

RECORD OF SURVEY

LOCATED IN

SECTIONS 29, 32 AND 33, T.25S., R.3W., W.M.
DOUGLAS COUNTY, OREGON

FILED
Date: 8-10-2021 By: [Signature]
This Survey Consists of:
Map: M178-35
Narrative:
Corner Rpt.:
DOUGLAS COUNTY
SURVEYOR

NARRATIVE:

THE PURPOSE OF THIS SURVEY IS TO RESURVEY AND POST AND MARK THE WEST LINE OF THE SW 1/4 OF SECTION 29, THE WEST LINE OF THE NW 1/4 OF SECTION 32, AND THE SOUTH LINE OF THE SE 1/4 OF SECTION 32 AND TO MARK THE SOUTH LINE OF THE SW 1/4 OF SECTION 33, TOWNSHIP 25 SOUTH, RANGE 3 WEST, W.M.

ALL CORNERS WERE RENEWED AND PERPETUATED IF NEEDED BY ADDING NEW BEARING TREES. THE SW CORNER OF SECTION 33 AND THE SOUTH 1/4 OF SECTION 33 WERE RESTORED AND PERPETUATED IN A RECENT SURVEY OF SECTION 4 BY BTS. THE BOUNDARY LINES ARE POSTED WITH 5 1/2" STEEL POSTS, AND TREES WITHIN 3-5 FEET OF LINE ARE BLAZED.

RECORD SURVEYS:

- () R1 ORIGINAL USGLO SURVEY OF T.26S., R.3W. BY ADDISON R. FLINT - CONTRACT NO. 56 DATED MARCH 1, 1855 - PLAT NO. 384
- () R2 USGLO DEPENDENT RESURVEY OF T.25S., R.3W. BY NORMAN D. PRICE - GROUP NO. 242 SPECIAL INSTRUCTIONS DATED APRIL 5, 1940 - PLAT NO. 383
- () R3 USBLM DEPENDENT RESURVEY IN T.25S., R.3W. BY ROGERS, BEDELL AND PETERSON - GROUP NO. 1386 SPECIAL INSTRUCTION DATED MAY 20, 1987 AND SUP. INST. DATED JULY 15, 1988 - PLAT NO. 6320
- () R4 DOUGLAS COUNTY SURVEY M178-27 DATED 12/17/2020 (BY BTS)

CORNER DESCRIPTIONS:

ALL NEW BEARING TREES HAVE DOUBLE BLAZED FACES WITH A 1" BRASS WASHER STAMPED "DEGROOT PLS89398" NAILED INTO THE LOWER BLAZE. ON ALL NEW AND EXISTING BEARING TREES, BEARINGS ARE TAKEN TO THE CENTER OF THE TREE AT THE ROOT CROWN AND DISTANCES ARE MEASURED TO A 60P SPIKE IN THE ROOT CROWN AT THE SIDE AND CENTER OF THE TREE WITH A TOTAL STATION. ALL BEARING TREES HAVE A 6" RED BAND PAINTED AROUND THE TREE, THE BLAZED FACES PAINTED RED, AND A BEARING TREE SIGN.

1. 1/4 S30/S29 PLSS ID NO. 200240
FD. A 1" IRON POST BY PRICE IN 1944 PER DCSO RECORDS VOL. 27 PG. 11592, PROJECTING 6" ABOVE THE GROUND WITH A 2 1/2" BRASS CAP PROPERLY MARKED PER THE RECORD. FD. BENT-STRAIGHTENED AND REPLACED:

FROM WHICH THE 1966 BEARING TREES:
A 28" D.FIR BEARS N.80°00'E. 17.3 FT W/HEALED BLAZE. REC(S.83'E. 16.8')
A 27" D.FIR STUMP BEARS S.63°00'W. 41.0 FT. SET NAIL IN CENTER. REC(S.54'W. 42.4')

AND NEW BEARING TREES:
A 25" D.FIR BEARS S.25°00'E. 31.4 FT SCRIBED "W 1/4 S29 BT" ON DBL BLAZE.
A 27" D.FIR BEARS N.0°30'E. 47.7 FT SCRIBED "W 1/4 S29 BT" ON DBL BLAZE.

