

**SURVEY FOR:**  
MEDFORD 1, LLC  
3125 NW 25TH AVE.  
PORTLAND, OR 97210

**SURVEY BY:**  
L.J. FRIAR & ASSOCIATES, P.C.  
CONSULTING LAND SURVEYORS  
PO BOX 1947  
PHOENIX, OR 97535  
PHONE: (541) 772-2782  
L.FRIARANDASSOCIATES@CHARTER.NET

**DATE:**  
JULY 21, 2022

# MAP OF SURVEY

In Blocks 1 & 2, TAFT ADDITION & located  
in the S.E. 1/4 of Sec. 24, T.37S, R.2W, W.M.  
City of Medford Jackson County, Oregon

**LEGEND:**

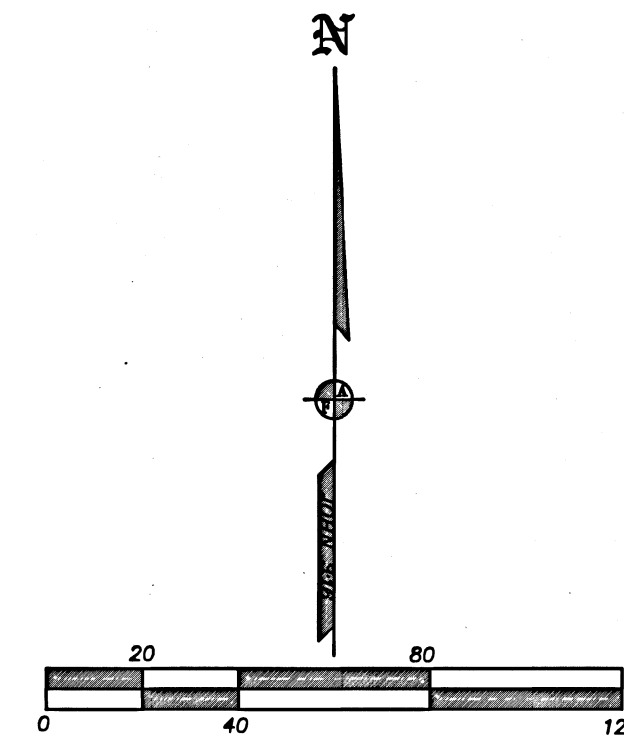
- = FD. 5/8" IRON PIN & PLASTIC CAP MKD. HOFFBUHR & ASSOC INC PER FS20904.
- ⊙ = FD. 5/8" IRON PIN PER FS11626.
- ⊗ = FD. BRASS TAG MKD. LS2023 & TACK IN LEAD PLUG PER FS20904.
- = SET 5/8" X 24" IRON PIN & PLASTIC CAP MKD. L.J. FRIAR & ASSOC.

- JCDR = JACKSON COUNTY DEED RECORDS.
- ORJCO = OFFICIAL RECORDS OF JACKSON COUNTY, OREGON.
- R/W = RIGHT OF WAY.
- [ ] = RECORD DATA PER TA.
- TA = TAFT ADDITION.
- FS = FILED SURVEY #.
- ( ) = RECORD DATA AS NOTED.
- C/L = SEE COURSE DATA TABLE.
- { } = RECORD DATA PER DOC. 2021-049429, ORJCO.

**BASIS OF BEARINGS:**

SURVEY NO. 20904 AS SHOWN HEREON.

UNIT OF MEASUREMENT = FEET SCALE: 1" = 40'

