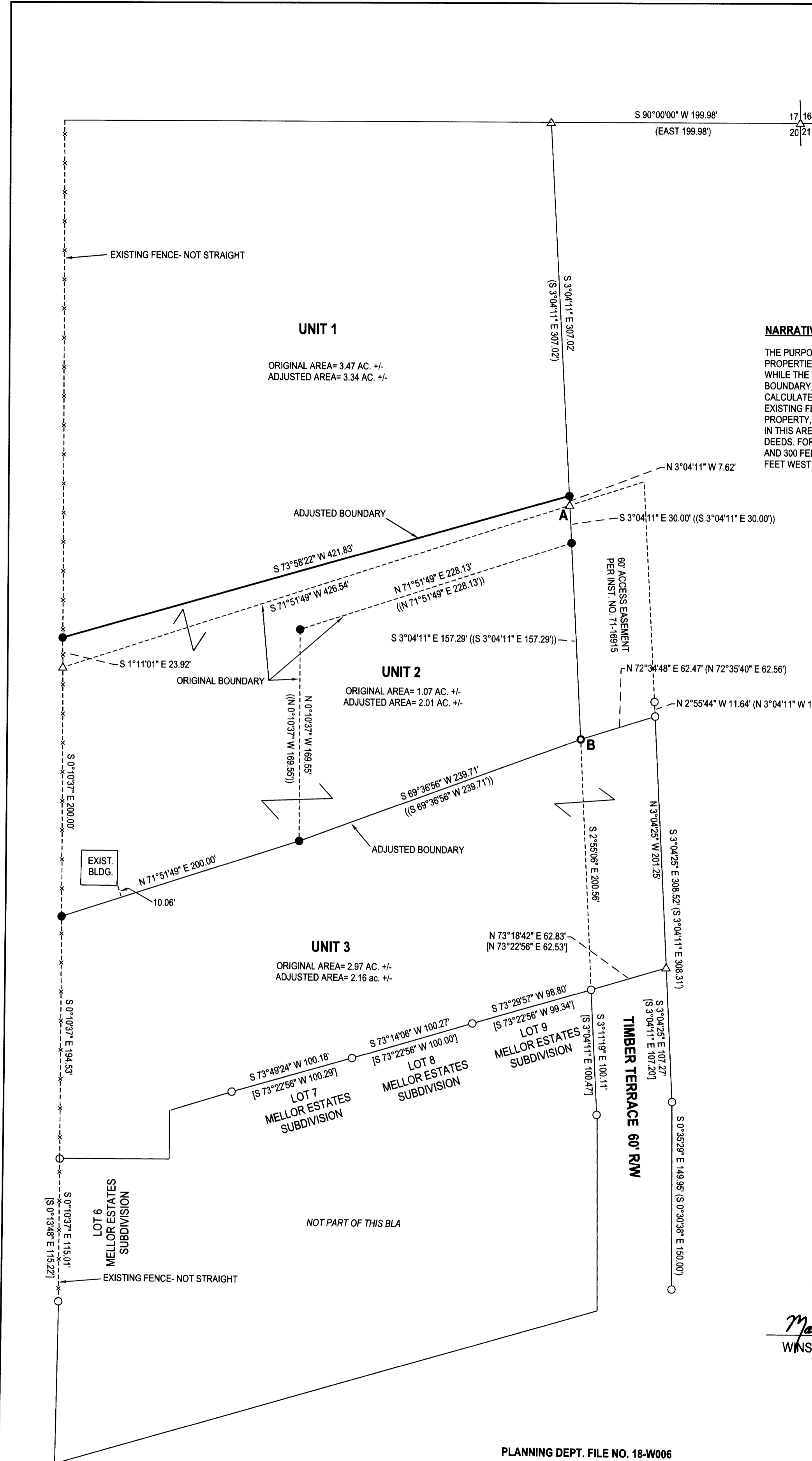


FILED
 Date: 12-12-2019 By: JC
 This survey consists of:
 Map: M176-28
 Narrative:
 Corner Rept.:
 DOUGLAS COUNTY
 SURVEYOR



