

Date: 4-30-1998 By: JC
This survey consists of:
Map: M128-50
Narrative:
Corner Rpt:
DOUGLAS COUNTY SURVEYOR

MAP FILE M128-50

PLSS ID# 500100
T32S R7W [N 89°00'W 10.25 CH]
S34 S35 S 88°57'38" E 675.88'

PLSS ID#500700
DCSO BCIP BEARS
S.1°05'54"E., 3.18'

T32S R7W 1/4 S35 PLSS ID #529700
MONUMENT MISSING--POSITION COMPUTED
FROM 1975 BEARING TREES--

RECORD OF SURVEY

LOCATED IN THE NW 1/4 OF SECTION 2, T.33S., R.7W., W.M. DOUGLAS COUNTY, OREGON

NARRATIVE:

THE PURPOSE OF THIS SURVEY WAS TO MONUMENT THE WEST LINE OF THE STEELE PROPERTY AS DESCRIBED IN INST. NO. 92-16001, TO SURVEY AN EXISTING FENCE LINE ALONG THE NORTH LINE OF THE STEELE PROPERTY AND TO RECORD ROADWAY ENCROACHMENTS OUTSIDE OF THAT ROAD EASEMENT DESCRIBED IN INST. NO. 91-03658. THIS SURVEY IS BASED ON MONUMENTS FOUND PER M 41-39, RM 2-61, M 127-64 AND A 1975 USBLM DEPENDENT RESURVEY OF THE SOUTH LINE OF SECTION 35, T. 32S., R. 7 W. I ACCEPT THE 1975 USBLM DEPENDENT RESURVEY AS DEFINING THE NORTH LINE OF SECTION 2. THIS USBLM SURVEY FOUND MARSTERS M 41-39 NORTH 1/4 CORNER OF SECTION 2 TO FALL 8 LINKS SOUTH AND THE ORIGINAL CLOSING CORNER OF SECTIONS 2 AND 3 AS REMONUMENTED BY DCSO IN 1965 AS FALLING 5.5 LINKS SOUTH OF THE TRUE LINE. THE 1975 USBLM MONUMENT FOR THE SOUTH 1/4 CORNER OF SECTION 35 WAS MISSING AND ITS POSITION WAS COMPUTED AT RECORD BEARING AND DISTANCE FROM THE 1975 BEARING TREES. UNDER M 127-64 MASON USED MARSTERS NORTH 1/4 CORNER OF SECTION 2 AND THE DCSO 1965 CLOSING CORNER OF SECTIONS 2 AND 3 TO CONTROL THE NORTH LINE OF SECTION 2 AND MONUMENTED POINTS ON THIS LINE AS STEELE'S NORTH LINE. I DID NOT ACCEPT THE NE AND NW CORNER OF M 127-64 AS FALLING ON THE NORTH LINE OF SECTION 2 AND SINCE STEELE IS CLAIMING TITLE TO AN OLD FENCE LINE APPROXIMATELY 20-25 FEET NORTH OF THE NORTH LINE OF SECTION 2, I DID NOT TIE THE SE CORNER OF SECTION 35 TO DETERMINE THE TRUE NORTH LINE OF SECTION 2. MASON DID NOT TIE SHANER'S RM 2-61 NW 1/16 CORNER OF SECTION 2 IN COMPUTING THE WEST LINE OF GOVERNMENT LOT 3 AND THEREFORE THE EAST LINE OF M 127-64 IS NOT EXACTLY PARALLEL TO THE WEST LINE OF LOT 3. I FIND THE NE CORNER OF M 127-64 TO FALL 0.15' WEST AND THE SE CORNER OF M 127-64 TO FALL 0.55' WEST OF A LINE 900 FEET EAST OF THE WEST LINE OF LOT 3 PER INST. 92-16001 BUT AFTER CONFERRING WITH MR. STEELE, I ACCEPT THE M 127-64 LINE AS STEELE'S EAST LINE. LIKEWISE I FIND A MINOR DISCREPANCY IN THE POSITION OF THE WEST LINE OF M 127-64 BUT ACCEPT IT AS THE EAST LINE OF ROAD EASEMENT INST. NO. 91-03658 AND SHOW ENCROACHMENTS OF THE ROADWAY OUTSIDE OF THE EASEMENT AREA ON THE FACE OF THE MAP.

THIS SURVEY WAS PERFORMED BY LES FANNING, MATT DIXON AND AARON FANNING USING A SOKKIA SET 2BII TOTAL STATION WITH COMPUTATIONS AND DRAFTING BY KRIS DEGROOT.

