ASSESSOR'S MAP 38-2W-3A, TAX LOT 2100

MAP OF SURVEY SURVEY NARRATIVE TO COMPLY WITH O.R.S. 209.250 **LEGEND** PURPOSE OF SURVEY: LOCATED IN LOT 3, BLOCK 3 OF CLYMER HEIGHTS SUBDIVISION, SET 5/8" X 30" IRON ROD W/ 1-1/2" ALUMINUM CAP STAMPED "MEADE PLS 90707" THE PURPOSE IS TO SURVEY AND MARK THE NORTHERLY BOUNDARY OF THAT SITUATED IN THE E. 1/2 OF SECTION 3, T. 38 S., R. 2 W., W.M., PARCEL OF LAND DESCRIBED IN O.R. 2023-019926 AND TO SURVEY AND MARK FD. 5/8" IRON ROD (SMOOTH) PER S.N. 1291 THE NORTHERLY AND SOUTHERLY BOUNDARY OF THAT PARCEL OF LAND JACKSON COUNTY, OREGON DESCRIBED IN O.R. 2021-019465, AS SHOWN HEREON. FD. 1/2" IRON ROD (ORIGIN UNKNOWN) FOR PROCEDURE: FD. IRON PIPE PER CLYMER HEIGHTS SUBDIVISION, UMPQUA RESOURCES, LLC UTILIZING A NIKON NPL-322+ TOTAL STATION, EXISTING MONUMENTS PER BEING 3/4" INSIDE DIAMETER UNLESS OTHERWISE NOTED CLYMER HEIGHTS SUBDIVISION, S.N. 1291, AND MONUMENTS OF UNKNOWN ORIGIN P.O. BOX 815 WERE RECOVERED AND MEASURED IN A CLOSED-LOOP TRAVERSE. CALCULATED POSITION; NOTHING FOUND OR SET MYRTLE CREEK, OR 97457 TAX LOTS 2000, 2100, 2300, 2301, 2400 AND A PORTION OF TAX LOT 3600 WERE ALL SEQUENTIALLY CONVEYED FROM LOT 3, BLOCK 3 OF CLYMER HEIGHTS RECORD PER S.N. 1291 (E. MCGINTY) SUBDIVISION, AS FOLLOWS: RECORD PER CLYMER HEIGHTS SUBDIVISION (L. LOVEJOY) BASIS OF BEARINGS - TAX LOT 2400 WAS CONVEYED FROM CHILSON TO KELLEY IN 1961 PER Date 3/26/24 By PB VOLUME 501, PAGE 317 OF DEED RECORDS. THIS CONVEYANCE MAKES RECORD PER O.R. 2019-002253 THE BASIS OF BEARING FOR THIS SURVEY IS THE SOUTHEASTERLY REFERENCE TO MONUMENTS ESTABLISHED IN S/N 1291 WHICH WERE RECOVERED This Survey Consist Of: LINE OF V501/P317, HAVING A RECORD BEARING OF N 51°25'20" E AND HELD BY THIS CURRENT SURVEY. RECORD PER O.R. 2005-061335 & O.R. 2019-002253 PER S.N. 1291 ___shaei(s) Map - TAX LOT 2100 WAS CONVEYED FROM CHILSON TO MILES IN 1964 PER Paga(s) Namative RECORD PER O.R. 2005-061335 AND O.R. 71-05088 VOLUME 567, PAGE 102 OF DEED RECORDS. THE BEARINGS AND DISTANCES WITHIN THIS CONVEYANCE CONFORM TO THOSE SHOWN FOR THE RIGHT-OF-WAY RECORD PER O.R. 2005-061335, O.R. 2004-065301, JACKSON COUNTY CURVE DATA OF PIONEER ROAD (NOW JASMINE DRIVE) ON THE PLAT OF CLYMER HEIGHTS O.R. 2021-019465 & V567/P102 SUBDIVISION. NEAR TO LOCATIONS CALCULATED WITH REFERENCE TO SAID DEED SURVEYOR RADIUS LENGTH CHORD CH. BEARING DELTA AND SAID PLAT, UNRECORDED MONUMENTS WERE RECOVERED AND HELD AS RECORD PER O.R. 71-05088 SHOWN HEREON. THE MONUMENT AT THE SOUTHEASTERLY CORNER OF SAID TAX 130.00' C1 23'02'49" LOT BEING LOST, WAS RE-MONUMENTED BASED ON MONUMENTS RECOVERED PER N 89°24'55" 52.29' 