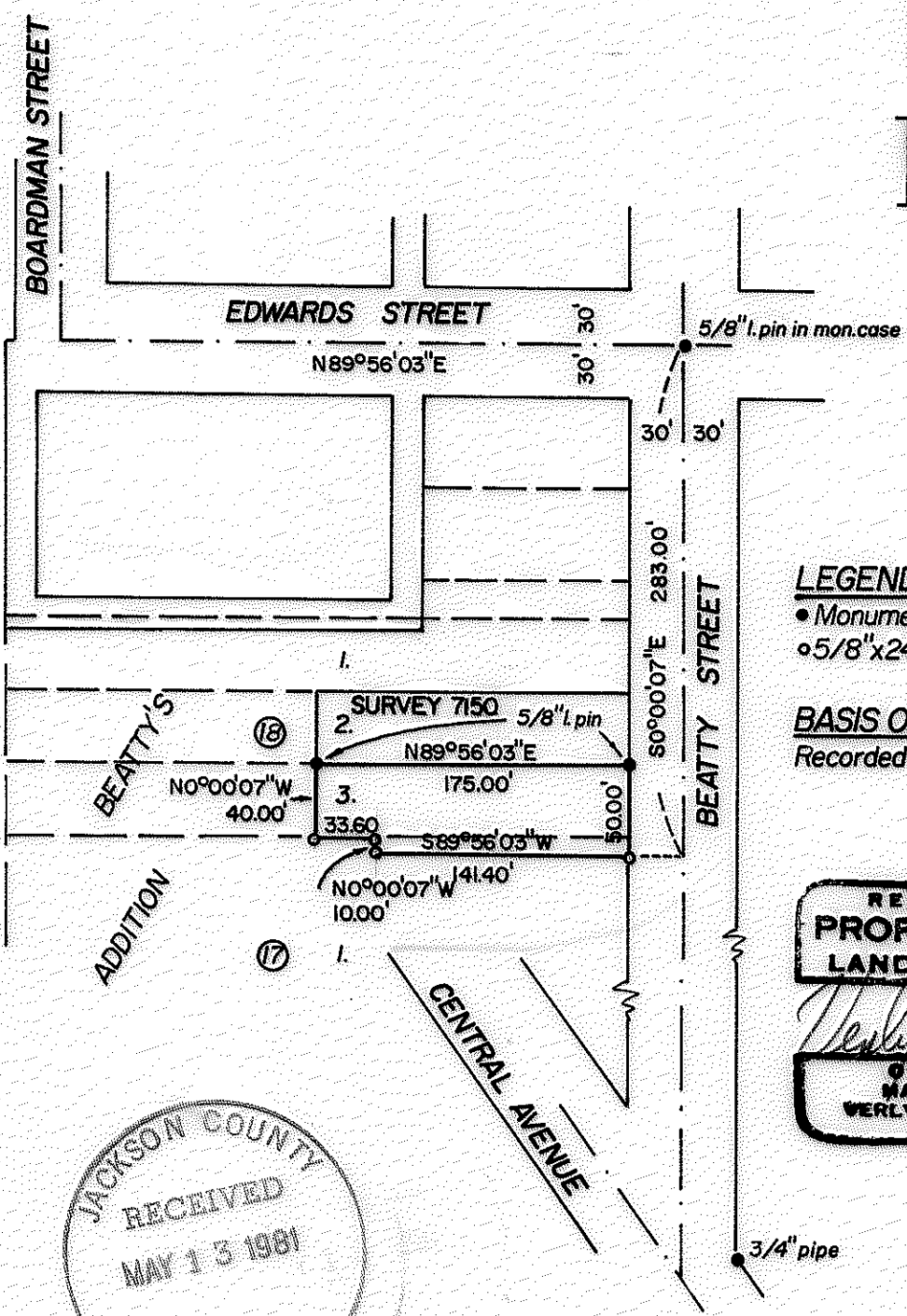


8828

Survey for LANORA CLARK

Sec. 24, T.37S., R.2W., W.M., Medford, Oregon

April 10, 1981



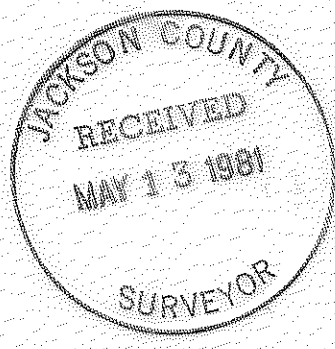
LEGEND

- Monument found
- 5/8"x24" iron pin set

BASIS OF BEARINGS
Recorded Survey No. 7150

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Verlyn Thomas
OREGON
MAY 13, 1960
VERLYN D. THOMAS
505