LEGEND:

- ⊙ = SET 5/8" x 30" IRON ROD w/PLASTIC CAP MK'D. "BTS ENG-SURV"
- = FOUND 5/8" IRON ROD PER M 127-64
- ⊙ = FOUND 5/8" IRON ROD PER M 41-39
- = FOUND 5/8" IRON ROD PER RM 2-61
- ⊙ = FOUND USBLM BCIP PER 1975 DEPENDENT RESURVEY
- ◆ = PANTHER CREEK CENTERLINE
- ▲ = COMPUTED POINT NOT SET
- = COMPUTED DRIVEWAY/EASEMENT CENTERLINE
- = EXISTING FENCE
- () = RECORD PER M 41-39
- [] = RECORD PER 1975 USBLM DEPENDENT RESURVEY
- < > = RECORD PER M 127-64
- { } = RECORD PER RM 2-61

COUNTY SURVEYORS FILE DATA
DO NOT REMOVE FROM OFFICE

BTS ENGINEERING & SURVEYING, INC.
431 S.E. MAIN ST., ROSEBURG, OR 97470
PHONE (541) 673-0966 FAX (541) 673-0105

SCALE: 1" = 200'
DATE: APRIL, 1998

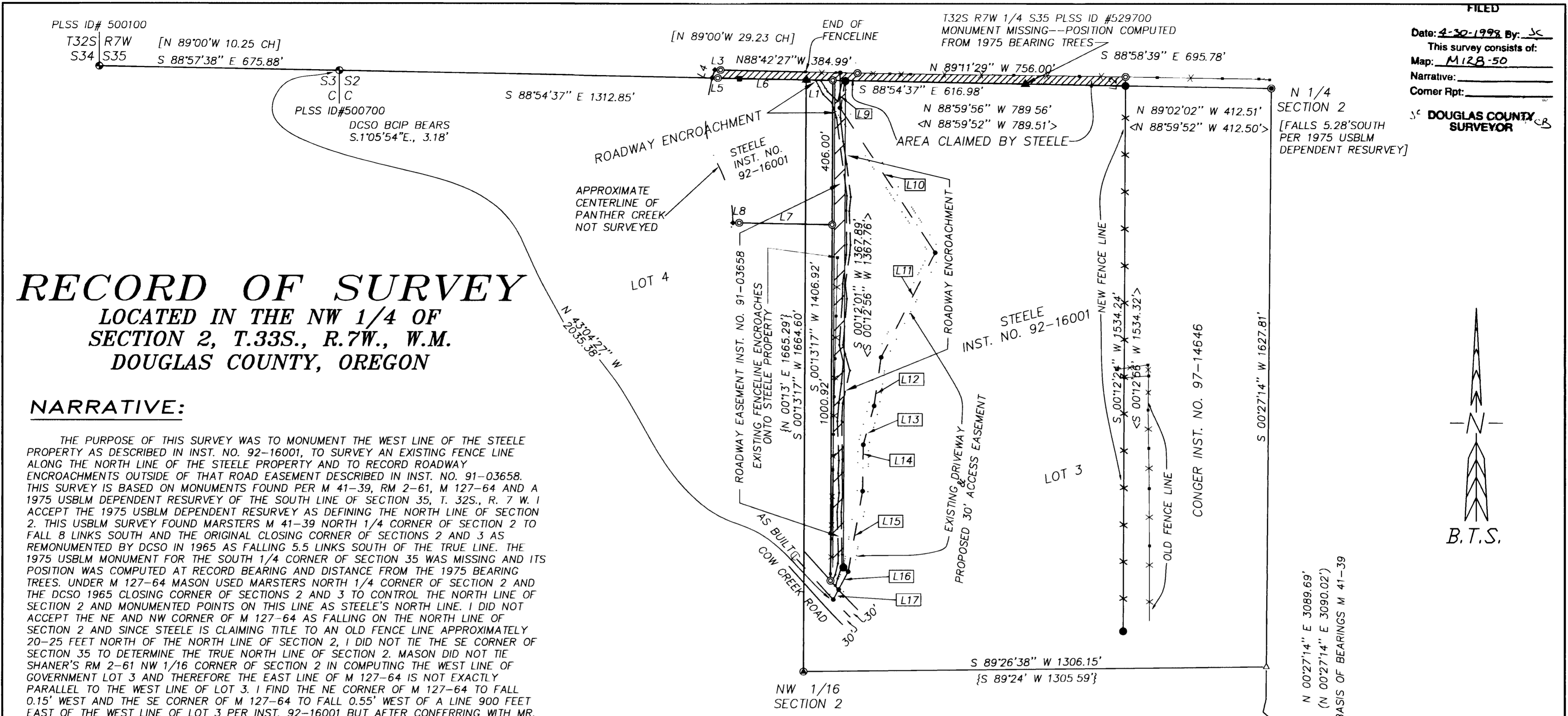
FOR: BARRY & CECILIA STEELE
31013 COW CREEK ROAD
GLENDALE, OR 97442

JOB #: 98-003
FILE: STEELE.DWG
SHEET 1 OF 1

REGISTERED PROFESSIONAL LAND SURVEYOR

Kristian O. Degroot
OREGON JULY 17 1981
KRISTIAN O. DEGROOT
1941

EXPIRES: 12-31-99



NUMBER	BEARING	DISTANCE
L1	S 88°54'37" E	75.01'
L2	N 00°12'24" E	25.35'
L3	N 88°42'27" W	15.99'
L4	S 19°00'00" W	24.15'
L5	S 88°54'37" E	16.02'
L6	S 88°54'37" E	248.52'
L7	N 88°54'37" W	261.44'
L8	N 88°54'37" W	17.76'

NUMBER	BEARING	DISTANCE
L9	S 00°12'01" W	99.12'
L10	S 33°21'40" E	487.63'
L11	S 27°17'29" W	331.48'
L12	S 08°13'46" W	138.13'
L13	S 15°31'46" W	112.65'
L14	S 00°49'35" W	130.23'
L15	S 10°07'00" W	230.44'
L16	S 27°58'39" W	56.71'
L17	S 27°58'39" W	32.43'

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