

# MAP OF SURVEY PROPERTY LINE ADJUSTMENT

LYING SITUATE WITHIN

ALL QUARTERS OF SECTION 2 & NORTH HALF OF SECTION 11  
TOWNSHIP 38 SOUTH, RANGE 1 WEST, WILLAMETTE MERIDIAN  
JACKSON COUNTY, OREGON

FOR

**Robert London**

4727 Fern Valley Road  
Medford, Oregon

## SHEET INDEX

- SHEET 1 SUBDIVISION OF SECTION 2, GOV'T LOTS SECTION 11
- SHEET 2 SUBJECT PROPERTY BOUNDARY
- SHEET 3 DETAIL "A" - ADJUSTED PROPERTY LINE

## APPROVAL

*N/A*  
JACKSON COUNTY DEVELOPMENT SERVICES  
FILE NO. 439-19-00037-SUB

DATE

## LEGEND

- 2 1/2" BRASS CAPPED IRON PIPE SECTION CORNER PER JACKSON COUNTY SURVEYOR RE-ESTAB. NOTES (RECOVERED)
- 2 1/2" BRASS CAPPED IRON PIPE QUARTER SECTION CORNER PER JACKSON COUNTY SURVEYOR RE-ESTAB. NOTES (RECOVERED)
- 2 1/2" BRASS CAP DONATION LAND CLAIM CORNER PER JACKSON COUNTY SURVEYOR RE-ESTAB. NOTES (RECOVERED)
- 2" x 30" BRONZE CAPPED IRON PIN STAMPED "POLARIS LAND SURVEYING PLS 2883" PER MONUMENT DETAIL (ESTABLISHED)
- REFERENCE MONUMENT 5/8" x 24" IRON PIN w/ ORANGE PLASTIC CAP STAMPED "KAMPMANN PLS 2883" (ESTABLISHED)
- SUBJECT PROPERTY LINE
- ADJUSTED PROPERTY LINE
- SECTION LINE
- QUARTER & SIXTEENTH SECTION LINE
- O.R. OFFICIAL RECORDS, JACKSON COUNTY RECORDER
- D.L.C. DONATION LAND CLAIM, AS DESCRIBED
- O.R. OFFICIAL RECORDS, JACKSON COUNTY RECORDER
- S/N SURVEY FILE NUMBER, JACKSON COUNTY SURVEYOR
- < > SURVEY RECORD DATA PER S/N 20414

## BASIS OF BEARING

THE BASIS OF BEARING FOR THIS SURVEY IS THE EAST LINE OF D.L.C. NO. 81, HAVING A RECORD PLAT BEARING OF NORTH 00°23'40" EAST, AS REFERENCED ON SURVEY NO. 2931, 14812, & 21104, ON FILE IN THE OFFICE OF THE JACKSON COUNTY SURVEYOR.

