

# ROGUE VALLEY INTERNATIONAL-MEDFORD AIRPORT

1000 Terminal Loop Parkway - Medford, OR 97504

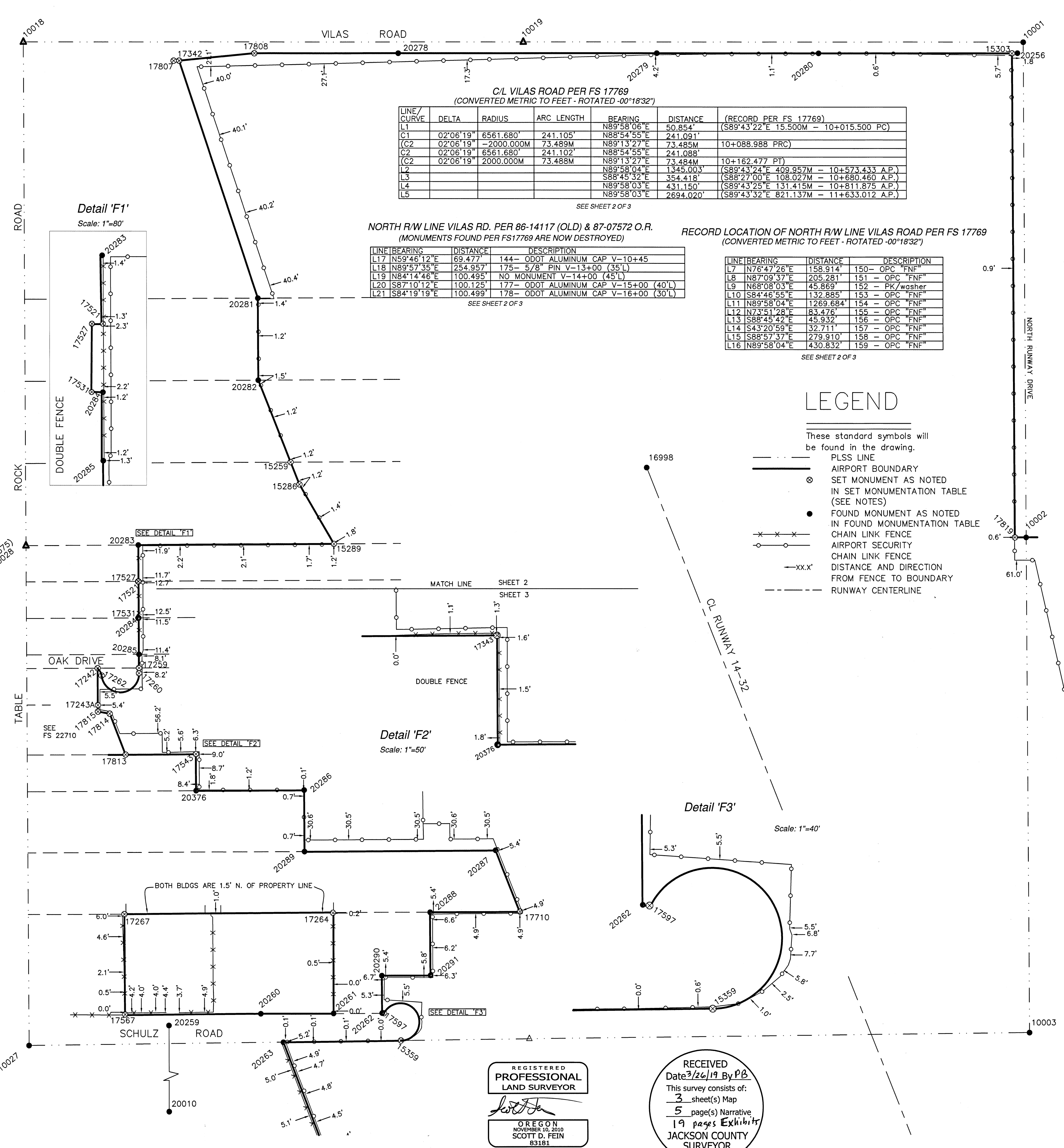
SHEET INDEX

## Map of Survey

Located in:

Section SE 1/4 Section 36, T36S, R2W, W.M.  
NE 1/4 Section 01, T37S, R2W, W.M.  
City of Medford, Jackson County, Oregon

- SHEET 1 - LAYOUT OF OVERALL AIRPORT BOUNDARY IN SEC. 01 A & SECURITY FENCE LOCATION - FOUND & SET MONUMENTATION TABLES
- SHEET 2 - BOUNDARY DETAIL IN NORTHERN PORTION OF SECTION 01A - LEGEND
- SHEET 3 - BOUNDARY DETAIL IN SOUTHERN PORTION OF SECTION 01A



### FOUND MONUMENTATION TABLE

Point	Northing	Eastng	Description
10001	233320.115	287748.357	FND SEC COR BRASS CAP, FLUSH, PER 2003 FOURTH RE-ESTAB NOTES
10002	232001.196	287755.177	FND N-1/16 COR, 5/8" IRON PIN W/ YPC, 6" DEEP, PER 1988 SECOND RE-ESTAB NOTES
10003	230682.465	287762.169	FND 1/4 SEC COR BRASS CAP, 14" DEEP PER 1984 FOURTH RE-ESTAB NOTES
10018	233318.609	285084.900	1/4 SEC COR BASED ON REF MONS #20023 & #20024 PER 2005 FOURTH RE-ESTAB NOTES
10019	233318.628	28616.628	CALCD LOCATION OF E. 1/16 COR BETWEEN SECTIONS 01 & 36. NO MONUMENT OR RP'S REMAIN PER 1953 RE-ESTAB
10026	230686.294	286429.511	C-F 1/16, PER 2017 SECOND RE-ESTAB NOTES
10027	230650.121	285096.640	FND CENTER 1/4 COR BRASS CAP, FLUSH WITH ASPHALT PER 2006 THIRD RE-ESTAB NOTES
10028	231975.992	285090.807	CALCD LOCATION OF N 1/16 COR PER FILED SURVEY NO. 19245 & 18106 (SEE FOUND MONUMENT # 20375 BELOW)
16998	232186.979	286744.685	BRASS CAP IN MONUMENT CASE PER FS 21765 - C/L RUNWAY 14-32
16999	224001.851	289976.090	MAG-NAIL WITH SHINER IN MONUMENT CASE PER FS 21765 - C/L RUNWAY 14-32
20010	230306.393	285619.331	FND OPC BRASS CAP STAMPED "DA EDWARDS LS2339" FLUSH WITH PAVEMENT PER FS 13641
20023	233261.978	285127.943	REF MON TO NORTH 1/4 COR SEC 01, FND 2.5" DIAM BRASS CAP; FLUSH IN CONCRETE ISLAND PER 2005 FOURTH RE-ESTAB
20024	233292.243	285234.770	REF MON TO NORTH 1/4 COR SEC 01, FND 1" DIAM BRASS CAP SET IN CONCRETE CURB PER 2005 FOURTH RE-ESTAB
20256	232901.169	287718.877	FND YPC STAMPED "JACKSON CS", 10" DEEP TILED E'STLY PER R-1 [FND N 79'01" E 0.37' FRP]
20257	229657.860	286434.356	FND 2.5" DIAM BRASS CAP, 4" DEEP MARKING THE SE COR GOVT LOT 5 PER 2012 SECOND RE-ESTAB NOTES
20258	230387.805	286430.823	FND OPC STAMPED "HARVEY ENG & ASSOC" PER FS 16225
20259	230702.998	285468.329	FND "B" BRASS CAP STAMPED "DA EDWARDS LS2339" FLUSH WITH PAVEMENT PER FS 13641
20260	230735.767	285714.127	FND 5/8" PIN, NO CAP EXP 3" PER FS 8170
20261	230734.507	285908.054	FND 5/8" PIN, NO CAP EXP. 1" PER FS 8725 [FND S 23°13' W 0.06' FRP]
20262	230735.117	286037.639	FND ILLEGIBLE YPC 5" DEEP IN ASPHALT DWAY PER R-4 [HELD MON AS FND]
20263	230658.342	285774.130	FND 1" SQUARE BOLT 14" DEEP PER FS 788 [FND IN RECORD POSITION]
20264	230088.429	286432.301	FND YPC MARKED "JACKSON CS." 1" DEEP REF PT TO CE 1/16 COR PER 2017 SECOND RE-ESTAB NOTES
20265	230091.051	285140.251	FND YPC STAMPED "JACKSON COUNTY ROADS & PK'S" 2" DEEP PER FS 19245 [FND S 83°19' E 0.02' FRP]
20266	230672.628	285439.365	FND RPC ILLEGIBLE FLUSH PER FS 13641
20267	230672.355	285429.371	FND RPC STAMPED "DA EDWARDS LS 2339" EXP 1" PER FS 13641
20268	230654.223	285429.351	FND RPC STAMPED "DA EDWARDS LS 2339" 1" DEEP PER FS 13641
20269	233364.383	287748.438	FND OPC STAMPED "FNF" 2" DEEP PER FS 17769 [FND S 76°46' W 0.04' FRP]
20270	233275.037	287786.872	FND "B" BRASS CAP STAMPED "A413" IN TOP EAST CURB @ NORTH RUNWAY DRIVE
20271	233275.037	287786.872	FND OPC STAMPED "FNF" 1" DEEP PER FS 17769 [FND N 55°18' E 0.12' FRP]
20272	233369.242	287037.931	FND OPC STAMPED "FNF" 1" DEEP PER FS 17169 [FND N 85°32' E 0.15' FRP]
20273	233393.008	287015.455	FND OPC STAMPED "FNF" FLUSH PER FS 17169 [FND S 85°40' E 0.12' FRP]
20274	233393.933	286969.471	FND 5/8" PIN WITH PARTIAL OPC EXP. 1" PER FS 17169 [FND S 38°35' E 0.10' FRP]
20275	233370.815	286889.265	FND OPC STAMPED "FNF" FLUSH PER FS 17169 [FND N 72°01' E 0.04' FRP]
20276	233370.163	285619.354	FND OPC STAMPED "FNF" 1" DEEP PER FS 17169 [FND N 08°38' E 0.07' FRP]
20277	233354.917	285239.620	FND OPC STAMPED "FNF" EXP 1" PER FS 17169 [FND S 60°52' W 0.05' FRP]
20278	233289.138	286083.567	FND YPC STAMPED "JACKSON CS" 6" DEEP PER R-1 [FND S 00°22'11" E 0.04' FRP]
20279	233289.623	286772.412	FND 5/8" REBAR 10" DEEP PER ORR SUBD & R-1 [FND N 28°43' W 0.07' FRP]
20280	233289.807	287203.560	FND 1" GIP W/PC ILLEGIBLE NAIL IN CTR PER FS 9184 & R-1 [FND ON SOUTH R/W LINE] EXPOSED 1 INS.
20281	232637.495	285709.014	FND YPC STAMPED "JACKSON CS" 3" DEEP PER R-2 [FND N 67°46' E 0.07' FRP]
20282	232637.495	285709.014	FND YPC STAMPED "LI FRIAR & ASSOC" 10" DEEP PER FS 14478 [FND N 08°38' E 0.07' FRP]
20283	231980.782	285389.906	FND YPC STAMPED "JACKSON CS" 2" DEEP PER R-2 [FND S 25°04' E 0.11' FRP]
20284	231786.918	285390.829	FND 3/4" PIN EXP. 5" PER FS 10681 [FND N 75°14' E 0.12' FRP]
20285	231689.920	285391.239	FND 3/4" PIN 6" DEEP PER FS 10681 [FND N 72°23' E 0.11' FRP]
20286	231329.041	285830.576	FND OPC STAMPED "HARVEY ENG & ASSOC" FLUSH PER R-3 [FND N 00°17'04" W 0.11' FRP]
20287	231168.221	286340.499	FND OPC STAMPED "HARVEY ENG & ASSOC" FLUSH IN PWMT PER R-3 [FND N 40°42' W 0.12' FRP]
20288	231168.221	286340.499	FND OPC STAMPED "HARVEY ENG & ASSOC" 1" DEEP PER R-4 [FND N 00°21'59" W 0.49' FRP] (MONUMENT REMOVED)
20289	231165.337	285831.389	FND OPC STAMPED "HARVEY ENG & ASSOC" FLUSH IN PWMT PER R-3 [FND N 00°17'04" W 0.04' FRP]
20290	230835.090	286037.108	FND PART OPC ILLEGIBLE FLUSH IN PWMT PER R-4 [HELD MON AS FND]
20291	230835.663	286166.699	FND OPC STAMPED "HARVEY ENG & ASSOC" 3" DEEP PER R-4 [HELD MON AS FND]
20325	233365.114	285444.653	FND OPC STAMPED "FNF", EXP. 1" PER FS 17769 [FND N 35°14' E 0.02' FRP]
20326	233362.203	285487.182	FND MAG NAIL & WASHER STAMPED "FNF" IN TOP OF 72" CORRUGATED METAL PIPE PER FS 17769 [FND N 43°22' W 0.04' FRP]
20375	231975.991	285090.887	FND 2 1/2" DIAM. BRASS CAP IN MON CASE ON 1/16TH SEC. 1 PER 2016 SECOND RE-ESTAB NOTES [SEE NARRATIVE]
20376	231327.3601	285542.750	FND YPC STAMPED "JACKSON CS; FLUSH PER R-2 [FND N27°10'E 0.04' FRP]
17813	231423.283	285354.970	SEE SURVEY 22710
17814	231532.407	285312.972	SEE SURVEY 22710
17815	231537.922	285281.806	SEE SURVEY 22710

