

SURVEY FOR:
BOB O'DELL &
DEBBIE BORCHERS
3138 DARK HOLLOW RD.
MEDFORD, OR 97501

SURVEY DATE:
DECEMBER 21, 2021

MAP OF SURVEY
PROPERTY LINE ADJUSTMENT
In the N.W. 1/4 of Section 12, T.38S., R.2W., W.M.
Jackson County, Oregon
(File No. 439-21-00024-SUB)

SURVEY BY:
L.J. FRIAR & ASSOCIATES, P.C.
CONSULTING LAND SURVEYORS
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PHOENIX, OREGON 97535
PHONE: (541) 772-2782
LJFRIARANDASSOCIATES@CHARTER.NET

COURSE DATA TABLE					
NUM	DELTA	ARC	RADIUS	CHORD	
C12	08°15'50"	70.80	490.87	N02°20'31"W	70.74
C13	12°56'01"	110.81	490.87	N08°15'25"E	110.57
C14	21°11'51"	181.61	490.87	N04°07'30"E	180.57
			{490.87}		
NUM	BEARING	DISTANCE	NUM	BEARING	DISTANCE
L12	S05°30'22"W	42.02	L20	N10°23'49"E	69.62
L13	S25°16'43"W	42.35	L21	S20°00'00"E	2.38
L15	N26°37'02"E	37.12	L22	N05°30'22"E	16.25
L16	N 1°27'09"W	33.02		[N05°24'34"E]	[16.25]
L17	N27°03'46"E	33.67	L23	N33°08'04"E	90.17
L18	N34°57'16"E	37.54		[N33°02'16"E]	[90.17]
L19	N 5°58'36"E	32.56			

LEGEND:

- ⊙ = FD. COUNTY SURVEYOR'S BRASS CAPPED MONUMENT PER [YEAR] RE-ESTAB'S.
- = FD. IRON PIPE PER V.351, P.128, JCDR. SIZE AS NOTED.
- ✕ = FD. 5/8" IRON PIN PER FS659 OR AS NOTED.
- ⊘ = FD. 1/2" IRON PIN PER FS1398 OR AS NOTED.
- ⊙ = FD. IRON PIPE PER FS379. SIZE AS NOTED.
- ⊠ = FD. 5/8" IRON PIN & PLASTIC CAP MKD. NEATHAMER SURVEYING PER FS19662.
- ⊡ = FD. 5/8" IRON PIN & PLASTIC CAP MKD. R.BRAUGHTON LS2657 PER FS15348.
- ⊞ = FD. 5/8" IRON PIN PER FS5966.
- ▲ = FD. 5/8" IRON PIN W/ PLASTIC CAP MKD. L.J. FRIAR & ASSOC PER FS20425, 20605, 20785 OR 21415.
- = SET 5/8" X 24" IRON PIN & PLASTIC CAP MKD. L.J. FRIAR & ASSOC.

- JCDR = JACKSON COUNTY DEED RECORDS.
- ORJCO = OFFICIAL RECORDS OF JACKSON COUNTY, OREGON.
- WC = WITNESS CORNER.
- () = RECORD DATA AS SHOWN.
- < > = RECORD DATA PER DOC. 2021-019890, ORJCO
- FS = FILED SURVEY #.
- C1/L1 = SEE COURSE DATA TABLE.
- PC = POINT OF CURVATURE.
- PT = POINT OF TANGENCY.
- POT = POINT ON TANGENT.
- POC = POINT ON CURVE.
- OPL = ORIGINAL PROPERTY LINE.
- APL = ADJUSTED PROPERTY LINE.
- ATL = ADJUSTED TAX LOT #.
- [] = RECORD DATA PER FS19662.
- { } = RECORD DATA PER FS5966.

BASIS OF BEARINGS:

SURVEY NO. 21415 AS SHOWN HEREON.

UNIT OF MEASUREMENT = FEET SCALE: 1" = 100'