NARRATIVE:

THE PURPOSE OF THIS SURVEY WAS TO ADJUST THE BOUNDARIES OF THE SUBJECT PROPERTIES AS SHOWN. FOUND AND HELD MONUMENTS PER M126-63 AS SHOWN. WHILE THE WESTERN BOUNDARY OF MELLOR ESTATES TIED NOTHING ALONG THE WESTERN BOUNDARY, MAINTAINED ALIGNMENT OF THE MONUMENTS FOUND FOR LOT 6 THROUGH THE CALCULATED NORTHWEST CORNER OF ORIGINAL UNIT 2 AS THIS CLOSELY FOLLOWED THE EXISTING FENCE. WITH NO SURVEYS ALONG THE WESTERN BOUNDARY OF THE SUBJECT PROPERTY, BOUNDARY LINE AGREEMENTS ARE RECOMMENDED. WHAT FEW SURVEYS ARE IN THIS AREA ARE NOT VERY DEFINITIVE AND THERE ARE LARGE DIFFERENCES WITH THE DEEDS. FOR INSTANCE, POINT "A" IS CALLED OUT BY DEED AS BEING 200 FEET WEST OF AND 300 FEET SOUTH FROM THE SECTION CORNER. M126-63 FOUND "A" TO BE APPROX 200 FEET WEST AND 307 FEET SOUTHERLY.

LEGEND

- FOUND 5/8" IRON ROD UNLESS OTHERWISE NOTED
- SET 5/8"x30" IRON ROD w/CAP STAMPED "HIBBS-LS 52989"
- △ CALCULATED POSITION
- () RECORD PER M126-63
- [] RECORD PER MELLOR ESTATES SUBDIVISION- VOL. 20, PG. 42
- (i) RECORD PER INST. NO. 2018-10605

FIELD CREW: NEIL HIBBS, SCOTT THOMPSON AND TONY FIELDS
 EQUIPMENT: NIKON NPL-322 +2" TOTAL STATION
 OFFICE: NEIL HIBBS
 DRAFTING: NEIL HIBBS

DEED SELLING ADJUSTED UNITS 1 AND 2
 RECORDED AS INST. NO. 2018-10605

DEED SELLING ADJUSTED UNIT 3
 RECORDED AS INST. NO. 2019-8108

BLA COVENANT- ADJUSTED UNITS 1 AND 2
 RECORDED AS INST. NO. 2019-017693

BASE OF BEARING- "A-B" PER M126-63
 N 3°04'11" W 187.29' (N 3°04'11" W 187.29')

Mark Taylor
 WINSTON CITY MANAGER

12-11-2019
 DATE

PLANNING DEPT. FILE NO. 18-W006

PROPERTY LINE ADJUSTMENT SURVEY LYING IN THE NE 1/4 SEC. OF SEC. 20, T28S, R6W WILLAMETTE MERIDIAN, DOUGLAS COUNTY, OREGON		REGISTERED PROFESSIONAL LAND SURVEYOR <i>F. Neil Hibbs</i> OREGON JANUARY 12, 1999 F. NEIL HIBBS 52988 EXPIRATION DATE 6/30/2019	
CLIENT: J.E. MELLOR REVOCABLE TRUST 170 HAYES EDEN LANE ROSEBURG, OR. 97471	SURVEYOR: NEIL LAND SURVEYING, INC HIBBS 4739 LOOKINGGLASS RD. ROSEBURG, OR. 97471 phone: 541-957-9303 fax: 541-957-9306 e-mail: neilhibbs@wildblue.net		
DWG SCALE: 1"= 60'	JOB NO.: 1830-01	DATE: DECEMBER 2019	PAGE 1 OF 1