REGISTERED  
PROFESSIONAL  
LAND SURVEYOR

*Shawn Kampmann*

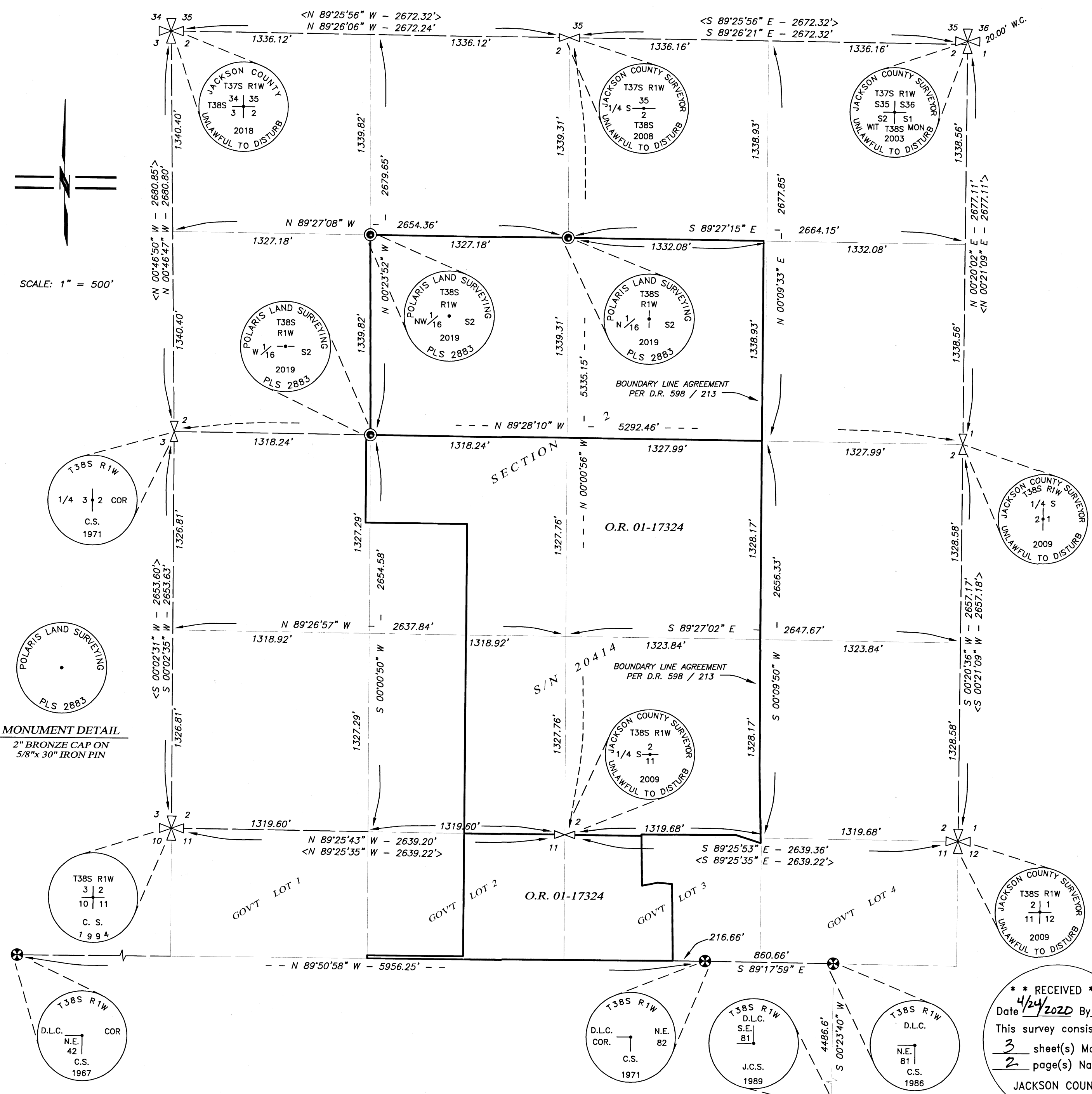
OREGON  
JULY 14, 1998  
SHAWN KAMPMANN  
2883 LS

RENEWAL DATE: 6/30/2021

SURVEYED BY:  
**POLARIS LAND SURVEYING LLC**  
P.O. BOX 459  
ASHLAND, OREGON 97520  
(541) 482-5009

DATE: FEBRUARY 12, 2020  
PROJECT NO. 354-06

**\*\* RECEIVED \*\***  
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This survey consists of  
3 sheet(s) Map  
2 page(s) Narrative  
JACKSON COUNTY  
SURVEYOR



**MONUMENT DETAIL**  
2" BRONZE CAP ON  
5/8" x 30" IRON PIN

# MAP OF SURVEY PROPERTY LINE ADJUSTMENT

LYING SITUATE WITHIN

ALL QUARTERS OF SECTION 2 & NORTH HALF OF SECTION 11  
TOWNSHIP 38 SOUTH, RANGE 1 WEST, WILLAMETTE MERIDIAN  
JACKSON COUNTY, OREGON

