

BOUNDARY SURVEY

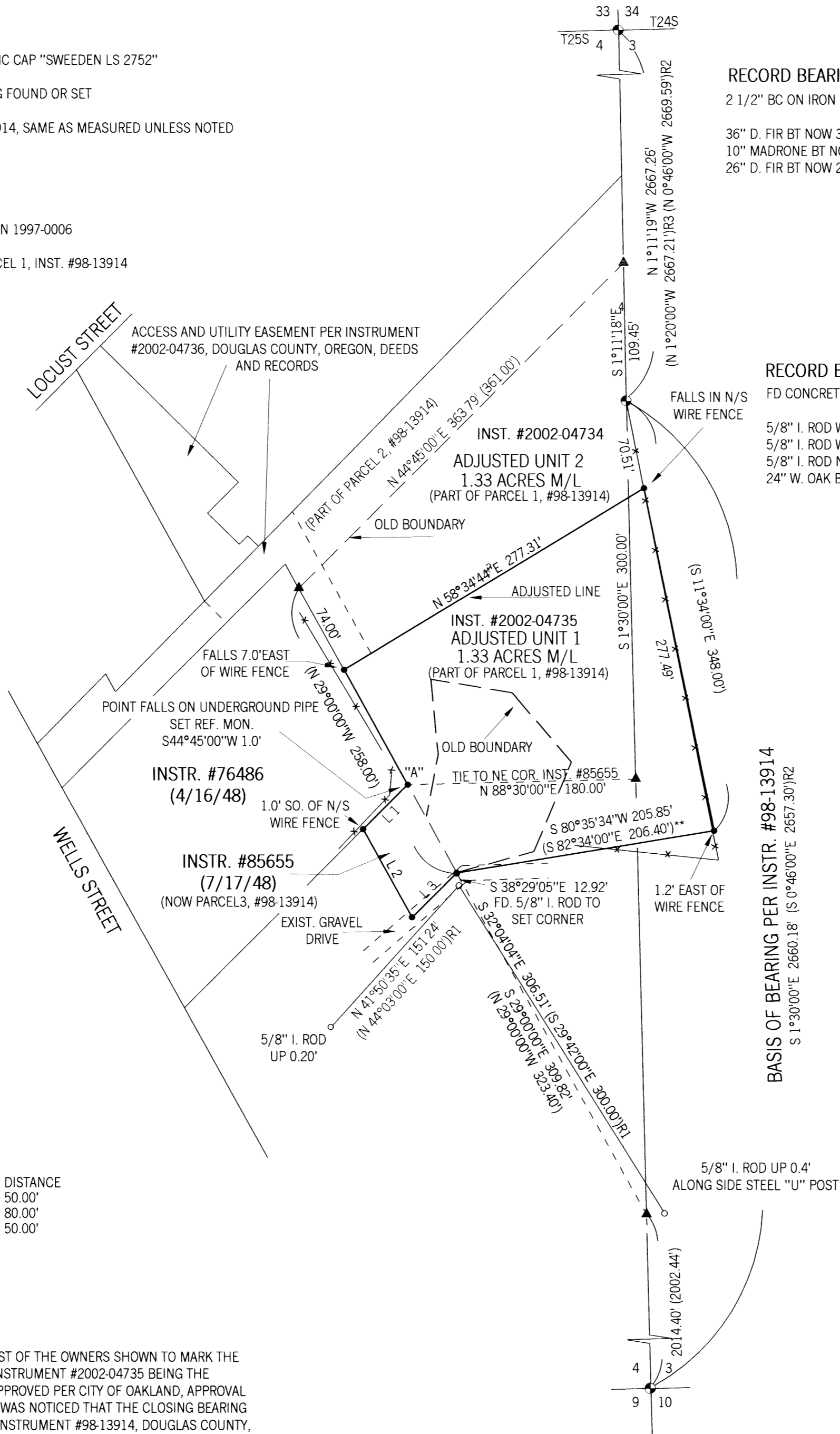
IN THE EAST 1/2, SEC. 4, T. 25 S., R. 5 W., W. M.
CITY OF OAKLAND, DOUGLAS COUNTY, OREGON - FEBRUARY 2002

FILED
Date: 3/1/2002 By: JP
This survey consists of:
Map: M139-53
Narrative: _____
Corner Rpt: _____

