

PROPERTY LINE ADJUSTMENT ACCORDING TO CITY OF MEDFORD MUNICIPAL CODE CHAPTER 10.158 (PLANNING FILE NO. LDP-19-00077)

Map of Survey (Property Line Adjustment)

EXAMINED AND APPROVED THIS 24TH DAY OF APRIL, 2020 CITY OF MEDFORD PLANNING DIRECTOR [Signature] EXAMINED AND APPROVED THIS 24 DAY OF APRIL, 2020 CITY OF MEDFORD SURVEYOR [Signature]

Steven & Valerie Rinkle 30 S. Barneburg Road Medford, Oregon 97504 TL 5900 For: David Viggiano 36 S. Barneburg Road Medford, Oregon 97504 TL 6000

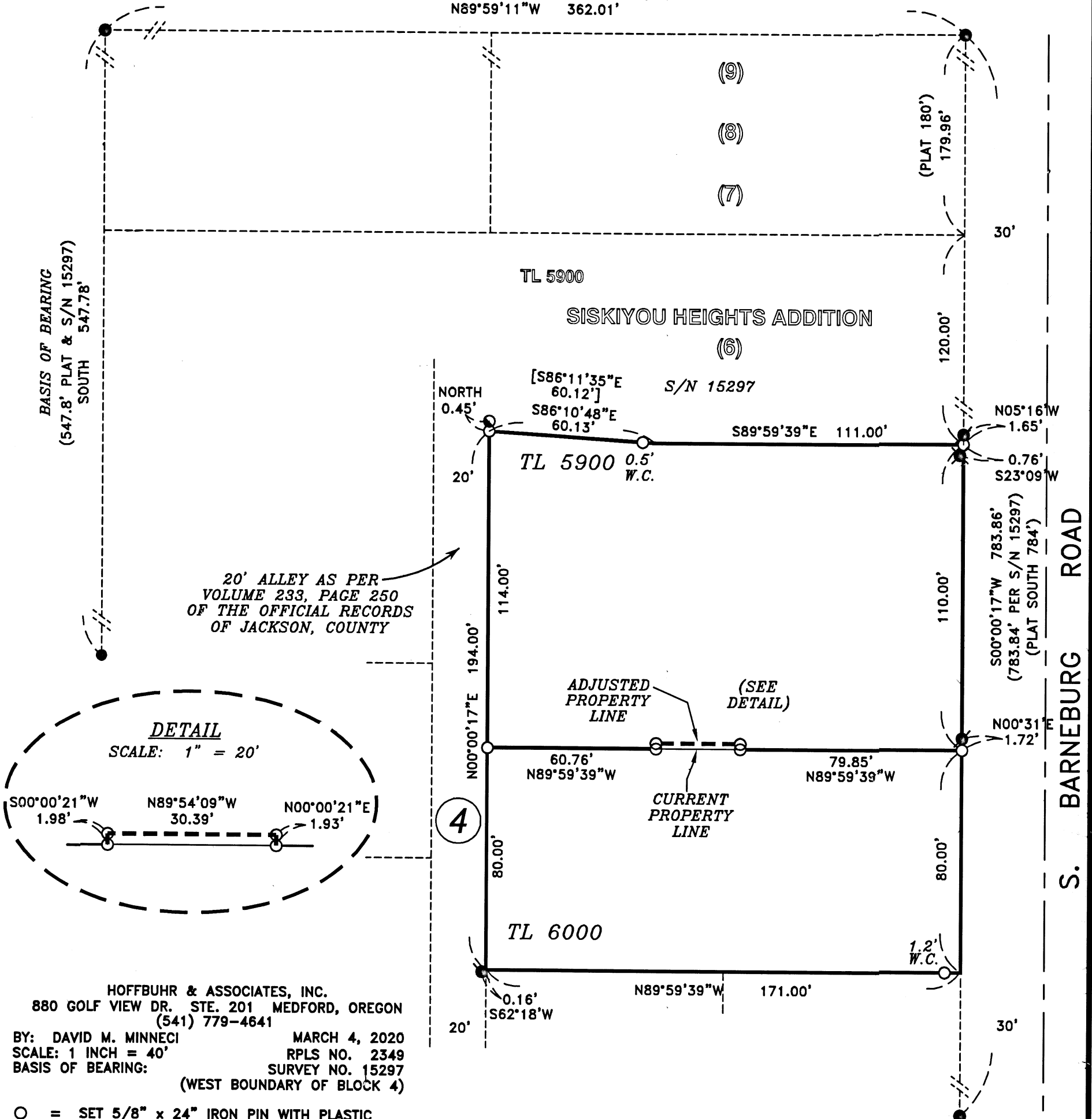
Located In: a Portion of Lot 6, Block 4 of Siskiyou Heights Addition In the Northwest 1/4 of Section 29 (29BD), Township 37 South, Range 1 West, W.M., In the City of Medford, Jackson County, Oregon

TAX LOT 5900 ADJUSTED PER DOC. NO. 2020-013784, O.R.J.C.O. 18,870 SF.