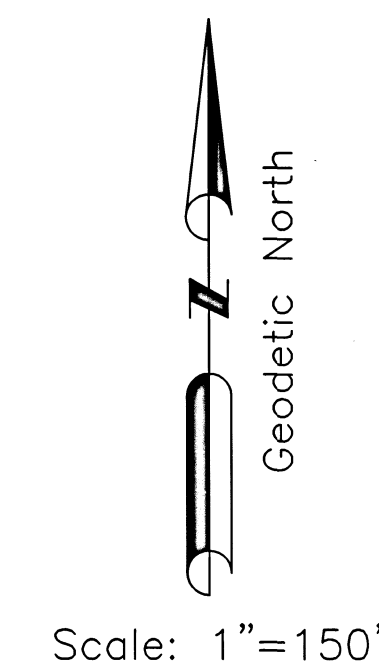
### SET MONUMENTATION TABLE

Point	Northing	Eastng	Description
15259	232201.447	285795.806	SET MONUMENT PER LEGEND, 4" DEEP, STAMPED: "CORNER # 15259"
15286	232142.073	285919.216	SET MONUMENT PER LEGEND, 3" DEEP, STAMPED: "CORNER # 15286"
15289	231983.784	285910.790	SET MONUMENT PER LEGEND, 4" DEEP, STAMPED: "CORNER # 15289"
15303	233290.098	287718.512	SET MONUMENT PER LEGEND, FLUSH, STAMPED: "CORNER # 15303"
15359	230662.143	286087.362	SET MONUMENT PER LEGEND, 3" DEEP, STAMPED: "CORNER # 15359"
17242	231653.077	285281.299	SET MONUMENT PER LEGEND, FLUSH, STAMPED: "CORNER # 17242"
17243A	231555.077	285281.730	SET MONUMENT PER LEGEND, FLUSH, STAMPED: "CORNER # 17243A"; 1" W.C.
17259	231653.688	285391.297	SET MONUMENT PER LEGEND, FLUSH, STAMPED: "CORNER # 17259"
17260	231639.888	285391.358	SET MONUMENT PER LEGEND, FLUSH, STAMPED: "CORNER # 17260"
17262	231633.733	285291.712	SET MONUMENT PER LEGEND, FLUSH, STAMPED: "CORNER # 17262"
17264	231002.114	285906.627	SET MONUMENT PER LEGEND, 2" DEEP, STAMPED: "CORNER # 17264"
17267	230999.026	285351.136	SET MONUMENT PER LEGEND, 2" DEEP, STAMPED: "CORNER # 17267"
17269	231003.554	286165.625	SET MONUMENT PER LEGEND, 12" DEEP, STAMPED: "CORNER # 17269"
17342	233268.844	285499.928	SET MONUMENT PER LEGEND, FLUSH, STAMPED: "CORNER # 17342"
17521	231883.886	285390.284	SET MONUMENT PER LEGEND, FLUSH, STAMPED: "CORNER # 17521"
17527	231883.880	285389.284	SET MONUMENT PER LEGEND, FLUSH, STAMPED: "CORNER # 17527"
17531	231786.861	285389.711	SET MONUMENT PER LEGEND, FLUSH, STAMPED: "CORNER # 17531"
17543	231424.325	285642.306	SET MONUMENT PER LEGEND, FLUSH, STAMPED: "CORNER # 17543"
17567	230732.877	285352.428	SET MONUMENT PER LEGEND, FLUSH, STAMPED: "CORNER # 17567"
17597	230735.137	286042.358	SET MONUMENT PER LEGEND, FLUSH, STAMPED: "CORNER # 17597"
17710	231004.886	286405.023	SET MONUMENT PER LEGEND, 2" DEEP, STAMPED: "CORNER # 17710"
17807	233268.844	285499.576	SET MONUMENT PER LEGEND, FLUSH, STAMPED: "CORNER # 17807"
17808	233288.957	285699.917	SET MONUMENT PER LEGEND, FLUSH, STAMPED: "CORNER # 17808"
17819	232000.912	287725.178	SET MONUMENT PER LEGEND, FLUSH, STAMPED: "CORNER # 17819"

NOTES:  
MONUMENTS SET ARE 30" STAINLESS STEEL DRIVE FLANGED RODS WITH 3.25" BRONZE CAPS, STAMPED: "JACKSON COUNTY SURVEYOR-AIRPORT BOUNDARY-CORNER # \_\_\_\_\_" BERNTSEN MONUMENT NO. SSDR13035.  
CORNER NUMBERS = POINT NUMBERS.

REGISTERED PROFESSIONAL LAND SURVEYOR  
SCOTT D. FEIN  
83181  
Renews 12/31/2019

RECEIVED Date 3/26/19 By PB  
This survey consists of:  
3 sheet(s) Map  
5 page(s) Narrative  
19 pages Exhibits  
JACKSON COUNTY SURVEYOR



Basis of Bearings  
Per OAR 734-005-0015 (3)(K)  
Oregon Coordinate Reference System (OCRS)  
Grants Pass-Ashland Zone NAD83 (2011) Datum  
Zone Definition  
Transverse Mercator Projection NAD 83  
Latitude of Grid Origin: 41°45'00"N  
Central Meridian: 122°20'00"W  
False Northing: 0.000 m  
False Easting: 50,000 m  
Central Meridian Scale: 1.000043 (exact)

Scale: 1"=150'

NARRATIVE IS A SEPARATE DOCUMENT

Jackson County Surveyor  
Scott Fein, PLS, CWRE, CFEDS  
10 S. Oakdale Ave., Medford, OR 97501 (541) 774-6191

Field work was performed between: 2016 & 2019	Reviewed By: RLB 3/21/19 SDF 3/23/19
Field Crew: SDF, SMB, JMH, BWP	CS Job File: 18-03
Drawn By: BWP 2/21/18	Approved: SDF 3/25/2019
AIRPORT SEC 1_sheet 1.dwg	Sheet: 1 of 3

T37-2W-01A, MULTIPLE TAX LOTS

# ROGUE VALLEY INTERNATIONAL-MEDFORD AIRPORT

1000 Terminal Loop Parkway - Medford, OR 97504

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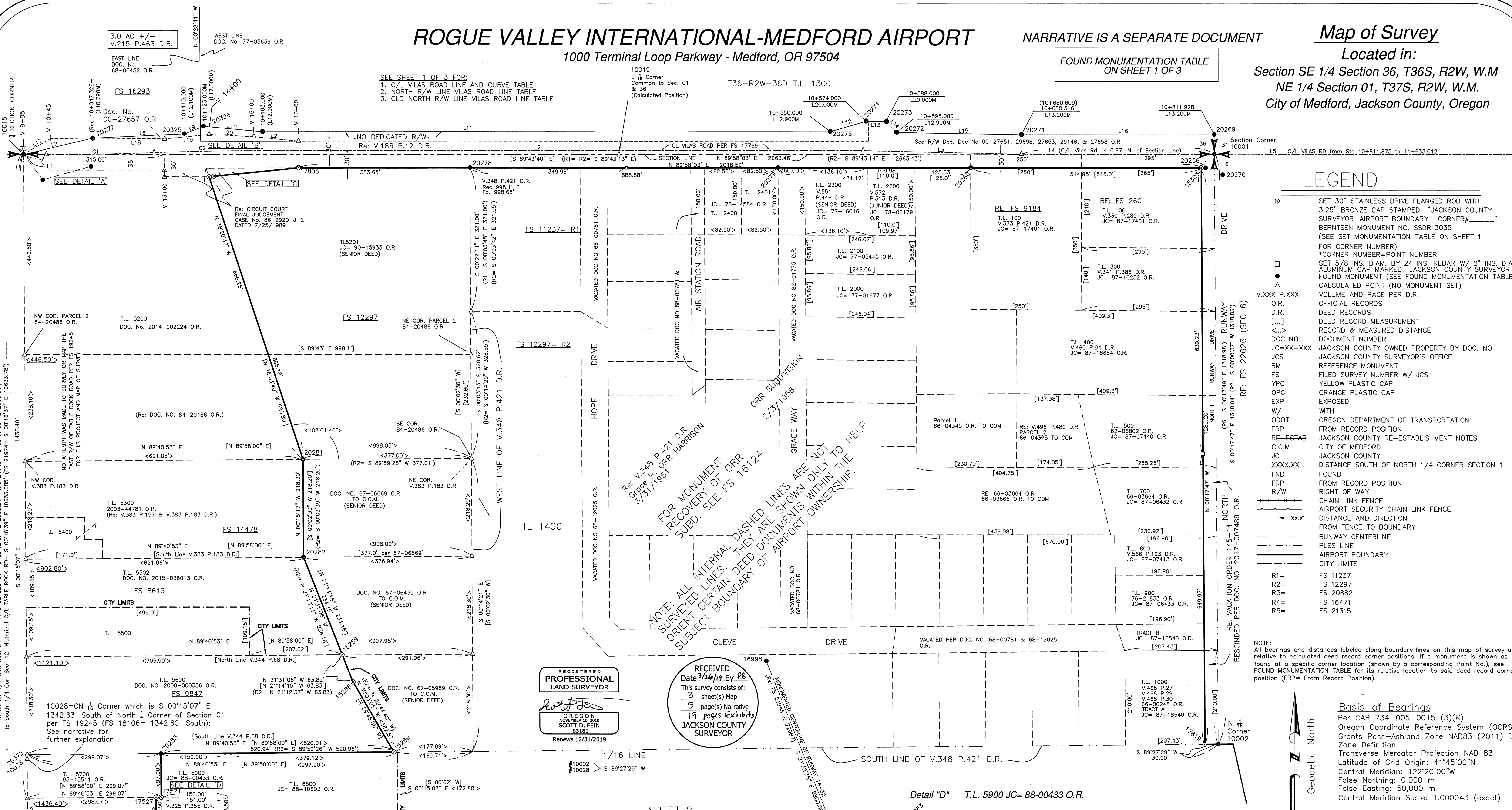
## Map of Survey

Located in:

Section SE 1/4 Section 36, T36S, R2W, W.M.  
NE 1/4 Section 01, T37S, R2W, W.M.  
City of Medford, Jackson County, Oregon

FOUND MONUMENTATION TABLE  
ON SHEET 1 OF 3

SEE SHEET 1 OF 3 FOR:  
1. C/L VILAS ROAD LINE AND CURVE TABLE  
2. NORTH R/W LINE VILAS ROAD LINE TABLE  
3. OLD NORTH R/W LINE VILAS ROAD LINE TABLE



### LEGEND

- SET 30" STAINLESS DRIVE FLANGED ROD WITH 3.25" BRONZE CAP STAMPED: "JACKSON COUNTY SURVEYOR-AIRPORT BOUNDARY- CORNER#-XXXX" BERTSEN MONUMENT NO. SDDR13035 (SEE SET MONUMENTATION TABLE ON SHEET 1 FOR CORNER NUMBER)
- \*CORNER NUMBER=POINT NUMBER
- SET 5/8" INS. DIAM. BY 24" INS. REBAR W/ 2" INS. DIAM. ALUMINUM CAP MARKED: JACKSON COUNTY SURVEYOR FOUND MONUMENT (SEE FOUND MONUMENTATION TABLE)
- CALCULATED POINT (NO MONUMENT)
- VOLUME AND PAGE PER D.R.
- OFFICIAL RECORDS
- O.R. DEED RECORDS
- D.R. DEED RECORD MEASUREMENT
- [...] RECORD & MEASURED DISTANCE
- <...> DOC NO
- JC=XX-XXX JACKSON COUNTY OWNED PROPERTY BY DOC. NO.
- JCS JACKSON COUNTY SURVEYOR'S OFFICE
- RM REFERENCE MONUMENT
- FS FILED SURVEY NUMBER W/ JCS
- YPC YELLOW PLASTIC CAP
- OPC ORANGE PLASTIC CAP
- EXP EXPOSED
- W/ WITH
- ODOT OREGON DEPARTMENT OF TRANSPORTATION
- FRP FROM RECORD POSITION
- RE-ESTAB JACKSON COUNTY RE-ESTABLISHMENT NOTES
- C.O.M. CITY OF MEDFORD
- JC JACKSON COUNTY
- XXXX'XX' DISTANCE SOUTH OF NORTH 1/4 CORNER SECTION 1
- FND FOUND
- FRP FROM RECORD POSITION
- R/W RIGHT OF WAY
- CHAIN LINK FENCE CHAIN LINK FENCE
- XX'X' DISTANCE AND DIRECTION FROM FENCE TO BOUNDARY
- RUNWAY CENTERLINE
- PLSS LINE
- AIRPORT BOUNDARY
- CITY LIMITS

