

NARRATIVE:

-THIS SURVEY WAS COMPLETED AT THE REQUEST OF DAN DUNHAM TO BLAZE, MARK AND MONUMENT THE BOUNDARY LINE OF THOSE PROPERTIES AS DESCRIBED IN DOUGLAS COUNTY DEED 2019-004248.

-THE BASIS OF BEARINGS IS BETWEEN MONUMENTS NUMBER 111 & 122 AS SHOWN IN BLM DEPENDENT RESURVEY APRIL 1966.

-FOR THE BOUNDARY RESOLVE A TRAVERSE WAS RAN FROM THE SW SECTION CORNER OF SECTION 30, MONUMENT NO. 111 NORTH ALONG HUBBARD CREEK ROAD TYING THOSE MONUMENTS ALONG SAID ROAD AS SHOWN TO THE CENTER SECTION CORNER MONUMENT NO. 123. THEN LINE WAS RAN WESTERLY TO MONUMENT NO. 121 BEING THE CENTER WEST 1/16 TH CORNER. LINE WAS THEN RAN WESTERLY TO THE WEST 1/4 CORNER OF SAID SECTION 30 TO MONUMENT NO. 122. THEN LINE WAS RAN SOUTH ALONG THE WEST LINE OF SAID SECTION 30 TO THE SOUTH 1/16 TH CORNER. THEN EASTERLY CLOSING OUT ON THE TRAVERSE RAN ALONG HUBBARD CREEK ROAD.

HUBBARD CREEK ROAD:
 - I HELD A BEST FIT ROAD ALIGNMENT BETWEEN THOSE FOUND MONUMENTS FROM THE REFERENCED DOUGLAS COUNTY SURVEYS AND REFERENCED RECORD DEEDS AS SHOWN.

DEED INSTRUMENT NO. 2010-008427 & 2019-004248:

DEED INSTRUMENT NO. 2010-008427 CONTAINS A PORTION OF GOVERNMENT LOT 4 PER ITS DESCRIPTION AND FOLLOWS DOUGLAS COUNTY SURVEY OF RECORD M37-5 WHICH WAS COMPLETED FOR A DEED DESCRIPTION. DEED INSTRUMENT NO. 2010-008427 & 2019-004248 WERE ALL PART OF ONE OWNERSHIP AND THAT PORTION OF GOVERNMENT LOT 4 AS DESCRIBED IN DEED INSTRUMENT NO. 2010-008427 WAS SOLD OF AS SHOWN IN SURVEY M37-5. THE REMAINDER OF GOVERNMENT LOT 4 IS LEFT OUT OF THE DESCRIPTION IN DEED INSTRUMENT NO. 2019-004248 BUT IS PART OF SAID DEED FROM THAT WHICH IT CAME.

FILED
 Date: 7-2-2024 By: JDT
 This survey consists of:
 Map: M185-12
 Narrative:
 Corner Rpt:
 DOUGLAS COUNTY
 SURVEYOR

REFERENCES:

