

PROPERTY LINE ADJUSTMENT

# MAP OF SURVEY

**LOCATED** in the SE 1/4 of Section 12 and the NE 1/4 of Section 13, T. 30 S., R. 6 W., W.M. and the NW 1/4 of Section 18, and the SW 1/4 of Section 7, T. 30 S., R. 5 W., W.M. in Douglas County, Oregon.

February, 2025

FILED

DATE: 9-16-2025 BY: KC  
THIS SURVEY CONSISTS OF

MAP: M185-42  
DOUGLAS COUNTY SURVEYOR

**SURVEYED FOR:** C & D LUMBER CO.  
P.O. BOX 27  
RIDDLE, OREGON 97469

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



### LEGEND

- INDICATES 5/8" DIAM. IRON ROD WITH CAP FOUND PER M 160-36.
  - INDICATES 1" DIAM. IRON PIPE FOUND AT THE S.E. CORNER D.L.C. NO. 37.
  - + INDICATES A COMPUTED POINT.
  - INDICATES 5/8" X 30" STEEL REBAR WITH RED PLASTIC CAP MKD. "D.A. EDWARDS-L.S. 2339" SET.
  - [ ] DENOTES RECORD DATA PER M160-36.
- SCALE: 1" = 200'  
BASIS OF BEARINGS: M 160-36 AS SHOWN.

### EXISTING ACREAGES:

- UNIT 1: 188.75 +/- ACRES
- UNIT 2: 7.63 +/- ACRES
- UNIT 3: 5.61 +/- ACRES
- UNIT 4: 7.00 +/- ACRES
- UNIT 5: 11.00 +/- ACRES
- ALL PER COUNTY PLANNING.

### NARRATIVE

THE PURPOSE OF THIS SURVEY IS TO MONUMENT THE NEW BOUNDARIES OF UNITS 3 AND 4, TO LOCATE THE NEW BOUNDARY BETWEEN UNITS 1 AND 2 AND TO PREPARE LEGAL DESCRIPTIONS FOR THE AREAS TO BE CONVEYED AS WELL AS OF THE ADJUSTED UNITS FOR USE IN COVENANTS. I HOLD TO THE SHOWN FOUND MONUMENTS AND SET NEW MONUMENTS FOR UNITS 3 AND 4 AS DIRECTED BY THE CLIENT. THE MISSING MONUMENT AT THE NORTHWEST CORNER OF FILED SURVEY M 160-36 WAS RESET AT RECORD BEARING AND DISTANCE PER THAT SURVEY. THE OTHER MONUMENT SET ON THE EAST LINE OF PRUNER ROAD WAS SET 30 FEET FROM AND PERPENDICULAR TO THE CENTERLINE STRIPE OF SAID ROAD.

FIELD CREW: BRANT MILLER AND ERIC SPRINKLE.


EQUIPMENT: NIKON TOTAL STATION.

COMPUTATIONS AND DRAFTING: DAVID EDWARDS.

**ADJUSTMENT DOCUMENTS:** 2025-1584 and 2025-1585 and 2025-1586

### APPROVAL

FILE NO. M24-054

 9/16/25  
DOUGLAS COUNTY PLANNING DIRECTOR      DATE

**NOTE:** THERE ARE NO STRUCTURES WITHIN 10 FEET OF THE ADJUSTED BOUNDARIES.

**NOTE:** EXISTING AND ADJUSTED ACREAGES FOR UNITS 1, 2 AND 5 ARE BASED UPON COUNTY ASSESSOR DATA.

LINE	TABLE
L1	S 30°57'42" W 86.07'
L2	S 49°48'21" W 96.46'
L3	S 57°24'27" W 73.85'
L4	S 73°16'42" W 73.91'
L5	S 84°43'21" W 41.79'
L6	S 35°09'15" W 51.55'
L7	S 70°00'43" E 259.70'
L8	( S 70°00'43" E 259.70' )
L9	S 19°59'17" W 67.17'
L10	S 19°59'17" W 181.64'
	BASE BEARING [ 248.88' ]

