

Fd. small P.K. nail
0.10' West of
large P.K. nail

APPROVAL:

James J. Egan
MEDFORD CITY PLANNING DIRECTOR

DATE
7/13/83

POPLAR DRIVE

meas. N00°40'36"E 523.17'
(Rec. N00°41'00"E 523.12')
Survey No. 9038

Fd. P.K. nail
S88°59'50"E 14.85'
S00°43'00"E 4.98'
(Rec. 4.27')

Δ=08°07'20"
R=185.00'
L=26.23'

N89°55'30"W 155.70'
172.01'

South line of Doc. No. 71-20500
and
North line of Doc. No. 74-01147

N89°55'26"W 78.44'

N.E. Cor. Vol. 249, pg. 27

meas. S89°49'51"E (Rec. S89°49'00"E)

GRAND AVENUE

Fd. 5/8" iron pin

LON-MARK SUBD.

Initial Point

Fd. brass disc in concrete

BOUNDARY LINE ADJUSTMENTS

MAP OF SURVEY
LOCATED IN
N.W. 1/4 of SEC. 19, T.37 S., R.1 W., W.M.
JACKSON COUNTY, OREGON
FOR
MATTIE MAISANO

HOFFBUHR/BATH & ASSOCIATES, INC.
219 N. OAKDALE MEDFORD, OREGON

BY: RICHARD L. BATH R.P.L.S. NO. 1069
SCALE: 1"=40' AUGUST 26, 1983

○ = Set 5/8" x 24" iron pin w/plastic cap
stamped "R. BATH L.S. 1069"

-x-x- = Existing fence line

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Richard L. Bath

OREGON
JULY 30 1976
RICHARD L. BATH
No 1069

** RECEIVED **

Date *10/27/83* By *SL*
This survey consists of:
— sheet(s) Map
— page(s) Narrative
JACKSON COUNTY
SURVEYOR

Monument now destroyed
Reported 1/2" iron pipe
bent per Survey No. 8174
This monument was also
coordinated while doing
Survey No. 9038 and is
called for in Vol. 249,
pg. 27

75.38'
N00°30'10"E 88.38'
(Rec. N00°26'E 88.59')

Fd. 3/4" iron pin as shown on
Survey No. 1242

(Junior Deed)
North line Doc. No. 72-15365
S89°36'00"W 148.68'

Old fence post bears
S89°58'20"W 299.0' from
3/4" x 22" iron pin
(Vol. 199, pg. 207 shows a
record of S89°36'W 300.0'
along the North line

N31°49'35"W 4.30'
Fd. 5/8" iron pin
w/disintegrated cap
4" deep
(Origin Unknown)

N.N.E. Cor. D.L.C. No. 42
Fd. brass disc

115.41'
N00°47'00"E 130.01'
0.9' N. of fence line

0.6' N. of fence line
N00°47'00"E 130.01'

Fd. 3/4" x 22" iron pin
2" deep & 0.7' N. of
fence line monumenting
the N.E. cor. of Vol. 199,
pg. 207

meas. 763.60'
(Rec. 769.0')

1933.12'
1943.45' (Rec. 1933.8')

--- N89°51'00"W BASIS OF BEARING ---

SURVEY NARRATIVE TO COMPLY WITH PARAGRAPH 209.250
OREGON REVISED STATUTES

SURVEY FOR: Mattie Maisano
1398 Poplar Drive
Medford, Oregon 97504

LOCATION: Northwest one-quarter (1/4) of Section 19, Township
37 South, Range 1 West, Willamette Meridian, Jackson
County, Oregon

PURPOSE: To do the necessary surveying and description writing
for the purpose of adjusting existing tax lot lines and
deed lines to coincide with existing fence lines as
shown on the attached map

PROCEDURE: A review of our file for Robert and Mattie Maisano found that
in 1973 we had performed the necessary surveying to prepare certification maps
showing the location of improvements and existing fence lines relative to deed
lines. The basis for control of these maps was the Initial Point of Lon-Mark
Subdivision and the centerline of Grand Avenue.

With additional control in this area developed while doing Survey No.'s
6974 and 9038, further ties were made to existing fence lines so that a map
could be prepared to show what adjustments would be necessary to satisfy our
client's requests.

Considerable deed research and analysis of existing surveys in this
area brought to question whether the monuments called for in tracts described in
Volume 199, page 207 and Volume 249, page 27 were still in existence. A search
for the controlling monument at the Northeast corner of the tract described in
Volume 199, page 207 (being called an "iron pin") recovered a 3/4 inch by 22 inch
iron pin which would have been at the existing fence corner in 1973. A search
for the iron pin called for at the Northwest corner of said tract described in
Volume 199, page 207, being South 89° 36' West 300.0 feet from said Northeast
corner, was concluded with negative results. A review of Volume 249, page 27
finds the South line to start at an iron pipe, which is called an iron pin in
Volume 199, page 207, and then North 89° 52' West 350.0 feet to an iron pipe. It
is this surveyor's opinion that this pipe was located in 1959 by Mark E. Boyden
as shown on Survey No. 1242. Further calculations and comparisons of found monu-
ments relative to record locations substantiates the fact that properties in this
immediate area were described from a questionable commencing point and it appears
that the record distances North of the South line of Donation Land Claim No. 40
calculate to be approximately 5 feet to 6 feet long. Narratives for Survey No.'s
747 and 1242 reflects this historical problem.

In order to complete the boundary line adjustments, as requested, appropriate
quitclaim descriptions were prepared so that surveyed lines would be coincident
with ownership and deed lines.

Basis of Bearing - South line of Donation
Land Claim No. 40

August 26, 1983

**** RECEIVED ****
Date 10/27/83 By SK
This survey Consists of:
1 sheet(s) Map
1 page(s) Narrative
JACKSON COUNTY
SURVEYOR

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Richard L. Bath

OREGON
JULY 30, 1976
RICHARD L. BATH
No. 1069

Richard L. Bath
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