

MAP OF SURVEY

LOCATED in the NW 1/4 of Section 24 & NE 1/4 of Section 23,
T. 30 S., R. 6 W., W.M. in Douglas County, Oregon.

July, 2025

FILED
Date: 7-17-25 By: KC
This survey consists of:
Map: M186-13

NOTE: ANY REFERENCE TO A LOT OR BLOCK
HEREON REFERS TO THE PLAT OF
TOWN OF RIDDLE BEING VOL. 2,
PAGE 32B, PLAT RECORDS.

SURVEYED FOR: GEORGE DAWSON
P.O. BOX 1
RIDDLE, OREGON 97469

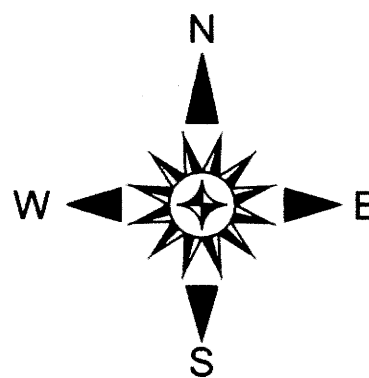
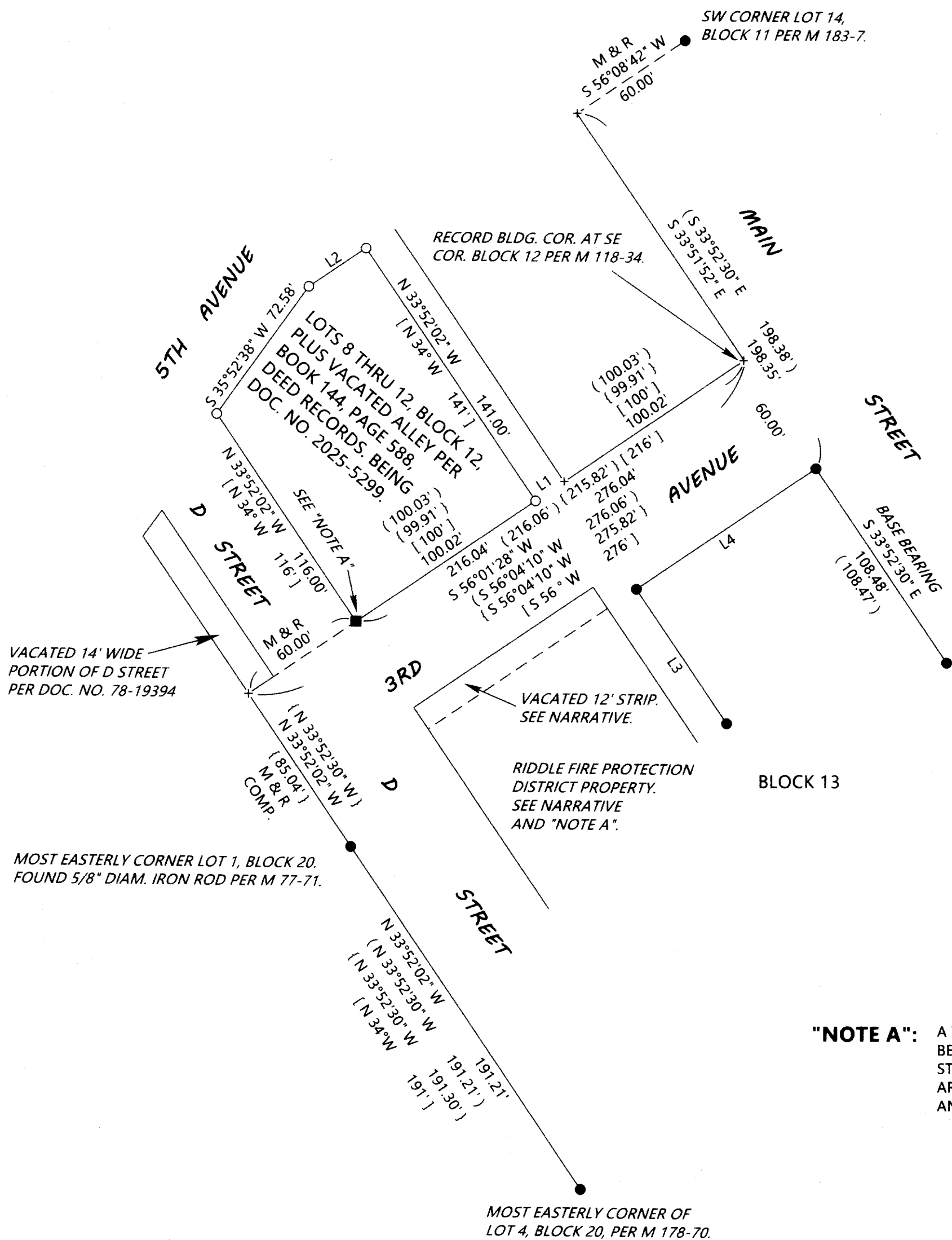
SURVEYED BY: DAVID EDWARDS LAND SURVEYING
P.O. BOX 361
OAKLAND, OREGON 97462
PHONE: (541) 459-0512

