

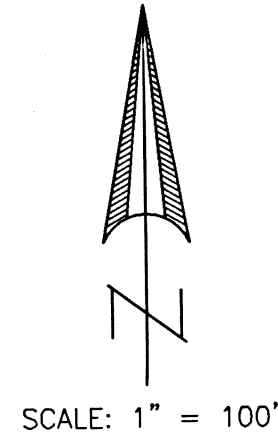
MAP OF SURVEY

SURVEY FOR:
 Glenn and Corinne Tremble
 68 Busch Road
 Trail, OR. 97541
 and
 Cameron Wiggett
 102 Busch Road
 Trail, OR. 97541

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

DATE:
 March 2, 2022

LOCATION:
 N.E. 1/4 of Section 35,
 T.33S.,R.1W., W.M.,
 Jackson County, Oregon



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

PURPOSE: Boundary survey of properties described in Instrument No. 2010-024988 O.R. (Tax Lot 201) and Instrument No. 2020-040975 O.R. (Tax Lot 203).

PROCEDURE: Equipment used on survey was a Nikon DTM-522 Total Station. The subject properties are located in the Northeast Quarter of Section 35 in Township 33 South, Range 1 West of the Willamette Meridian. The property known as Tax Lot No. 201, described in Instrument No. 2010-024988 O.R. is described by metes and bounds, with its beginning point being on the Southerly boundary of the Southwest quarter of the Northeast quarter of said Section 35. Its Easterly boundary being the East boundary of said quarter-quarter, and Westerly boundary being the East line of a public road (Busch Lane).

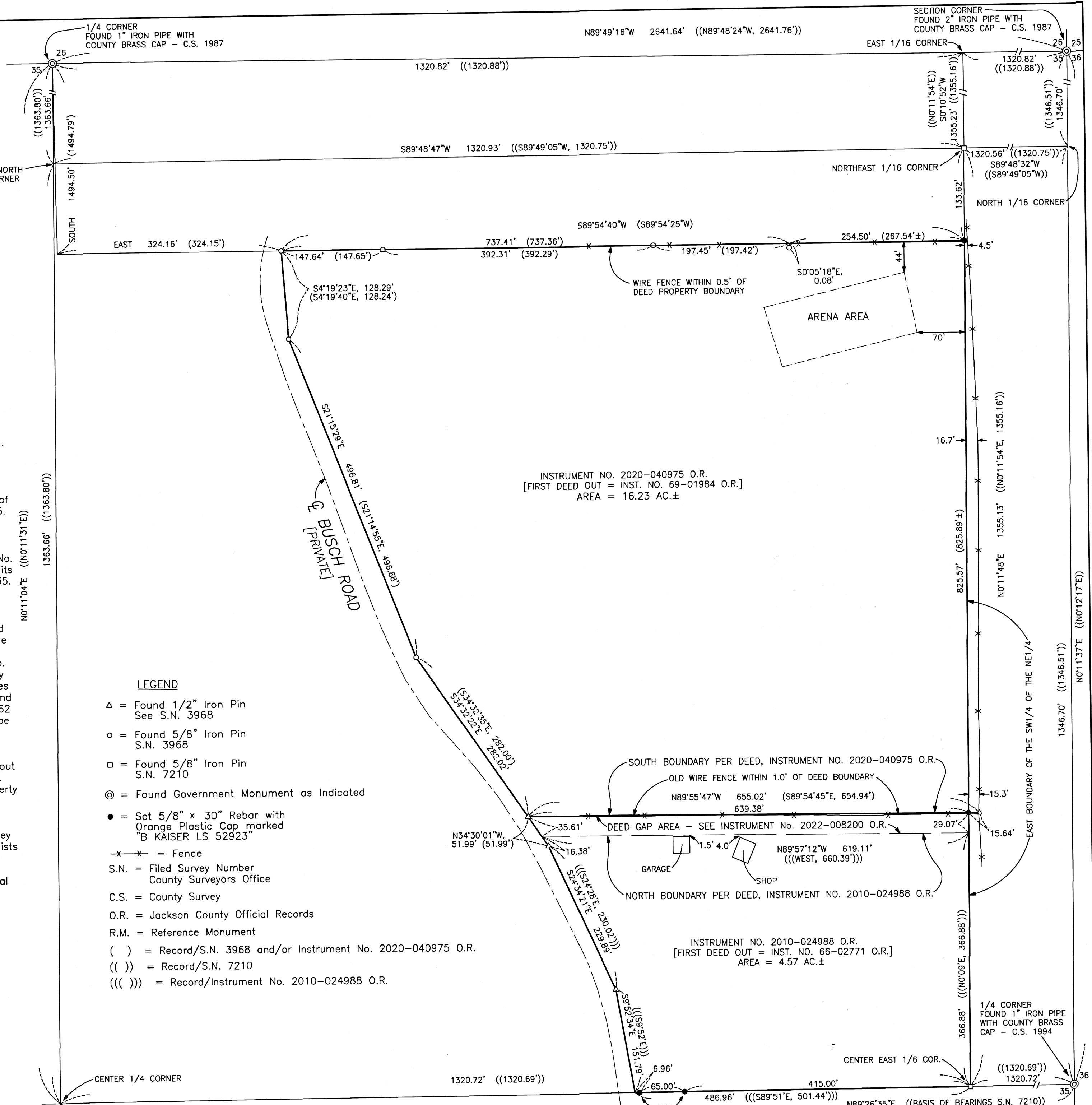
The property known as Tax Lot 203, described in Instrument No. 2020-040975 O.R., also is described by metes and bounds, with its beginning point tied to the North quarter corner of said Section 35. Its Easterly boundary also being the Easterly boundary of the Southwest quarter of the Northeast quarter of Section 35, and Westerly boundary being the Easterly boundary of a public road (Busch Road). Subsequently, with both these properties being tied to different sectional subdivision corners of Section 35, the chance of there being a gap or overlap in deed boundaries is likely.

In researching these properties, information on filed Survey No. 3968 by surveyor Hurst, in which he conducted a boundary survey of Tax Lot 203 and makes mention of serious survey discrepancies appear involved in this general area due in part to dimensional and meridional difference between Recorded Survey Nos. 1568 and 3662 by surveyor Ager. Hurst also states, these discrepancies should be resolved by a correct Sectional subdivision of Section 35 or a recorded agreement between property owners.

The first deed out for Tax Lot 201 was Instrument No. 66-02771 O.R. and recorded January 27, 1966. The first deed out for Tax Lot 203, being an agreement of sale, was Instrument No. 69-01984 O.R. and recorded March 19, 1969. Which gives property know as Tax Lot 201 senior rights if a deed overlap exists.

On filed Survey No. 7210 surveyor McGinty conducted a subdivision of Section 35. I made survey ties to Government corners and sectional subdivision corners set on the McGinty survey as shown hereon and found that an approximate 29-foot gap exists between the deeded boundary of the subject properties.

This gap between deeded boundaries was resolved by Suit to Quiet Title, Circuit Court Case No. 22CV01295 with title to the real property being obtained by Glenn and Corinne Tremble, being the owners of Tax Lot No. 201, with court document recorded in Instrument No. 2022-008200 O.R..



** RECEIVED **
 Date 3/25/22 By SS
 This survey consists of:
 1 sheet(s) Map
 1 page(s) Narrative
 JACKSON COUNTY SURVEYOR

REGISTERED PROFESSIONAL LAND SURVEYOR
 BARRY D. KAISER
 OREGON JULY 15, 2003
 BARY D. KAISER No. 52923
 EXP. 6-30-23