FOR

**Robert London**

4727 Fern Valley Road  
Medford, Oregon

### LEGEND

- 2 1/2" BRASS CAPPED IRON PIPE SECTION CORNER PER JACKSON COUNTY SURVEYOR RE-ESTAB. NOTES & S/N 20414 (RECOVERED)
- 2 1/2" BRASS CAPPED IRON PIPE QUARTER SECTION CORNER PER JACKSON COUNTY SURVEYOR RE-ESTAB. NOTES & S/N 20414 (RECOVERED)
- 2 1/2" BRASS CAPPED IRON PIPE DONATION LAND CLAIM CORNER PER JACKSON COUNTY SURVEYOR RE-ESTAB. NOTES (RECOVERED)
- 5/8" IRON PIN w/ RED PLASTIC CAP STAMPED "BOYDEN RLS 281" PER S/N 15586 (RECOVERED)
- 1/2" IRON PIN, NO OTHER MARKINGS, PER S/N 3491 BY L.E. AGER RLS 21 (RECOVERED)
- 5/8" IRON PIN, NO OTHER MARKINGS, PER S/N 2931 BY MARK BOYDEN RLS 281 (RECOVERED)
- 2" x 30" BRONZE CAPPED IRON PIN STAMPED "POLARIS LAND SURVEYING PLS 2883" PER MONUMENT DETAIL (ESTABLISHED)
- 5/8" x 24" IRON PIN w/ ORANGE PLASTIC CAP STAMPED "KAMPMANN PLS 2883" (ESTABLISHED)
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- SUBJECT PROPERTY LINE
- ADJUSTED PROPERTY LINE
- BOUNDARY LINE
- CENTERLINE
- EASEMENT LINE
- PREVIOUS DEED LINE
- FENCE LINE
- O.R. OFFICIAL RECORDS, JACKSON COUNTY RECORDER
- D.R. DEED RECORD VOLUME / PAGE, JACKSON COUNTY CLERK
- S/N SURVEY FILE NUMBER, JACKSON COUNTY SURVEYOR
- D.L.C. DONATION LAND CLAIM, AS DESCRIBED
- RM REFERENCE MONUMENT, AS DESCRIBED
- T.I.D. TALENT IRRIGATION DISTRICT
- ( ) DEED RECORD DATA PER O.R. 01-17324
- [ ] SURVEY RECORD DATA PER S/N 2931 & 15586 (MARK BOYDEN)

REFERENCE MONUMENT TABLE			
FLAG	BEARING	DISTANCE	DESCRIPTION
RM-1	S 29°37'27" W	20.41'	5/8" x 24" IRON PIN w/ ORANGE PLASTIC CAP
RM-2	N 45°09'33" W	14.18'	5/8" x 24" IRON PIN w/ ORANGE PLASTIC CAP
RM-3	S 32°46'11" E	34.24'	5/8" x 24" IRON PIN w/ ORANGE PLASTIC CAP
RM-4	N 50°51'18" E	25.15'	5/8" x 24" IRON PIN w/ ORANGE PLASTIC CAP
RM-5	S 37°56'29" W	53.47'	5/8" x 24" IRON PIN w/ ORANGE PLASTIC CAP
RM-6	S 54°08'58" E	66.94'	5/8" x 24" IRON PIN w/ ORANGE PLASTIC CAP

REGISTERED  
PROFESSIONAL  
LAND SURVEYOR

*Shawn Kampmann*

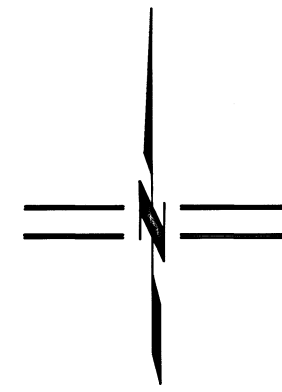
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RENEWAL DATE: 6/30/2021