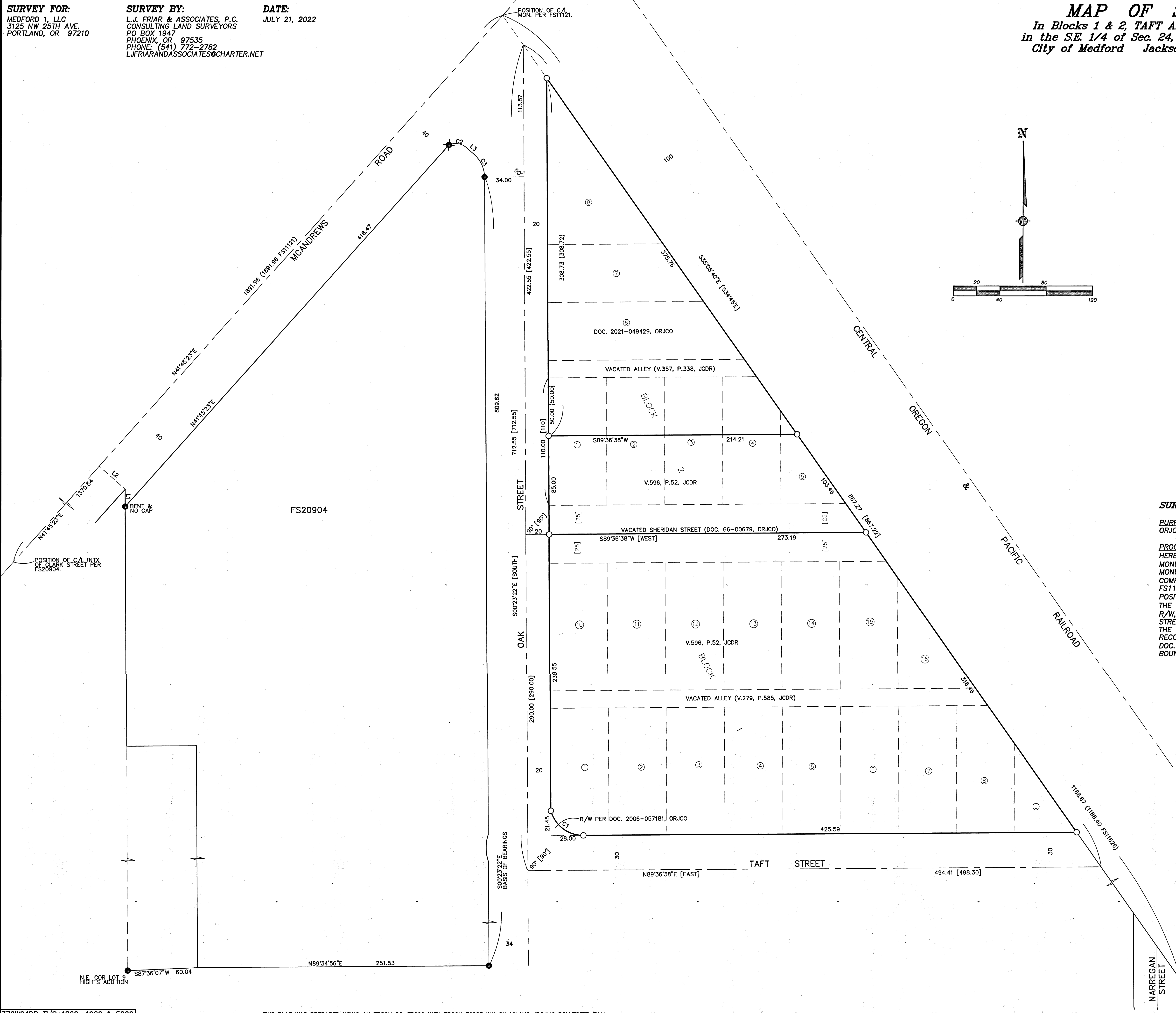


**COURSE DATA TABLE**

NUM	DELTA	ARC	RADIUS	CHORD
C1	74°54'34"	37.92	29.00	S52°56'05"E 35.27
C2	68°00'36"	18.13	14.00	N81°14'39"W 13.25
C3	47°53'45"	21.73	26.00	N24°19'03"W 21.11

NUM	BEARING	DISTANCE
L1	S00°22'00"E	14.91
L2	S48°13'40"E	30.00
L3	S48°14'37"E	9.31



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

**PURPOSE:** TO SURVEY AND MONUMENT THE CORNERS OF THOSE TRACTS SET FORTH IN DOC. 2021-049429, ORJCO AND VOL. 596, PG. 52, JCDR BEING IN BLOCKS 1 & 2 OF TAFT ADDITION.

**PROCEDURE:** USING TRIMBLE R10 G.P.S. RECEIVERS, MADE TIES TO MONUMENTS OF RECORD AS SHOWN HEREON TO CONTROL THE R/W'S AND THE SUBJECT TRACT. I FIRST NEEDED THE POSITION OF THE MONUMENT SET ON THE C/L OF MCANDREWS ROAD AND THE WLY. R/W OF THE CORP RAILROAD AS THIS MONUMENT APPEARS TO HAVE BEEN DESTROYED. I USED MAP RECORD DATA PER FS20904 TO FIRST COMPUTE THE C/L INTX. OF MCANDREWS ROAD & CLARK STREET. I THEN USED THE MAP DISTANCE PER FS11121 TO POSITION THE NEEDED MONUMENT. THIS MONUMENT POSITION AND THE MONUMENT PER FS11626 POSITIONED THE WLY/ R/W OF THE CORP RAILROAD. THE C/L OF OAK STREET WAS HELD AT 34 FEET FROM THE FOUND MONUMENTS PER FS20904. FROM THE COMPUTED INTX OF THIS C/L AND THE WLY RAILROAD R/W, I HELD PLAT RECORD DISTANCE PER TA SOUTHERLY TO POSITION THE C/L OF VACATED SHERIDAN STREET AND TAFT STREET. I HELD PLAT RECORD ANGLE PER TA AT THESE TWO STREETS TO CONTROL THE DIRECTION OF THESE STREETS. THE SOUTH LINE OF DOC. 2021-049429, ORJCO WAS HELD AT DEED RECORD DISTANCE SOUTH FROM THE N.W. OF LOT 1, BLOCK 2 AS SHOWN. HELD DEED RECORD DATA PER DOC. 2006-057181, ORJCO FOR THE R/W DEDICATION IN THE S.W. CORNER OF BLOCK 1. WITH THE BOUNDARIES POSITIONED I SET MONUMENTS AT THE LOCATIONS AS SHOWN HEREON.

REGISTERED  
PROFESSIONAL  
LAND SURVEYOR

*J. Friar*

OREGON  
JULY 17, 1986  
JAMES E. HIBBS  
2234

RENEWAL DATE: 6-30-23

FILED  
Date 8/17/22 By *JB*

This Survey Consists Of:  
1 sheet(s) Map  
0 page(s) Narrative

JACKSON COUNTY  
SURVEYOR