

MAP OF SURVEY

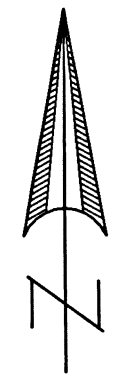
~~Approved by the City of Shady Cove (PLA 17-05)~~

SURVEY FOR:
 Fredrick and Heidi Wahl
 P.O. Box 845
 Shady Cove, OR. 97539

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

LOCATION:
 Northeast 1/4 of Section 21
 T.34S.,R.1W., W.M.
 City of Shady Cove,
 Jackson County, Oregon

DATE:
 March 8, 2023



SCALE 1" = 30'

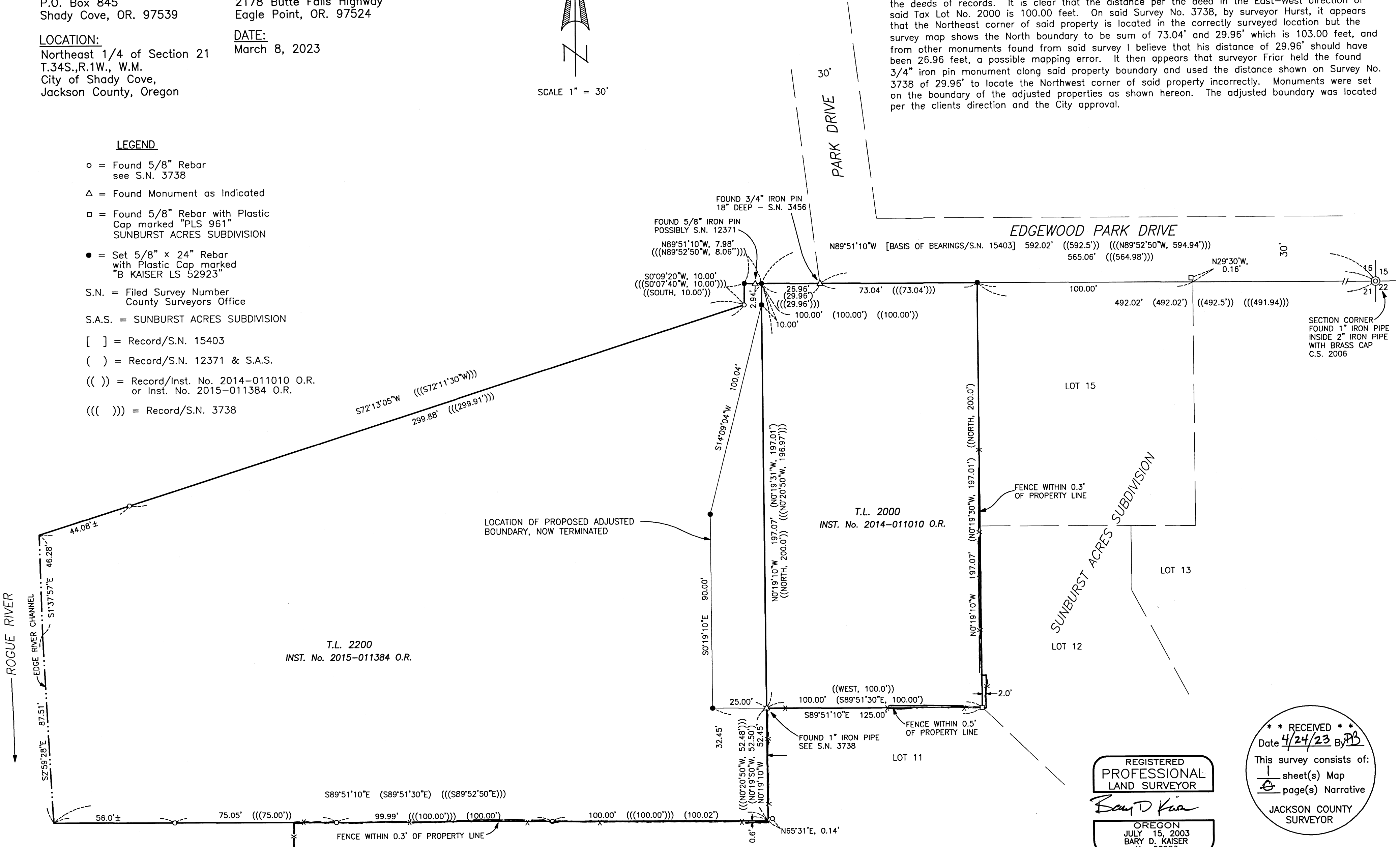
SURVEY NARRATIVE TO COMPLY WITH O.R.S. 209.250

PURPOSE: This Map of Survey was prepared to document monumentation for a terminated Property Line Adjustment Survey, City of Shady Cove File No. 17-05, proposed to adjusting the common boundary between tract described in Instrument No. 2014-011010 O.R. (Tax Lot No. 2000), and tract described in Instrument No. 2015-011384 O.R. (Tax Lot No. 2200). The adjustment was abandoned and terminated due to the inability to record deeds for the adjusted properties.

PROCEDURE: Equipment used to perform survey was a Nikon DTM522 total station. The boundary of subject properties was determined from deeds of record and information and found monuments from Filed Survey Nos. 3738, 15403, 3456, 12371 and the plat of SUNBURST ACRES SUBDIVISION. There appears to be some discrepancies on the distances for the Northerly boundary of Tax Lot No. 2000 when comparing information shown on Filed Surveys 3738 and 12371 when compared with the deeds of records. It is clear that the distance per the deed in the East-West direction of said Tax Lot No. 2000 is 100.00 feet. On said Survey No. 3738, by surveyor Hurst, it appears that the Northeast corner of said property is located in the correctly surveyed location but the survey map shows the North boundary to be sum of 73.04' and 29.96' which is 103.00 feet, and from other monuments found from said survey I believe that his distance of 29.96' should have been 26.96 feet, a possible mapping error. It then appears that surveyor Friar held the found 3/4" iron pin monument along said property boundary and used the distance shown on Survey No. 3738 of 29.96' to locate the Northwest corner of said property incorrectly. Monuments were set on the boundary of the adjusted properties as shown hereon. The adjusted boundary was located per the clients direction and the City approval.

LEGEND

- o = Found 5/8" Rebar
see S.N. 3738
- Δ = Found Monument as Indicated
- = Found 5/8" Rebar with Plastic Cap marked "PLS 961" SUNBURST ACRES SUBDIVISION
- = Set 5/8" x 24" Rebar with Plastic Cap marked "B KAISER LS 52923"
- S.N. = Filed Survey Number
County Surveyors Office
- S.A.S. = SUNBURST ACRES SUBDIVISION
- [] = Record/S.N. 15403
- () = Record/S.N. 12371 & S.A.S.
- (()) = Record/Inst. No. 2014-011010 O.R.
or Inst. No. 2015-011384 O.R.
- ((()) = Record/S.N. 3738



**** RECEIVED ****
 Date 4/24/23 By PB
 This survey consists of:
 1 sheet(s) Map
 1 page(s) Narrative
 JACSON COUNTY SURVEYOR

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