
L34	S89°57'00"W	240.84'
L35	S00°03'00"E R1	196.35'
L36	N89°58'41"E	240.62'
L37	N89°57'00"E R1	240.64'
L38	N17°57'49"E	52.52'
L39	N17°57'E R3	52.44'R3
L40	N00°03'00"W	122.10'
L41	N89°59'40"W	44.32'
L42	S89°58'20"W	180.00'
L43	N88°51'40"W	488.24'
L44	N02°12'39"W	176.65'
L45	N02°27'23"E	399.55'
L46	N08°39'29"W	394.77'
L47	S89°01'44"E	24.75'
L48	S35°06'39"E	150.01'
L49	S89°58'28"E	102.00'
L50	N00°00'32"W	85.54'
L51	N30°58'48"W	241.86'
L52	N79°23'38"W	179.91'
L53	N47°49'09"W	75.78'
L54	N11°24'47"E	97.06'
L55	N16°02'38"W	112.14'
L56	N18°33'46"E	120.82'
L57	N21°05'30"W	84.67'
L58	N17°02'57"E	66.78'
L59	N14°29'01"E	91.24'
L60	N08°02'28"E	211.74'
L61	N41°01'53"W	224.50'
L62	S88°30'46"W	97.23'
L63	N63°52'02"W	293.01'
L64	N10°45'48"E	148.07'
L65	N51°01'56"E	276.46'
L66	N68°36'42"E	131.80'
L67	N25°34'39"E	52.14'
L68	N12°57'25"W	206.30'
L69	N51°24'48"W	71.97'
L70	S47°09'52"W	41.39'
L71	S00°00'15"W	158.22'
L72	S45°41'13"W	117.53'
L73	S52°53'07"W	128.84'
L74	S29°32'02"W	65.46'
L75	S65°37'13"W	93.71'
L76	S11°11'21"W	260.30'
L77	S51°30'26"E	168.45'
L78	S87°44'25"E	92.72'
L79	S56°05'09"E	148.49'
L80	S76°09'01"E	61.55'
L81	S48°28'48"E	133.97'
L82	S00°48'10"W	270.94'
L83	S14°03'21"W	227.18'
L84	S10°55'41"E	250.12'
L85	S41°28'11"E	128.40'
L86	S59°34'31"E	345.41'
L87	N89°57'32"E	76.40'
L88	N00°01'48"W	165.07'
L89	S00°03'00"E	148.61'
L90	S50°00'28"E	78.37'
L91	N00°01'48"W	83.23'
L92	N89°58'23"E	15.12'
L93	N15°40'21"W	42.65'
L94	S89°58'23"W	3.62'
L95	S00°01'37"E	41.06'
L96	S89°59'32"W	35.00'
L97	N00°03'00"W	10.00'
L98	S89°59'20"E	224.53'
L99	S89°58'20"E	20.70'
L100	S00°03'00"E	169.04'
L101	S27°37'20"E	51.00'
L102	S00°03'00"E	20.36'
L103	S00°03'00"E	35.00'
L104	S89°59'20"E	25.00'
L105	N00°03'00"W	35.00'
L106	N89°58'20"W	25.00'

LINE	BEARING	LENGTH
L61	N10°45'48"E	148.07'
L62	N51°01'56"E	276.46'
L63	N68°36'42"E	131.80'
L64	N25°34'39"E	52.14'
L65	N12°57'25"W	206.30'
L66	N51°24'48"W	71.97'
L67	S47°09'52"W	41.39'
L68	S00°00'15"W	158.22'
L69	S45°41'13"W	117.53'
L70	S52°53'07"W	128.84'
L71	S29°32'02"W	65.46'
L72	S65°37'13"W	93.71'
L73	S11°11'21"W	260.30'
L74	S51°30'26"E	168.45'
L75	S87°44'25"E	92.72'
L76	S56°05'09"E	148.49'
L77	S76°09'01"E	61.55'
L78	S48°28'48"E	133.97'
L79	S00°48'10"W	270.94'
L80	S14°03'21"W	227.18'
L81	S10°55'41"E	250.12'
L82	S41°28'11"E	128.40'
L83	S59°34'31"E	345.41'
L84	N89°57'32"E	76.40'
L85	N00°01'48"W	165.07'
L86	S00°03'00"E	148.61'
L87	S50°00'28"E	78.37'
L88	N00°01'48"W	83.23'
L89	N89°58'23"E	15.12'
L90	N15°40'21"W	42.65'
L91	S89°58'23"W	3.62'
L92	S00°01'37"E	41.06'
L93	S89°59'32"W	35.00'
L94	N00°03'00"W	10.00'
L95	S89°59'20"E	224.53'
L96	S89°58'20"E	20.70'
L97	S00°03'00"E	169.04'
L98	S27°37'20"E	51.00'
L99	S00°03'00"E	20.36'
L100	S00°03'00"E	35.00'
L101	S89°59'20"E	25.00'
L102	N00°03'00"W	35.00'
L103	N89°58'20"W	25.00'

CURVE	RADIUS	LENGTH	DELTA	CHORD BEARING	CHORD LENGTH
C1	448.36'	109.01'	13°55'47"	S10°58'29"W	108.74'
C2	448.36'	31.43'	4°01'00"	S02°00'05"W	31.43'
C3	35.00'	54.97'	89°58'59"	S45°01'17"E	49.49'
C4	84.58'	35.97'	37°21'24"	S21°16'50"E	34.95'
C5	631.50'	153.71'	13°56'45"	N17°57'59"W	153.33'
C6	631.50'	110.32'	10°00'34"	S05°03'17"E	110.18'
C7	62.00'	59.28'	54°45'37"	S62°37'11"E	57.03'
C8	38.00'	36.32'	54°45'37"	S62°37'11"E	34.95'
C9	768.50'	220.69'	16°27'12"	N08°13'36"W	219.93'
C10	831.50'	187.77'	12°56'18"	S06°28'09"E	187.37'
C11	588.50'	237.69'	23°57'19"	S12°01'40"E	235.96'
C12	606.00'	378.72'	36°08'52"	N17°57'59"W	372.47'
C13	149.23'	80.15'	30°46'18"	N74°53'31"W	79.19'
C14	148.58'	28.59'	11°24'36"	S82°57'18"E	28.54'
C15	831.50'	80.91'	5°34'31"	N15°43'34"W	80.88'
C16	208.50'	163.88'	45°01'59"	N52°30'40"E	159.69'
C17	831.50'	79.70'	5°29'30"	N21°15'34"W	79.67'
C18	768.50'	101.82'	7°53'07"	N20°13'46"W	101.82'
C19	600.00'	250.89'	23°57'19"	S12°01'40"E	249.04'
C20	800.00'	335.18'	24°00'19"	N12°00'10"W	332.73'



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JOB NO. 1134-18
371W31A TAX LOTS 3800, 3900, 4000
371W31D TAX LOTS 200, 400, 401, 500, 800, 900, 1000, 1001