



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 M150-79
- [] RECORD PER EAST DRAIN-VOL. 2A, PG. 1
- <> RECORD PER LAND PARTITION 1998-0045

FIELD CREW: NEIL HIBBS, KADIN BAKER
 EQUIPMENT: TRIMBLE R10 RECEIVER USING ORGN
 OFFICE: NEIL HIBBS
 DRAFTING: NEIL HIBBS

BASE OF BEARING
 BEARINGS PER O.C.R.S., COTTAGE GROVE TO CANYONVILLE ZONE
 USED ORGN

NARRATIVE:

THE PURPOSE OF THIS SURVEY WAS TO ESTABLISH THE MISSING CORNERS OF TAX LOTS 3000, 5000 AND 5500. THIS SURVEY STARTED OFF WITH TAX LOTS 5000 AND 5500 BUT TL 3000 IS BEING DONE ON THE SAME SURVEY SO THAT THE OWNERS CAN SPLIT THE FILING FEE. FOUND MONUMENTS AT POINTS "A" AND "B" WERE HELD AS THE EASTERLY RIGHT-OF-WAY OF MAIN STREET. POINT "C" WAS CALCULATED AT RECORD DISTANCE FROM POINT "B", ON AN EXTENSION OF LINE "A-B". I DID NOT ACCEPT THE IRON ROD SET PER LAND PARTITION 2007-0037 AS IT WAS SET WITH ONLY TYING THE PIPE FOUND AT POINT "B" TO CONTROL THE ALIGNMENT OF MAIN STREET. I BELIEVE THAT USING THE ALIGNMENT BETWEEN OLD MONUMENTS "A" AND "B" IS A BETTER SOLUTION.

TO SET THE MONUMENTS IN BLOCK 8, LOTS WERE HELD PARALLEL TO LINE "A-B", HOLDING THE 60 FOOT WIDE RECORD RIGHT-OF-WAY WIDTH, THE SOUTH LINE OF BLOCK 8 BEING HELD PERPENDICULAR TO LINE "C-A". HELD RECORD DIMENSIONS FOR LOTS IN BLOCK 8 AS WE FOUND NO OTHER MONUMENTATION THAT WOULD HAVE ALLOWED FOR A PROPORTIONED SOLUTION.

THE LOTS SET ALONG MAIN STREET FOR TAX LOT 3000 WERE SET AT PROPORTIONED POSITIONS ALONG LINE "A-B".

THE NW CORNER OF LOT 6, BLOCK 8 OF EAST DRAIN WAS IN A WALL, HAD TO SET A REFERENCE MONUMENT EASTERLY ON LINE BETWEEN LOTS 3 AND 6.

BOUNDARY SURVEY		REGISTERED PROFESSIONAL LAND SURVEYOR
LYING IN THE NE 1/4 OF SEC. 17, T22S, R5W WILLAMETTE MERIDIAN, DOUGLAS COUNTY, OREGON		
CLIENT:	SURVEYOR:	NEIL HIBBS LAND SURVEYING, INC 4781 LOCKWOOD AVE. #101 JACKSONVILLE, OR 97431 PHONE: 541-987-8300 FAC: 541-987-8306 E-MAIL: neil@neilandsurveying.com
STUART SWEARENGIN 5075 UMPQUA HWY. 99 DRAIN, OR. 97435	NEIL HIBBS	
DWG SCALE: 1"=30'	JOB NO.: 2742-01	DATE: MAY 2024
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