R1= FS 11237  
R2= FS 12297  
R3= FS 20882  
R4= FS 16471  
R5= FS 21315

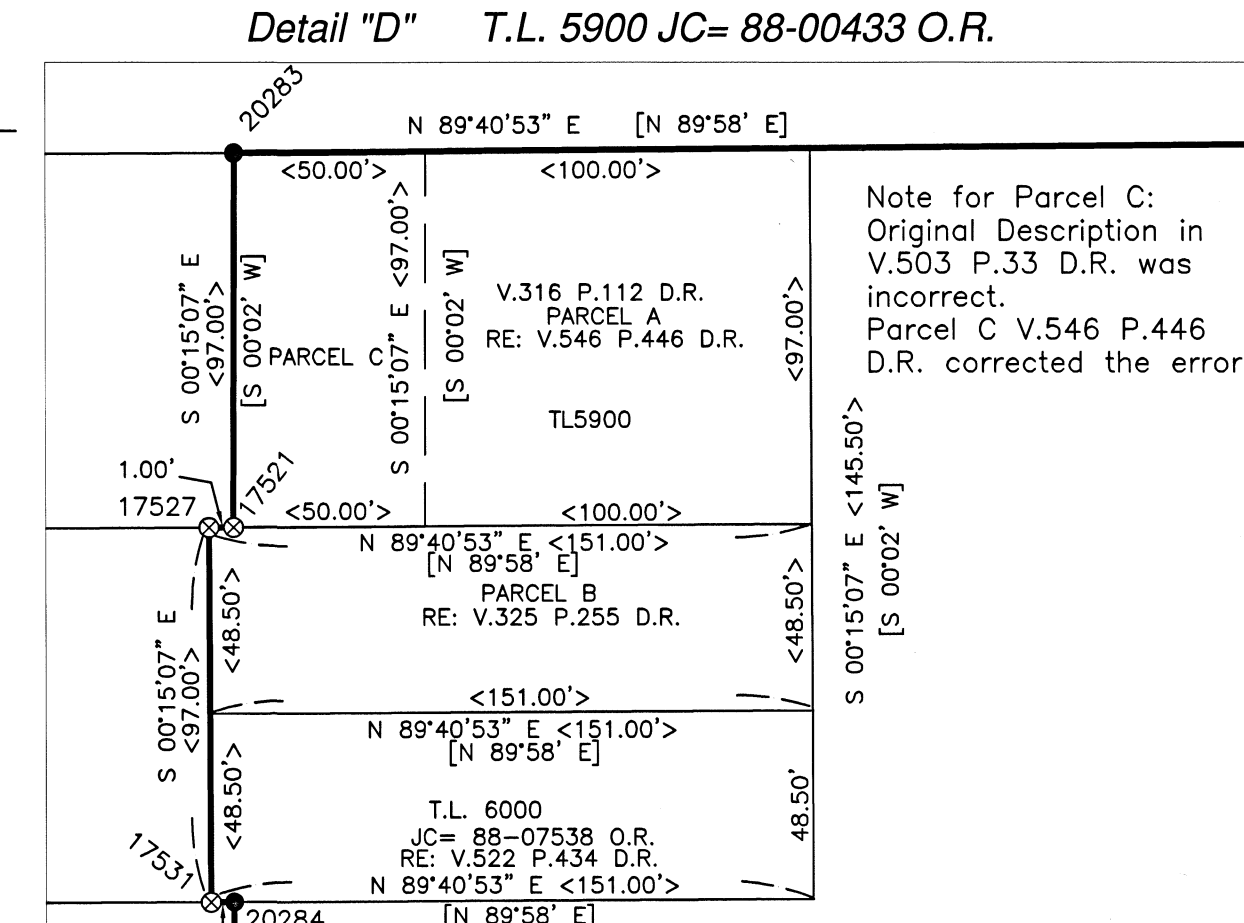
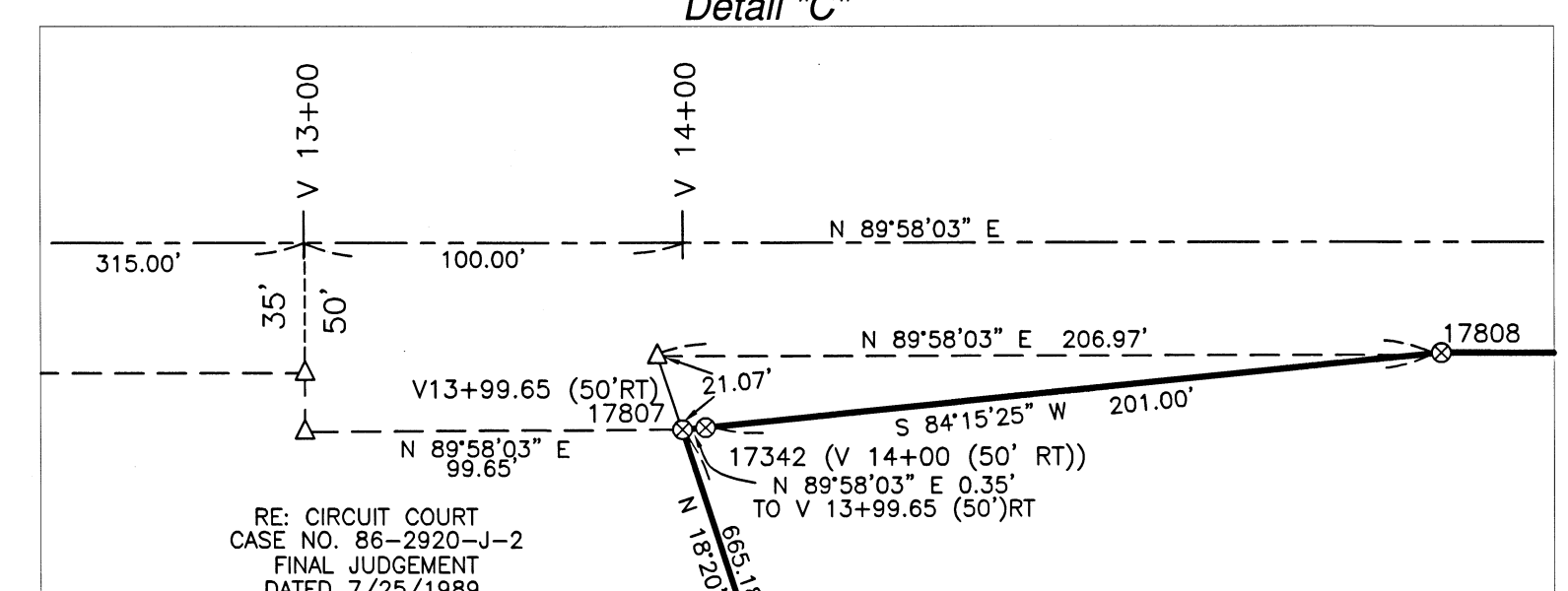
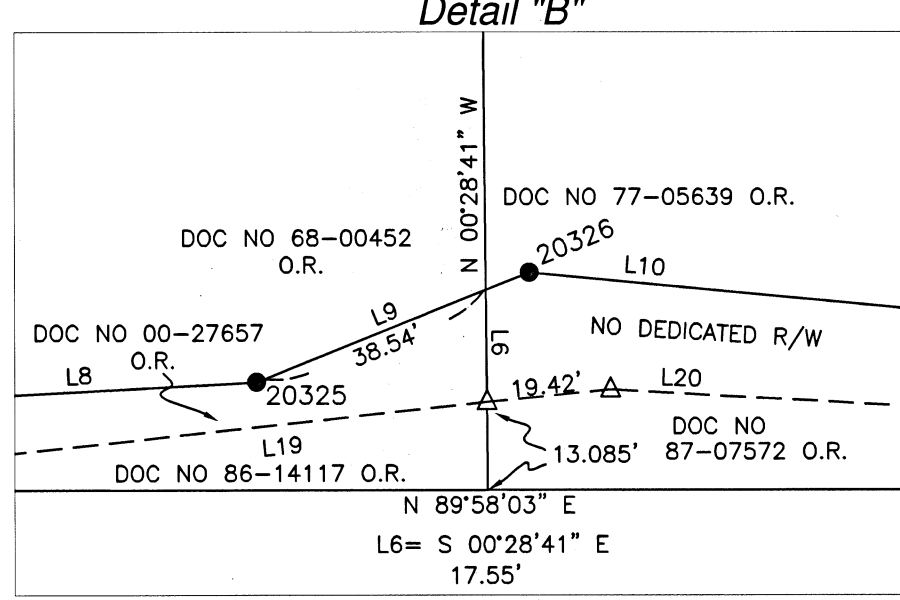
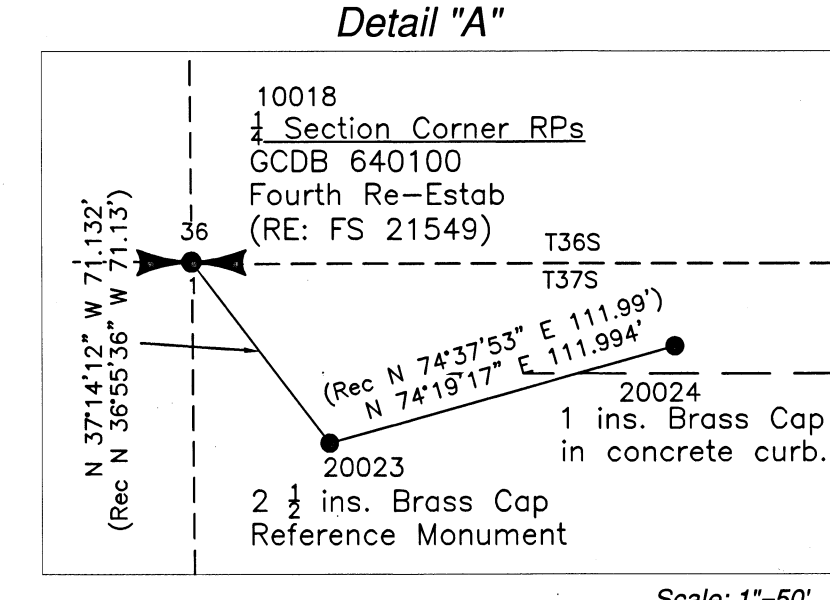
NOTE: All bearings and distances labeled along boundary lines on this map of survey are relative to calculated deed record corner positions. If a monument is shown as found at a specific corner location (shown by a corresponding Point No.), see FOUND MONUMENTATION TABLE for its relative location to said deed record corner position (FRP= From Record Position).

**Basis of Bearings**  
Per OAR 734-005-0015 (3)(k)  
Oregon Coordinate Reference System (OCRS)  
Grants Pass-Ashland Zone NAD83 (2011) Datum  
Zone Definition  
Transverse Mercator Projection NAD 83  
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Field work was performed between: 2016 & 2019	Reviewed By: RLB 3/21/19 SDF 3/23/19
Field Crew: SDF, SMB, JMH, BWP	CS Job File: 18-03
Drawn By: BWP 2/21/18	Approved: SDF 3/25/2019
AIRPORT SEC 1_Sheet 2_3.dwg	Sheet: 2 of 3

