

BOUNDARY LINE ADJUSTMENT SURVEY

IN THE SE 1/4, SEC. 30, SW 1/4, SEC. 29, EAST 1/2, SEC. 31 AND WEST 1/2, SEC. 32, T. 22 S., R. 7 W., W.M.
DOUGLAS COUNTY, OREGON - OCTOBER 2016
PLANNING FILE # M16-005

FILED
Date: 12-14-2016 By: JS
This survey consists of:
Map: M172-63
Narrative:
Covered By:
DOUGLAS COUNTY
SURVEYOR

MAP FILE M172-63

APPROVAL:

Keith L. Cubic 12/14/16
DIRECTOR, DOUGLAS COUNTY PLANNING DEPARTMENT DATE

PROPERTY LINE ADJUSTMENT DEED
INSTRUMENT # 2016-010439

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Carla A. Sweeden
OREGON
CARLA A. SWEEDEN
2752
JANUARY 16, 1996
RENEWS 6-30-18

POSSIBLE SW COR. DLC #37
"T" IRON UP 0.6'
23" DIA. NOW 27" D. FIR BT. S 38° E 6.0'. "X" AXE MARK, SCAR VIS., TAG
11" DIA. NOW 12" D. FIR BT. S 39 1/2° W 16.8'. DBLE BLAZE SCAR VIS., TAG
"THIS "T" IRON USED TO ESTABLISH THE BASIS OF BEARING ONLY"

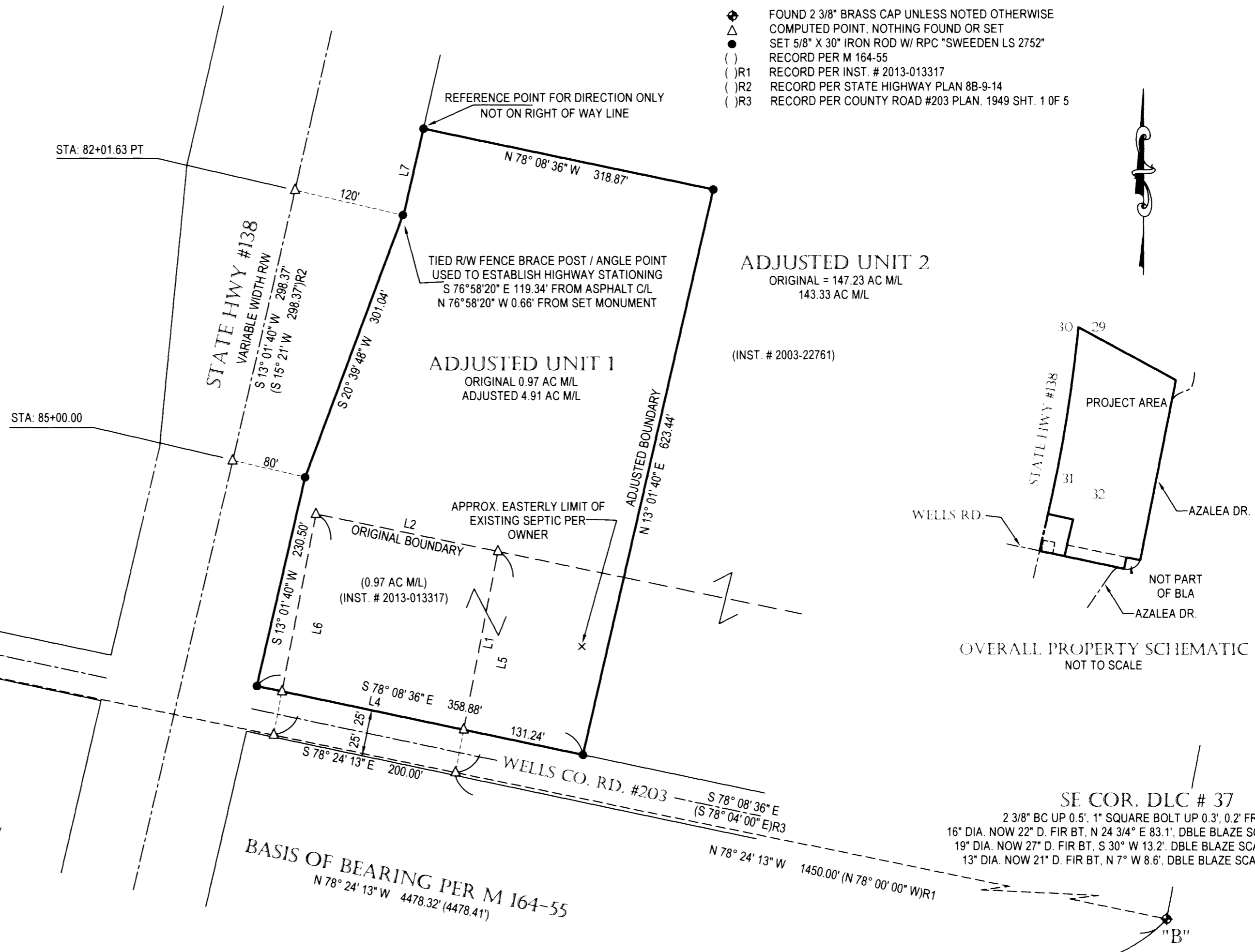
NARRATIVE:

