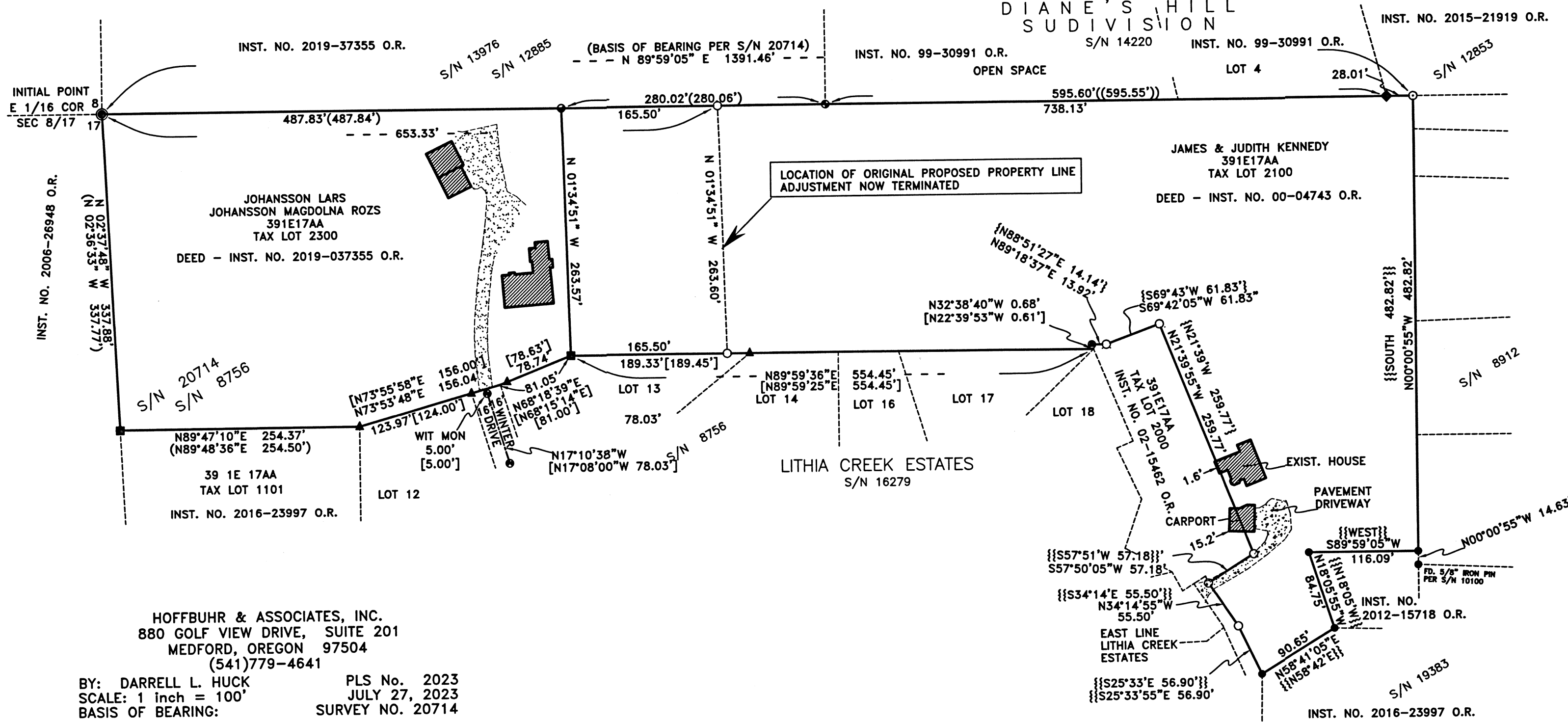


MAP OF SURVEY

Located in:
THE N.E. 1/4 OF SECTION 17, T. 39S., R. 1E., W.M.
City of Ashland, Jackson County, Oregon

FOR
LARS JOHANSSON
1 WINTER DRIVE
ASHLAND, OR. 97520

DIANE'S HILL
SUBDIVISION



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' JULY 27, 2023
BASIS OF BEARING: SURVEY NO. 20714