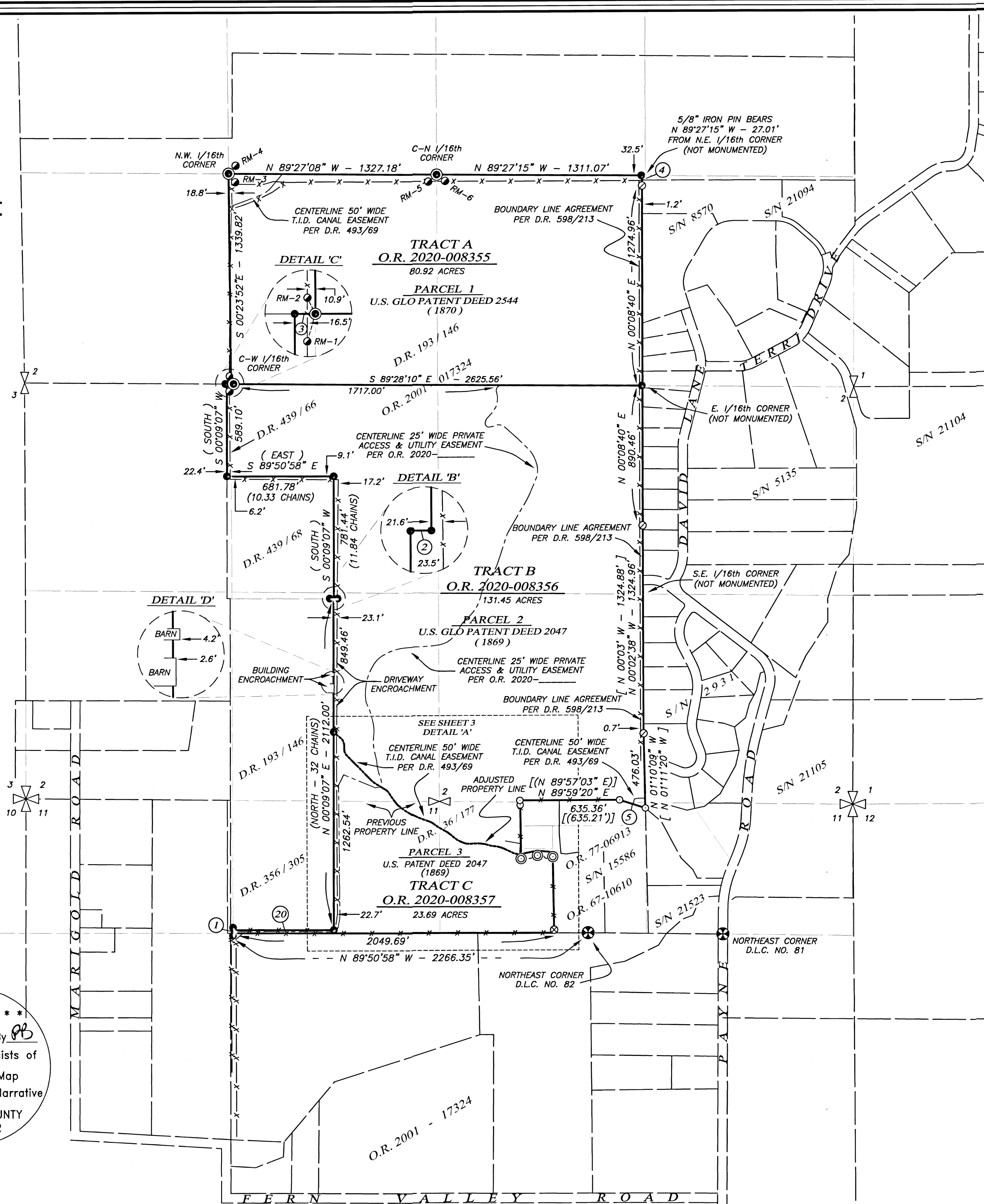
SURVEYED BY:  
**POLARIS LAND SURVEYING LLC**  
P.O. BOX 459  
ASHLAND, OREGON 97520  
(541) 482-5009