2. S30/S29/S31/S32 PLSS ID NO. 200200
FD. A 2" IRON POST BY PRICE IN 1943 PER DCSO RECORDS VOL. 27 PG. 11589, LEANING SOUTHERLY AND FIRMLY SET, PROJECTING 8" ABOVE THE GROUND WITH A 2 1/2" BRASS CAP PROPERLY MARKED PER THE RECORD:

FROM WHICH THE 1966 BEARING TREES BY TRACY:
A 25" MAPLE BEARS S.6°15'E. 7.3 FT W/HEALED BLAZE. REC(S.6'E. 7.7')
A 17" D.FIR BEARS S.72°15'W. 19.0 FT W/HEALED BLAZE. REC(S.74'W. 18.9')
A 22" MADRONE BEARS N.85°45'W. 25.0 FT W/HEALED DBL BLAZE. REC(N.84'W. 25.1)
A 14" D.FIR BEARS N.10°45'E. 7.1 FT W/HEALED DBL BLAZE. REC(N.11'E. 7.7')

3. N 1/16 S 31/S32 PLSS ID NO. 200160
FD. A 2 1/2" IRON POST BY ROGERS IN 1988 PER USBLM DEPENDANT RESURVEY OF SECTIONS 3, 4, 9 AND 32, FIRMLY SET AND PROJECTING 8" ABOVE THE GROUND WITH A 3" BRASS CAP PROPERLY MARKED PER THE RECORD:

FROM WHICH THE 1988 BEARING TREES:
A 27" W.FIR BEARS N.47°45'W. 72.2 FT W/ HEALED DBL BLAZE. REC(N.45'W. 72.6')
A 25" D.FIR BEARS S.30°30'E. 101.1 FT W/HEALED DBL BLAZE. REC(S.30'E. 101.6')

4. E 1/16 S32/S5 PLSS ID NO. 260100
FD. A 2 1/2" IRON POST BY ROGERS IN 1988 PER USBLM DEPENDANT RESURVEY OF SECTIONS 3, 4, 9 AND 32, FIRMLY SET AND PROJECTING 6" ABOVE THE GROUND WITH A 3" BRASS CAP PROPERLY MARKED PER THE RECORD:

FROM WHICH THE 1988 BEARING TREES:
A 30" W.FIR BEARS N.72°45'E. 17.4 FT W/ HEALED DBL BLAZE. REC(N.73'E. 17.2')
AND A NEW BEARING TREE:
A 14" D.FIR BEARS N.63°30'W. 17.6 FT SCRIBED "E 1/16 S32 BT" ON DBL BLAZE