T37-2W-01A, MULTIPLE TAX LOTS

# ROGUE VALLEY INTERNATIONAL-MEDFORD AIRPORT

1000 Terminal Loop Parkway - Medford, OR 97504

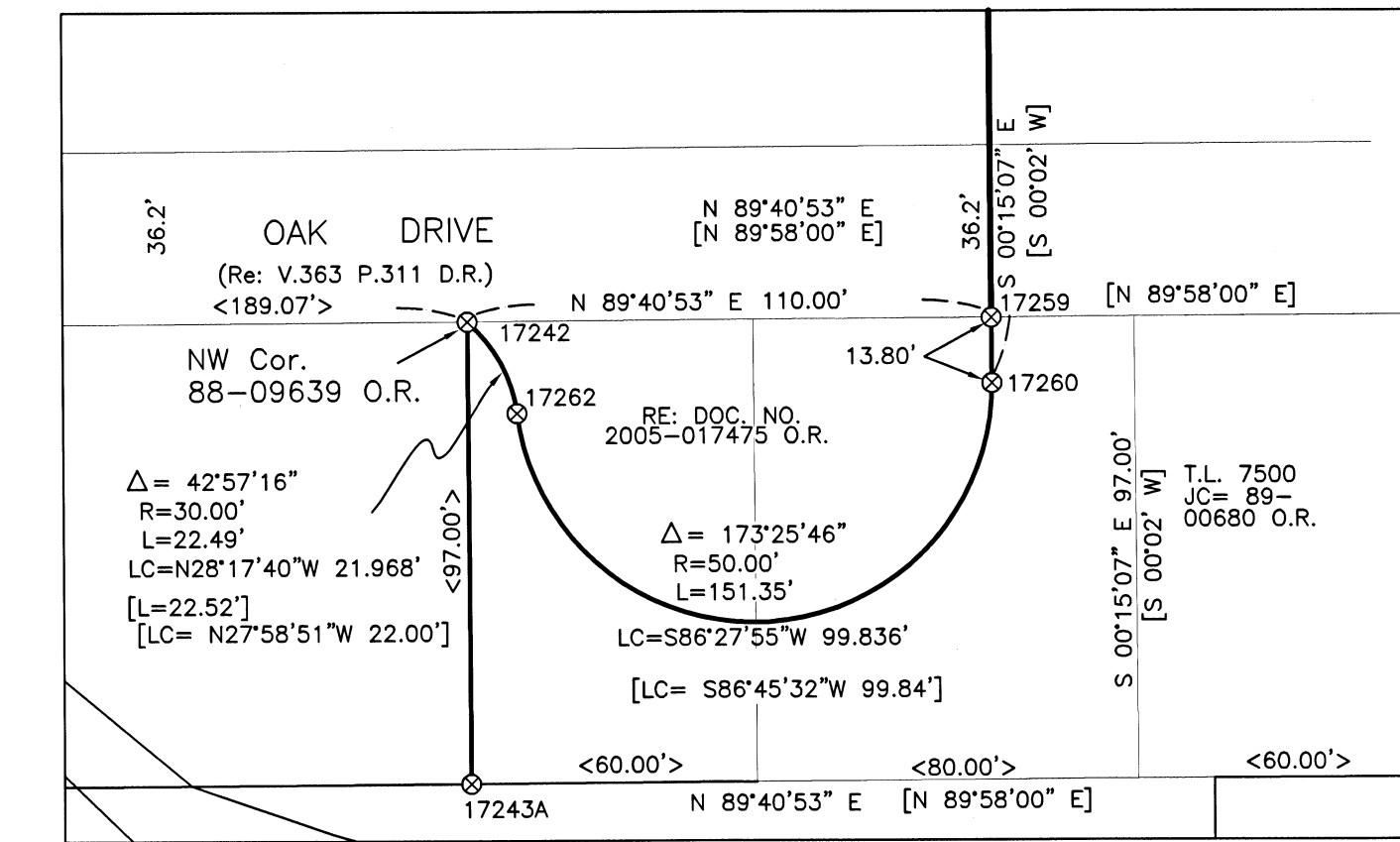
FOUND & SET MONUMENTATION TABLE ON SHEET 1 OF 3

LEGEND FOUND ON SHEET 2 OF 3

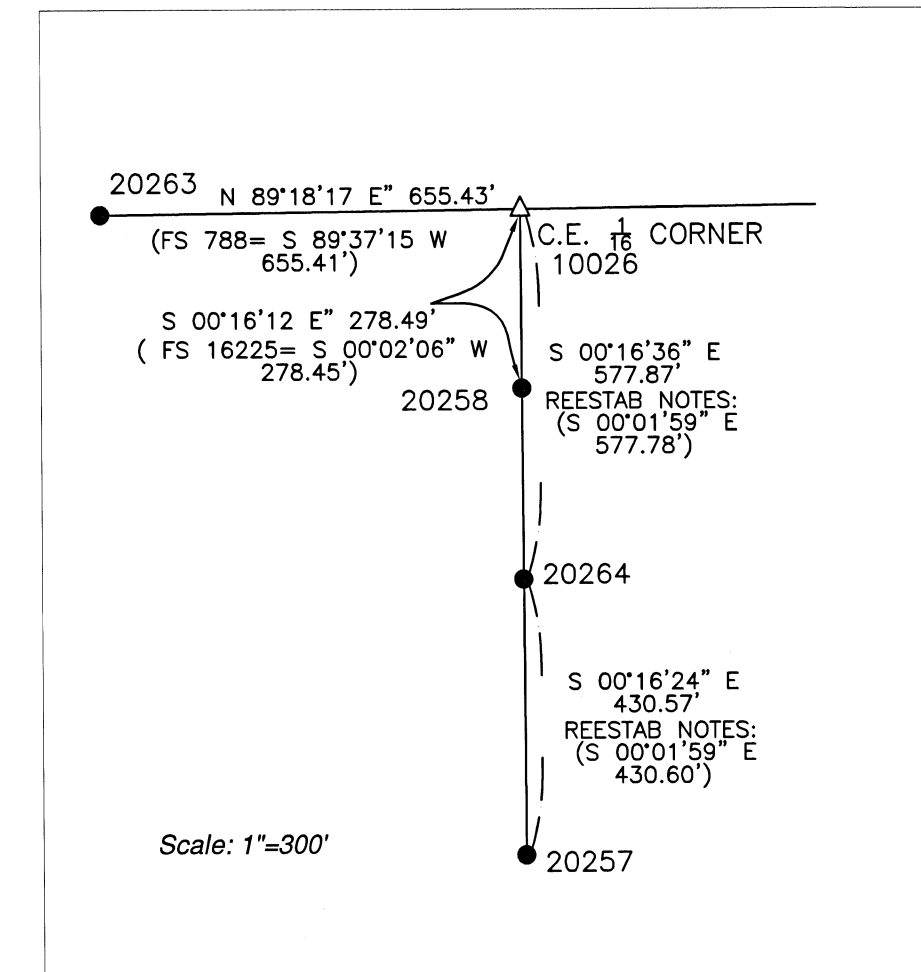
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Located in:  
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City of Medford, Jackson County, Oregon

Detail 'E'  
Scale: 1"=40'



Detail 'F'



Scale: 1"=60'

**Basis of Bearings**  
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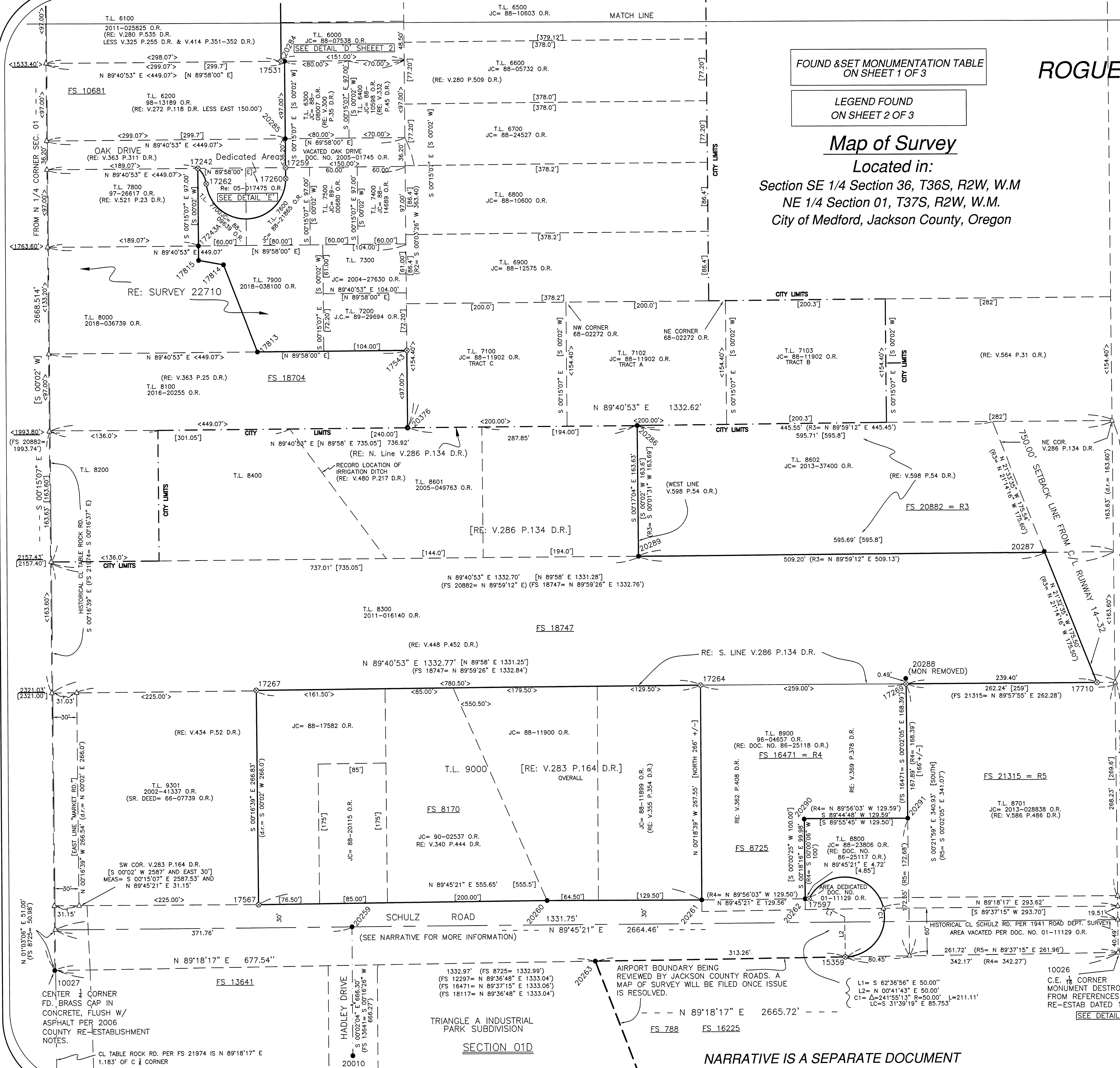
Jackson County Surveyor  
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Drawn By: BWP 2/21/18	Approved: SDF 3/25/2019
Airport Section 1_sheet 2_3.dwg T37-2W-01A, MULTIPLE TAX LOTS	Sheet: 3 of 3

NARRATIVE IS A SEPARATE DOCUMENT

SECTION 01D



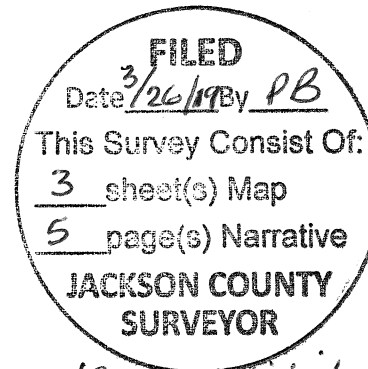
SURVEY NARRATIVE  
TO COMPLY (IN ACCORDANCE) WITH ORS 209.250

**SURVEY FOR:**

Rogue Valley International-Medford Airport  
1000 Terminal Loop Parkway  
Medford, OR 97504

**SURVEY BY:**

Jackson County Surveyor's Office  
10 S. Oakdale Ave. Rm 318  
Medford, OR 97501  
541-774-6191  
[surveyor@jacksoncounty.org](mailto:surveyor@jacksoncounty.org)



*19 pg. Exhibit*

**STAFF:**

Scott D. Fein, County Surveyor  
Richard L. Bath, Project Surveyor  
Steven M. Beecher, Surveying Associate  
Brian W. Paull, Surveying Associate  
Joseph M. Hall, Surveying Technician

**LOCATION:**

Northeast Quarter of Section 01 in Township 37 South, Range 2 West, and Southeast Quarter of Section 36 in Township 36 South, Range 2 West, of the Willamette Meridian, City of Medford, Jackson County, Oregon.

**DATE:**

Field work performed between 2016 and 2019. Computations, deed analysis, and drafting performed between 2016 and 2019.

**SURVEY METHOD:**

Utilizing Trimble R6 and R8 receivers, Trimble S6 and S7 Robotic Total Stations and Trimble TSC3 data collector running Trimble Access Software; control was established on found monuments or set temporary points. All field data was processed through Trimble Business Center Version 4.0 with reduced data being transferred to Carlson Survey with Embedded AutoCAD, and Traverse PC 2018 (V.18.1.3.0) software for inclusive computations and drafting.

**BASIS OF BEARINGS:**

Oregon Coordinate Reference System (OCRS) Grants Pass-Ashland Zone; Grid North as derived from Geodetic North per NAD83 (2011) Epoch 2010.00 Datum. Meridian Convergence Angel Project Average = 00°18'30".

**SURVEY MEASUREMENT & DATA PROCESSING PROCEDURE:**

All found monuments were positioned by direct Static GPS observation or by terrestrial traverse from temporary control points positioned from Static GPS observation. All static observations utilized a combination of the ORGN CORS stations "CTPT", "ASHL", and Jackson County Surveyor CORS station "NETRS" to produce a network solution on each point or group of points. The CORS stations were held fixed (NAD83 (2011) Epoch 2010.0) as control and a fully constrained least squares adjustment was performed on the resulting baselines to the points in Trimble Business Center to certify positional tolerances of +/- 0.10 IFT at the 2 sigma 95% confidence interval. The points were output as OCRS Grants Pass-Ashland Zone (per OAR 734-005-0015 (3)(k) International Foot Coordinates (IFT)). Found monuments that could not be directly observed were tied by terrestrial traverse from two temporary control points. Positions for monuments utilizing reference monuments or witness corners were calculated in Carlson Survey from the associated adjusted Static GPS control coordinates.

**Narrative abbreviations:**

D.R. = Deed Records; O.R. = Official Records; d.r. = deed record measurement; FS = Filed Survey Number; ODOT = Oregon Department of Transportation; Vol. xxx Pg. xxx = Volume and Page of D.R.; Doc. No. = Document Number of O.R.; R.V.I.A. = Rogue Valley International-Medford Airport; COM = City of Medford; Pt. No. = Point Number; Re-estab = Re-establishment; TLs = Tax Lots.

