

PROPERTY LINE ADJUSTMENT ACCORDING TO CITY OF MEDFORD MUNICIPAL CODE CHAPTER 10.158 (PLANNING FILE NO. PLA-22-192)

Property Line Adjustment

Located In:

Lot 1, Common Area "A" & Reserve Area of PIONEER MARKET PLACE SUBDIVISION, PHASE 1 in the Northeast 1/4 of Section 26, Township 37 South, Range 2 West, W.M., in the City of Medford, Jackson County, Oregon

For: CDT-BAR LLC

EXAMINED AND APPROVED THIS 27th DAY OF DECEMBER, 2022

CITY OF MEDFORD PLANNING DIRECTOR

EXAMINED AND APPROVED THIS 22 DAY OF DECEMBER 20 22

CITY OF MEDFORD SURVEYOR

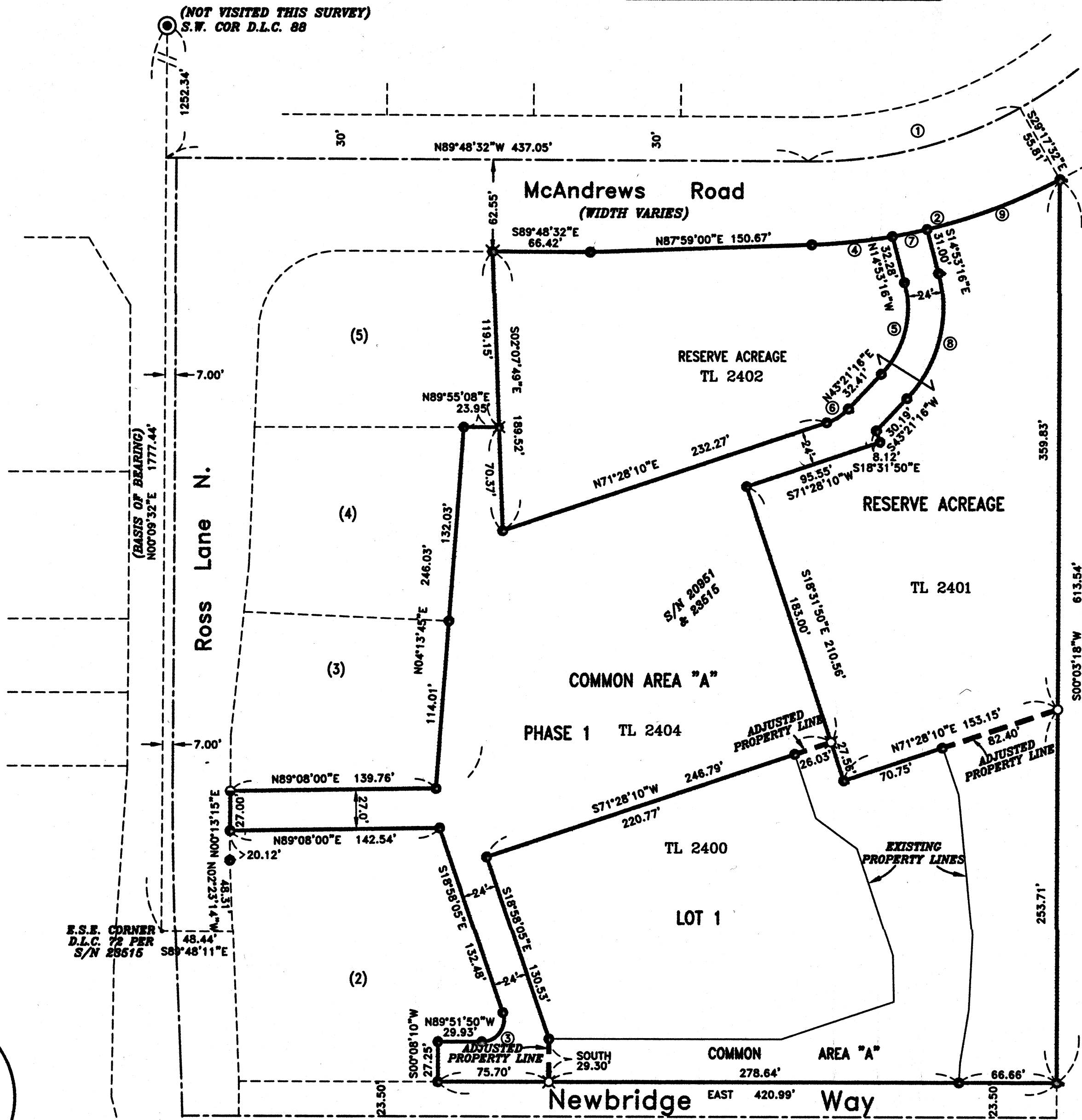
TAX LOT 2400 ADJUSTED PER DOC. NO. 2022-000253, O.R.J.C.O. 78,243 ACS