Survey by VERLYN THOMAS, Professional Land Surveyor, Medford, Oregon

(TL 6900) 37 2W 24 DD

8828

Lanora Clark

Survey No. 8828

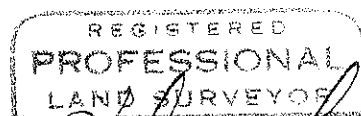
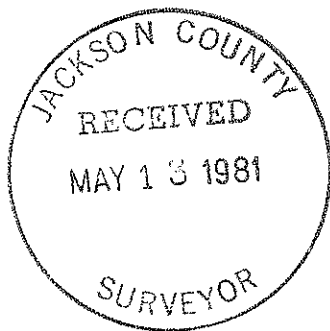
Page 3

line of WILDWOOD ADDITION was established at record distance south of the city of Medford Street monument at Beatty and Edwards Streets. This procedure fits occupancy, and was accepted as determining the north line of said BEATTYS Block 18. Lot 2 was then established a record distance of 40.0 feet from this line.

The parcel shown on the accompanying plat was then monumented at record distance from the hereinabove referred to Survey No. 7150.

It should be noted that the southerly line of this parcel does not conform to occupancy, and in fact falls quite close to the north wall of the adjacent house. The client has been informed of this fact, and of the fact there may be some adverse rights claimed by the adjoiner. Boundary Line Agreements are recommended for such situations, and were suggested to the client.

Basis of Bearings: Survey No. 7150



Verlyn Thomas
Professional Land Surveyor
304 S. Holly
Medford, OR 97501
(503) 773-8866

ownership, we have the following conflict in dimensions with the 1888 plat of BEATTYS ADDITION.

West side of Beatty Street

| | |
|----------------------|--------------------|
| WILDWOOD ADDITION | 315.04 feet |
| Sum of BEATTY'S lots | <u>314.50</u> feet |
| Difference | 0.54 feet |

East side of Beatty Street

| | |
|----------------------|-----------------|
| WILDWOOD ADDITION | 433.7 feet |
| Sum of BEATTY'S lots | <u>438</u> feet |
| Difference | 4.3 feet |

Surveyor Arnsperger enjoyed the reputation of being a pretty competent surveyor. However, his plat does not explain the difference between his dimensions for WILDWOOD ADDITION against the BEATTYS ADDITION record dimensions.

A considerable effort was made by this office to locate the original notes of surveyor Arnsperger, to no avail. Since surveyor Arnsperger did not plat WILDWOOD ADDITION at the record BEATTYS ADDITION dimensions, it must be assumed he had some evidence in the field as to the location of his clients property, i.e., those Blocks in BEATTYS ADDITION which his client owned. It should be noted that the difference in dimension between WILDWOOD ADDITION, and the sum of the BEATTY lots along the West side of BEATTYS ADDITION is only 0.54 feet.

It would appear therefore, that the best remaining evidence for determining the north line of Block 18, BEATTYS ADDITION, is to determine the south line of WILDWOOD ADDITION.

Therefore, for the purpose of Recorded Survey No. 7150, the south

SURVEY NO. 8828

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

For: Lanora Clark
10 Crater Lake Avenue
Medford, Oregon

Purpose: To survey and monument a parcel according to legal description furnished by client.

Procedure: The adjacent property to the north had been surveyed and monumented previously by this office as Recorded Survey No. 7150.

Both surveys are portions of lots in BEATTYS ADDITION, platted by J. S. Howard in 1888.

In 1909, part of BEATTYS ADDITION was replatted as WILDWOOD ADDITION by surveyor O. Arnspiger. Joining in the dedication of WILDWOOD ADDITION were E.F. Winkler, and Mahlan and Rena Purdin, husband and wife.

E.F. Winkler received title to Blocks 1, 2, 3, 19, 20 and 21, BEATTYS ADDITION, by deeds recorded in Volume 69, page 175, and Volume 70, page 338 of the Deed Records of Jackson County, Oregon.

Purdin received title to the West Half of Block 18, BEATTYS ADDITION in Deed Volume 71, page 10.

Although the dedication for WILDWOOD ADDITION never mentions BEATTYS ADDITION by name, the assumption is made that the Winkler ownership in BEATTYS ADDITION was in fact the parcel he was subdividing as WILDWOOD ADDITION.

Purdin's contribution to WILDWOOD ADDITION was restricted to a 7-1/2 x 175 foot portion of a dedicated alley.

If one assumes that in fact, Arnspiger surveyed the Winkler