

# MAP OF SURVEY

LOCATED in the SE 1/4 of Section 16, T. 21 S., R. 11 W., W.M.  
in Douglas County, Oregon.

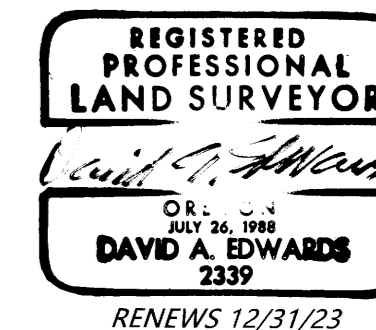
May, 2023

FILED  
Date: 5-25-2023 By: [Signature]  
This survey consists of:  
Map: M182-28

MAP FILE M182-28

**SURVEYED FOR:** DAVE PECK  
4418 SOUTH SMITH RIVER ROAD  
REEDSPORT, OREGON 97467

**SURVEYED BY:** DAVID EDWARDS LAND SURVEYING  
P.O. BOX 361  
OAKLAND, OREGON 97462  
PHONE: (541) 459-0512



CENTER 1/4 CORNER.  
FOUND NEXT TO A FENCE CORNER  
PER RENEWAL 340440.

RECORD CE 1/16  
CORNER PER M 63-73.

N 88°53'35" W 647.89'  
BASE BEARING [647.95']

[S 88°53'35" E 641.62']

**MULKEY**

PART OF DOC. NO. 2013-7518

[N 16°02'45" W 234.95']  
[N 15°31'21" W 237.01']

[S 88°53'35" E 228.78']  
N 89°31'59" W 230.32'  
170.32'  
(168.78')

COMPUTED RECORD ANGLE  
POINT HOLDING TO FOUND  
PIPE TO THE SOUTH.  
SEE NARRATIVE.

PARCEL 5 IN DOC. NO. 2013-7518.  
SEE NARRATIVE.

MONUMENT "A".  
THIS MONUMENT DOES NOT  
FIT THE OTHER FOUND PIPES.  
SEE NARRATIVE.

178.00'  
NORTH 238.00' COMP.  
[NORTH 238.00']

N 89°58'53" W 348.04'  
[EAST 347.82']

**PECK**

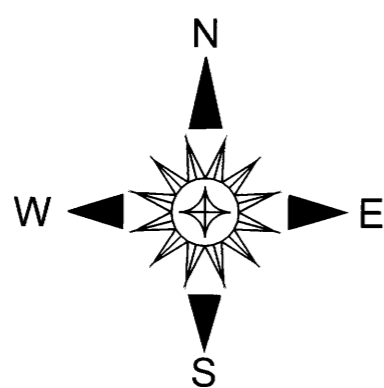
PART OF DOC. NO. 2023-1315

**LEGEND**

- INDICATES 3/4" DIAM. IRON PIPE FOUND PER M 63-73 UNLESS OTHERWISE NOTED.
  - + INDICATES A COMPUTED POINT.
  - INDICATES 5/8" X 30" STEEL REBAR W/RED PLASTIC CAP MKD. "D.A. EDWARDS-L.S. 2339" SET.
  - [ ] DENOTES RECORD DATA PER M 63-73.
  - ( ) INDICATES RECORD DATA PER DOC. NO. 2013-7518.
  - FENCE LINE
- SCALE: 1" = 100'  
BASIS OF BEARINGS: M 63-73 AS SHOWN.

**LINE TABLE**

LINE	BEARING	LENGTH
L1	NORTH	60.00'
	( NORTH	60.00')
L2	N 89°31'59" W	60.00'
	( N 88°53'35" W	60.00')
L3	S 44°46'00" E	85.20'
	( S 43°53'35" E	84.85')



**NARRATIVE**

THE PURPOSE OF THIS SURVEY IS TO LOCATE CERTAIN MONUMENTS FOUND OR SET ON M 63-73 AND TO MARK A PORTION OF THE BOUNDARIES BETWEEN PECK AND MULKEY AS SHOWN HEREON. BOTH DEEDS CONTAIN CALLS THAT FOLLOW THOSE ON M 63-73. ALL OF THE MONUMENTS FOUND FIT TOGETHER WELL WITH THE EXCEPTION OF MONUMENT "A". THIS PIPE IS NEXT TO A FENCE POST AND I BELIEVE IT HAS BEEN DISTURBED FROM IT'S ORIGINAL POSITION. I DO HOLD TO THIS PIPE FOR THE LINES PROJECTING NORTHWESTERLY AND EASTERLY FROM THE PIPE BUT NOT FOR THE DEED CALL EAST FROM THIS PIPE FOUND IN THE DESCRIPTION FOR PARCEL 5 IN DOCUMENT NUMBER 2013-7518, BEING THE SMALL TRIANGLE OF LAND DEEDED FROM PECK TO MULKEY PREVIOUSLY. THIS TRIANGLE IS DESCRIBED AS HAVING EAST AND NORTH BOUNDARIES 60 FEET LONG. I HOLD TO THE COMPUTED POSITION OF THE NORTHEAST CORNER OF THE TRIANGLE BASED UPON THE FOUND PIPE TO THE SOUTH. THIS ALSO PRODUCES THE BEST FIT RELATIVE TO THE EXISTING FENCE.

FIELD CREW: BRANT MILLER AND ERIC SPRINKLE.

EQUIPMENT: NIKON TOTAL STATION.

COMPUTATIONS AND DRAFTING: DAVID EDWARDS.

MAP FILE M182-28