

# MAP OF SURVEY

A PROPERTY LINE ADJUSTMENT of Lots 5 and 6, Block 4 of Rogue Valley Estates Subdivision, being located in the Southeast One-Quarter of the Northwest One-Quarter of Section 28, Township 37 South, Range 1 West of the Willamette Meridian, in the City of Medford, Jackson County, Oregon.

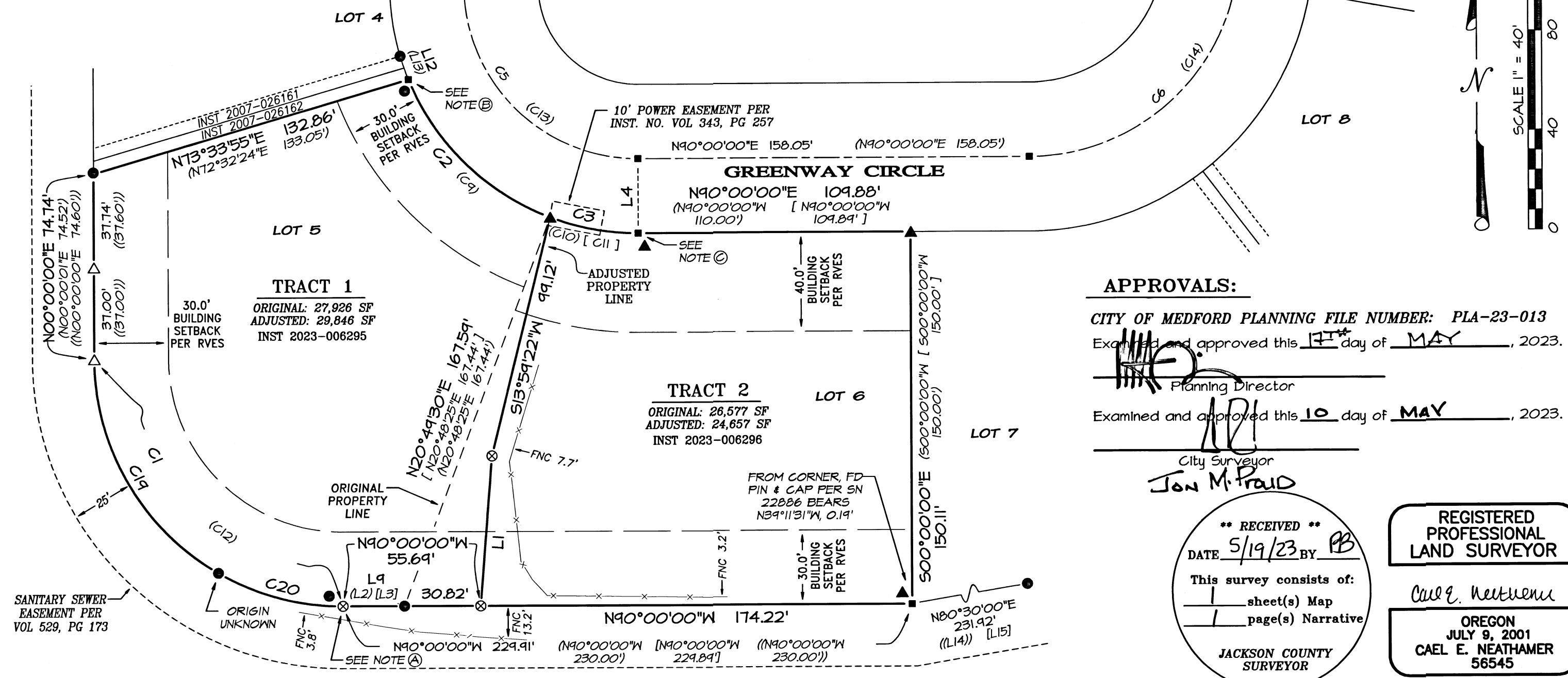
**PREPARED FOR:**

**TOM HAMLIN**  
132 GREENWAY CIRCLE  
MEDFORD, OR 97504

**LINE TABLE**

LINE	BEARING	DISTANCE
L1	S04°32'24"W	60.65'
L2	N90°00'00"W	25.00'
L3	N90°00'00"W	24.85'
L4	S00°00'00"W	30.00'
L5	S00°00'00"W	30.00'
L6	S00°00'00"W	30.00'
L7	S15°30'00"W	18.41'
L8	S15°30'00"W	18.48'
L9	N90°00'00"W	24.87'
L10	S15°30'00"W	475.42'
L11	S15°30'00"W	475.41'
L12	S19°19'43"E	10.00'
L13	-	10.02'
L14	N80°30'00"E	231.92'
L15	N80°30'00"E	231.86'

