

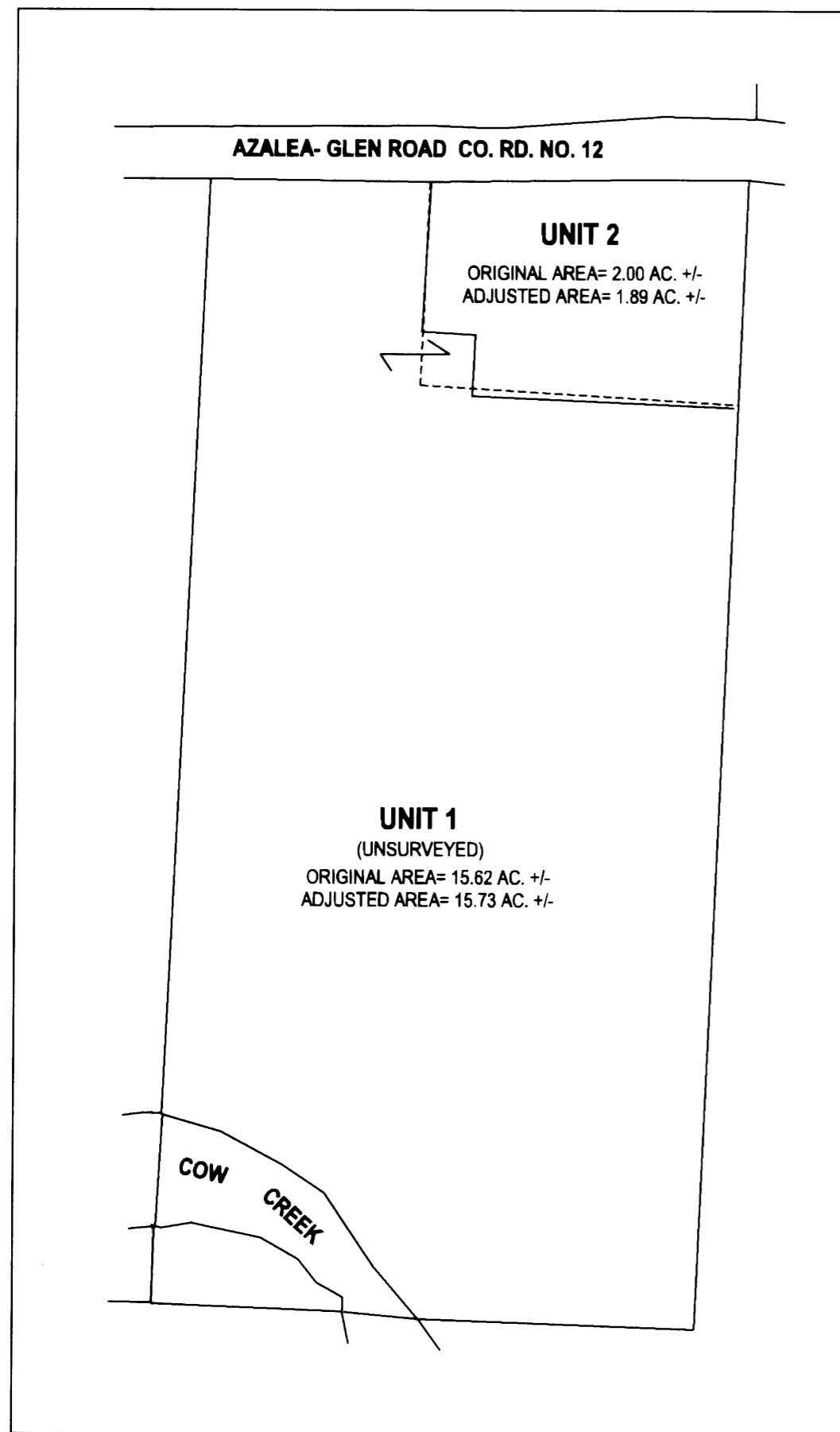
FILED
Date: 7/8/2015 By: JC
This survey consists of:
Map: M169-53
Narrative:
Corner Rept.:

DOUGLAS COUNTY SURVEYOR

LEGEND

- POINT ON WATERLINE EASEMENT
- FOUND 5/8" IRON ROD UNLESS OTHERWISE NOTED
- SET 5/8"x30" IRON ROD w/CAP STAMPED "HIBBS-LS 52989"
- △ CALCULATED POSITION
- () RECORD PER LAND PARTITION 2008-0021
- [] RECORD PER LAND PARTITION 2009-0008
- { } RECORD PER CS 42/149

