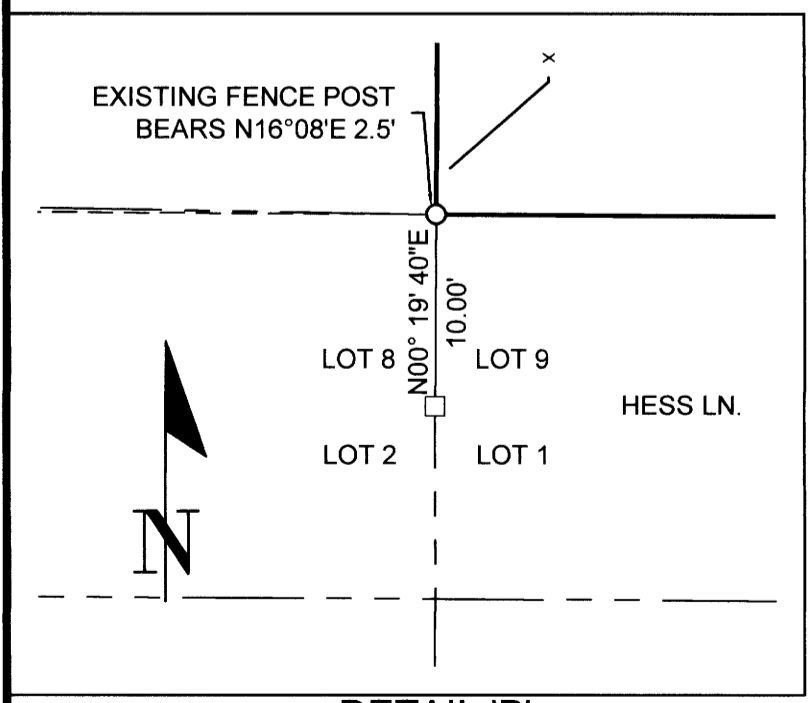
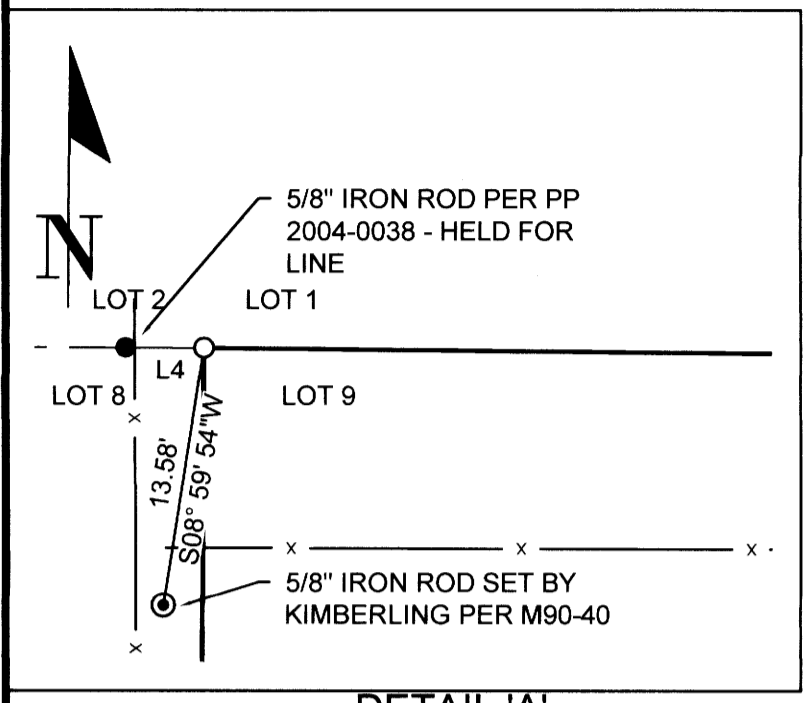