**PURPOSE:**

The initial purpose of this project was to determine the perimeter boundary of the Jackson County property known as the Rogue Valley International-Medford Airport. In August 1970 the COM conveyed "all property owned by grantor in fee simple" to Jackson County using a blanket description per Doc. No. 70-12687 O.R. In April 1971, per Doc. No. 71-03154 O.R., the COM tried to redeem themselves by describing the real property "as accurately as possible" and thereby "clarifying the intent of the description" previously recorded in Doc. No. 70-12687 O.R. The resulting metes and very little bounds description per Doc. No. 71-03154 only continued the ambiguity in that the last call in said description reads as follows: "Excepting therefrom the portion in the Medco logging road, Public roads and certain other exceptions contained in the attached title report." A thorough investigation into both the COM and Jackson County records and local title companies found no copy of said title report. Since

there was no certainty in what property was actually conveyed, a thorough title investigation and deed research was necessary for each portion of the County's property that will be surveyed.

The specific purpose of this survey in the Northeast Quarter of said Section 01 and along the North right of way line of Vilas Road in said Section 36, is to survey and mathematically determine the boundary location of lands owned by Jackson County, Oregon in said subject area. This review included lands owned by the City of Medford prior to 1970 and a chain of title for all properties on each side of the apparent Airport Boundary. Property not abutting the Airport Boundary and within Airport ownership is shown appropriately by dashed lines and each relative deed document or Circuit Court Case wherein Jackson County acquired ownership of said property. No boundary location analysis was completed for these particular properties; they are only shown to perpetuate specific information on how Jackson County acquired title to said properties.

**PROCEDURE:**

**North Right of Way of Vilas Road:**

The main source for the location of the North right of way boundary was gathered from FS 17769 and subsequent right of way descriptions written from the survey data shown on said map of survey. Those particular deeds were recorded in 2000 and are noted on said FS 17769 (filed in 2003). They are also noted on the attached map of survey as well. Note that no right of way deeds were recorded on Jackson County property known as 36-2W-36D, Tax Lot 1300 (land between TL 1202 and Rainbow Drive), but monuments were set along the intended new right of way as shown. This map has proved to be invaluable in the overall analysis of Vilas Road as many monuments shown as found on said map have been destroyed, but their locations have been preserved with reliable confidence.

In order to properly map and monument the current north right of way within the County owned property (TL 1300) the following deeds were used for that analysis. Vol. 186 Pg. 12 D.R. determined the right of way line to be 30 feet north of the south line of said Section 36. Additional right of way was granted per 87-07572 O.R. In order to interpret the intent of the legal description I found that the reference to the Basis of Bearings as FS 1249 was in error. This matter was dealt with in the narrative for FS 11236 which clarified previous errors made and preserved evidence as to the correct location for the "V" and "TR" stations referred to in said 87-07572 deed for road purposes. Based on that evidence, as well as found monuments shown on FS 17769 at various "V" station locations, the location of certain "V" stations and offsets were calculated and monuments were set accordingly as shown on the attached map of survey.

**North Runway Drive:**

See FS 22626 filed in Section 06, T37S, R1W, for more information. The west right of way line of North Runway Drive is 30.00 feet west of the East line of said Section 01, between the North 1/16 corner of Sections 01 and 06 and Vilas Road. Originally the southerly 660 feet had been vacated per Doc. No. 2014-018636 O.R. but that Board action was rescinded per Doc. No. 2017-007489 O.R.

**South Right of Way of Vilas Road:**

Orr Subdivision was surveyed and monumented in 1958. This survey along with other filed surveys along the south side of Vilas Road all monument the south right of way of Central Point Market Road (now Vilas Road) 30.00 foot south of the north line of Section 01.

Additional right of way was acquired per Circuit Court Case No. 86-2920-J-2 dated August 30, 1989. As stated above in procedure to determine the North Right of Way of Vilas Road, FS 11236 was used to determine the location of the "V" stationing and offsets described in the final judgement. Monuments were set accordingly along this described right of way as shown on the attached map of survey.

**Centerline Runway 14-32:**

See FS 22001, filed in Section 07, T37S, R1W, for more information. Monument Nos 16998 & 16999 were located, tied in by survey, and used to determine the mathematical and monumented location for the centerline of Runway 14-32.

**Centerline Table Rock Road vs North-South centerline of Section 01:**

The north-south centerline of Section 01 is calculated to be S 00°15'07" E 2,668.514' from the North ¼ Corner of Section 01 (Pt. No. 10018) to Center ¼ Corner of Section 01 (Pt. No. 10027).

The centerline of Table Rock Road is calculated to be S 00°16'39" E 10,633.865' from said North ¼ Corner of Section 01 (Pt. No. 10018) to the South ¼ Corner of Section 12 (Pt. No. 17401). The history of Table Rock Road is detailed in the narrative for FS 21974 which basically says that the centerline was determined in 1929 in Commissioners Journal 21, Pages 340-342, with the location of said centerline being a straight line between said North ¼ Corner of Section 01 to South ¼ Corner of Section 12.

**CN 1/16 corner Section 01:**

It is noted that this corner was re-established in Nov. 2016; refer to the second re-establishment record. The location of said monument was based on the location of a found aluminum cap, 3" below a new lift of asphalt, per FS 19245. FS 18106 shows a 5/8" iron pin at this location on line between the North ¼ Corner and Center ¼ of Section 01. FS 19245 shows that same 5/8" iron pin as being 0.04' East of said North-South centerline of Section 01. The found brass cap in monument well set to replace the found aluminum cap per the Nov. 2016 re-establishment notes (Pt. No. 20375) is found to be 0.12' West of said North-South centerline of Section 01. Is it possible that the found aluminum cap could have been disturbed during the re-construction of Table Rock Road? With this question in mind it was decided to hold the North-South centerline of Section 01 as described above in

section "Centerline Table Rock Road vs North-South centerline of Section 01" to position said 1/16 corner appropriate with previous evidence of its location.

**Western Deed Boundary of R.V.I.A from Vilas Road Southerly to Schulz Road:**

It should be noted that the North-South centerline of Sec. 01 was used to determine the deed record locations of deed boundaries and not the centerline of Table Rock Road or resulting Eastern right of way line of Table Rock Road. Therefore, the deed record S 00°02' W is interpreted to be along the north-south centerline of Section 01 with the deed record bearing to the east being N 89°58' E. This results in a horizontal angle right of 89°56' from said north-south centerline of Section 01 to the east-west bearings of each subject deed being analyzed.

**WESTERN BOUNDARY OF TL 5201:** Doc. No. 90-15935 O.R. is the senior deed that determines the deed boundary location. Held the deed record angle from south boundary to western boundary of 108°01'40". The northern boundary is subject to Circuit Court Case No. 86-2920-J-2, a copy of which is included in this narrative. See attached map of survey for the mathematical solutions for said deed boundary locations.

**EASTERN BOUNDARIES OF TLs 5300, 5502, and 5600:** Doc. Nos. 67-05989, 67-06435, & 67-06669 O.R. represent the senior deeds that determine the western boundary of Airport Property and the Eastern boundaries of said TLs. See attached map of survey for mathematical solutions for said deed boundary locations.

**BOUNDARY BETWEEN TLs 5700 and 5900:** The senior deeds that determine the subject deed boundary location for this 97.00 foot wide tract are Vol. 316 Pg. 112 and Vol. 546 Pg. 446 D.R. A review of Vol 503 Pg. 33 reveals the 50' x 97' tract was incorrectly described and was later correctly described in Parcel C of said Vol. 546 Pg. 446. See attached map of survey for mathematical solutions for said deed boundary locations. Re: Detail "D" on Sheet 2.

**BOUNDARY BETWEEN TLs 5900, 6000, and 6100:** The senior deeds that determine the subject deed boundary location for this 97.00 foot wide tract are Vol. 325 Pg. 255 (describing the southerly 48.5' x 151.0' of TL 5900), and Vol. 522 Pg. 434 (describing TL 6000 as 48.5' x 151.0'). A concern was raised that the 151.0' should have been 150.0' to be consistent with Parcel A & C in said Vol. 546 Pg. 446, but the senior deed out for TL 6100 was Vol. 442 Pg. 483 which clearly described the resulting property to be 97.0' x 298.07' (not the 299.07' described for TL 5700). See attached map of survey for mathematical solutions for said deed boundary locations.

**BOUNDARY BETWEEN TLs 6200 and TL's 6300 & 6400:** The following analysis was used to determine the subject deed boundary location for this 97.00 foot wide tract: Vol. 272 Pg. 118 describes a 97.0' x 449.07' tract; Vol. 300 Pg. 35 attempted to describe the Eastern 150.0' of the overall 449.07', but used an incorrect call of 299.7' rather than 299.07' to the point of beginning of the description for the 97.0' x 150.0' tract (this analysis is further supported by wording on the deed cards for TLs 6300 & 6400 that stated "Said tract being the East 150 feet of that certain tract of land described in Deed, in Vol. 272 on page 118, Deed Records"). FS 10681 also used 299.07' to monument the East boundary of TL 6200. See attached map of survey for mathematical solutions in subject area for said deed boundary locations.

**OAK DRIVE:** The original 36.20' strip of land was quitclaimed to Jackson County per Vol. 363 Pg. 311 D.R. for road purposes. Doc. No 2005-017475 O.R. (Board of Commissioners Order 123-05) vacated the eastern portion of Vol. 363 Pg. 311 and dedicated a certain area for a right of way cul-de-sac. The mathematical solutions for the deed boundary locations of said areas are shown on attached map of survey.

**TL's 6500 THROUGH 6900:** These tax lots are graphically shown on the attached map of survey for the specific purpose of showing the Doc. Nos. wherein Jackson County acquired title to each specific tax lot. No deed boundary analysis or mathematical solutions were generated for these properties.

**TL's 7200 THROUGH 7600:** These tax lots are graphically shown on the attached map of survey and show the Doc. Nos. wherein Jackson County acquired title to each specific tax lot. See attached map of survey for mathematical solutions in subject area for said deed boundary locations.

**BOUNDARY BETWEEN TLs 7700 and 7800:** The clear intent for the east-west distance in the tier of lots shown as TL's 7400 – 7800 per Vol. 334 Pg. 210 D.R. is to total 449.07'. Based on that evidence, any call of "North 89°58' East 30.0 feet to the east line of Table Rock Road" is to conclude that the original writer of said descriptions believed that the east line of Table Rock Road was parallel with and 30.0' Easterly of the North-South centerline of Section 01. With that in mind the East boundary of senior deed Vol. 521 Pg. 23 D.R. is calculated to be 30.0' + 159.07' = 189.07' East of the North-South centerline of said Section 01. See attached map of survey for the mathematical solution for said deed boundary location.

**BOUNDARY BETWEEN TLs 7900 & 8000:** See FS 22710 Property Line Adjustment for more detail of the resolved boundary.

**BOUNDARY BETWEEN TL's 7900, 7200, & 7100 and TL 8100:** The south boundary of TL's 7200 & 7900 and the west boundary of TL 7100 are determined by senior deed Vol. 363 Pg. 25 D.R. This is another example of the clear intent for the east-west distance of TL 8100 to be 30.0' (to the east line of Table Rock Road) + 419.07' for a

total distance of 449.07'. FS 18704 also used 419.07' to monument the east boundary of TL 8100. See attached map of survey for mathematical solutions in subject area for said deed boundary locations.

BOUNDARY BETWEEN TL's 7100, 7102, & 7103 and TL's 8601 & 8602: The south boundary of TL's 7100, 7102, & 7103 and the north boundary of TL's 8601 & 8602 is dependent on senior deed Vol. 286 Pg. 134 D.R. It was decided to use the record measurement of S 00°02' W 1993.80' to control the north line of said Vol. 286 Pg. 134 D.R. See attached map of survey for mathematical solutions in subject area for said deed boundary locations.

BOUNDARY BETWEEN TL 8601 and TL 8602: A review of Vol. 480 Pg. 217 and Vol. 598 Pg. 54 shows both made calls to a "centerline of an irrigation ditch" which controlled all additional deed calls to boundary corner locations. Vol. 598 Pg. 54 described the parent tract of TL 8602 and used a distance of 595.8' as the overall east-west distance between the west boundary of TL 8602 and the east boundary of the Southwest Quarter of the Northeast Quarter of Section 01. FS No. 20882 monumented the parent tract of TL 8602 and used the deed record distance of 595.8' from the aforementioned 1/16 line to monument the west boundary of said TL 8602. Based on the ambiguity of the calls to the "centerline of an irrigation ditch," which no longer exists, it was decided to hold the found monuments (Pt. Nos. 20286 & 20289) to determine the west boundary of TL 8602. See attached map of survey for mathematical solutions in subject area for said deed boundary locations.