DATE: FEBRUARY 12, 2020  
PROJECT NO. 354-06

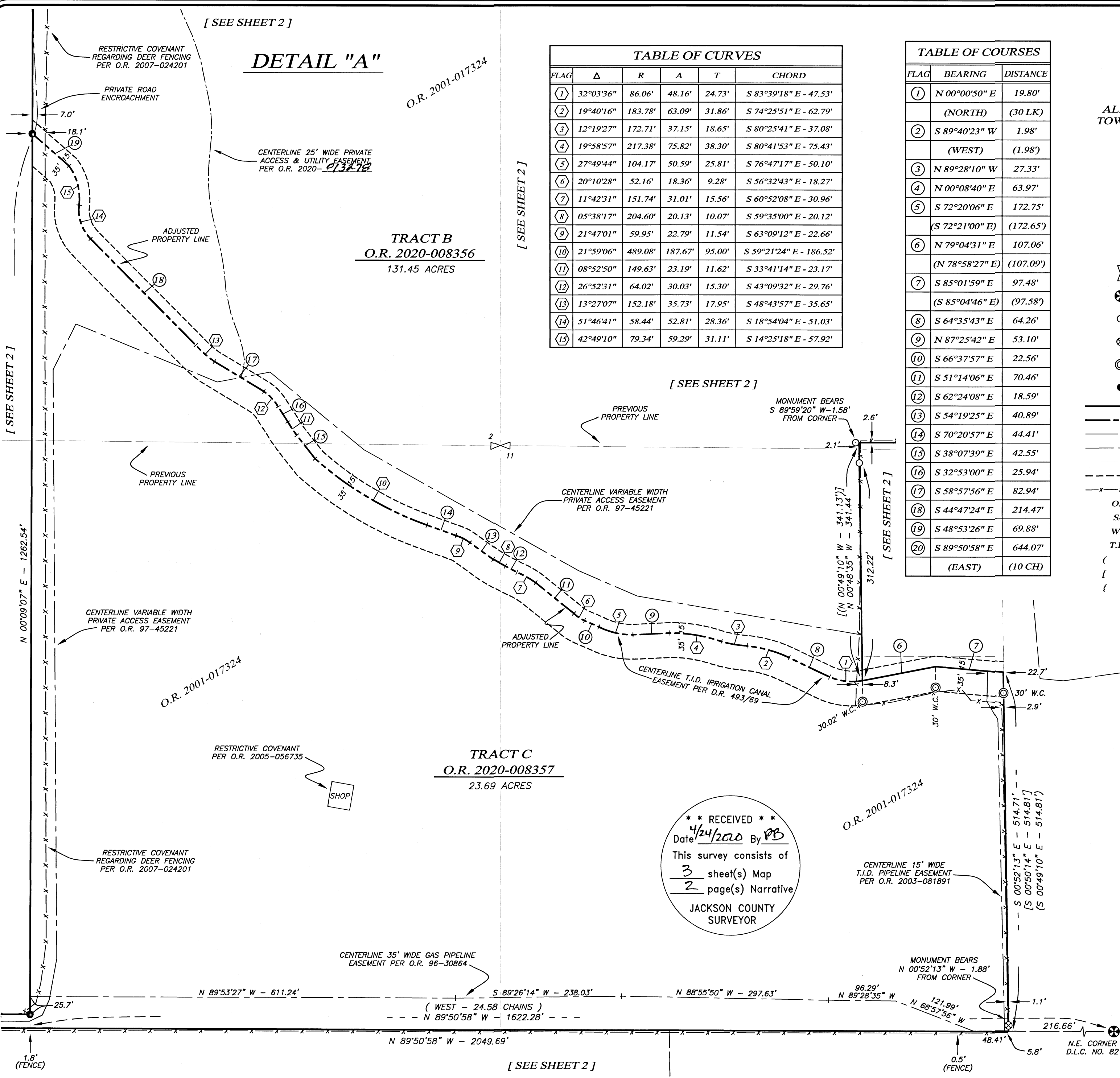
SHEET 2 of 3



SCALE: 1" = 500'



\*\* RECEIVED \*\*  
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**DETAIL "A"**

**TABLE OF CURVES**

FLAG	Δ	R	A	T	CHORD
①	32°03'36"	86.06'	48.16'	24.73'	S 83°39'18" E - 47.53'
②	19°40'16"	183.78'	63.09'	31.86'	S 74°25'51" E - 62.79'
③	12°19'27"	172.71'	37.15'	18.65'	S 80°25'41" E - 37.08'
④	19°58'57"	217.38'	75.82'	38.30'	S 80°41'53" E - 75.43'
⑤	27°49'44"	104.17'	50.59'	25.81'	S 76°47'17" E - 50.10'
⑥	20°10'28"	52.16'	18.36'	9.28'	S 56°32'43" E - 18.27'
⑦	11°42'31"	151.74'	31.01'	15.56'	S 60°52'08" E - 30.96'
⑧	05°38'17"	204.60'	20.13'	10.07'	S 59°35'00" E - 20.12'
⑨	21°47'01"	59.95'	22.79'	11.54'	S 63°09'12" E - 22.66'
⑩	21°59'06"	489.08'	187.67'	95.00'	S 59°21'24" E - 186.52'
⑪	08°52'50"	149.63'	23.19'	11.62'	S 33°41'14" E - 23.17'
⑫	26°52'31"	64.02'	30.03'	15.30'	S 43°09'32" E - 29.76'
⑬	13°27'07"	152.18'	35.73'	17.95'	S 48°43'57" E - 35.65'
⑭	51°46'41"	58.44'	52.81'	28.36'	S 18°54'04" E - 51.03'
⑮	42°49'10"	79.34'	59.29'	31.11'	S 14°25'18" E - 57.92'