SURVEY NARRATIVE IS A SEPARATE DOCUMENT



**LEGEND:**

- ⊗ Indicates a set 5/8 inch diameter by 24 inch long iron pin with an orange plastic cap marked "NEATHAMER SURVEYING".
- △ Indicates a found 5/8 inch diameter with an orange plastic cap marked "NEATHAMER SURVEYING" per SN 20525.
- Indicates a found iron pipe per Rogue Valley Estates Subdivision, unless noted otherwise.
- ⊙ Indicates a found 3/8 inch diameter railroad spike, per Rogue Valley Estates Subdivision.
- ▲ Indicates a found 5/8 inch diameter iron pin with an plastic cap marked "D HUCK LS 2023", per SN 22886.
- Indicates a found concrete nail, per Rogue Valley Estates Subdivision.
- Indicates a computed position, nothing found or set.
- ( ) Indicates record information as per Rogue Valley Estates Subdivision.
- (( )) Indicates record information as per SN 20525 and SN 20886.
- [ ] Indicates record information as per SN 22886.
- SN Indicates a survey filed by number in the office of the Jackson County Surveyor.
- INST Indicates an instrument recorded by number of the Official Records of Jackson County, Oregon.
- PUE Indicates an existing Public Utility Easement.
- SF Indicates the number of square feet within a closed area such as a tract of land.
- RVES Indicates Rogue Valley Estates Subdivision.
- FNC 1.8' Indicates the distance and which side from the boundary line that the centerline of an existing fence line is located.
- x— Indicates the centerline of an existing fence.
- Ⓐ FROM CORNER, FD. 1" PIPE BEARS N67°01'02"W 0.65' (OUT OF POSITION VERSUS SN 20886).
- Ⓑ FROM CORNER, FD. 5/8" PIN BEARS S19°03'07"W 0.11' (OUT OF POSITION VERSUS RVES).
- Ⓒ FROM CORNER, FD. 5/8" PIN BEARS S28°32'44"E 0.13' (OUT OF POSITION VERSUS RVES).

**CURVE TABLE**

CURVE	DELTA	RADIUS	ARC	CHORD BEARING	CHORD
C1	90°00'00"	100.00'	157.08'	N45°00'00"W	141.42'
C2	46°58'02"	100.00'	81.97'	S45°40'46"E	79.70'
C3	20°50'13"	100.00'	36.37'	S79°34'54"E	36.17'
C4	48°21'47"	70.00'	59.09'	S24°10'54"W	57.35'
C5	90°00'00"	70.00'	109.96'	S45°00'00"E	99.00'
C6	97°00'00"	85.00'	143.90'	N41°30'00"E	127.32'
C7	41°29'44"	85.00'	61.56'	N27°44'52"W	60.22'
C8	63°58'07"	160.58'	179.28'	N16°31'14"W	170.11'
C9	-	-	82.02'	-	-
C10	-	-	36.31'	-	-
C11	20°53'21"	100.00'	36.46'	S79°33'19"E	36.26'
C12	-	100.00'	157.08'	-	-
C13	-	70.00'	109.96'	-	-
C14	-	85.00'	143.90'	-	-
C15	-	85.00'	61.56'	-	-
C16	-	160.58'	179.38'	-	-
C17	32°51'47"	199.54'	114.45'	S31°55'53"W	112.89'
C18	-	199.54'	114.45'	-	-
C19	59°49'43"	100.00'	104.42'	N29°54'52"W	99.74'
C20	30°10'17"	100.00'	52.66'	N74°54'52"W	52.05'
C21	-	70.00'	59.09'	-	-

**APPROVALS:**

CITY OF MEDFORD PLANNING FILE NUMBER: PLA-23-013  
Examined and approved this 17<sup>th</sup> day of MAY, 2023.  
*[Signature]*  
Planning Director  
Examined and approved this 10 day of MAY, 2023.  
*[Signature]*  
City Surveyor  
**Jon M. Praid**

**\*\* RECEIVED \*\***  
DATE 5/19/23 BY PB  
This survey consists of:  
1 sheet(s) Map  
1 page(s) Narrative  
JACKSON COUNTY SURVEYOR

REGISTERED PROFESSIONAL LAND SURVEYOR  
*Caël E. Neathamer*  
OREGON  
JULY 9, 2001  
CAEL E. NEATHAMER  
56545  
Renewal Date 12/31/24

**BASIS OF BEARINGS:**

Rogue Valley Estates Subdivision as recorded in Volume 6 of Plats at Page 54 of the Records of Jackson County, Oregon and filed in the office of the Jackson County Surveyor. Basis applied to the centerline of South Greenway Drive.