EAST and SOUTH BOUNDARIES OF TL 8300: The eastern boundary is intended to be 750.00' southwesterly of and parallel with the centerline of Runway 14-32. The clear intent of FS 20882 was to monument the adjusted eastern boundary lines of TL's 8602 and 8300 a distance of 750.00' southwesterly of said runway centerline. Based on current ties to the runway centerline monuments (Nos. 16998 & 16999) the location of the subject adjusted boundary per FS 20882 is 750.104' southwesterly of said monumented centerline. The mathematical location for the northeast and southeast corners of TL 8300 were re-calculated and the mathematical solutions are shown on the attached map of survey. The location for the south boundary of TL 8300 (north boundary of TL 8701) is determined by the described south boundary of Vol. 286 Pg. 134 D.R. It was decided to hold the measured distance of 2321.03' per FS's 18117 and 20882 (not d.r. = 2321.0') to determine the southwest corner of Vol. 286 Pg. 134 D.R. See attached map of survey for mathematical solutions in subject area for said deed boundary locations.

OVERVIEW OF THE TIER OF TLs NORTH OF SCHULZ RD. AND SOUTH OF TL 8300: It was noted earlier in this narrative that the north-south centerline of Section 01 was used to determine the deed record locations of boundaries described in various deeds, not the centerline line of Table Rock Road and resulting Eastern right of way line being 30.00 feet East of said road centerline.

A review of FS's 8170, 8725, and 16471 finds that each of these surveys determined the east and west boundaries of their subject surveyed properties to be relative to the centerline of Table Rock Road and resulting 30' right of way line to the East (not the north-south centerline of Section 01). With that evidence we felt it best to analyze all descriptions in the subject tier of these specific TL's in like manner to be in harmony with said filed surveys. The subject tier of TLs was originally described in a deed from M.C. Schulz to L.G Jordan et ux and recorded in Vol. 283 Pg. 164 D.R. The north boundary of said deed is mathematically determined to be 2321.0' southerly of the North ¼ Corner of Section 01, which is consistent with Vol. 286 Pg. 134 of said D.R. Unfortunately, the description in Vol. 283 Pg. 164 describes the north boundary as being "East on a fence line." Based on the deed analysis above for TL 8300 we held the record bearing of S 00°02' W to be along the north-south centerline of Section 01, used the distance of 2321.03' per FS's 18117 and 20882 (d.r. = 2321.0') southerly of the North ¼ corner of Section 01, and the record angle right of 89°56' to determine the south boundary of Vol. 286 Pg. 134. This boundary location is not consistent with monumented locations of the north lines for FS's 8170, 8725, and 16471 because those surveys interpreted the deed record bearing of S 00°02' W to be along the centerline of Table Rock Road instead of the north-south centerline of Section 01.

With regards to the north right of way line of Schulz Road, the reference to the "north line of the County Road" in deeds Vol. 283 Pg. 164, Vol. 362 Pg. 408, Vol. 369 Pg. 378, and Vol. 586 Pg. 486 in the Deed Records is by clear intent to go to the north line of the monumented centerline of the road based on the 1941 Road Dept. survey and further shown on FS 447 in 1952. The location of the centerline of said 1941 road is based on the east end being 30.00 feet north of the East ¼ corner of Section 01 and the west end being on the centerline of Table Rock Road at a point North 01°03'06" East 51.00' (FS 8725 = 50.98') from the Center ¼ corner of Section 01. This results in a distance of 40.49' north of the C.E. 1/16 corner (FS 447 and 788 = 40.47'), and the existing brass disc set at the centerline intersections of Schulz Road and Hadley Road per FS 13641 (Triangle A Industrial Park Subdivision) is situated on said calculated centerline location.

TL's 8701 and 8800: The north boundary of TL 8701 is the south boundary of Vol. 286 Pg. 134 D.R. The northwest corner of TL 8701 is 1039.50' Easterly of the Eastern right of way of Table Rock Road being 30' East of the centerline of said road per Vol. 369 Pg. 378. The west boundary of TL 8701 is the east boundary of said described Vol. 369 Pg. 378 as found monumented per FS 16471. The senior deed for TL 8800 is a Property Line Adjustment deed per File 86-84-LLA and recorded as Doc. No. 86-25117 O.R. Monuments set for the north and west boundaries of TL 8800 per FS 16471 were held as found. The exclusion out of TL 8800 for a cul-de-sac is based on a description for dedication found in Doc. No. 01-11129 O.R. See attached map of survey for mathematical solutions in subject area for said dedication and deed boundary locations.

TL 8900 (not airport property): The north boundary of TL 8900 is the south boundary of Vol. 286 Pg. 134 D.R. The senior deed for TL 8900 is a Property Line Adjustment deed per File 86-84-LLA and recorded as Doc. No. 86-25118 O.R. Monuments set for the eastern boundaries of TL 8900 per FS 16471 were held as found. The south boundary is the north line of Schulz Road as surveyed in 1941 road survey and monumented per FS 8170 and 8725 and previously addressed above regarding the location of Schulz Road. A review of Vol. 355 Pg. 354 D.R. finds that the east boundary of said deed is described as being 00°02' counterclockwise from the east right of way of Table Rock Road. The northeast corner of said deed is 780.50' Easterly of the Eastern right of way of Table Rock Road being 30' east of the centerline of said road. Therefore the west boundary of TL 8900 is the east boundary of said described tract as well as the west boundary of Vol. 362 Pg. 408 D.R. See attached map of survey for mathematical solutions in subject area for said deed boundary locations.

TL 9000: This TL is a combination of several deeds as shown on said attached map of survey. The net result is that the north boundary of TL 9000 is the south boundary of Vol. 286 Pg. 134 D.R. The east boundary is the east boundary of Vol. 355 Pg. 354 D.R. as detailed above for TL 8900. The south boundary is the north line of Schulz Road as surveyed in the 1941 road survey and monumented per FS 8170 and 8725 and previously addressed above regarding the location of Schulz Road. The location of the west boundary is based on the east boundary of Doc. No. 1966-07739 O.R. which is parallel with and 225.00' East of the Eastern right of way line of Table Rock Road. See attached map of survey for mathematical solutions in subject area for said deed boundary locations.

SCHULZ ROAD:

As mentioned above, the location of Schulz Road is currently under consideration by both the Jackson County Surveyors Office and Road Department. Once the right of way location issues have been resolved between the County and local land owners, proper deeds will be recorded and a map of survey filed showing the resolution.

FOUND MONUMENTATION TABLE

All bearings and distances labeled along boundary lines on the attached map of survey are relative to calculated deed record corner positions. If a monument is shown as found at a specific corner location (shown by a corresponding Point No.), see FOUND MONUMENTATION TABLE for its relative location to said deed record corner position (FRP = From Record Position). The reason for choosing this method of displaying said survey data is to show the incredible professional standard of many Professional Land Surveyors that have filed some 170 surveys within or near the subject Airport Boundary over the last 70 years. This high quality of professionalism is acknowledged and appreciated.

Particular monuments found at deed corner positions were pulled as allowed by **ORS 209.150 (2)** and other monuments as requested by the Airport Authority were set at their respective true boundary corner position as shown.

Supporting Documents:

Copy of a current Assessor's Map showing Tax Lot configurations

Circuit Court Case 57-237-L

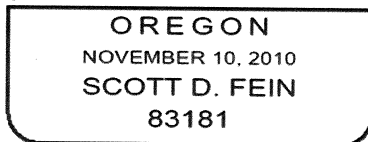
Circuit Court Case 86-2920-J-2

Circuit Court Case 11-4475 E2

Copy of the CN 1/16 corner re-establishment notes



*Scott D. Fein*



Renews 12/31/2019



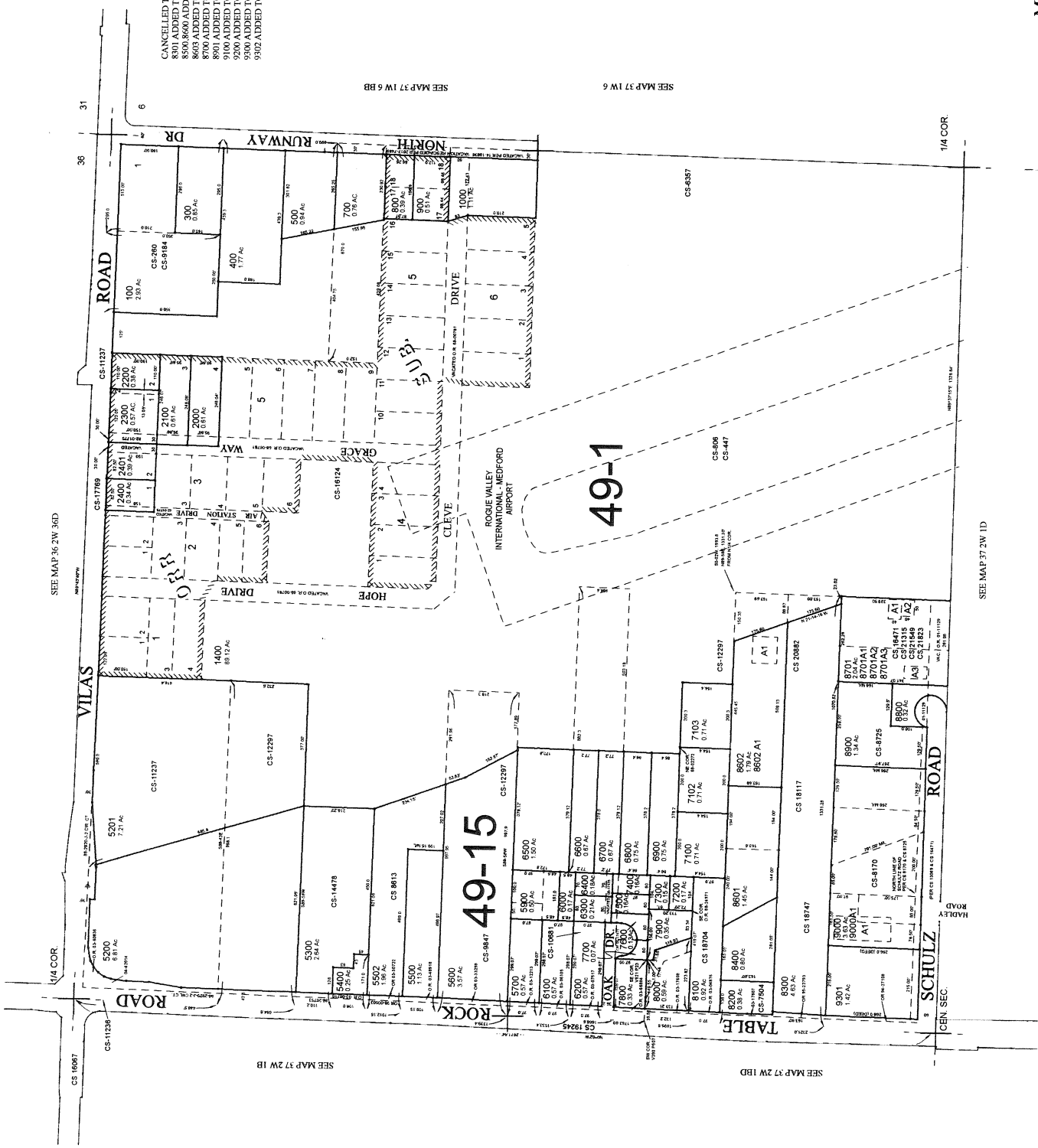
372W1A  
MEDFORD

N.E.1/4 SEC.1 T.37S. R.2W. W.M.  
JACKSON COUNTY

1" = 200'

FOR ASSESSMENT AND  
TAXATION ONLY

CANCELLED T.V. LOT NUMBERS  
8301 ADDED TO 8400  
8500 ADDED TO 8600  
8603 ADDED TO 8601  
8700 ADDED TO 8900  
8901 ADDED TO 8900  
9000 ADDED TO 9000  
9100 ADDED TO 9000  
9302 ADDED TO 9000



22774

372W1A  
MEDFORD  
NEW MAP January 5, 2011  
REV December 17, 2018

61 of 19

1 In the Circuit Court  
2 of the State of Oregon  
3 for the County of Jackson

Vol. 137 Page 416

22774

4  
5 CITY OF MEDFORD, a municipal  
6 corporation,

7 Plaintiff,

8 vs.