**TABLE OF COURSES**

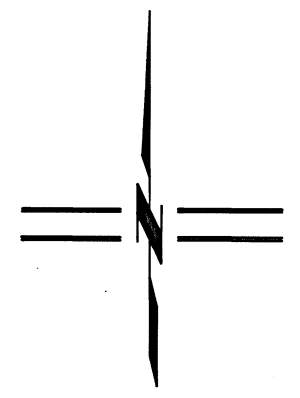
FLAG	BEARING	DISTANCE
①	N 00°00'50" E	19.80'
	(NORTH)	(30 LK)
②	S 89°40'23" W	1.98'
	(WEST)	(1.98')
③	N 89°28'10" W	27.33'
④	N 00°08'40" E	63.97'
⑤	S 72°20'06" E	172.75'
	(S 72°21'00" E)	(172.65')
⑥	N 79°04'31" E	107.06'
	(N 78°58'27" E)	(107.09')
⑦	S 85°01'59" E	97.48'
	(S 85°04'46" E)	(97.58')
⑧	S 64°35'43" E	64.26'
⑨	N 87°25'42" E	53.10'
⑩	S 66°37'57" E	22.56'
⑪	S 51°14'06" E	70.46'
⑫	S 62°24'08" E	18.59'
⑬	S 54°19'25" E	40.89'
⑭	S 70°20'57" E	44.41'
⑮	S 38°07'39" E	42.55'
⑯	S 32°53'00" E	25.94'
⑰	S 58°57'56" E	82.94'
⑱	S 44°47'24" E	214.47'
⑲	S 48°53'26" E	69.88'
⑳	S 89°50'58" E	644.07'
	(EAST)	(10 CH)

**MAP OF SURVEY  
PROPERTY LINE ADJUSTMENT**

LYING SITUATE WITHIN  
ALL QUARTERS OF SECTION 2 & NORTH HALF OF SECTION 11  
TOWNSHIP 38 SOUTH, RANGE 1 WEST, WILLAMETTE MERIDIAN  
JACKSON COUNTY, OREGON

FOR  
**Robert London**  
4727 Fern Valley Road  
Medford, Oregon

- LEGEND**
- ⊗ 2 1/2" BRASS CAPPED IRON PIPE QUARTER SECTION CORNER PER JACKSON COUNTY SURVEYOR RE-ESTAB. NOTES (RECOVERED)
  - ⊗ 2 1/2" BRASS CAPPED IRON PIPE DONATION LAND CLAIM CORNER PER JACKSON COUNTY SURVEYOR RE-ESTAB NOTES (RECOVERED)
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  - 5/8" x 24" IRON PIN w/ ORANGE PLASTIC CAP STAMPED "KAMPMANN PLS 2883" (ESTABLISHED)
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  - O.R. OFFICIAL RECORDS, JACKSON COUNTY RECORDER
  - S/N SURVEY FILE NUMBER, JACKSON COUNTY SURVEYOR
  - W.C. WITNESS CORNER, AS DESCRIBED
  - T.I.D. TALENT IRRIGATION DISTRICT
  - ( ) DEED RECORD DATA PER O.R. 01-17324
  - { } SURVEY RECORD DATA PER S/N 15586
  - { } SURVEY RECORD DATA PER S/N 2931



SCALE: 1" = 100'

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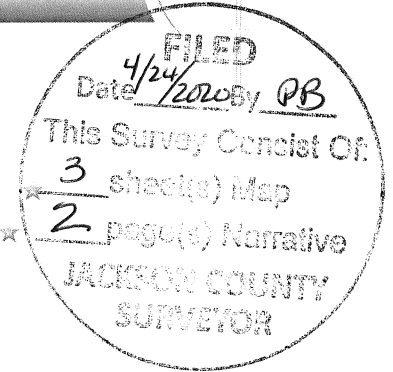
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RENEWAL DATE: 6/30/2021

SURVEYED BY:  
**POLARIS LAND SURVEYING LLC**  
P.O. BOX 459  
ASHLAND, OREGON 97520  
(541) 482-5009

DATE: FEBRUARY 12, 2020  
PROJECT NO. 354-06



SURVEY NO. 23062

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

**SURVEY FOR:** Robert & Heath London  
4727 Fern Valley Road  
Phoenix, Oregon 97530

**LOCATION:** All Quarters of Section 2 and the North Half of Section 11, Township 38 South, Range 1 West, Willamette Meridian, Jackson County, Oregon.