51.94 [130.00']] RECORD PER O.R. 2014-021095 & O.R. 2019-020510 530.00' 110.80 C2 11°58'42" 110.60' S 72'14'05" V - TAX LOT 2000 WAS CONVEYED FROM JONES TO RICKS IN 1971 PER RECORD PER V501/P317 [[111.00]][[530.00]] DOCUMENT NO. 71-05088 OF THE OFFICIAL RECORDS OF JACKSON COUNTY. THE BEARINGS AND DISTANCES WITHIN THIS CONVEYANCE CONFORM TO THOSE SHOWN 70.00' 64.42' SURVEY NUMBER ON FILE WITH THE JACKSON COUNTY SURVEYOR C3 52°43'48" 62.17' S 87'52'10" E FOR SAID RIGHT-OF-WAY ON SAID PLAT. THE SOUTHWESTERLY CORNER OF SAID [[70.00']] [[64.34']] 200 TAX LOT WAS DETERMINED BY HOLDING DEED DISTANCE AND DEED RECORD OFFICIAL RECORDS OF JACKSON COUNTY, OREGON ANGLE FROM SAID RIGHT-OF-WAY. FROM SAID SOUTHWESTERLY CORNER, SAID 120.15 C4 37'02'25" 76.33' N 42°47'46" W DEED CALLS TO "THE MOST WESTERLY CORNER OF PARCEL DESCRIBED IN [120.15']]| [[77.59']] VOLUME AND PAGE OF JACKSON COUNTY RECORD OF DEEDS VOLUME 567, PAGE 102". AN UNRECORDED MONUMENT PREVIOUSLY DESCRIBED GRAPHIC SCALE 1"=100' 189.07 WAS HELD FOR THIS POSITION. 98.93' C5 29°58'42" 97.80' N 9°25'08" W INSIDE DIAMETER [189.07']] [[99.00']] S 28'37'28" W - TAX LOT 2301 WAS ORIGINALLY DESCRIBED AS AN EXCEPTION IN A ⁻60.00' LINE MARKED W/ WOODEN LATH & FLO-RED RIBBON CONVEYANCE FROM JONES TO CRAWFORD IN 1971 PER DOCUMENT NO. 530.00' 157.39 C6 17'00'53" 156.81' N 2°53'41" V 71-05097 OF THE OFFICIAL RECORDS OF JACKSON COUNTY. THE METHOD OF [[530.00']]|[[157.25']] HOLDING DEED RECORD ANGLE AND DISTANCE WAS CONTINUED TO DETERMINE WIRE FENCE THE SOUTHEASTERLY AND SOUTHWESTERLY CORNERS OF SAID TAX LOT. THE 180.15' 116.39 C7 37'00'58" 114.37' S 42*49'41" E WESTERLY LINE OF SAID TAX LOT WAS ORIGINALLY DESCRIBED AS BEING "NORTH [180.15']][[116.34']] 40'32' WEST 250.00 FEET" PER SAID DEED. SUBSEQUENT DEEDS, INCLUDING O.R. JASMINE [[249.07']]||[130.41']]| 129.01'| N 9'23'54" W 249.07' | 130.50' 71-8959, O.R. 96-7737 AND O.R. 2019-2253 HAVE A RECORD BEARING OF C8 30°01'08' 5 65 49 49 W "NORTH 4'32' WEST" FOR SAID WESTERLY LINE. BOTH OF THESE RECORD 1>>.15. S 28'37'28" W BEARINGS WERE REJECTED IN FAVOR OF AN UNRECORDED 1/2-INCH REBAR, THAT LOCATION ALSO BEING IN AGREEMENT WITH A DISTANCE CALL ALONG SAID RIGHT-OF-WAY THAT IS ALSO INCLUDED IN ALL OF THE ABOVE REFERENCED ORIGIN UNKNOWN. DETAIL "A s 77'55'45" W 169.99' [[N 77'56'10" E 169.97']] 90'0'0" SCALE: 1" = 20'- TAX LOT 2300 WAS CREATED AS THE RESULT OF A PROPERTY LINE [90'0'0"] ADJUSTMENT PER DOCUMENT NO. 2014-021094 OF THE OFFICIAL RECORDS OF TL 2100 FD. BENT. JACKSON COUNTY. SAID DEED IS THE ONLY RECORD FOUND IN MY RESEARCH MONUMENT 1" I.D.