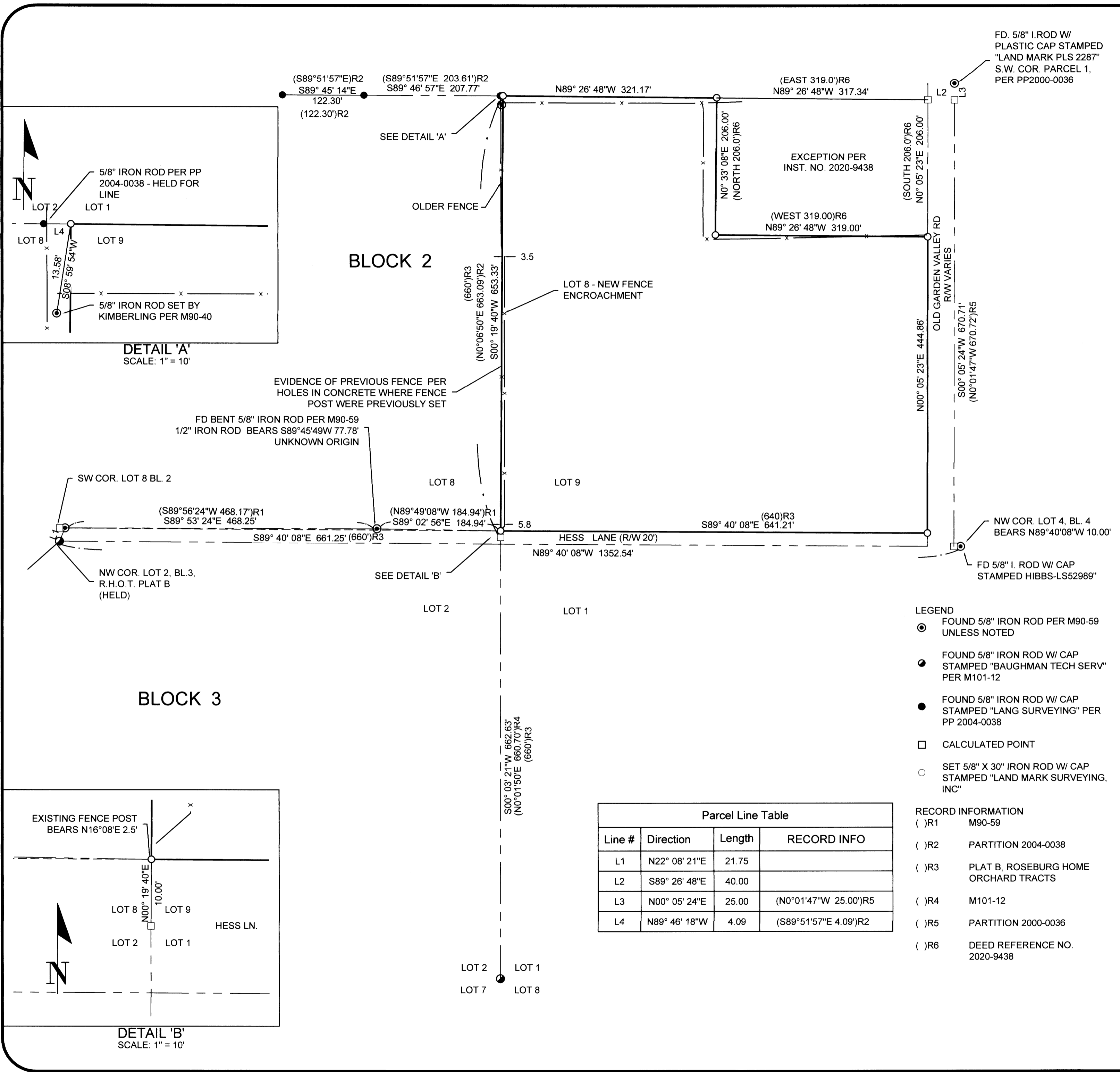