TAX LOT 2404 ADJUSTED PER DOC. NO. 2022-000254, O.R.J.C.O. 67,110 ACS

TAX LOT 2401/2402 ADJUSTED PER DOC. NO. 2022-000255, O.R.J.C.O. 91,888 ACS

CURVE TABLE

Table with 6 columns: CURVE, DELTA, RADIUS, LENGTH, CHORD, BEARING. Contains 9 rows of curve data.



RECEIVED stamp with date 1/5/23 and signature SS. Includes text: This survey consists of: 1 sheet(s) Map, 2 pages(s) Narrative. JACKSON COUNTY SURVEYOR

SURVEY NARRATIVE TO COMPLY WITH PARAGRAPH 209.250 OREGON REVISED STATUTES

PURPOSE: TO SURVEY AND MONUMENT A PROPERTY LINE ADJUSTMENT OF TRACTS DESCRIBED AS LOT 1, COMMON AREA "A" AND THE RESERVE ACREAGE OF PIONEER MARKET PLACE SUBDIVISION, PHASE 1 FILED FOR RECORD DECEMBER 14, 2021 AND RECORDED IN INDEX VOLUME 47 OF PLATS AT PAGE 30 OF RECORDS IN JACKSON COUNTY, OREGON.

PROCEDURE: I RECOVERED MONUMENTS AND CONTROL SET PREVIOUSLY ON SURVEYS NO. 20951 & 23515 AND EVALUATED THEIR POSITIONING. I THEN SET MONUMENTS TO DEFINE THE ADJUSTED PROPERTIES AND WROTE CORRESPONDING LEGAL DESCRIPTIONS AS REQUIRED, EVEN THOUGH THE RESERVE ACREAGE HAS BEEN ASSIGNED INDIVIDUAL TAX LOT NUMBERS, IT'S STILL CONSIDERED ONE PARCEL FOR LEGAL DESCRIPTION PURPOSES.

EQUIPMENT USED: TRIMBLE S6 ROBOTIC INSTRUMENT & TRIMBLE R8 GNSS.

HOFFBUHR & ASSOCIATES, INC. 880 GOLF VIEW DR. STE. 201 MEDFORD, OREGON (541) 779-4641 BY: DAVID M. MINNECI RPLS NO. 2349 SCALE: 1 INCH = 60' NOVEMBER 23, 2022 BASIS OF BEARING: SURVEY NUMBER 20951 (D.L.C. LINE)

- Legend for symbols: O = SET 5/8" x 24" IRON PIN WITH PLASTIC CAP STAMPED "D. MINNECI LS 2349". X = SET MAG SPIKE WITH METAL WASHER STAMPED "LS 2349". ● = FOUND 5/8" IRON PIN WITH PLASTIC CAP STAMPED "D. HUCK LS 2023" PER SURVEY NO. 23515. ⊙ = FOUND LEAD PLUG WITH METAL WASHER WITH STAMPED "LS 2023" PER S/N 23515. ⊕ = FOUND BRASS CAP MONUMENT AS NOTED. S/N = SURVEY NUMBER

REGISTERED PROFESSIONAL LAND SURVEYOR David M. Minnecci OREGON JULY 26, 1989 DAVID M. MINNECI 2349 EXPIRES 12/31/24