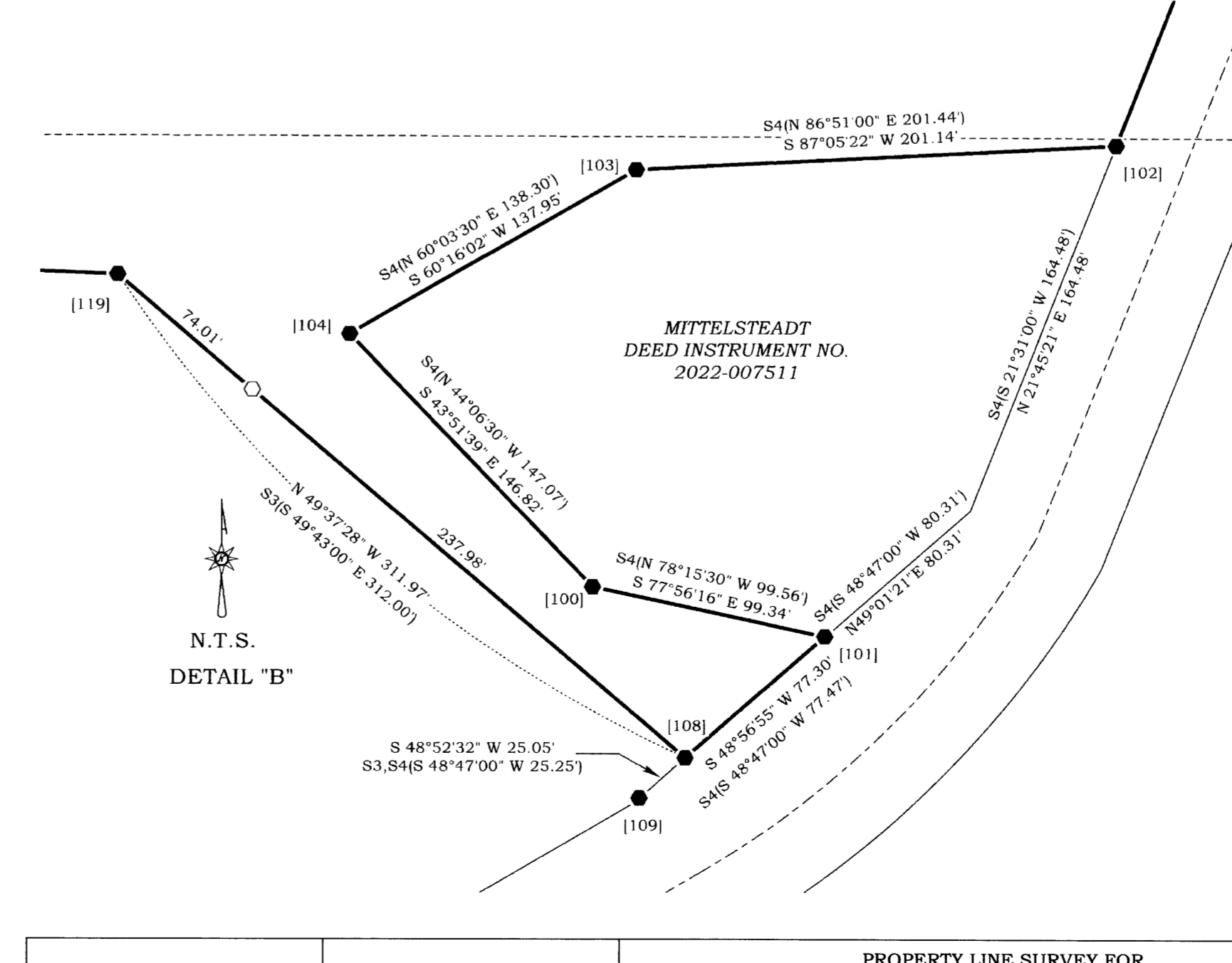
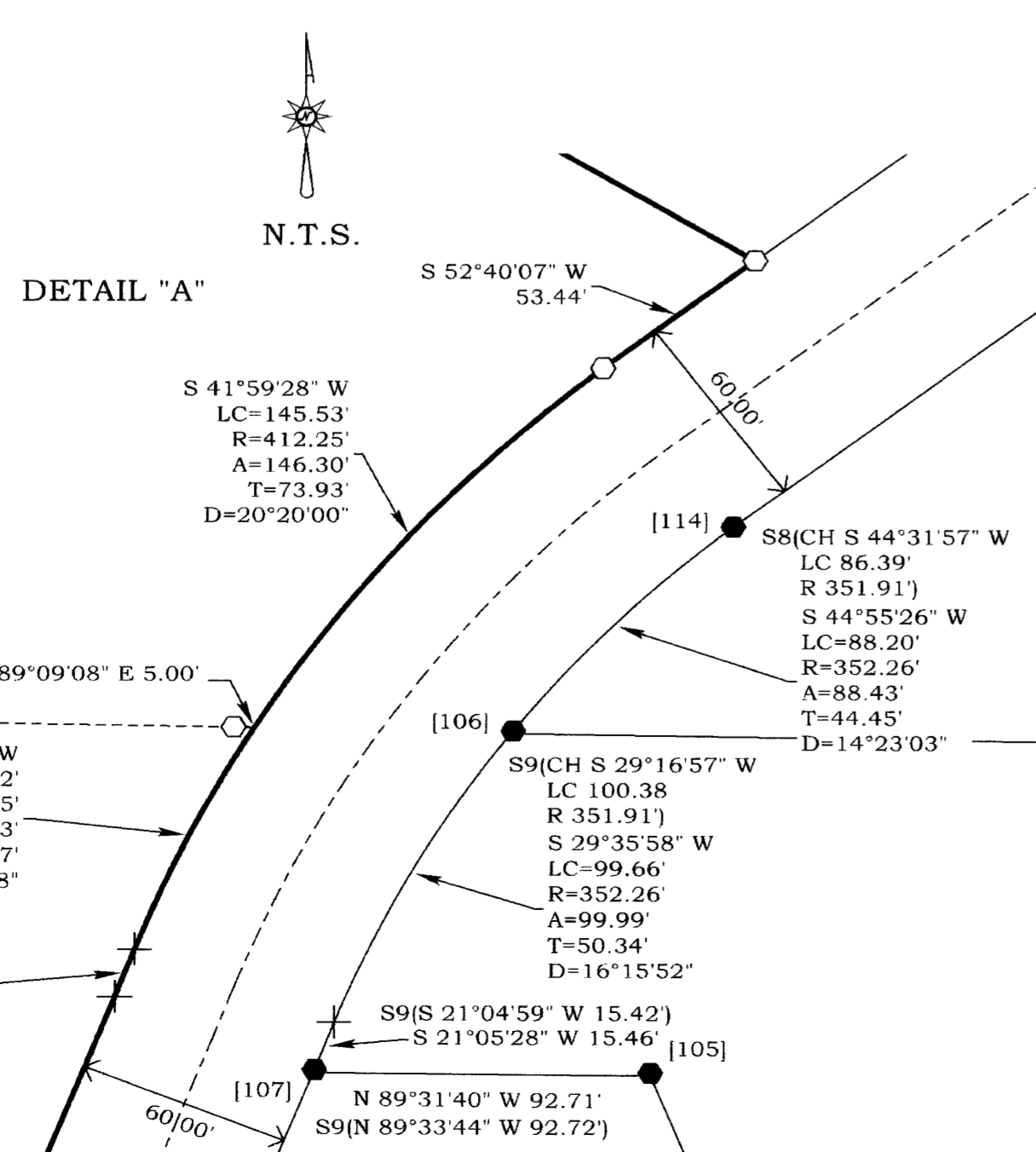
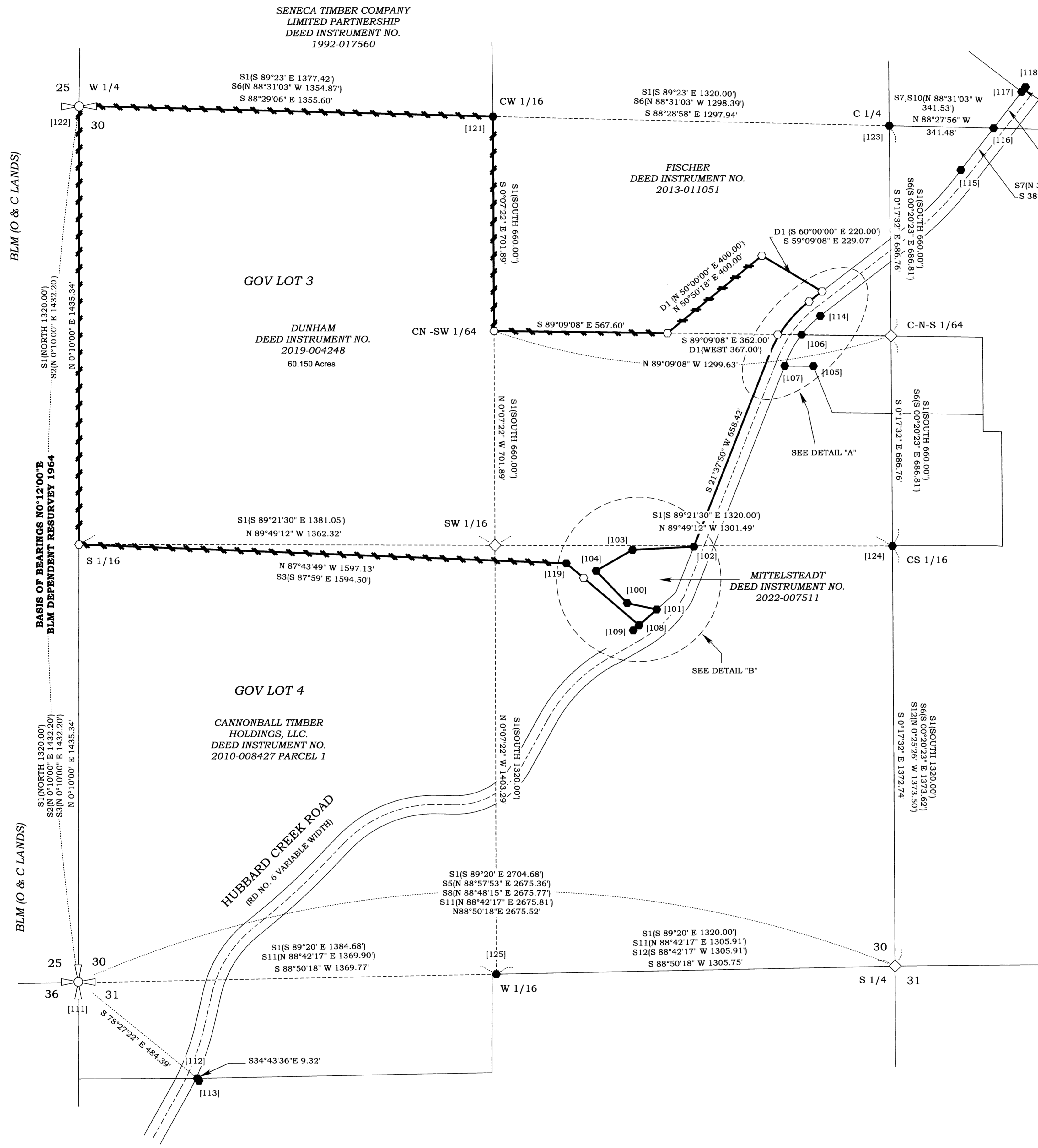
- SURVEYS**
 S1 = GLO W.H. BYARS 1874
 S2 = BLM DEPENDENT RESURVEY 1964
 S3 = M37-5 JANUARY 1969
 S4 = CS 55/182-2 FEBRUARY 1971
 S5 = CS 60/29 MAY 1979
 S6 = M94-31 APRIL 1983
 S7 = M111-28 DEC 1990
 S8 = LAND PARTITION 1994-0032
 S9 = LAND PARTITION 1997-0064
 S10 = CS 65/12-12 JULY 1997
 S11 = M119-33 JUNE 1994
 S12 = M134-32 FEBRUARY 2000
- DEEDS**
 D1 = 2019-004248
 D2 = 1968-1662
 D3 = 2013-011051
 D4 = 2022-007511
 D5 = 2010-008427
 D6 = 1968-1658
 D7 = 1968-1656