**PURPOSE:** To survey and monument a Property Line Adjustment between portions of those tracts of land described within Instrument No. 2001-017324 as approved per a Lot Legality claim by the Jackson County Planning Department in File No. 439-19-00037-SUB.

**PROCEDURE:** Utilizing a Leica GS-16 GNSS receiver operating in the ODOT/ ORGN network, in conjunction with a Leica TCRP 1200 robotic total station and ranging prisms, I survey the lands as shown hereon.

The parent tracts of the subject property were originally created by two U.S. GLO Land Grants for Patent Deed 2047 (1869) & Patent Deed 2544 (1870), referred on this map as Parcel 2 & Parcel 1 respectively. Parcel 1 was described as the Southwest Quarter of the Northeast Quarter and the Southeast Quarter of the Northwest Quarter of Section 2. Parcel 2 was described as the East Half of the Southwest Quarter and the West Half of the Southeast Quarter of Section 2. Also, Lots 2 & 3 in Section 11, both parcels lying within Township 38 South, Range 1 West. Both of these Patent Deeds were granted to Ebenezer W. Carver and by the beginning of 1933, Amelia B. Ferns owned the entirety of both the original, above referenced Carver Land Grants.

A history of exceptions from the above referenced Parcels are as follows: On January 7, 1933, the widow Amelia B. Ferns sold all of the above described property to Archie L. Ferns, Et Ux. in Warranty Deed Record

**PROCEDURE (cont.)**

Volume 193, Page 146, excepting therefrom, most of the West Half of Lot 2 and approximately three quarters of the West Half of the East Half of the Southwest Quarter of Section 2. On March 7, 1957, Archie & Ida Ferns purchase a sliver of land approximately 28 feet wide and 589 feet long from Martin, Margaret and Henry Schnack in the most northeasterly corner of the Northwest Quarter of the Southwest Quarter of Section 2 described in Volume 439, Page 66, and on the same day sell a tract of land to C.W and E.M. Lickess described in Volume 439, Page 68 of the Deed Records in Jackson County. On November 2, 1965 a Boundary Line Agreement was executed along the entire east line of the original Carver Land Grant's, described within Deed Record Volume 598. Page 213, leaving a sliver of land between the Agreement Line and the East Half of the East Half of Section 2 as now legally subdivided by this survey. Also, two tracts were conveyed out of easterly portion of Lot 3 in Section 11, and adjusted as described in Document No.'s 67-10610, 77-06913 as denoted on Survey No. 15586, in the office of the Jackson County Surveyor.

In order to determine the aliquot fractions of Section 2 , I recover and survey all the Section corners and Quarter corners in said Section 2, as well as the Donation Land Claim corners along the south lines of Lots 1, 2, 3 & 4 in Section 11 as denoted herein. Monuments were established at the Northwest, Center-North and Center-West One-Sixteenth corners, as well as two references established to perpetuate each of said corners. Monuments were also recovered and/or established at all angle points around the exterior tract boundaries, excepting the angle points along the adjusted property line for the centerline of the Talent Irrigation District canal.

**BASIS OF BEARING:**The Basis of Bearing for this survey is the East line of Donation Land Claim No. 81, having a record plat bearing of North 00°23'40" East, as referenced on Survey No. 2931, 14812 & 21104, on file in the office of the Jackson County Surveyor.

**DATE:** February 12, 2020  
**PREPARED BY:** Shawn Kampmann,  
Professional Land Surveyor

POLARIS LAND SURVEYING, LLC  
P.O. Box 459  
Ashland, Oregon 97520  
  
(541) 482-5009



*Shawn Kampmann*



Renewal Date: 6/30/2021