- O.R. OFFICIAL RECORDS, JACKSON COUNTY, OREGON.
- S/N SURVEY NUMBER, JACKSON COUNTY SURVEYOR'S OFFICE.
- (...) RECORD PER SURVEY NO. 20714
- (...) RECORD PER SURVEY NO. 13976
- [..] RECORD PER LITHIA CREEK ESTATES
- {..} RECORD PER INST. NO. 2020-047356
- {{..}} RECORD PER INST. NO. 00-04743
- FOUND 3/4" IRON PIPE w/COUPLER SHOWN ON S/N 8756.
- FOUND 5/8" IRON PIN w/YELLOW PLASTIC CAP STAMPED "PIERSON OPLS 1650" PER S/N 8756.
- ◆ FOUND 5/8" IRON REBAR w/CAP STAMPED "ANDREWS LS 1626" PER S/N 12853.
- FOUND 2" BRASS CAP STAMPED "MARQUESS & ASSOC" (1/16TH CORNER) PER S/N 12885.
- FOUND 5/8" IRON REBAR w/CAP STAMPED "MARQUESS & ASSOC" PER S/N 13976.
- FOUND 2-1/2" BRASS DISK STAMPED "LS 1069" IN MONUMENT CASE PER S/N 16279.
- ▲ FOUND 5/8" IRON REBAR w/ORANGE PLASTIC CAP STAMPED "HARDEY ENG. & ASSOC." PER S/N 16279.
- FOUND 5/8" IRON PIN w/RED PLASTIC CAP STAMPED "D. HUCK LS 2023" PER S/N 19383.
- UNLESS NOTED OTHERWISE
- FOUND 5/8" IRON PIN w/CAP STAMPED "OSMUS PLS 2464" PER S/N 20714.
- SET 5/8"x30" IRON REINFORCING PIN WITH PLASTIC CAP STAMPED "HOFFBUHR & ASSOC. INC."

SURVEY NARRATIVE TO COMPLY WITH PARAGRAPH 209.250 OREGON REVISED STATUTES

PURPOSE: This project was originally begun to survey and monument a property line adjustment of 3 properties described in Instrument No. 2019-32107 (tax lot 1300) and Instrument No. 2015-022151 (tax lot 1401) and Instrument No. 2020-039853 (tax lot 1501) of the Official Records of Jackson County, Oregon, and as approved by the City of Ashland Development Services (File No. PA-A-2022-00184). The client, owner of Tax Lot 2300, has now abandoned/terminated the application for the property line adjustment. I am now filing this Map of Survey to make of record the monuments that were set for the original proposed property line adjustment.

PROCEDURE: The boundaries of the three tax lots that are affected by the proposed property line adjustment were originally created and monumented per Minor Land Partition filed as Survey No. 8171. In 1988 the common boundary to the Parcels 1 and 4 of the Minor Land Partition were subject to a property line adjustment which was monumented by Verlyn Thomas per Survey No. 11420. In 2014, there was a partial resurvey of the Thomas survey by Terrasurvey, Inc. per Survey No. 21402. Terrasurvey makes note that northeast corner of the original Parcel 4 of survey No. 8121 has been covered by sidewalk construction and was reset with a lead plug and tack, which I now hold for the Initial Point of this survey. Monuments as found per the surveys No. 8171, 11420 and 21402 were held to control the location of the north boundary. Monuments as found per surveys No. 8171 and 11420 were held to control the location of the south boundary. The angle point in the west boundary could not be found. I held deed record angle and distance, calculated from the as found monumented south line to reestablish the angle point location. Centerline monuments, as found, were held to control the alignment of Granite Street. I held deed record distance along the Granite Street right-of-way to calculate the location of the south line of Tax Lot 1401, being the original Parcel 3 of survey No. 8171. The location of the originally proposed property lines was computed according client's direction and monuments were set as shown.

Equipment used: Trimble S6 Robotic Instrument

FILED
Date 7/28/23 By SS
This Survey Consists Of:
1 sheet(s) Map
1 sheet(s) Narrative
JACKSON COUNTY
SURVEYOR

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Darrell L. Huck

OREGON
FEBRUARY 4, 1963
DARRELL L. HUCK
2023

Expires 6/30/2025
(21002.moe 7-27-23.dwg)