MONUMENT NOTES:

- [100] FOUND A 5/8" IRON ROD HELD PER CS NO. 55/182-2.
 [101] FOUND A 5/8" IRON ROD HELD PER CS NO. 55/182-2.
 [102] FOUND A 5/8" IRON ROD HELD PER CS NO. 55/182-2.
 [103] FOUND A 5/8" IRON ROD HELD PER CS NO. 55/182-2.
 [104] FOUND A 5/8" IRON ROD HELD PER CS NO. 55/182-2.
 [105] FOUND A 5/8" IRON ROD WITH A YELLOW PLASTIC CAP MARKED "E.E. ENGINEERING" HELD PER PARTITION PLAT 1994-0032.
 [106] FOUND A 5/8" IRON ROD WITH A YELLOW PLASTIC CAP MARKED "E.E. ENGINEERING" HELD PER PARTITION PLAT 1994-0032.
 [107] FOUND A 5/8" IRON ROD WITH A YELLOW PLASTIC CAP MARKED "E.E. ENGINEERING" HELD PER PARTITION PLAT 1994-0032.
 [108] FOUND A 1/4" SQUARE IRON BAR HELD PER M37-5.
 [109] FOUND A 5/8" IRON ROD HELD PER M37-5.
 SW SECTION CORNER 25, 30, 31, 36.
 [111] FOUND A 1964 BLM 3 1/2" BRASS CAP AND A 3/4" IRON PIPE ALONG THE NORTHEASTERLY SIDE OF CAP HELD PER M37-5.
 [112] FOUND A 5/8" IRON ROD WITH A YELLOW PLASTIC CAP DESTROYED HELD PER PARTITION PLAT 1994-0032.
 [113] FOUND A 3/4" IRON PIPE ORIGIN UNKNOWN.
 [114] FOUND A 5/8" IRON ROD AS SHOWN IN PARTITION PLAT NO. 1994-0032 HELD FOR ROAD RIGHT OF WAY.
 [115] FOUND A 5/8" IRON ROD AS SHOWN IN M111-28 HELD FOR ROAD RIGHT OF WAY.
 [116] FOUND A 5/8" IRON ROD WITH A YELLOW PLASTIC CAP MARKED "L.S. 1076" HELD PER M111-28
 [117] FOUND A 5/8" IRON ROD WITH A YELLOW PLASTIC CAP MARKED "L.S. 1076" HELD PER M111-28
 [118] FOUND A 5/8" IRON ROD AS SHOWN IN M111-28 HELD FOR ROAD RIGHT OF WAY.
 [119] FOUND A 1/4" SQUARE IRON BAR HELD PER M37-5.
 [121] CENTER WEST 1/16 TH CORNER, FOUND AN "X" MARK CHISELED IN A ROCK FACE AS DESCRIBED IN M94-31 HELD.
 [122] WEST 1/4 CORNER, FOUND A 1964 BLM 3 1/2" BRASS CAP HELD PER M94-31.
 [123] CENTER 1/4 SECTION 30, FOUND AN ALUMINUM CAP HELD PER M94-31.
 CENTER SOUTH 1/16TH CORNER
 [124] FOUND A 7/8" IRON PIPE WITH DESTROYED ALUMINUM CAP PER M94-31 HELD.
 WEST 1/16TH CORNER
 [125] FOUND A 5/8" IRON ROD WITH A RED PLASTIC CAP MARKED "D.A. EDWARDS-LS 2339" HELD PER M134-32.
 S 1/16 SECTION 25 & 30 BEARING TREES
 TREE TAGGED AND A 160 ALUMINUM NAIL SET SIDE CENTER. HAND COMPASS DECLINATION OF 14°
 40" FIR BEARS N 20° W 25.04'
 22" FIR BEARS N 76° E 27.76'

LEGEND

- FOUND MONUMENT AS NOTED
- [X] MONUMENT POINT NO.
- #() RECORD SURVEY DATA
- { } RECORD DEED DATA
- SET A 5/8" X 30" IRON ROD WITH A YELLOW PLASTIC CAP MARKED "TERREL PLS 65473"
- ⊕ Section Corner
- ⊕ Quarter Corner
- ◇ CALCULATED POINT



	Property Line Surveying PROPERTY LINE SURVEYING LLC. 3460 DOERNER CUTOFF RD. ROSEBURG OR 97471 541-670-0745 propertylinesurveying@gmail.com propertylinesurveying.com	PROPERTY LINE SURVEY FOR DAN DUNHAM IN THE SW 1/4 OF SECTION 30, TOWNSHIP 25 SOUTH, RANGE 7 WEST, W.M., DOUGLAS COUNTY, OREGON.	SHEET 1 OF 1
			DRAWN BY: JDT FIELD CREW: JDT & JLT & LMR EQUIPMENT: TRIMBLE S7/TSC3/GPS FIELD WORK: 4/19 - 6/24, 2024 JOB: 2024021 FILE NAME: 2024021 Dunham.TRV REVISION: 6-25-2024

MAP FILE M185-12

MAP FILE M185-12