**DOUGLAS COUNTY
SURVEYOR**

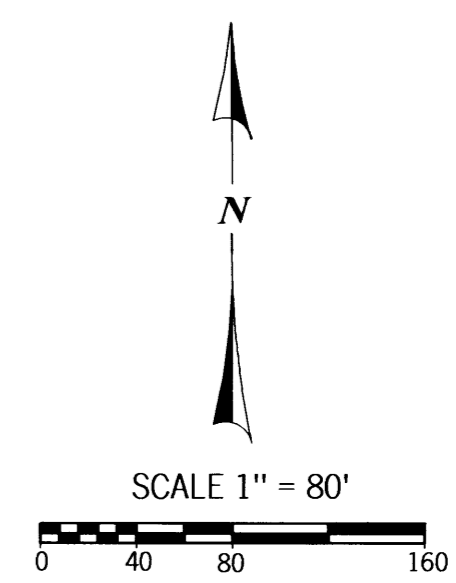
LEGEND:

- ◆ FD GOV. CORNER
- FD MONUMENT AS SHOWN
- SET 5/8" I.R. W/ RED PLASTIC CAP "SWEEDEN LS 2752"
- ▲ COMPUTED POINT, NOTHING FOUND OR SET
- () RECORD PER INSTR. #98-13914, SAME AS MEASURED UNLESS NOTED
- ()R1 RECORD PER M54-56
- ()R2 RECORD PER RM2-9
- ()R3 RECORD PER LAND PARTITION 1997-0006
- ** CLOSING BEARING PER PARCEL 1, INST. #98-13914



RECORD BEARING TREES - SECTION 33, 34, 3 & 4
2 1/2" BC ON IRON PIPE IN N/S FENCE 12.8' SO. OF 4 WAY FENCE CORNER, UP 7.5"
36" D. FIR BT NOW 38", N72°E 33.8', HEALED BLAZE AND TAG
10" MADRONE BT NOW 27", N28°W 124.0', HEALED DBL BLAZE AND TAG
26" D. FIR BT NOW 29", S22°E 57.8', HEALED DBL BLAZE AND TAG

RECORD BEARING TREES & OBJECTS - E 1/4 SECTION 4
FD CONCRETE BLOCK W/ SQUARE HEAD BOLT IN FENCE LINE
5/8" I. ROD W/ ALUM. CAP MKD. "B. O. 1/4 S3" EAST 25.0'
5/8" I. ROD W/ ALUM. CAP MKD. "B. O. 1/4 S4" WEST 25.0'
5/8" I. ROD N 48°W 127.4, REC. 127.2'
24" W. OAK BT NOW 30", S21°E 327.4', HEALED DBL BLAZE



SHORT LINE TABLE:

LINE	BEARING	DISTANCE
1	S 44°45'00"W	50.00'
2	S 29°00'00"E	80.00'
3	N 44°45'00"E	50.00'

NARRATIVE:

