

(N 89°05'35" E 659.52')R2
N 89°07'15" E 659.81'

(N 89°05'35" E 659.52')R2
N 89°01'45" E 659.81'

2 1
11 12

**** RECEIVED ****
DATE 4/24/23 BY PB
This survey consists of:
1 sheet(s) Map
0 page(s) Narrative
JACKSON COUNTY
SURVEYOR

MAP OF SURVEY

PROPERTY LINE ADJUSTMENT (439-22-00080-SUB)

LOCATION: NE 1/4 OF SECTION 11, T. 40 S. R. 3 E., W.M.
JACKSON COUNTY, OREGON

APPROVAL:
Amelia M. Peterson 04-21-2023
JACKSON COUNTY DEVELOPMENT SERVICES DATE

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

BASIS OF BEARING: COUNTY SURVEY NO. 14083

PURPOSE: TO MONUMENT THE PROPERTY LINE ADJUSTMENT BETWEEN TAX LOTS 403E11-200 & 403E11-300 AS DESCRIBED IN DEED DOCUMENT NUMBERS 2019-037817 & 2021-049355. ADDITIONALLY A COMPLETE SURVEY OF BOTH PROPERTIES WOULD BE REQUIRED BY ORS 92.060 - (8). DUE TO THE SCOPE OF WORK REQUIRED TO PROPERLY SURVEY THESE LOTS BEING A FULL SECTION BREAKDOWN, THE COUNTY SURVEYOR HAS WAIVED THIS REQUIREMENT. AREAS SHOWN ARE BASED UPON THE JACKSON COUNTY ASSESSOR'S RECORDS. THE NORTH LINE OF BOTH PROPERTIES WAS RESOLVED UTILIZING FOUND MONUMENTS AS SHOWN PER COUNTY SURVEY NO. 3140. THE MAIN OBJECTIVE OF THIS SURVEY WAS TO RESOLVE THE LINE BETWEEN THE TWO PROPERTIES IN THE SPIRIT OF SURVEY NO. 14083, THE REMAINING EXTERIOR BOUNDARIES OF THE SUBJECT PROPERTIES WERE NOT GERMANE TO THE SURVEY AND ARE NOT RESOLVED HEREON. ADDITIONAL INFORMATION ABOUT THE BACKGROUND OF THIS SURVEY IS LISTED BELOW.

PROCEDURE: UTILIZING RECORD OF SURVEY NO. 14083, AND THE VESTING DEEDS NOTED, A FIELD SURVEY WAS MADE IN MARCH OF 2022 UTILIZING A TRIMBLE 5600 TOTAL STATION AND TSC2 DATA COLLECTOR. ALL FOUND MONUMENTS FROM MAP OF SURVEY 14083 AGREED WITH THE RECORD MEASUREMENTS AS SHOWN HEREON. IT WAS DISCOVERED THAT A STRUCTURE HAD BEEN BUILT OVER THE PROPERTY LINE AND BOTH PROPERTY OWNERS FOR THE TAX LOTS LISTED ABOVE AGREED TO PERFORM A PROPERTY LINE ADJUSTMENT TO RESOLVE THE ISSUE. IN DECEMBER OF 2022 WE RETURNED TO THE SITE, AND UTILIZING A LEICA TS15 TOTAL STATION AND CARLSON SURVEYOR 2 DATA COLLECTOR, ESTABLISHED THE NEW PROPERTY CORNERS AS SHOWN HEREON.

LEGEND

- FOUND 5/8" REBAR AND PLASTIC CAP STAMPED "BURRELL PLS 638" PER C.S. 14083
- ⊙ FOUND 3/4" IR PER CS 3140
- SET 5/8" X 30" REBAR w/ALUMINUM CAP STAMPED "W.E. SURVEY"
- ⊕ FOUND 2" BRASS CAP STAMPED "T40S R3E 2/11/11/12 CS 1989" PER JACKSON COUNTY SURVEYOR'S THIRD RE-ESTABLISHMENT NOTES
- ()R1 RECORD INFORMATION PER COUNTY SURVEY NO. 14083
- ()R2 RECORD INFORMATION PER COUNTY SURVEY NO. 3140

THOMAS MICHAEL ALVORD AND PATRICIA KELLEY ALVORD, TRUSTEES.
DEED DOC. NO. 2021-049355
NEW PLA ADJUSTED DEED DOC. NO. 2023-007574
AREA PRIOR TO ADJUSTMENT 5.93 ACRES +/-
AREA AFTER ADJUSTMENT 5.93 ACRES +/-

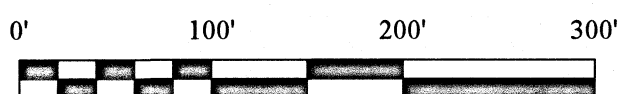
SETH SMILEY AND HANNAH KOLNI,
DEED DOC. NO. 2019-037817
NEW PLA ADJUSTED DEED DOC. NO. 2023-007573
AREA PRIOR TO ADJUSTMENT 5.02 ACRES +/-
AREA AFTER ADJUSTMENT 5.02 ACRES +/-

TAX LOT 403E11-300

TAX LOT 403E11-200



SCALE 1"=100'



TAX ASSESSOR'S MAP & TAXLOT: 403E11-200 & 300

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Jason Weisz
OREGON
MARCH 14, 2017
JASON WEISZ
91618
EXPIRES JUNE 30, 2024

SURVEY BY: **W.E. SURVEY L.L.C.**
3555 W. HILLS TER.
MEDFORD, OR. 97501

SURVEY FOR: SAM ALVORD
13885 HIGHWAY 66
ASHLAND, OR. 97520

DATE OF SURVEY: DECEMBER 15, 2022

SHEET 1 OF 1