5. S32/S33/S5/S4 PLSS ID NO. 300100
FD POST AND CAP PER M178-27

6. 1/4 S33/S4 PLSS ID NO. 340100
FD POST AND CAP PER M178-27

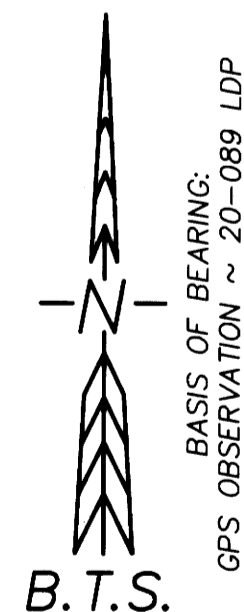
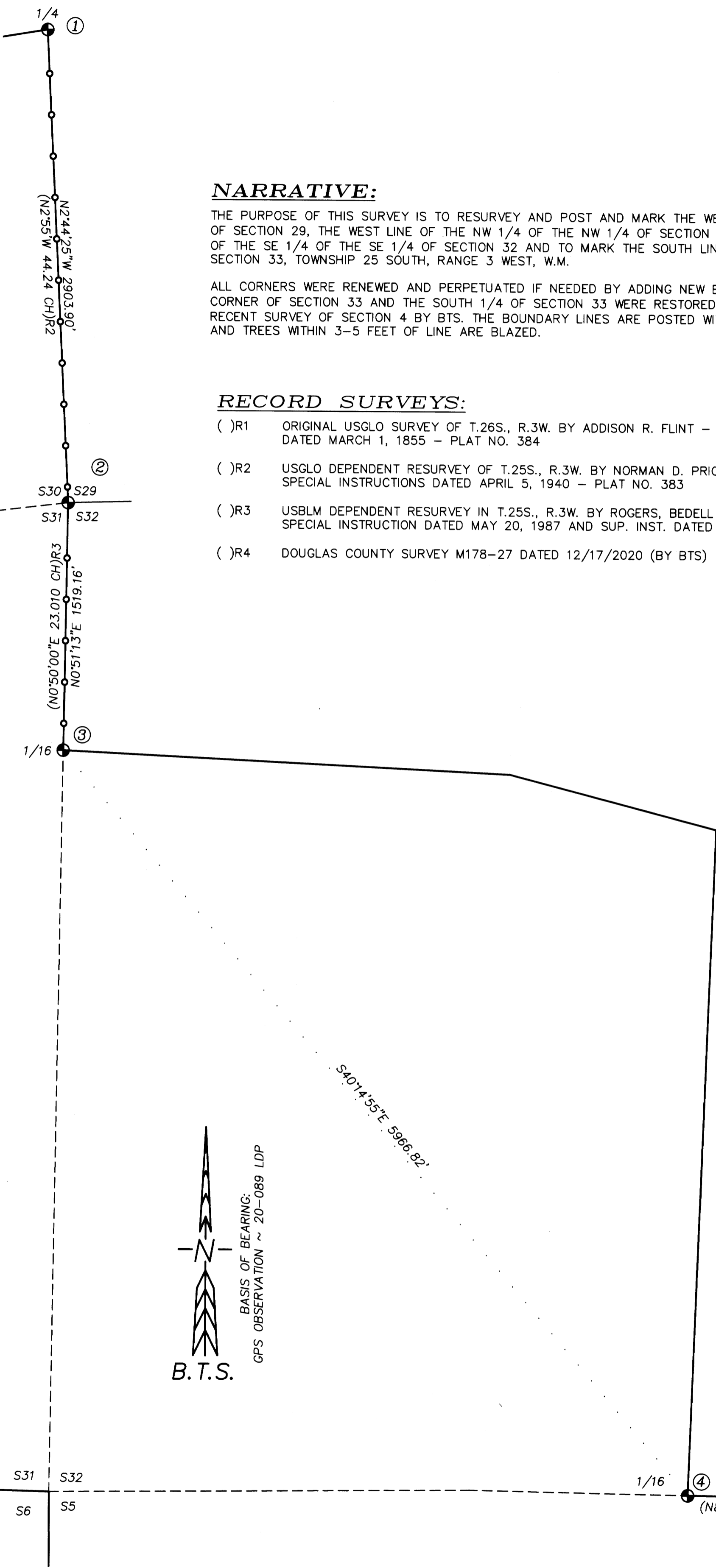
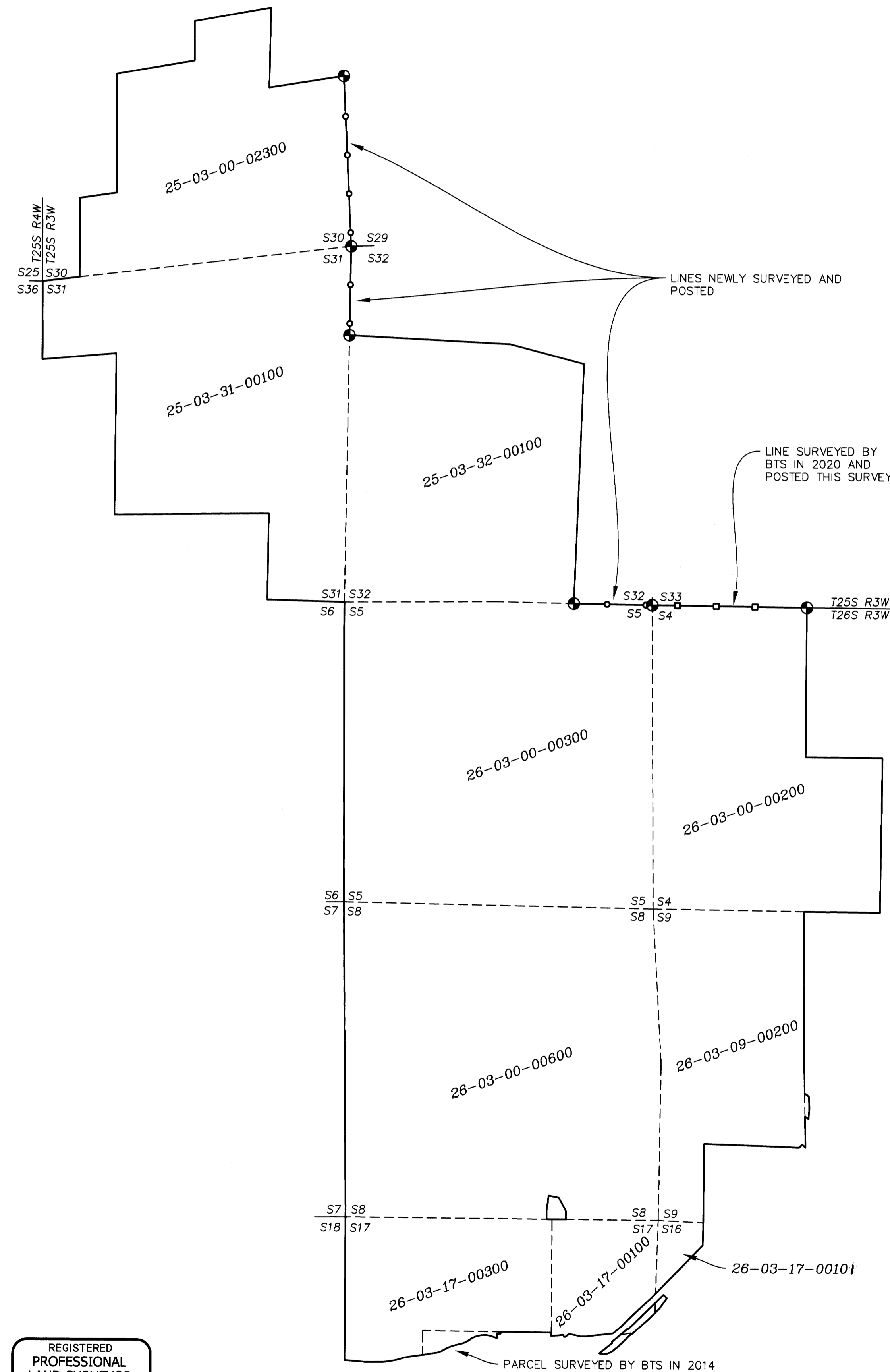
SURVEY CONTROL PROCEDURE:

A RTK GPS SURVEY WAS PERFORMED WITH LEICA 1200 GPS RECEIVERS UTILIZING THE GPS CONTROL OF THE 2013 BTS PROJECT NO. 13-037 FINLAY - FILED AS SURVEY M 166-17. THE RESULTANT GEODETIC COORDINATES WERE THEN PROJECTED ONTO THE BELOW DEFINED COORDINATE SYSTEM. CONTROLLING CORNERS WERE TIED FROM GPS CONTROL POINTS, AND CONVENTIONAL TRAVERSES WERE RUN ALONG THE POSTED BOUNDARY BETWEEN THE GPS CONTROL POINTS WITH A LEICA TCR1203+ TOTAL STATION, AND ADJUSTED IN LEICA INFINITY BY THE METHOD OF LEAST SQUARES. THIS SURVEY WAS PERFORMED IN THE FIELD FROM MAY 18, 2021 TO JUNE 9, 2021 BY ISAAC JACOBSEN AND SKYLER COMBS WITH COMPUTATIONS AND DRAFTING BY ISAAC JACOBSEN.

COORDINATE SYSTEM NAME: 20-089 LDP
PROJECTION: TRANSVERSE MERCATOR
REFERENCE DATUM: NAD 83 (2011) (EPOCH 2010.00)
ELLIPSOID: GRS 1980
LATITUDE OF GRID ORIGIN: 43°18'30"N
CENTRAL MERIDIAN: 123°03'30"W
FALSE NORTHING: 100,000.00 IFT
FALSE EASTING: 250,000.00 IFT
CENTRAL MERIDIAN SCALE: 1.000072 (EXACT)

PLSS NO.	LATITUDE	LONGITUDE
200160	43°21'25.30878"N	123°05'22.45098"W
200200	43°21'40.31013"N	123°05'22.15239"W
200240	43°22'08.95517"N	123°05'24.04635"W
260100	43°20'40.34348"N	123°04'30.26079"W
300100	43°20'40.16039"N	123°04'12.14392"W
340100	43°20'39.88832"N	123°03'36.48107"W

STRADER RANCH SCHEMATIC



LEGEND:

- = FOUND PLSS MONUMENT AS NOTED
- = PROPERTY LINES BLAZED, PAINTED & POSTED WITH 5 1/2" STEEL POSTS, MEASURED PER THIS SURVEY.
- = PROPERTY LINES BLAZED, PAINTED & POSTED WITH 5 1/2" STEEL POSTS, MEASURED PER M178-27.

REGISTERED PROFESSIONAL LAND SURVEYOR
[Signature]
OREGON
NOVEMBER 14, 2007
RUSSELL BADGLEY
70716
RENEWALS: 12-31-2021

BTS SURVEYING, INC.
348 SE JACKSON ST., ROSEBURG, OR 97470
(541) 673-0966 russell@btssurveying.com

SCALE: 1" = 500'
DATE: 7/1/2021

FOR: PHIL & CASSIE STRADER
JOB #: 21-074
FILE: 21-074 PLAT.DWG
SHEET 1 OF 1