-1.30 Acres THAT MAKES REFERENCE TO ANY OF THE UNRECORDED MONUMENTS SHOWN N 23'21'47" W 33.17'-SPUN & TIED O.R. 2021-019465 HEREON. THE SOUTHEASTERLY CORNER OF SAID TAX LOT WAS DETERMINED BY ((N 23'27'40" W 33.21')) TO SPIN HOLE HOLDING DEED DISTANCE ALONG THE WESTERLY RIGHT-OF-WAY OF JASMINE V567/P102TL 2301 <<N 23'27'40" W 33.21'>> TL 2000 o.R. 2004-065301 LANE. FROM SAID SOUTHEASTERLY CORNER, THE SOUTHWESTERLY CORNER WAS O.R. 2019-002253 O.R. 71-05088 6 V501/P317 DETERMINED BY HOLDING DEED DISTANCE AND DEED RECORD ANGLE FROM SAID 1/2" I.D. RIGHT-OF-WAY. IN PERFORMING THIS SURVEY, AN ENCROACHING RESIDENCE, DRIVEWAY AND WELL, ALL APPEARING TO BE USED BY THE OWNERS OF SAID EXCEPTED IN N 78'39'20" W 0.26' O.R. 71-5097 TAX LOT 2400 FROM CALCULATED TAX LOT, WERE MEASURED AS SHOWN HEREON. O.R. 96-7737 POSITION s.N. 1291 S 36'40'14" E 68.78' (CORR. OF O.R. 71-8959) IN THE COURSE OF PERFORMING THIS SURVEY, FIVE MONUMENTS OF UNKNOWN {S 36'34' E 68.70'} ORIGIN WERE RECOVERED: FOUR 1/2-INCH REBAR W/ NO CAP AND ONE SET 60D S 84°25'19" E 239.97 SEE DETAIL "B" SET 60D NAIL ON 1/2-INCH I.D. IRON PIPE. ALL OF THESE MONUMENTS WERE AT THE BASE OF NAIL ON LINE SOUTH LINE O.R. 2004-065301 WELL-RUSTED "L" POSTS, AND ALL WERE IN AGREEMENT WITH AT LEAST ONE LINE DEED CALL. IT IS MY PROFESSIONAL OPINION THAT SAID UNRECORDED {S 84°23'50" E 240.00'} SW CORNER OF -MONUMENTS WERE ESTABLISHED BY A SURVEYOR, LIKELY THE SAME SURVEYOR {{S 84°26'01" E 240.14'}} O.R. 2004-065301. RIGHT TO USE LOGGING AROUND THE SAME TIME, HAVE BEEN VISIBLE MONUMENTS ACCEPTED BY THE FD. 1/2" IRON ROD LANDOWNERS FOR A NUMBER OF DECADES, AND SHOULD CONTINUE TO BE ROAD KNOWN AS N 84°15'39" W "ARBUTUS TRAIL" FOR CALLÉD FOR PER ACCEPTED AS SUCH. O.R. 2014-021095. **SURVEYED BY:** INGRESS & EGRESS ORIGIN UNKNOWN. GRANTED PER V501/P317 MEADE SURVEYING, LLC 233 NE "B" ST., SUITE 200 TL 2300 DETAIL "B" GRANTS PASS, OR 97526 O.R. 2019-020510 SCALE: 1" = 5'O.R. 2014-021094 (541) 244-1871 60' **DATE: JANUARY 15, 2024** PART OF TAX LOT 3600 TAX LOT 2000 O.R. 2023-019926 CLYMER "TRACT A" OF O.R. 2005-061335 REGISTERED TAX LOT 2301 **PROFESSIONAL** CORNER FALLS ON DETAIL "A" TOE OF CUT-BANK LAND SURVEYOR N 89°57'58" W 274.21 Done Made {{WEST 274.21'}} LOT 3 OREGON BLOCK 3 JULY 10, 2018 1" I.D. DANE MEADE CORNER FALLS ON 90707 LS TOP OF CUT-BANK RENEWS: 12-31-24 SOUTHWEST CORNER OF GRAVEL-PART OF TAX LOT 3600 -LOT 3, BLK. 3 CLYMER DRIVEWAY HEIGHTS SUBDIVISION 1783.00']] [[WEST SOUTHEAST CORNER OF CLYMER HEIGHTS **W**WELL SUBDIVISION ASSESSOR'S MAP 38-2W-3, TAX LOT 3600 THIS MAP OF SURVEY WAS PREPARED WITH A HEWLETT PACKARD DESIGNJET

T210 USING HP NO. B3P23A INK ON MILANO JPC-4M2 POLYESTER FILM