THIS SURVEY WAS COMPLETED AT THE REQUEST OF THE OWNERS SHOWN TO MARK THE BOUNDARY OF THAT LAND AS DESCRIBED IN INSTRUMENT #2002-04735 BEING THE RESULT OF A BOUNDARY LINE ADJUSTMENT APPROVED PER CITY OF OAKLAND, APPROVAL LLA 01-01. UPON BEGINNING THIS PROJECT IT WAS NOTICED THAT THE CLOSING BEARING OF THAT LAND DESCRIBED AS PARCEL 1, PER INSTRUMENT #98-13914, DOUGLAS COUNTY, OREGON, DEED RECORDS DID NOT ALLOW CLOSURE BACK TO THE POINT OF BEGINNING. A REVIEW OF ADJOINING DEEDS WAS COMPLETED AND A CHAIN OF TITLE WAS TRACED ON THIS PARTICULAR PARCEL OF LAND TO DETERMINE IF PREVIOUS DEEDS CONTAINED THE SAME ERROR. AS A RESULT OF THIS REVIEW IT WAS FOUND THAT THE ORIGINAL DEED OF SALE FOR PARCEL 1, MARCH 1949, DID CONTAIN THE SAME WORDING AND ALSO THAT THIS WAS ONLY A PORTION OF THOSE LANDS OWNED BY GLEN WELLS THAT WERE BEING SOLD DURING THAT TIME. TITLE TRANSFERS BY INSTRUMENTS #76486 (4/16/48) AND #85655 (7/17/48) PRECEDED THIS SALE AND HOLD SENIOR TITLE TO THE LAND ADJOINING ON THE EAST, BEING PARCEL 1 & 2, INST. #98-13914 AND NOW #2002-04735. IT WAS ALSO DISCOVERED THAT THE LANDS DEEDED IN INSTRUMENTS #76486 AND #85655 DO NOT FIT TOGETHER WELL AND ONCE LAYED OUT A GAP REMAINS BETWEEN THEM. PARCELS 1 & 2, INSTRUMENT #98-13914 OVERLAPS EACH. IN CONSIDERATION OF THE SENIOR DEEDS, THE EAST LINE OF PARCEL 3, #98-13914 (#85655) WAS DETERMINED PER THE DEED DESCRIPTION, SEE TIE TO POINT "A", AND THE SOUTHEAST CORNER HELD AS THE "POINT OF BEGINNING" FOR INSTR. #98-13914. THOUGH THE CLOSING BEARING PER PARCEL 1, #98-13914 IS IN ERROR THE DISTANCE ALONG THE SOUTH LINE OF THIS LAND FROM THE SOUTHEAST CORNER, ESTABLISHED PER DEED RECORD, TO THIS "POINT OF BEGINNING" FITS WELL. THE TIE GIVEN IN INSTRUMENT #98-13914 FROM THIS SAME "POINT OF BEGINNING" DOES NOT FIT WELL TO THE SOUTHEAST CORNER CORNER OF SECTION 4. THE REMAINDER OF THE BOUNDARY OF THAT LAND AS DESCRIBED IN INSTR. #2002-04735 WAS ESTABLISHED AND MONUMENTED BY USING DEED BEARINGS AND DISTANCES. MONUMENTS FROM M54-56 ARE SHOWN AS TIED FOR REFERENCE ONLY SINCE THEY DO NOT FIT TOGETHER WELL WHEN COMPARED TO THE FILED SURVEY RECORD THE BASIS OF BEARING FOR THIS SURVEY IS THE EAST LINE OF THE SE 1/4 OF SECTION 4 PER DEED AS SHOWN.

FIELD CREW: C. SWEEDEN & E. WILDS
EQUIPMENT USED: NIKON DTM-430 W/ SUPPORT
MAPPING AND CALCULATIONS: C. SWEEDEN

RECORD OF BEARING TREES - SECTION 3, 4, 9 & 10
FD. 2 1/2" BC ON IRON PIPE UP 1.5' AND 1.5' WEST OF 3 WAY FENCE COR.

10" W. OAK BT, S34°W 26.4' NOW A DEPRESSION. ROTTED TRUNK NEAR BY.
30" W. OAK BT NOW 24", N45 1/2°E 60.10' TO FACE. TREE ROTTEN AND HOLLOW INSIDE.
7" W. OAK BT, S54°W 28.4' NOW A DEPRESSION OF ROOT HOLE. OAK TRUNK LAYING NEARBY W/ TAG ATTACHED
7" W. OAK BT S43°E 18.0' LEANING NORTH AND DEAD. NO TAG OR SIGN OF SCRIBING
5" W. OAK BT N79°E 6.8' NOW OAK STEM APPROX. 3" IN DIA. LAYING DOWN
5" W. OAK BT N63 1/2°W 38.0' GONE

NEW BEARING TREES - SECTION 3, 4, 9 & 10

5" W. OAK BT N48°E 17.5' SCRIBED "S3 T25S R5W BT" WITH TAG
5" W. OAK BT N55°E 44.95' SCRIBED "S4 T25S R5W BT" WITH TAG
8" D. FIR BT S46°W 17.45' SCRIBED "S9 T25S R5W BT" WITH TAG
6" D. FIR BT S43°E 50.15' SCRIBED "S10 T25S R5W BT" WITH TAG

REGISTERED
PROFESSIONAL
LAND SURVEYOR
Carl Sweeden
OREGON
CARL A. SWEEDEN
2752
JANUARY 16, 1996
EXPIRES 6-30-02

SURVEY FOR:
JAMES AND C.J. CARLILE
P. O. BOX 564
OAKLAND, OREGON 97462



**Sweeden
Land Surveying**
Carl A. Sweeden
P.L.S.

5211 Cole Road
Oakland, Ore. 97462
Tel. 541-459-9523