

BOUNDARY SURVEY IN  
NORTHWEST 1/4 OF SECTION 21, T24S, R3W, W.M.  
DOUGLAS COUNTY, OREGON  
OCTOBER 26, 2009

FILED  
Date: 10/28/2009 By: JC  
This survey consists of:  
Map: M160-23  
Narrative:  
Corner Rpt:  
DOUGLAS COUNTY  
SURVEYOR

SCALE 1"=200'

SECTION CORNER 16, 17, 20, 21  
FOUND: 2 1/2" GLO BRASS CAP "1950"  
ALSO FOUND: 3/4" IRON PIPE THAT  
BEARS N31°15'E, 4.73' FROM BRASS CAP  
(PER M136-38)

- BASIS OF BEARING -  
(S 88°28'00" E)

S 88°28'00" E 2531.78' PIPE TO 1/4 CORNER BRASS CAP

17 16  
20 21 S 88°33'36" E 1267.05' BRASS CAP TO 1/16 CORNER POSITION  
S 88°33'36" E 1267.05' 1/16 CORNER POSITION TO BRASS CAP

- NARRATIVE -

THIS SURVEY WAS MADE BY DANIEL W. BAKER OF BAKER AND ASSOCIATES SURVEYS IN SEPTEMBER AND OCTOBER, 2009. THE PURPOSE OF THIS SURVEY WAS TO RESURVEY THE EASTERLY BOUNDARY OF THE PROPERTY DEPICTED AS TAX LOT 400 IN SECTION 21, TOWNSHIP 24 SOUTH, RANGE 3 WEST FOR THE OWNER, PAT PEARMAN. BAKER AND ASSOCIATES SURVEYORS, INC. SURVEYED THIS PROPERTY IN 2000 PER M 136-38 AND THIS IS A REVISION OF THAT SURVEY. THE BASIS OF BEARING FOR THIS SURVEY WAS A LINE BETWEEN THE 3/4" IRON PIPE SET IN M14-3 AT THE SECTION CORNER COMMON TO SECTIONS 15, 16, 20 AND 21 AND THE 1950 GLO BRASS CAP AT THE 1/4 CORNER COMMON TO SECTIONS 16 AND 21 AS PER M14-3 AND M136-38. THE CONTROLLING CORNERS FOR THIS SURVEY WERE SET IN A 1950 GLO SURVEY. THE BOUNDARY FOR THE NORTHWEST 1/4 IS BASED ON OUR 2000 SURVEY (M136-38). I MONUMENTED THE LOCATION OF THE EASTERLY BOUNDARY OF TAX LOT 400 IN A DIFFERENT LOCATION FROM MY SURVEY IN 2000 (M136-38) BECAUSE THE 1 1/2" IRON PIPE AS SHOWN AS THE SOUTHEAST CORNER OF TAX LOT 400 WAS NOT SET AT THE CORRECT LOCATION PER M14-3, WHICH IS 1110.00 FEET EASTERLY ALONG THE EAST-WEST CENTERLINE OF THE NORTHWEST 1/4 OF SECTION 21. ALSO THE DEED FOR THE PROPERTY TO THE EAST OF TAX LOT 400 (TAX LOT 103), AS DESCRIBED IN CIRCUIT COURT CASE NO. 05-CV-0150-CC, CALLED THE LOCATION OF SOUTHWEST CORNER BEING "EAST ALONG THE SOUTH LINE OF NW 1/4 OF THE NW 1/4 OF SECTION 21, 1110 FEET; THENCE N8°30'E 160 FEET TO THE TRUE POINT OF BEGINNING" AND THE WEST LINE OF THE PROPERTY TO THE EAST (TAX LOT 103) AND EAST LINE OF TAX LOT 400 WERE TO BE COMMON LINES. THEREFORE I ESTABLISHED THE EAST LINE OF TAX LOT 400 AT THE LOCATION OF THE WEST LINE OF THE PROPERTY TO THE EAST. THE CENTERLINE OF COUNTY ROAD NO. 19 (NONPARIEL ROAD) WAS DETERMINED FROM THE AS-BUILT CENTERLINE OF THE EXISTING ROAD. CORNERS SET IN THIS SURVEY WERE MONUMENTED WITH 5/8" X 30" REBARS WITH 1 1/2" ALUMINUM CAPS MARKED "D.W. BAKER PLS 1978", UNLESS NOTED OTHERWISE.