9 MARSHALL M. DAY and BETTY A. DAY,  
10 Defendants.

No. 57-237-L

Action at Law to Condemn  
Real Property

JUDGMENT

11 The above entitled action having come on regularly for hear-  
12 ing upon the Stipulation of the parties hereto, the plaintiff  
13 appearing by and through its attorney, E. R. Bashaw, and the above  
14 named defendants appearing by and through their attorneys, Roberts,  
15 Kellington & Branchfield, and based upon said Stipulation, upon all  
16 of the papers filed in this court and the court now being fully  
17 advised in the premises and sufficient cause appearing therefor,

18 IT IS HEREBY CONSIDERED, ORDERED AND ADJUDGED that upon the  
19 payment into this court of the sum of \$24,000.00, together with  
20 interest thereon at the rate of six per cent per annum from the  
21 date of this judgment until the date of the payment of this judgment,  
22 the real property hereinafter described be condemned and appropriated  
23 for public purposes by the City of Medford and that the title to  
24 said property, together with all rights and easements therein, be  
25 appropriated in fee simple to the City of Medford, free and clear  
26 of all liens and encumbrances, save and except the 1957-1958 real  
27 property taxes pro-rated as of December, 1, 1957. The real property  
28 condemned and appropriated by this proceeding is described as  
29 follows, to-wit:

30 Beginning at a point which is South 0° 2' West  
31 1993.5 feet, and North 89° 58' East 1331.3 feet,  
32 from the North Quarter section corner of Section  
1, Township 37 South, Range 2 West of the  
Willamette Meridian, in Jackson County, Oregon;

OK

ROBERTS, KELLINGTON & BRANCHFIELD  
LAWYERS  
UNITED STATES NATIONAL BANK BLDG.  
MEDFORD, OREGON

22774

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running thence North 0° 2' 30" East 327.2 feet to a South line of the North Half of the Southeast Quarter of the Northeast Quarter of said Section 1; thence North 89° 58' East, on said South line 1331.35 feet to the East line of said Section 1; thence South 0° 2' 30" West, on said Section line approximately 981.6 feet to the southeast corner of the southeast quarter of the northeast quarter of said section; thence South 89° 58' West along the east-west center line of said Section, approximately 1,331.2 feet to the West line of the Southeast Quarter of the Northeast Quarter of said Section; thence North 0° 2' 30" East 654.4 feet to the place of beginning.

and

IT IS FURTHER CONSIDERED, ORDERED AND ADJUDGED that neither party recover costs herein.

Done in open court at Medford, Oregon, this 27<sup>th</sup> day of November, 1957.

*Orval J. J. [Signature]*  
Circuit Judge

ROBERTS, KELLINGTON & BRANCHFIELD  
LAWYERS  
UNITED STATES NATIONAL BANK BLDG.  
MEDFORD, OREGON

RECEIVED-FILED

1957 NOV 27 PM 1 33

DERETH P. HOPKINS  
JACKSON COUNTY CLERK  
DOCKETED BY *Gene D. [Signature]*

Judgment-2-

3 of 19

CIRCUIT COURT OF OREGON

JACKSON COUNTY

1  
2  
3 STATE OF OREGON, by and )  
4 through its Department of )  
5 Transportation, )  
6 Plaintiff, )  
7 v. )  
8 CLYDE L. BEVER; ROGUE VALLEY )  
9 LIVESTOCK AUCTION, CO., an )  
10 Oregon Corporation; DOROTHY L. )  
11 BEVER; and BEAR CREEK VALLEY )  
12 SANITARY AUTHORITY, )  
13 Defendants. )

No. 86-2920-J-2  
STIPULATED FINAL  
JUDGMENT

13 The above-entitled matter having come on regularly upon  
14 stipulation of the parties, plaintiff appearing by and through  
15 Robert A. Petersen of its attorneys and defendants Clyde L.  
16 Bever and Rogue Valley Livestock Auction, Co., an Oregon  
17 corporation appearing by and through Walter D. Nunley, their  
18 attorney; and

19 It appearing to the court and the court now finds that an  
20 Order of Default has been entered herein against Dorothy L.  
21 Bever and Bear Creek Valley Sanitary Authority, defendants  
22 herein; and

23 It appearing to the court and the court now finds that the  
24 acquisition described in Paragraph III of plaintiff's Complaint  
25 on file herein is necessary for public use; and

26 ///

4 of 19

1 It appearing to the court and the court now finds that the  
2 plaintiff, prior to the commencement of this action and  
3 pursuant to its resolution, attempted to acquire said real  
4 property by agreement and purchase, but was unable to do so; and

5 It appearing to the court from the records and files  
6 herein and the stipulation of the parties that the sum to be  
7 awarded to the defendants for the appropriation of the property  
8 hereinafter described is the sum of \$22,000, and

9 It further appearing to the court that plaintiff, on  
10 October 17, 1986 deposited with the clerk of this court the sum  
11 of \$15,975 for the use and benefit of the defendants; and

12 It further appearing that plaintiff has deposited with the  
13 clerk of this court the balance of the amount for the  
14 appropriation which is over and above the \$15,975 heretofore  
15 deposited, to wit: the sum of \$6,025, plus interest at the  
16 rate of 9% per annum from March 24, 1987, the date the  
17 plaintiff took possession of the property described herein, to  
18 the date of payment, and that plaintiff is now entitled to  
19 judgment, appropriating the acquisition hereinafter described,  
20 to the State of Oregon, by and through its Department of  
21 Transportation, free and clear of all liens and encumbrances  
22 except as hereinafter provided; now, therefore,

23 IT IS HEREBY ORDERED, ADJUDGED AND DECREED by this court  
24 as follows:

25 1.

26 That the acquisition hereinafter described be, and the

Page

2 - STIPULATED FINAL JUDGMENT

1 same hereby is, appropriated for public purposes; and title to  
2 said acquisition, together with all rights and easements  
3 therein, be, and the same hereby is vested in the State of  
4 Oregon, by and through its Department of Transportation, free  
5 and clear of all liens and encumbrances, except as herein  
6 provided. Said acquisition so appropriated is described as  
7 follows:

8  
9 Title in fee simple to the following described real  
10 property for county road purposes:

11 PARCEL 1

12 A parcel of land lying in the NE¼ of  
13 Section 1, Township 37 South, Range 2 West,  
14 W.M., Jackson County, Oregon and being a  
15 portion of that property described in that  
16 deed to Clyde L. Bever, recorded as Docu-  
17 ment No. 84-20486 of the Official Records  
18 of Jackson County; the said parcel being  
19 that portion of said property included in a  
20 strip of land variable in width, lying on  
21 the Easterly side of the center line of  
22 relocated Table Rock Road (County Road)  
23 which center line is described as follows:

24 Beginning at Engineer's center line  
25 Station "TR" 40+00, said station being  
26 1603.58 feet North and 3.41 feet West of  
the Southwest corner of the NE¼ of Section  
1, Township 37 South, Range 2 West, W.M.;  
thence North 0° 07' 19" West 1065 feet;  
thence North 0° 21' 24" West 935 feet to  
Engineer's center line Station "TR" 60+00.

The widths in feet of the strip of  
land above referred to are as follows:

25 ///

26 ///

6 of 19

Station	to	Station	Width on Easterly Side of Center Line
"TR"43+00		"TR"45+50	30 in a straight line to 40
"TR"45+50		"TR"48+00	40
"TR"48+00		"TR"48+50	40 in a straight line to 45
"TR"48+50		"TR"49+00	45 in a straight line to 40
"TR"49+00		"TR"50+65	40

Bearings are based on Jackson County Survey No. 1249, dated June 8, 1959.

The parcel of land to which this description applies contains 6,285 square feet, more or less, outside of the existing right of way.

#### PARCEL 2

A parcel of land lying in the NE $\frac{1}{4}$  of Section 1, Township 37 South, Range 2 West, W.M., Jackson County, Oregon and being a portion of that property described in that deed to Clyde L. Bever, recorded as Document No. 84-20486 of the Official Records of Jackson County; the said parcel being that portion of said property lying West-erly of a line at right angles to the center line of relocated Vilas Road (County Road) at Engineer's Station "V" 16+00 and included in a strip of land variable in width, lying on the Southerly side of said center line which center line is described as follows:

Beginning at Engineer's center line Station "V" 5+00, said station being 2665.42 feet North and 490.67 feet West of the Southwest corner of the NE $\frac{1}{4}$  of Section 1, Township 37 South, Range 2 West, W.M.; thence North 89° 37' 36" East 485 feet; thence South 89° 54' 02" East 715 feet to Engineer's center line Station "V" 17+00.

The widths in feet of the strip of land above referred to are as follows:

///

///

1			
2	Station	to Station	Width on Southerly Side of Center Line
3	"v"10+15	"v"10+45	60 in a straight line to 35
4	"v"10+45	"v"13+00	35
5	"v"13+00	"v"14+00	50
6	"v"14+00	"v"16+00	50 in a straight line to 30

EXCEPT therefrom Parcel 1.

Bearings are based on Jackson County  
Survey No. 1249, dated June 8, 1959.

The parcel of land to which this  
description applies contains 5,550 square  
feet, more or less, outside of the existing  
right of way.

2.

The acquisition is encumbered and the plaintiff shall take  
the acquisition subject to the interests of other than the  
within named defendants in the following encumbrances:

Rights of way and easements of the Bear Creek Valley  
Sanitary Authority.

Grant of a strip of land 25' in width for canal in  
favor of Fish Lake Water Company, recorded April 9,  
1907, Volume 59, Page 80.

Easement in favor of the City of Medford, created by  
instrument recorded October 27, 1948, Volume 307,  
Page 445.

Easement in favor of the California Oregon Power  
Company created by instrument recorded February 15,  
1960, Volume 485, Page 321.

///

///



3.

That none of the parties shall recover costs or attorney fees incurred herein.

DATED this 30 day of August, 1989

*[Handwritten signature]*  
L. L. SAWYER  
CIRCUIT COURT JUDGE

IT IS SO STIPULATED:

*[Handwritten signature]*  
Robert A. Petersen  
Of Attorneys for Plaintiff

*[Handwritten signature]*  
Walter D. Nunley  
Of Attorneys for Defendant  
Clyde L. Bever and Rogue Valley  
Livestock Auction, Co., an Oregon  
corporation

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9 of 19

SUMMARY PURSUANT TO ORCP 70A

- 1) Judgment Creditors: Clyde Bever, Rogue Valley Livestock Auction, Co., an Oregon corporation
- 2) Judgment Creditors' Attorney: Walter D. Nunley
- 3) Judgment Debtor: State of Oregon
- 4) Judgment Debtor's Attorney: Robert A. Petersen
- 5) Amount of Judgment: \$22,000
- 6) Interest Accrual Information: Interest at 9% per annum from March 24, 1987 to date of payment
- 7) Attorney fees: \$0
- 8) Costs: \$0

CERTIFICATE OF JUDGMENT SUMMARY

I, Robert A. Petersen, attorney for the judgment debtor, certify that the information in this Summary accurately reflects the judgment.

DATED this 25 day of July, 1989.

*Robert A. Petersen*

ROBERT A. PETERSEN #71133  
Assistant Attorney General  
Attorney for Debtor

3470T

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JACKSON COUNTY COURTS  
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IN THE CIRCUIT COURT OF THE STATE OF OREGON  
FOR THE COUNTY OF JACKSON

No.: 11-4475-E2

**JACKSON COUNTY, a political  
subdivision in the State of Oregon,**

**GENERAL JUDGMENT and  
MONEY AWARD**

Plaintiff,

vs.

**KENNETH R. MONROE, and LORINDA  
K. MONROE, individuals,**

Defendants.

THIS MATTER having come before the Court for trial on August 9, 2012; Plaintiff  
having appeared by and through its attorney of record, Teresa Campbell; and  
Defendant, Kenneth R. Monroe having appeared personally, and both Defendants  
having appeared through their attorney of record, William H. Fowler of Fowler & McNair,  
LLP; the Court having heard the arguments of counsel, the testimony of witnesses and  
of Defendant, Kenneth R. Monroe, and having received the exhibits offered by Plaintiff  
and Defendants, and based upon the records and files herein, makes its:

///

General Judgment and Money Award - Page 1 (draft6.092512)

FOWLER & MCNAIR, LLP  
Attorneys at Law  
705 West Tenth Street  
Medford, Oregon 97501  
Telephone: (541) 779-4075  
Facsimile: (541) 779-8742

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**FINDINGS OF FACT**

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A. Exhibit 1, attached hereto, and incorporated as a part herein by this reference, is the legal description of the real property at issue in this civil action.

B. The Judgment of the Declaration of Taking and Order of Immediate Possession entered in case number 1757, filed with the District Court of the United States, for the District of Oregon, and recorded on February 17, 1943 in volume 241, pages 585-586, in the official deed records of Jackson County, Oregon did not describe, include, or take the real property, or any portion thereof, set forth on Exhibit 1.

C. That an ancient boundary line fence exists between what is now Jackson County's property, and what is the Defendants' real property. This fence was constructed, no later than 1932, along the eastern boundary of what is now Defendants' parcel of real property.

D. From 1943, through and until 2008, when Jackson County began construction of a dispatch call center on a portion of their property adjacent to Defendants' property, all governmental entities, including Jackson County, recognized the ancient boundary line fence as the true boundary.

E. Jackson County has no right, title or interest in or to the real property described on Exhibit 1.

F. Defendants demonstrated by clear and convincing evidence that, no later than 1932 and through and until current date, the Defendants' predecessors in interest and the Defendants, recognized the ancient boundary line fence as the true boundary between the parties' real property; and actually occupied and used the real property

General Judgment and Money Award - Page 2 (draft6.092512)

FOWLER & MCNAIR, LLP  
Attorneys at Law  
705 West Tenth Street  
Medford, Oregon 97501  
Telephone: (541) 779-4075  
Facsimile: (541) 779-8742

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1 described on Exhibit 1 as their property continuously, openly, notoriously, hostilely and  
2 exclusively .

