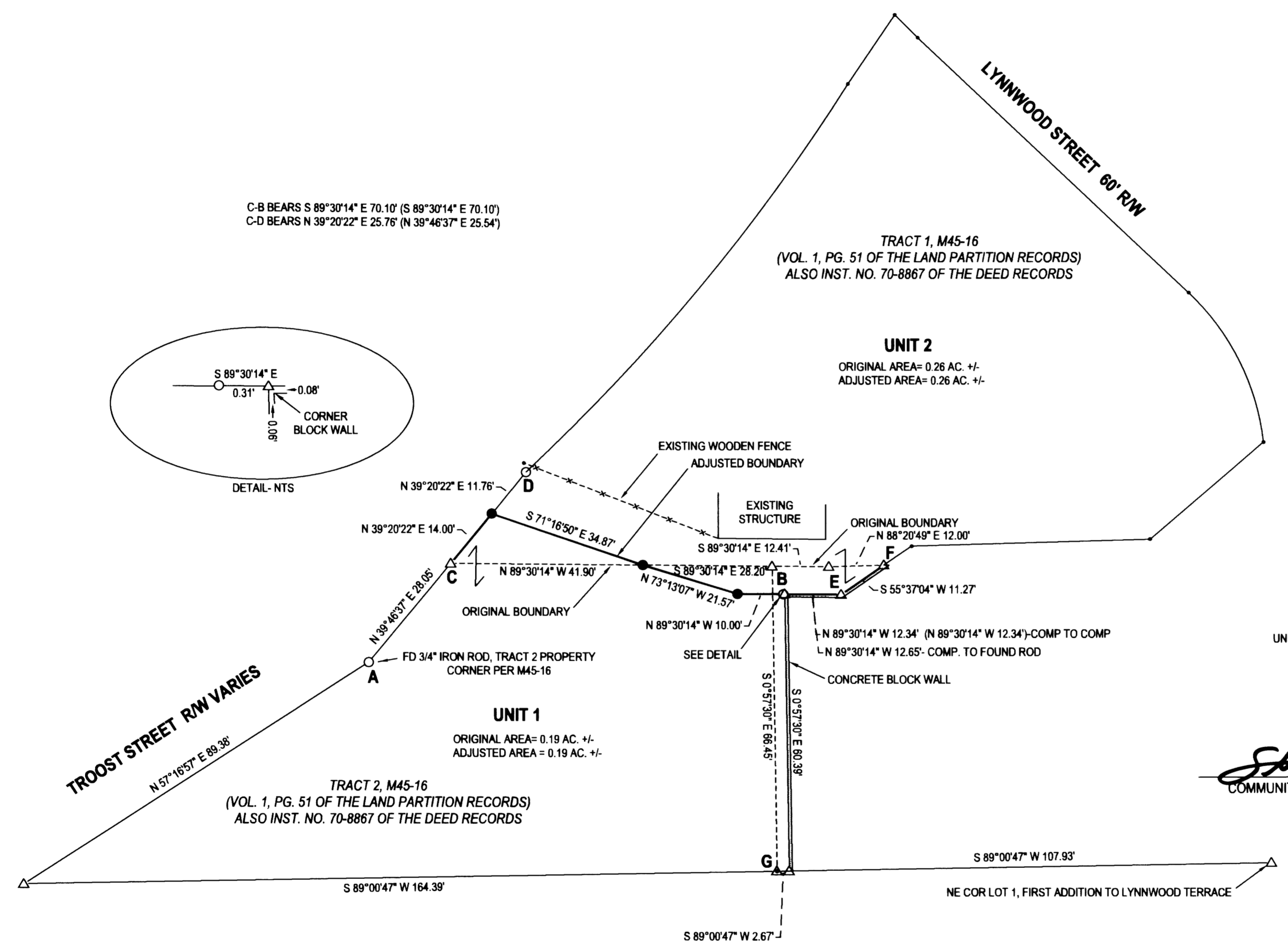


FILED
Date: 8-30-2017 By: JC
This survey consists of:
Map: M173-53
Narrative:
Corner Rept.:
DOUGLAS COUNTY
SURVEYOR



LEGEND

- FOUND 5/8" IRON ROD
- SET 5/8"x30" IRON ROD w/CAP STAMPED "HIBBS-LS 52989"
- △ CALCULATED POSITION
- () RECORD PER INST. NO. 2005-012227