TAX LOT 6000 ADJUSTED PER DOC. NO. 2020-013785, O.R.J.C.O. 13,740 SF

(NARRATIVE ON SEPERATE SHEET)

(WEST 362.01' PER S/N 15297) N89°59'11"W 362.01'



HOFFBUHR & ASSOCIATES, INC. 880 GOLF VIEW DR. STE. 201 MEDFORD, OREGON (541) 779-4641 BY: DAVID M. MINNECI MARCH 4, 2020 SCALE: 1 INCH = 40' BASIS OF BEARING: (WEST BOUNDARY OF BLOCK 4)

- Legend for symbols: SET 5/8" x 24" IRON PIN WITH PLASTIC CAP STAMPED "D. MINNECI LS 2349", FOUND 5/8" IRON PIN WITH PLASTIC CAP STAMPED "D. MCMAHAN LS 1913" PER S/N 15297, FOUND 3/4" IRON PIPE PER SISKIYOU HEIGHTS ADDITION, FOUND 3/4" IRON PIPE (ORIGIN UNKNOWN), FOUND 5/8" IRON PIN (ORIGIN UNKNOWN), FOUND 5/8" IRON PIN WITH D. MCMAHAN CAP (SEE NARRATIVE), RECORD PER DOC. NO. 97-45180, OFFICIAL RECORDS OF JACKSON COUNTY, OREGON. S/N = SURVEY NUMBER W.C. = WITNESS CORNER

RECEIVED Date 5/1/20 By PB This survey Consists of: 1 sheet(s) Map 1 pages(s) Narrative JACKSON COUNTY SURVEYOR

REGISTERED PROFESSIONAL LAND SURVEYOR David M. Minnici OREGON JULY 26, 1988 DAVID M. MINNECI 2349 EXPIRES 12/31/20

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

Survey for: **Steven and Valerie Rinkle** **Daveid Viggiano**
 30 S. Barneburg Road 36 S. Barneburg Road
 Medford, Oregon 97504 Medford, Oregon 97504

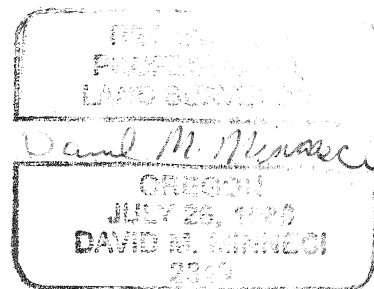
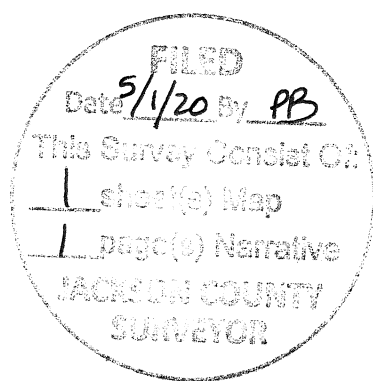
Location: A portion of Lot 6, Block 4 of **SISKIYOU HEIGHTS ADDITION** in the Northwest one-quarter (1/4) of Section 29, Township 37 South, Range 1 West, Willamette Meridian, City of Medford, Jackson County, Oregon.

Purpose: To survey, monument and record a map of Survey for City of Medford Planning File No. PLA-19-00077. The properties involved are described in Documents No. 97-45180 and 2017-039618, Official Records of Jackson County, Oregon. The adjustment is to remedy a setback issue with an existing structure.

Procedure: I found original monuments from **SISKIYOU HEIGHTS ADDITION**. I proportioned the distance to establish the Northeast corner of Lot 6 in Block 4 which is the referenced point of commencement of the legal descriptions effecting tax lots 5900 and 6000. From that point I used the record bearing and distances of Document No. 97-45180 to establish the East, South (except for the adjusted portion), West and North boundaries of tax lot 5900. The found 3/4" iron pipes at the Northeast and Southeast corners are of unknown origin. I concluded the found D.McMahan pin near the Northeast corner was too far out of position to be accepted as the true corner. The D.McMahan pin near the Northwest corner that is not of record was found to have been set in 1997 in conjunction with a Property Line Adjustment between tax lots 5800 and 5900. Deeds were prepared, signed and recorded by both property owners (97-45180, 97-45181 and 97-45182). While monumenting property without filing a map of survey is a violation of Oregon Revised Statute 209.250, it should not invalidate the Property Line Adjustment. The East, West and North boundary lines for tax lot 6000 are identical in bearing to those established for tax lot 5900. I established the South line as being parallel to the unadjusted portion of the North line in order to keep the 80.00 foot call of the original deeds. I have no knowledge of the origin of the 5/8" pin at the Southwest corner.

Basis of Bearing: West line of S. Barneburg Road per Survey No. 15297.

Date: March 4, 2020



David M. Minneci
 L.S. 2349 - Oregon
 Expires 12/31/20
 880 Golf View Dr., Ste. 201
 Medford, Oregon 97504