3 G. Defendants, and Defendants' predecessors in interest have adversely  
4 possessed, in excess of ten (10) years, the property described on Exhibit 1, such that  
5 Defendants are vested in fee simple title in and to said real property.

6 H. Defendants' entire parcel of real property, Tax Lot 500, which includes the  
7 real property at issue in this civil action, is described at Exhibit 2, attached hereto and  
8 incorporated as a part herein by this reference.

9 Having made the findings of fact as set forth herein above,

10 **IT IS HEREBY ORDERED AND ADJUDGED as follows:**

11 1. **Plaintiff's Suit for Ejectment.** Plaintiff is not the owner, in fee simple or  
12 otherwise, of the real property described on Exhibit 1, attached hereto, and incorporated  
13 as a part herein; Plaintiff is not entitled to the possession of said real property; and  
14 Plaintiff's claim is dismissed with prejudice.

15 2. **Defendants' Suit to Quiet Title.** Defendants are the owners in fee  
16 simple of the real property described on Exhibit 1, attached hereto, and incorporated as  
17 a part hereof , and are entitled to possession thereof, free of any estate, title, claim, lien  
18 or interest of the Plaintiff, or those claiming by, through, or under Plaintiff. Title in the  
19 real property described on Exhibit 1 is quieted in the Defendants.

20 Defendants' entire parcel, comprised of the real property described in Document  
21 Number 95-12746, Official Records of Jackson County Oregon, and the real property  
22 described on Exhibit 1 attached hereto, all of which is described on Exhibit 2 attached  
23 hereto, is identified as Map 372W01D, Tax Lot 500, Account Number 1-042693-2.

General Judgment and Money Award - Page 3 (draft6.092512)

FOWLER & MCNAIR, LLP  
Attorneys at Law  
705 West Tenth Street  
Medford, Oregon 97501  
Telephone: (541) 779-4075  
Facsimile: (541) 779-8742

13 of 19

1           3.    **Prevailing Party Fee.** Defendants are awarded the sum of Eighty-five  
2 and 00/100 (\$85.00) Dollars as the amount recoverable by a prevailing party pursuant  
3 to ORS §20.190(1)(B).

4           4.    **Costs and Disbursements.** Defendants are awarded the sum of Two  
5 Hundred eleven and 00/100 (\$211.00) Dollars as costs and disbursements recoverable  
6 by a party pursuant to ORS §20.130 and ORCP 68 A(2).

7           5.    **Money Award.** The money award is as follows:

8           a. The name and address of the judgment creditors are:

9                   Kenneth R. Monroe and Lorinda K. Monroe  
10                   % Pyramid Custom Fabrication, Inc.  
11                   P.O. Box 5147  
12                   Central Point, OR 97502

13           b. The name, address, and telephone number of the judgment creditor's attorney  
14 is:

15                   Mr. William H. Fowler  
16                   Fowler & McNair, LLP  
17                   705 W. 10<sup>th</sup> Street  
18                   P.O. Box 1746  
19                   Medford, OR 97501-0136  
20                   (541) 779-4075

21           c. The names of the judgment debtor and his address, year of birth, last four  
22 digits of Social Security Number, and last four digits of driver license number, as  
23 well as the state that issued the driver license, is:

                  Jackson County, a political subdivision of the State of Oregon  
                  % Board of Commissioners  
                  10 South Oakdale, Room 214  
                  Medford, OR 97501  
                  Year of Birth: N/A  
                  Truncated Social Security number: N/A  
                  Truncated driver license number: N/A  
                  State of issue: N/A

                  d. The name of the judgment debtors' attorney is: Teresa L. Campbell

General Judgment and Money Award - Page 4 (draft6.092512)

**FWLER & MCNAIR, LLP**  
                  Attorneys at Law  
                  705 West Tenth Street  
                  Medford, Oregon 97501  
                  Telephone: (541) 779-4075  
                  Facsimile: (541) 779-8742

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e. There is NO person or public body who is entitled to a portion of a payment on the judgment other than the judgment debtor's attorney.

f. Amount of Money Awarded in the Judgment: Eighty-five and 00/100 (\$85.00) Dollars

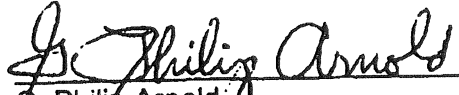
g. Prejudgment Interest: None

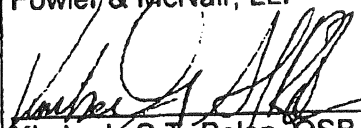
h. Postjudgment interest: At the rate of nine percent (9%) per annum on items 5.f. and 5.i., from the date judgment is entered, until paid.

i. Costs and disbursements: Two hundred eleven and 00/100 (\$211.00) Dollars.

j. Attorney fees: None

DATED this \_\_\_ day of 10-9, 2012.

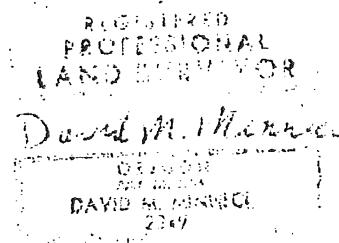
  
G. Philip Arnold  
Circuit Court Judge

Submitted by:  
Fowler & McNair, LLP  
  
Kimberly S.T. Bolen, OSB 964420  
of Attorneys for Defendants  
705 W. Tenth Street  
Medford, OR 97501  
(541) 779-4075

Approved as to form:  
Office of County Counsel  
  
\_\_\_\_\_  
Teresa L. Campbell, OSB 112424  
Attorney for Plaintiff  
10 South Oakdale, Room 214  
Medford, OR 97501  
(541) 772-6167

15 of 19

Commencing at the Northwest corner of Donation Land Claim No. 57 in Township 37 South, Range 2 West of the Willamette Meridian, Jackson County, Oregon; thence, along the Northerly line of said Claim, South 89°59'51" East 812.46 feet to the Northeast corner of that tract described in Document No. 95-12746, Official Records of said Jackson County for the **POINT OF BEGINNING**; thence, continue along said Claim line, South 89°59'51" East 21.08 feet to a 5/8" iron pin with plastic cap on the Northerly prolongation of an existing wire fence; thence, leaving said Claim line to and along said existing wire fence, South 01°01'33" West, 93.19 feet to a 5/8" iron pin with plastic cap; thence South 00°11'07" West 55.31 feet to a 5/8" iron pin with plastic cap; thence South 01°26'19" West 44.93 feet to a 5/8" iron pin with plastic cap; thence South 00°44'38" West 94.69 feet to a 5/8" iron pin with plastic cap on the Northerly right-of-way line of Biddle Road; thence, along said Northerly line, along the arc of a spiral curve to the left (the long chord to which bears North 73°02'07" West 17.66 feet), an arc distance of 17.66 feet to the Southeast corner of the aforesaid tract described in Document No. 95-12746; thence, leaving said Northerly line and along the Easterly line of said tract, North 00°00'09" East (Record North) 282.94 feet to the Point of Beginning.



Expires 12-31-12

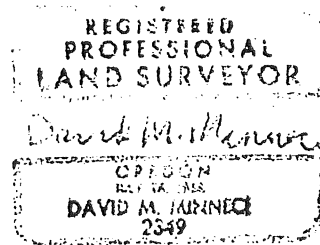
09-055  
 September 19, 2012  
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Exhibit 1  
 Page 1 of 1



Verified Correct Copy of Original 3/28/2014.

Commencing at the Northwest corner of Donation Land Claim No. 57 in Township 37 South, Range 2 West of the Willamette Meridian, Jackson County, Oregon; thence, along the Northerly line of said Claim, South 89°59'51" East 668.85 feet to the Easterly right-of-way line of Table Rock Road as described in Document No. 76-20923, Official Records of said Jackson County for the **POINT OF BEGINNING**; thence, continue along said Claim line, South 89°59'51" East 164.69 feet to a 5/8" iron pin with plastic cap on the Northerly prolongation of an existing wire fence; thence, leaving said Claim line to and along said existing wire fence, South 01°01'33" West, 93.19 feet to a 5/8" iron pin with plastic cap; thence South 00°11'07" West 55.31 feet to a 5/8" iron pin with plastic cap; thence South 01°26'19" West 44.93 feet to a 5/8" iron pin with plastic cap; thence South 00°44'38" West 94.69 feet to a 5/8" iron pin with plastic cap on the Northerly right-of-way line of Biddle Road; thence, along said Northerly line, along the arc of a spiral curve to the left (the long chord to which bears North 73°16'51" West 26.62 feet), an arc distance of 26.62 feet; thence North 63°52'40" West 150.46 feet to the aforesaid Easterly right-of-way line of Table Rock Road; thence, along said Easterly line, North 00°01'38" East 214.19 feet to the Point of Beginning.



Expires 12-31-12

09-055  
 September 19, 2012  
 (Monroe.bnd.doc)

Exhibit 2  
 Page 1 of 1

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CERTIFICATE OF SERVICE

I hereby certify that I served the foregoing **GENERAL JUDGMENT and MONEY AWARD** on:

Teresa L. Campbell  
Office of County Counsel  
Jackson County Courthouse  
10 S. Oakdale Avenue, Rm. 214  
Medford, OR 97501  
541-774-6722 (facsimile transmission number)  
CampbeTL@jacksoncounty.org (electronic mail address)

of Attorneys for Plaintiff, by the following means or methods:

\_\_\_\_\_ by mailing full, true, and correct copies thereof in sealed, first-class, postage prepaid envelopes, addressed to the party(ies) as shown above, the last-known addresses of the party(ies), and deposited with the United States Postal Service of Medford, Oregon, on the date set forth below.

\_\_\_\_\_ by causing a full, true copy thereof to be hand-delivered to the party(ies) last known address listed above on the date set forth below.

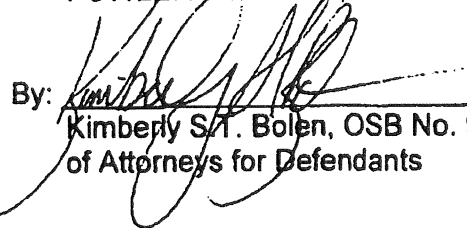
\_\_\_\_\_ by sending a full, true and correct copy thereof via overnight courier in a sealed, prepaid envelope, addressed to the party(ies) as shown above, the last known address of the party(ies), on the date set forth below.

\_\_\_\_\_ by faxing, a full, true, and correct copy thereof to the party(ies) at the fax number shown above, which is the last known fax number for the party(ies) on the date set forth below.

XX by transmitting, via electronic mail, a full, true, and correct copy thereof to the party(ies) at the electronic mail address shown above, which is the last known electronic mail address for the party(ies) on the date set forth below.

DATED this 25<sup>th</sup> day of September, 2012.

FOWLER & McNAIR, LLP

By:   
Kimberly S.T. Bolen, OSB No. 96442  
of Attorneys for Defendants

18 of 19

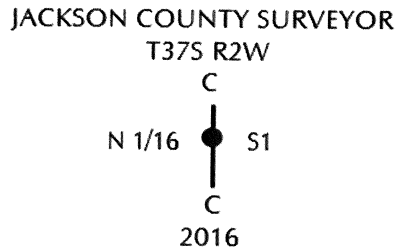
**SECOND RE-ESTABLISHMENT**

GCDB 640660

Center North 1/16 corner to Section 1, Township 37 South, Range 2 West, W.M.

Found 3 ins. deep (under a new lift of asphalt) the 2 ins. diam. aluminum cap set on Filed Survey No. 19245, dated 2006. Cap was set to perpetuate the found monument set on the First Re-establishment, dated 1953. Found cap marked: "JACKSON COUNTY ROADS & PKS"

All First Re-Establishment references have been destroyed by road construction. To perpetuate this position, remove the found monument and set a 2½ ins. diam. brass cap in concrete marked:



Brass cap is 3 ins. deep with a 7 ins. diam. aluminum monument well lid marked "Jackson Co. Survey Monument" set flush with paved surface over the brass cap.

From which;

Set 1 ins. diam. brass caps in drilled holes in top of curbing and marked "C.S." with center punch.

- Located on the Easterly side of Table Rock Rd. and approximately 300 ft. Northerly of Oak Dr. brs., N31°22'58"E, 67.32'
- Located on the Easterly side of Table Rock Rd. and approximately 45 ft. Northerly of power pole 015703 brs., S22°51'03"E, 87.65'
- Located on the Westerly side of Table Rock Rd. and approximately 25 ft. Southerly of utility pole 014742 brs., N47°24'24"W, 40.53'

A found 1 ins. diameter brass cap located on the Westerly side of Table Rock Rd. and on the Northerly side of a storm drain inlet box marked "SBLS LS 2332"., brs. S73°19'23"W, 34.25'

Corner is located approximately 2.5 ft. west of the estimated centerline of Table Rock Rd. and approximately 300 ft. Northerly of Oak Dr.

Basis of Bearing: NAD 83 2011 epoch (2010) OCRS GP/ASH zone per OAR 734-005-0015

November 17, 2016  
J. Hall, Tech.  
S. Beecher, Tech.

Scott D. Fein  
Jackson County Surveyor