

MAP OF SURVEY Property Line Adjustment

Approved by the Jackson County Development Services (File No. 439-19-00072-SUB)

By: *Camryn Sack* Date: *January 13, 2022*

SURVEY FOR:
Off The Porch LLC
2661 S. Pacific Highway
Medford, OR. 97501

SURVEY BY:
Kaiser Surveying
2178 Butte Falls Highway
Eagle Point, OR. 97524

LOCATION:
S.E 1/4 of Section 29,
T.33S.,R.1W., W.M.,
Jackson County, Oregon

DATE:
December 27, 2021

BASIS OF BEARINGS
G.P.S. NAD 83 [2011] - PROJECTED
ON TO GRID BEARING PER OREGON
COORDINATE REFERENCE SYSTEM
[OCRS] GRANTS PASS-ASHLAND ZONE

SURVEY NARRATIVE TO COMPLY WITH O.R.S. 209.250

PURPOSE: Property-Line-Adjustment adjusting the common boundary of tract described in Instrument No. 2020-023627 O.R. (Tax Lot 900) and tract described in Instrument No. 2018-026150 O.R. (Tax Lot 1000). Also prepared descriptions of the Adjusted Tax Lots.

PROCEDURE: Equipment used to perform survey was a Nikon DTM522 total station and a Trimble R8 receiver and Trimble TSC2 data collector. The boundaries of the subject properties were located from deeds of record, information from Oregon State Highway Department Tiller-Trail right of way map [DRG. No. 5B-22-13] and information from Filed Survey Nos. 13773, 8781 and 10932. The description in both properties deed commence at the Southeast corner of Section 29 with their point of beginning being on the East line of said Section 29. On Survey No. 13773, surveyor Paul Lewis monumented the boundary between these properties in which he shows the garage and fence encroachment, which are being addressed with this property line adjustment survey.

The West boundary of Tax Lot 900 is the West boundary of the East Half of the Southeast quarter of Section 29 and the North boundary being the North boundary of said East half. To determine these boundaries I made survey ties to the Southeast corner and the East quarter corner of said Section 29. I then used information on Filed Survey Nos. 8781 and 10932 by surveyor Darrel Edwards to further subdivide the Southeast quarter of said Section. On Survey No. 8781 surveyor Edwards subdivided the section using a 1978 B.L.M. monument for the North quarter corner. In which makes mention that the County Surveyor is investigating original evidence of the true location of said North quarter corner that may show the B.L.M. monument to be contradictory to the original location, but the County had not concluded at that time. On the later survey being Filed Survey No. 10932, surveyor Edwards shows a County Surveyor monument as the North quarter corner of Section 29. The County Surveyor re-establishment notes states that the 1973 B.L.M. corner bears North 38° 55' West, 116.07 feet from the newly monumented corner. On this survey I used information on this later Survey No. 10932 for the location of the North quarter corner to compute a sectional subdivision.

The Northeasterly boundary of Tax Lot 900 is described as being the centerline of Trail Creek, survey ties were made to the creek centerline. The right-of-way line of Highway No. 227 was determined by making survey ties to the existing centerline and then best fitting said ties to information from Oregon State Highway Department, Tiller-Trail Highway map (DRG. No. 5B-22-13).

The new adjusted boundaries of these properties were computed and monumented as shown herein. The Adjusted boundary was located per the clients direction and the County Approval.

CURVE DATA

Δ	R	I	I.C.
① 1°59'19"	2714.79'	94.224'	S31°46'58"E, 94.22'

** RECEIVED **
Date *1/14/22* By *JB*

This survey consists of:
1 sheet(s) Map
2 page(s) Narrative

JACKSON COUNTY
SURVEYOR

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Bary D. Kaiser

OREGON
JULY 15, 2003
BARY D. KAISER
No. 52923
EXP. 6-30-23