REGISTERED
PROFESSIONAL
LAND SURVEYOR

DAVID A. EDWARDS
OREGON
JULY 26, 1998
DAVID A. EDWARDS
2339
RENEWS 12/31/25

LINE TABLE

LINE	BEARING	LENGTH
L1	S 56°01'28" W 16.00' [N 56° E 16'] (S 56°04'10" W 16') (S 56°04'10" W 16')	16.00'
L2	N 56°01'28" E 31.93' [N 56° E]	31.93'
L3	N 33°53'22" W 75.15' (N 33°52'30" W 75.27') [N 34° W]	75.15'
L4	N 56°00'57" E 100.07' (N 56°04'10" W 100.03') [N 56° W 100']	100.07'



LEGEND

- INDICATES 5/8" DIAM. IRON ROD W/PLASTIC CAP MKD. "R. BROWN PLS 2391" PER FILED SURVEYS NUMBERED M 118-34, M178-70 OR M 183-7 UNLESS OTHERWISE NOTED.
- INDICATES 5/8" X 30" STEEL REBAR W/RED PLASTIC CAP MKD. "D.A. EDWARDS-L.S. 2339" SET.
- INDICATES A 2 1/2" LONG MAG NAIL WITH 1 1/4" DIAM. STEEL WASHER MKD. "LS 2339" SET IN A.C..
- + INDICATES A COMPUTED POINT.
- [] DENOTES RECORD DATA PER PLAT OF TOWN OF RIDDLE (VOL. 2, PAGE 32B).
- () DENOTES RECORD DATA PER M 118-34, M 178-70 OR M 183-7 BY RAYMOND BROWN.
- { } DENOTES RECORD DATA PER M 77-71.

SCALE: 1" = 50'

M & R = MEASURED AND RECORD.

BASIS OF BEARINGS: M 118-34 AS SHOWN.

NARRATIVE

THE PURPOSE OF THIS SURVEY IS TO MONUMENT THE BOUNDARIES OF THAT TRACT OF LAND DESCRIBED IN DOCUMENT NUMBER 2025-5299. BILL RUPPERT HAD DONE SOME INITIAL CONTROL WORK ON M 77-71 WHICH WAS BASED UPON EARLIER SURVEYS AND MATCHED UP WITH RECORD DATA PER THE TOWN OF RIDDLE PLAT (VOL. 2, PG. 32B) QUITE WELL. RAY BROWN THEN BUILT UPON RUPPERT'S WORK ON SEVERAL SURVEYS NOTED HEREON. I FIND, TIE AND HOLD TO THE VARIOUS MONUMENTS FROM THOSE SURVEYS AS WELL AS PLAT RECORD DATA TO COMPUTE THE DESIRED BOUNDARY LOCATIONS. THE NORTH 35° 52' 38" EAST BEARING ALONG 5TH AVENUE WAS DERIVED BY ROTATING RUPPERT'S BEARING FOR 5TH AVENUE (HE CALLS IT FRONT STREET) ON M 72-9 USING A COMPARISON OF HIS BEARING ALONG "I" STREET ON THAT SURVEY TO MY MEASURED BEARING ALONG "D" STREET. IT IS BEYOND THE SCOPE OF THIS SURVEY BUT CAN BE NOTED THAT A PORTION OF THE FIRE DISTRICT BUILDING IS SITUATED IN 3RD AVENUE. I FOUND NO RECORDED EVIDENCE OF 3RD AVENUE HAVING BEEN VACATED OTHER THAN THE 12 FOOT STRIP VACATED IN VOLUME 138, PAGE 150 AS SHOWN.

FIELD CREW: DAVID EDWARDS AND BRANT MILLER.

EQUIPMENT: NIKON TOTAL STATION.

COMPUTATIONS AND DRAFTING: DAVID EDWARDS.