

MAP OF SURVEY

LOCATED IN:  
THE S.W. 1/4 SEC. 27, T. 38S., R.3W., W.M.  
JACKSON COUNTY, OREGON

SURVEY FOR:

RENEE BEAMS  
7935 HIGHWAY 238  
JACKSONVILLE, OREGON 97530

SURVEY NARRATIVE TO COMPLY WITH PARAGRAPH 209.250  
OREGON REVISED STATUTES

PURPOSE: To survey and monument property described in  
Instrument No. 2020-040746, Official Records, Jackson County,  
Oregon.

PROCEDURE: The west boundary is on the east line of Donation  
Land Claim No. 40. Monuments as found for the North East and  
the South East corners of the Donation Land Claim No. 40 were  
fied and held to control the D.L.C. line. The location of the  
north property line was determined by holding deed record  
distance of 540 feet from the Northeast D.L.C. corner per deed  
Instrument No. 2019-004152 and then deed record angle,  
measured from the D.L.C. line, to calculate the bearing of the  
north line. The south and east lines are controlled per deed as  
measured from the southwest corner of Lot 7, Block 1 of the  
Sunshine Village. The west line of the Sunshine Village, per plat  
record, is parallel with the east boundary. Several monuments  
were found along the east boundary and were held for control.  
A 5/8" pin was found and held for the location of the southwest  
corner of Lot 7 and I held the bearing, as measured on the east  
subdivision boundary, for the west boundary of the subdivision. I  
then held deed record angle, from the west subdivision line, to  
compute the bearing of the south property line. I held deed  
record distance of 52.084 feet, per Instrument No. 2014-028310  
and deed record distance of 60 feet, per Instrument No.  
72-00745 to compute the southeast corner of the property being  
surveyed. I then held deed record angle per Instrument No.  
72-00745 to compute the bearing of the east property line and  
set monuments as shown.  
Equipment used: A Trimble R8 system in RTK mode was used to  
measure found controlling monuments and a Trimble S6 Robotic  
instrument was used to set the new monuments.

HOFFBUHR & ASSOCIATES, INC.  
880 GOLF VIEW DRIVE, SUITE 201  
MEDFORD, OREGON 97504  
(541)779-4641

BY: DARRELL L. HUCK PLS No. 2023  
SCALE: 1 inch = 100' JUNE 16, 2023  
BASIS OF BEARING: OREGON REF. COORD. SYSTEM  
Oregon Coordinate Reference System: Grants Pass - Ashland  
NAD83(2011), Epoch 2010.00 per OAR 734-005-0015  
International Feet; vertical datum - NAVD88(12B)

- = Set 5/8"x30" iron reinforcing pin with plastic cap stamped "D. Huck LS 2023".
- = Found monument per Sunshine Village unless noted otherwise
- ⊙ = Found 2 1/2" brass cap Donation Land Corner
- △ = Calculated point
- M/L = More or Less
- S/N = Survey Number
- O.R. = Official Records, Jackson County, Oregon
- [ - ] = Record Per INST. NO. 01-52459
- { - } = Record Per Sunshine Village
- ( - ) 1 = Record Per INST. NO. 2014-028310
- ( - ) 2 = Record Per INST. NO. 2020-040746
- ( - ) 3 = Record Per Inst. No. 2019-004152
- ( - ) 4 = Record Per Survey No. 5987

N.E. COR  
DLC 40  
FD. 2 1/2" BRASS DISC  
SPECIAL CORNER  
PER JACKSON COUNTY SURVEYOR  
FIRST RE-ESTAB. DTD APRIL 28, 1992

38 3W 27C  
TL 1301  
INST. NO.  
2019-004152 O.R.

38 3W 27C  
TL 1500  
(S87°59'E 190'M/L)3  
S87°59'37"E 190.26'

INST. NO. 2018-038192 O.R.

38 3W 27C  
TL 1300

INST. NO. 2020-040746 O.R.

38 3W 27C  
TL 1100

INST. NO. 72-00745 O.R.

38 3W 27C  
TL 900  
INST. NO.  
2014-028310 O.R.

(N87°59'W 52.084')1

(N87°59'W 52.084')

(S00°21'09"W 2646.44')4  
N00°24'23"E 2646.41'  
APPLIED BASIS OF BEARINGS

(N87°59'W 165.00'M/L)2  
168.59'  
fence line  
N87°56'54"W 280.674'  
N87°59'W

38 3W 27C  
TL 1000  
INST. NO.  
01-52459 O.R.

SUNSHINE VILLAGE

UPPER APPELEGATE ROAD

S.E. COR  
DLC 40  
FD. 2 1/2" BRASS DISC  
PER JACKSON COUNTY SURVEYOR  
THIRD RE-ESTAB. DTD JANUARY 24, 1980  
38 3W 27C TAX LOT 1300

S89°22'33"E  
50.94'  
[EAST 50']

FILED  
Date 7/10/23 By PB  
This Survey Consists Of:  
1 sheet(s) Map  
2 sheet(s) Narrative  
JACKSON COUNTY  
SURVEYOR

REGISTERED  
PROFESSIONAL  
LAND SURVEYOR  
Daniel L. Huck  
OREGON  
FEBRUARY 4, 1983  
DARRELL L. HUCK  
2023  
Expires 6/30/2023  
(21063 MOS 6-2-23.DWG)