*** JACKSON COUNTY PLANNING ***
FILE NO. 439-21-00024-SUB

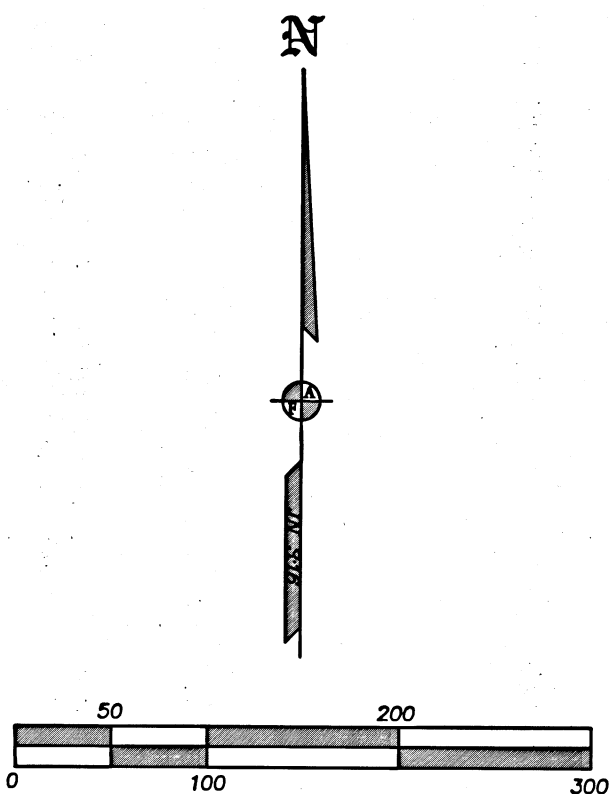
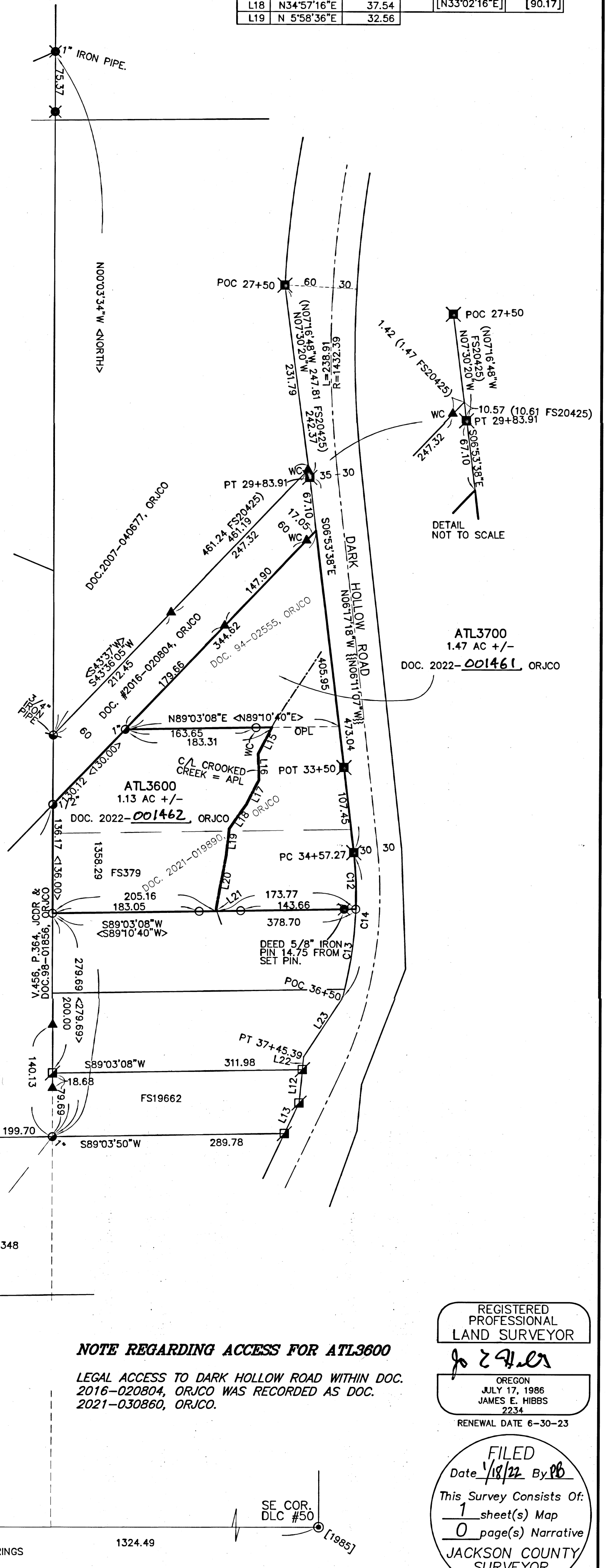
EXAMINED AND APPROVED THIS 14th DAY OF January, 2022.

BY: 

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

PURPOSE: TO SURVEY AND MONUMENT THE CORNERS OF TWO TRACTS ADJUSTED BY A PROPERTY LINE ADJUSTMENT OF THOSE TRACTS SET FORTH IN DOC. 94-02555 & 2021-019890, ORJCO APPROVED BY JCDS FILE 439-21-00024-SUB.


PROCEDURE: A MAJORITY OF THE BOUNDARIES OF THESE TRACTS WERE ESTABLISHED BY THIS OFFICE DURING SURVEY NOS. 20425, 20605, 20785, 20870 AND 22021. USING TRIMBLE R10 G.P.S. RECEIVERS AND TRIMBLE S6 ROBOTIC TOTAL STATION, MADE TIES TO ADDITIONAL MONUMENTS AND TO THE CENTERLINE OF THE CREEK WHICH IS THE ADJUSTED PROPERTY LINE. HELD THE SOUTH LINE OF DOC. 2021-019890, ORJCO PARALLEL TO THE MONUMENTED LINE OF FS19662 AND DEED RECORD DISTANCE FROM THE 1" IRON PIPE PER FS379 PER DEED. THE R/W OF DARK HOLLOW ROAD WAS HELD AS MONUMENTED AND FIRST USING MAP RECORD DATA PER FS19662 TO POSITION THE R/W POINT AT POC 36+50 AS THE MONUMENT PER FS5966 IS NOW DESTROYED. HELD MAP RECORD RADIUS PER FS5966 BETWEEN POC 36+50 AND PC 34+57.57. WITH THE BOUNDARIES AND THE ADJUSTED PROPERTY LINES RESOLVED, 1 SET MONUMENTS AT THE LOCATIONS AS SHOWN HEREON.



NOTE REGARDING ACCESS FOR ATL3600

LEGAL ACCESS TO DARK HOLLOW ROAD WITHIN DOC. 2016-020804, ORJCO WAS RECORDED AS DOC. 2021-030860, ORJCO.

REGISTERED PROFESSIONAL LAND SURVEYOR


OREGON
JULY 17, 1986
JAMES E. HIBBS
2234
RENEWAL DATE 6-30-23

FILED
Date 1/18/22 By JB
This Survey Consists Of:
1 sheet(s) Map
0 page(s) Narrative
JACKSON COUNTY SURVEYOR