CALCULATED POSITION  
WEST 1/16 CORNER 16 & 21  
FOUND: 1950 GLO BRASS CAP  
(PER M136-38)

NON-PARIEL ROAD CURVE TABLE

CURVE NO.	RADIUS	LENGTH	LONG CHORD
C1	2200.00'	181.28'	N73°57'41"E 181.22'
C2	100.00'	94.56'	S76°21'05"E 91.08'
C3	550.00'	149.30'	S57°02'13"E 148.84'

NON-PARIEL ROAD CURVE TABLE

LINE NO.	BEARING	LENGTH
L1	N71°21'53"E	95.19'
L2	S49°15'38"E	132.21'

TAX LOT 400  
21.6 ACRES LYING SOUTH OF  
COUNTY ROAD NO. 19 (NON-PARIEL ROAD)

TAX LOT 103

TAX LOT 103

(N2°27'E 2629.11')  
(N3°10'E)  
N2°43'23"E 2627.43'

N2°43'23"E  
626.17'

N2°43'23"E  
1313.72'

NORTH 1/16 CORNER 20, 21  
CORNER FALLS IN BRANCH OF CALAPOOYA CREEK  
SET: 5/8" X 30" REBAR WITH RED PLASTIC  
CAP, N2°00'17"E, 64.96' FROM TRUE CORNER

1/4 CORNER 20, 21  
FOUND: 1950 GLO BRASS CAP (PER M136-38)

N89°10'34"W  
1298.00'

N 89°10'34" W 2596.00'  
[N89°23'42"W 2596.00']

CALCULATED POSITION  
NORTHWEST 1/16 CORNER

CALCULATED POSITION  
CENTER-NORTH 1/16 CORNER

S1°22'33"W  
1299.43'

N1°22'33"E 2598.86'  
[N1°10'19"E 2598.86']

S1°22'33"W  
1299.43'

CALCULATED POSITION  
CENTER-WEST 1/16 CORNER

CENTER 1/4 CORNER  
(CALCULATED POSITION)  
PER M100-29 (NOT TIED THIS SURVEY)

REGISTERED  
PROFESSIONAL  
LAND SURVEYOR  
*Daniel W. Baker*  
OREGON  
JULY 16, 1982  
DANIEL W. BAKER  
1978

EXPIRES 12/31/09  
THIS PLAT WAS PREPARED USING  
AN HP51640A INK CARTRIDGE ON  
CONTINENTAL JPC4M2 POLYESTER FILM.

LEGEND

- - FOUND MONUMENT (AS NOTED)
- - CORNER SET - 5/8" X 30" REBAR WITH YELLOW PLASTIC CAP MARKED "D.W. BAKER PLS 1978"
- △ - REFERENCE MONUMENT SET - 5/8" X 30" REBAR WITH RED PLASTIC CAP MARKED "REF. MON. PLS 1978"
- - CALCULATED POINT (NOT SET)
- (( )) - RECORD - GLO 1950
- ( ) - RECORD - M-14-3
- [ ] - RECORD - M-100-29
- DEED REFERENCE - 96-8820, DOUGLAS COUNTY OREGON OFFICIAL RECORDS

BOUNDARY SURVEY IN  
NORTHWEST 1/4 OF SECTION 21, T24S, R3W, W.M.  
DOUGLAS COUNTY, OREGON

CLIENT: PAT PEARMAN  
DRAWN BY: DWB BAKER AND ASSOCIATES, SURVEYORS  
DATE: 10/26/09 1347 MARKET STREET  
FILE: PEARMAN SPRINGFIELD, OREGON 97477 (541) 343-7243