FIELD CREW: NEIL HIBBS, SCOTT THOMPSON
EQUIPMENT: NIKON DTM-522 TOTAL STATION
OFFICE: NEIL HIBBS
DRAFTING: NEIL HIBBS

DEED TRANSFERRING PORTION OF UNIT 1 TO UNIT 2
RECORDED AS INSTRUMENT NO. 2017-011407

DEED TRANSFERRING PORTION OF UNIT 2 TO UNIT 1
RECORDED AS INSTRUMENT NO. 2017-011408

UNIT 1 RELEASED ALL INTEREST IN THE EASEMENT RESERVED PER INST. NO. 77-4036
VIA THE RECORDING OF INST. NO. 2017-011456

Scott Jones
COMMUNITY DEVELOPMENT DIRECTOR

8/30/2017
DATE

NARRATIVE:

THE PURPOSE OF THIS SURVEY WAS TO ADJUST THE BOUNDARIES OF THE SUBJECT PROPERTIES AS SHOWN. LOOKED FOR BUT DID NOT FIND ANY OF THE RECORD MONUMENTS ON UNIT 1 PER M45-16 OTHER THAN THOSE SHOWN. DEED RECORDS PER INST. NO. 2005-012227, THE FIRST PARAGRAPH OF WHICH MATCHES FILED SURVEY M45-16, WERE CALCULATED AND FIELD DATA WAS BROUGHT TOGETHER WITH RECORD DATA AT POINT "A". THE FIELD DATA WAS THEN ROTATED AROUND "A" TO BRING POINT "B" INTO ALIGNMENT WITH THE RECORD LINE RUNNING WESTERLY FROM POINT "E", USING LINE C-E AS A BASE OF BEARING. FOUND NO RECORD OF THE ROD AT "B" BUT THIS RESULTED IN THE COURSES HEADING EASTERLY LYING RIGHT AGAINST THE CONCRETE BLOCK WALL. BECAUSE OF THE PROXIMITY TO THE WALL, WERE NOT ABLE TO SET MONUMENTS AT POINTS "E" AND "F". POINT "C" IS THE ORIGINAL CALCULATED NORTHWEST CORNER OF TRACT 2 OF M45-16. THE NORTHWEST CORNER OF ADJUSTED UNIT 1 WAS SET ON LINE BETWEEN COMPUTED POINT "C" AND ROD FOUND AT POINT "D" WHICH, BEING BURIED IN THE EDGE OF THE ROCK DRIVEWAY, MAY HAVE BEEN DISTURBED. ANOTHER REASON FOR USING THE COMPUTED LINE AS A BASE OF BEARING IS THAT, IN DOING SO, THE PROPERTY LINE THAT IS 2.67 FEET EAST OF LINE "B-G" IS EXACTLY PARALLEL TO THE CONCRETE BLOCK WALL SHOWN. THE FACE OF THE BLOCK WALL IS 0.06 FEET EAST OF THE COMPUTED PROPERTY LINE. THE LINE RUNNING SOUTHERLY OF AND PARALLEL TO LINE "E-B" ALSO RUNS RIGHT THROUGH THE FOUND 5/8" IRON ROD NEAR THE CORNER OF THE BLOCK WALL. THERE IS NO RECORD OF THIS ROD BEING SET.

PLANNING DEPT. FILE NO. BLA-17-2

BOUNDARY LINE ADJUSTMENT		REGISTERED PROFESSIONAL LAND SURVEYOR <i>F. Neil Hibbs</i>
LYING IN THE SW 1/4 OF SECTION 11, T27S, R6 W WILLAMETTE MERIDIAN, DOUGLAS COUNTY, OREGON		
CLIENT: PETER TWAROWSKI P.O. BOX 1821 OREGON CITY, OR. 97045	SURVEYOR: NEIL HIBBS LAND SURVEYING, INC 4738 LOOKINGGLASS RD. ROSEBURG, OR. 97471 PHONE: 503-857-8303 FAX: 503-857-8306 E-MAIL: neil@neilhibbs.com	OREGON JANUARY 12, 1988 F. NEIL HIBBS 52989 EXPIRATION DATE 6/30/2019
DWG SCALE: 1"= 20'	JOB NO.: 1654-01	