THIS SURVEY WAS COMPLETED TO PERFORM A BOUNDARY LINE ADJUSTMENT BETWEEN THOSE LANDS DESCRIBED IN INST. # 2013-013317 AND INST. # 2003-22761, DOUGLAS COUNTY, OREGON DEEDS AND RECORDS. THE BASIS OF BEARINGS IS HELD BETWEEN THE "T" IRON AT THE POSSIBLE POSITION OF THE SW COR. DLC #37 AND THE BRASS CAP AT THE SE COR. DLC #37. LINE "A" TO "B", CENTERLINE TIES TO THE ASPHALT OF WELLS COUNTY ROAD #203 AND STATE HIGHWAY #138 WERE ALSO TIED AS THE RIGHT OF WAY TO THESE ROADS HAVE NOT BEEN MONUMENTED. THESE TIES WERE USED TO DETERMINE THE RIGHT OF WAY OF WELLS ROAD BY HOLDING THE RECORD RIGHT OF WAY WIDTH PER SHEET 1 OF 5 OF THE 1949 ROAD PLANS FROM THIS CENTERLINE AND THE EASTERLY RIGHT OF WAY LINE OF STATE HIGHWAY #138 PER PLAN 8B-9-14. IN ORDER TO DETERMINE THE RIGHT OF WAY TRANSITION FOR THE STATE HIGHWAY RIGHT OF WAY A TIE TO THE RIGHT OF WAY FENCE BRACE POST AND ANGLE POINT AT APPROXIMATE STATION 82+01.63 PT WAS USED. A COMPUTED POSITION ON THE CENTERLINE WAS DETERMINED BEING PERPENDICULAR TO THE FENCE ANGLE POINT AND THE RIGHT OF WAY TRANSITION POINT AT STATION 85+80.00 THEN COMPUTED AGAIN BEING PERPENDICULAR TO THE CENTERLINE AS TIED. WITH THIS COMPLETED THE NORTHWEST CORNER OF THE ADJUSTED LAND WAS DETERMINED BY HOLDING THE POSITION OF THE NORTHEAST CORNER AS DIRECTED BY THE OWNER AND INTERSECTING A LINE PARALLEL WITH THE CENTERLINE OF WELLS ROAD WITH A LINE EXTENDED NORTHERLY FROM THE COMPUTED RIGHT OF WAY TRANSITION STATION 82+01.63 BEING PARALLEL WITH THE CENTERLINE OF STATE HIGHWAY #138. NO SPIRAL CURVE PER THE HIGHWAY PLAN WAS CALCULATED FOR THE CENTERLINE OR RIGHT OF WAY LINE COMING INTO STATION 82+01.63 PT. THEREFORE THE WESTERLY LINE OF THE LANDS SURVEYED HAS BEEN ESTABLISHED ON AN APPROXIMATE RIGHT OF WAY LINE OF THE STATE HIGHWAY AND WELLS ROAD AND THAT IF IN THE FUTURE THE RIGHT OF WAYS SHOULD BE CORRECTLY AND COMPLETELY ESTABLISHED THOSE LINES WOULD THEN BE THE TRUE WESTERLY AND SOUTHERLY LINES OF THE SURVEYED LANDS. THE MONUMENT FOR THE NORTHWEST CORNER OF THIS LAND IS NOTED AS A REFERENCE MONUMENT ONLY AND IS TO BE USED FOR LINE DIRECTION ONLY TO CLOSE ONTO THE EASTERLY RIGHT OF WAY LINE. THE SOUTH BOUNDARY OF THIS SURVEY IS THE NORTH RIGHT OF WAY LINE OF WELLS ROAD, CO. RD. #203 AND THE EAST LINE SET AS DIRECTED BY THE OWNER.

FIELD CREW: C. SWEEDEN & D. SWEEDEN
EQUIPMENT: NIKON NIVO 3M WITH SUPPORT
MAPPING & CALC'S: D. SWEEDEN

LEGEND:

- ◆ FOUND 2 3/8" BRASS CAP UNLESS NOTED OTHERWISE
- △ COMPUTED POINT, NOTHING FOUND OR SET
- SET 5/8" X 30" IRON ROD W/ RPC "SWEEDEN LS 2752"
- () RECORD PER M 164-55
- () R1 RECORD PER INST. # 2013-013317
- () R2 RECORD PER STATE HIGHWAY PLAN 8B-9-14
- () R3 RECORD PER COUNTY ROAD #203 PLAN, 1949 SHT. 1 OF 5



SHORT LINE TABLE

| LINE | BEARING | DISTANCE |
|------|-----------------|--------------------------------|
| L1 | N 10° 50' 47" E | 195.12' |
| L2 | N 78° 24' 13" W | 200.00' (N 78° 00' W 200.0')R1 |
| L3 | S 10° 50' 47" W | 194.21' |
| L4 | S 78° 08' 36" E | 200.01' (N 78° 00' W 200.0')R1 |
| L5 | S 10° 50' 47" W | 242.00' (N 11° 15' E 242.0')R1 |
| L6 | S 10° 50' 47" W | 242.00' (N 11° 15' E 242.0')R1 |
| L7 | S 13° 01' 40" W | 95.39' |

WATER: WELL
SEWER: SEPTIC
ZONE: FG AND FC-3
COMP. PLN: AG AND AGC

Carl Sweeden Land Surveying LLC
558 SE Jackson St. Roseburg, Oregon 97470
Tel. 541-672-8344

SURVEY FOR:
COMPTON, JOHN WILLIAM
2425 WELLS ROAD
ELKTON, OR 97436

SCALE: 1" = 100' DRAWN BY: D. SWEEDEN SHEET: 1 OF 1

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