MAP FILE M179-7

FILED
Date: 3-2-2021 By: M
This survey consists of:
Map: M179-7
Narrative:
Corner Rpt:
DOUGLAS COUNTY SURVEYOR



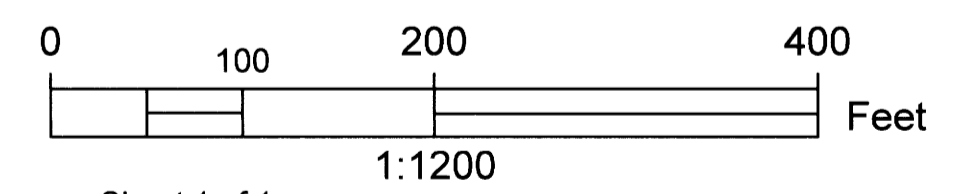
NARRATIVE
PURPOSE: TO DETERMINE THE BOUNDARY OF THE PROPERTY DESCRIBED IN DEED REFERENCE NO. 2020-9438
PROCEDURE: HOLDING FOUND 5/8" IRON RODS ON THE EAST RIGHT OF WAY OF OLD GARDEN VALLEY ROAD TO ESTABLISH THE EAST LINE OF LOT 9, BLOCK 2, PLAT B, ROSEBURG HOME ORCHARD TRACTS.
THE 5/8" IRON ROD ON THE NORTH LINE OF LOT 4 BLOCK 4 PER M157-21 AND THE MONUMENT AT THE NW CORNER OF LOT 2, BLOCK 3 PER M101-12 WERE HELD TO CONTROL THE SOUTH BOUNDARY OF BLOCK 2
THE S.W. CORNER OF LOT 9, BLOCK 2 WAS COMPUTED AT PROPORTIONATE DISTANCE. THE POINT WAS PROJECTED ON THE WEST LINE OF LOT 9 TO INTERSECT THE NORTH RIGHT OF WAY OF HESS LANE. THE NW CORNER OF LOT 9 WAS COMPUTED HOLDING THE RECORD CALL PER PARTITION 2004-0038.
THE EXCEPTION PER DEED WAS DETERMINED BY COMPUTING THE NE CORNER OF LOT 9 WHICH IS ON THE CENTERLINE OF OLD GARDEN VALLEY ROAD. FROM THE CORNER IT WAS DETERMINED THAT THE INTENT WAS TO BEGIN AT THE INTERSECTION OF THE NORTH LINE OF LOT 9 AND THE WEST RIGHT OF WAY OF OLD GARDEN VALLEY ROAD DUE TO THE CALL TO THE WEST LINE THEREOF. FROM THE BEGINNING POINT RECORD DISTANCES WERE HELD ALONG THE EAST LINE OF THE EXCEPTION. RECORD BEARINGS AND DISTANCE WERE USED ALONG THE SOUTH & WEST LINES, THEN ROTATED TO INTERSECT THE NORTH LINE OF LOT 9.

EQUIPMENT: TRIMBLE GPS & TOTAL STATION
FIELD: A. WELCH & Z. HOLLAND
BASIS OF BEARINGS OREGON COORDINATE REFERENCE SYSTEM, COTTAGE GROVE - CANYONVILLE ZONE PER G.P.S. OBSERVATION UTILIZING OREGON REAL-TIME GNSS NETWORK CORRECTORS. NAD 83 (2011), EPOCH 2010

- LEGEND
- FOUND 5/8" IRON ROD PER M90-59 UNLESS NOTED
 - FOUND 5/8" IRON ROD W/ CAP STAMPED "BAUGHMAN TECH SERV" PER M101-12
 - FOUND 5/8" IRON ROD W/ CAP STAMPED "LANG SURVEYING" PER PP 2004-0038
 - CALCULATED POINT
 - SET 5/8" X 30" IRON ROD W/ CAP STAMPED "LAND MARK SURVEYING, INC"

- RECORD INFORMATION
- () R1 M90-59
 - () R2 PARTITION 2004-0038
 - () R3 PLAT B, ROSEBURG HOME ORCHARD TRACTS
 - () R4 M101-12
 - () R5 PARTITION 2000-0036
 - () R6 DEED REFERENCE NO. 2020-9438

Line #	Direction	Length	RECORD INFO
L1	N22° 08' 21"E	21.75	
L2	S89° 26' 48"E	40.00	
L3	N00° 05' 24"E	25.00	(N0°01'47"W 25.00')R5
L4	N89° 46' 18"W	4.09	(S89°51'57"E 4.09')R2



Sheet 1 of 1
RECORD OF SURVEY
LOT 9, BLOCK 2, PLAT B, ROSEBURG HOME ORCHARD TRACTS
In the SW 1/4, Sec. 29, Township 26 South, Range 06 West, W.M.
Douglas County, Oregon
JANUARY 21, 2021

FOR: J. GAYNER
1224 NE WALNUT ST. #135
ROSEBURG, OR 97470

REGISTERED PROFESSIONAL LAND SURVEYOR
Mark A. Heimbarger
OREGON
JULY 16, 1987
MARK A. HEIMBURGER
2287
RENEWS JUNE 30, 2021

Land Mark
Surveying, Inc.
•3317 N.E. Stephens St. •Roseburg, Oregon 97470
•Office (541) 677-9400 •Fax (541) 677-9401

LM Proj. No. 2020-0119

MAP FILE M179-7