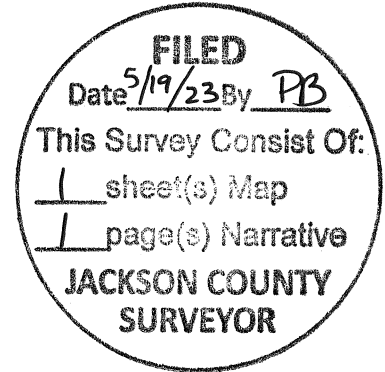
PREPARED BY: **Neathamer Surveying, Inc.**  
3126 State St, Suite 100  
P.O. Box 1584  
Medford, Oregon 97501  
Phone (541) 732-2869  
FAX (541) 732-1382

PLOT DATE: May 2, 2023 PROJECT NUMBER: 21059  
Sheet 1 of 1

**SURVEY NARRATIVE TO COMPLY WITH PARAGRAPH 209.250 OREGON REVISED STATUTES**

**PREPARED FOR:** TOM HAMLIN  
132 Greenway Circle,  
Medford, Oregon 97504

**PREPARED BY:** NEATHAMER SURVEYING, INC.  
3126 State Street, Suite 203  
P.O. Box 1574  
Medford, Oregon 97501



**LOCATION:**

Lots 5 and 6, Block 4, ROGUE ESTATES SUBDIVISION, being located within the Southeast One-quarter of the Northwest One-quarter of Section 28, Township 37 South, Range 1 West of the Willamette Meridian, in the city of Medford, Jackson County, Oregon.

**PURPOSE OF SURVEY:**

Pursuant to Client's request and direction, perform a boundary survey, recover existing monuments, establish monuments at boundary corners, and to file a Map of Survey in the office of the Jackson County Surveyor, per the approved Property Line Adjustment; City of Medford Planning File Number PLA-23-013.

**SURVEY REFERENCES/PROCEDURES:**

Equipment/Software utilized: Trimble TSC7 data collector with Trimble Access Software; Trimble SX10 robotic and scanning instrument, Trimble S7 robotic instrument, Trimble R10 GNSS equipment, Trimble Business Center and Trimble Terramodel.

Records utilized: Instruments Numbered 2017-028932, 2001-035964 (original tracts), 2023-006295 and 2023-006296, all of the Official Records of Jackson County, Oregon; ROGUE ESTATES SUBDIVISION recorded December 12, 1949, in Volume 6 of Plats at Page 54 of the Records of Jackson County, Oregon; and, Survey's Numbered 20525 and 22866, as filed in the office of the Jackson County Surveyor.

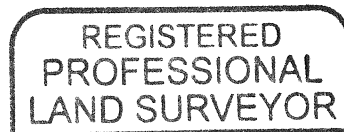
The original boundaries are described in said Instruments Numbered 2001-035964 and 2017-028932, as Lot 5 and Lot 6, Block 4, of said ROGUE ESTATES SUBDIVISION. Utilized record data and said R10 GNSS equipment with the TSC7 data collectors to establish control and to search and tie monuments of record. From which utilized said SX10 and S7 instruments with said TSC7 data collectors to establish secondary control, to search and tie remaining monuments and to capture certain improvements.

Resolved the original tract boundaries as follows: Held found monument per said ROGUE ESTATES SUBDIVISION at the centerline of Greenway Drive and Greeway Circle, and record data per said plat, to compute the centerline of said streets; from which held record distances per said plat to establish the rights-of-way of said streets, thereby resolving the location of the northerly tract boundaries; Utilized previous data per said Survey Number 20525 and tied monuments to resolve the location of the rear tract boundaries (southerly boundaries); Held monuments per said plat and said Surveys Numbered 20525 and 22866 to resolve the easterly and westerly boundaries of said tracts.

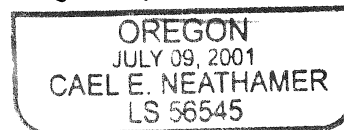
Utilizing said boundary resolutions, city approval and said Instruments Numbered 2023-006295 and 2023-006296, computed the adjusted boundary, as depicted on the attached map.

Completed establishing monuments, as depicted on the accompanying map, on March 27, 2023.

**Print Date:** May 2, 2023



*Cael E. Neatham*



RENEWAL DEC. 31, 2024