

M 90 - 44

ROGERS ENGINEERING GROUP
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NARRATIVE

BOUNDARY SURVEY

FOR THE

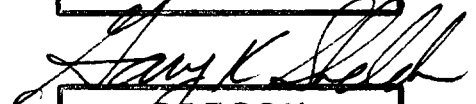
CITY OF DRAIN

COMMUNITY BUILDING

N.E. 1/4, SECTION 17, T 22 S, R 5 W,
OF THE WILLAMETTE MERIDIAN

APRIL 25, 1983

REGISTERED
PROFESSIONAL
LAND SURVEYOR



OREGON
JULY 18, 1930
GARY K. SHELDON
1880

FILED

RECEIVED



J.P. June
6/14/83 MAY 9 1983

COUNTY SURVEYOR
DOUGLAS COUNTY, ORE.

THIS SURVEY WAS PERFORMED AT THE REQUEST OF MR. BOB GRAY OF THE CITY OF DRAIN. THE PURPOSE WAS TO DETERMINE THE BOUNDARY LINES OF A CITY OWNED PARCEL DESCRIBED IN A DEED RECORDED MAY 5, 1913 IN VOL. 72, PG. 280, DOUGLAS COUNTY, OREGON DEED RECORDS. THE BASIS OF BEARING IS THE NORTHERLY LINE OF "A" STREET AS PER M 14-59. THE AFOREMENTIONED DEED IS TIED AND BASED UPON THE WESTERLY INTERIOR CORNER OF THE WARREN N. GOODELL D.L.C. NO. 40, SAID CORNER IS NOT REFLECTED ON ANY RECORDED SURVEYS OR PLATS IN THE AREA, DOES NOT PHYSICALLY EXIST, AND APPARENTLY HAS NOT EXISTED FOR MANY DECADES. WITHOUT THIS BEGINNING POINT AND IN CONSIDERATION OF THE FACT THAT THE ADJACENT PARCELS HAVE BEEN SURVEYED AND MONUMENTED IT WAS DEEMED MOST APPROPRIATE TO ACCEPT PREVIOUS SURVEYS AND TO RECOVER OR RESET CORNERS OF THE ADJACENT PARCELS.

THIS METHOD FOLLOWS THE LINES APPARENT OCCUPATION LINES (NO EXISTING FENCES) AS THEY ARE DEPICTED IN SURVEYS M 14-59 (WHICH HOLDS AN OLD N-S FENCE LINE, ACCEPTED AS THE SAM JONES PROPERTY LINE, THIS BEING THE CITY'S WESTERLY LINE) AND M 6-2 (WHICH HOLDS A FENCE CORNER THAT WAS ACCEPTED IN M 14-56 AS THE POINT OF BEGINNING OF THE PARCEL LYING EASTERLY AS DESCRIBED IN VOLUME 103, PG. 87 AND 88).

THE NORTERLY LINE WAS MONUMENTED PARALLEL WITH AND 60 FT. SOUTHERLY OF FOUND MONUMENTS ON THE NORTH LINE OF WEST "A" STREET AS PER SEVERAL C.S. MAPS.

THE NORTHERLY, WESTERLY, AND THE SOUTHERLY ±280 FT. OF THE EASTERLY LINE APPEAR TO FOLLOW LINES OF LONG ACQUIESCENCE.

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4/14/83
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COUNTY SURVEYOR
DOUGLAS COUNTY, ORE.

THE NORTHERLY ±230 FT. OF THE EASTERLY LINE HAS AN OVERLAP IN DEED CALLS. THIS OVERLAP IS GRAPHICALLY SHOWN ON MY RECORD OF SURVEY. A SUMMARY OF THE DEEDS ARE AS FOLLOWS:

ON JANUARY 9, 1893, CHARLES DRAIN DEEDED TO THE METHODIST EPISCOPAL CHURCH A PARCEL DESCRIBED IN VOL. 28, PG. 280.

ON JUNE 18, 1903, CHARLES DRAIN DEEDED, VOL. 46, PG. 568, AN ADDITIONAL PARCEL TO THE CHURCH LYING WESTERLY AND SOUTHERLY OF THE ORIGINAL PARCEL.

ON MAY 5, 1913, A DEED WAS RECORDED IN VOL. 72, PG. 280 (NOTE: DEED WAS SIGNED SEPTEMBER 10, 1910) IN WHICH CHARLES DRAIN CONVEYED TO THE CITY THE PROPERTY IN QUESTION. THIS DEED CALLS FOR THE EASTERLY LINE TO BOUND ON THE WESTERLY LINE DESCRIBED IN THE CHURCH'S ORIGINAL PARCEL (VOL. 28, PG. 280).

ACCEPTING THE FACT THAT CHARLES DRAIN DEEDED TO THE CITY A STRIP OF LAND HE NO LONGER OWNED (CONVEYED IN 1903 TO THE CHURCH), I HELD THE WESTERLY LINE OF VOL. 46, PG. 568 AS SHOWN ON SURVEYS M 14-56, M 6-2, AND M 14-59.

THE SOUTH LINE WAS TAKEN AS THE DEED BOUNDING CALL ALONG THE CENTER OF PASS CREEK. DUE TO HIGH WATER, NO ATTEMPT WAS MADE TO TIE SAID CREEK, THE CENTER WAS PLOTTED AS SHOWN ON PRIOR SURVEYS.

THE SOUTHERLY ±280 FEET OF THE EASTERLY LINE WAS ESTABLISHED BY HOLDING THE RECORD ANGLE OF 89° 49' (S.E. QUADRANT) AS PER RECORD BEARINGS SHOWN ON M 14-56.

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Gary K. Sheldon

OREGON
JULY 18, 1880
GARY K. SHELDON
1860

MAY 25, 1983