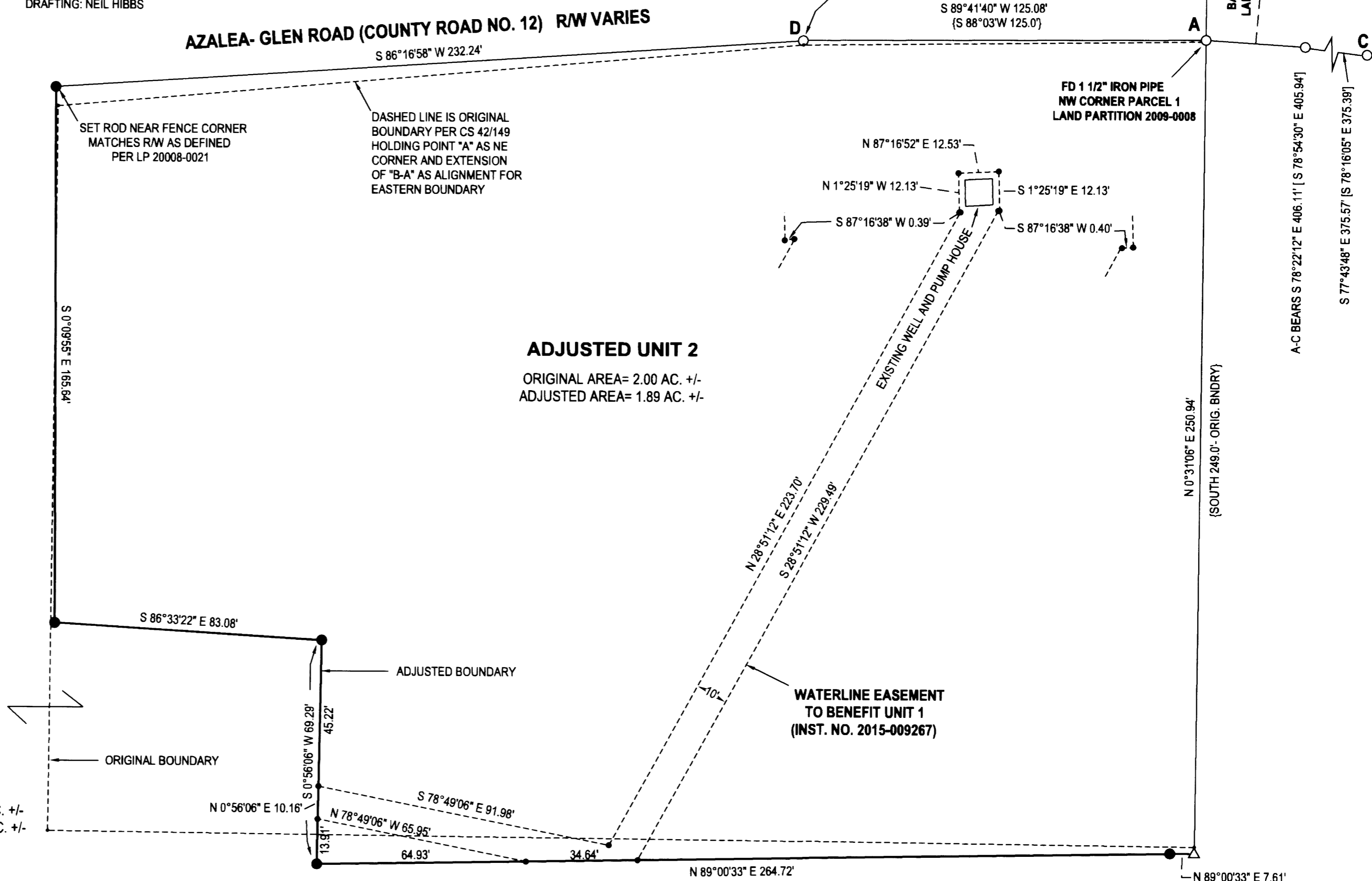
FIELD CREW: NEIL HIBBS, SCOTT THOMPSON, ASHLEY MARTIN-ELLIOTT
EQUIPMENT: NIKON DTM-522 TOTAL STATION
OFFICE: NEIL HIBBS
DRAFTING: NEIL HIBBS



OVERALL VIEW- NTS

Keith L. Cubic 7/8/15
DOUGLAS COUNTY PLANNING DIRECTOR DATE

ADJUSTED UNIT 1 (UNSURVEYED)
ORIGINAL AREA= 15.62 AC +/-
ADJUSTED AREA= 15.73 AC +/-



COVENANT FILED AS INSTRUMENT NO. 2015-009267

NARRATIVE:

THE PURPOSE OF THIS SURVEY WAS TO ADJUST THE BOUNDARY OF THE SUBJECT PROPERTIES AS SHOWN. THE NORTHEAST CORNER OF UNIT 2 WAS HELD TO THE 1 1/2 INCH IRON PIPE SET PER CS 42/149 AND NOTED AS POINT "A". THERE ARE DIFFERENCES IN SURVEYS OF THE IMMEDIATE AREA REGARDING THE RIGHT-OF-WAY. LAND PARTITION 2008-0021 STATES THAT RIGHT-OF-WAY WAS CALCULATED BASED ON CONSTRUCTED CENTERLINE AS DOES LAND PARTITION 2009-0008. LP 2008-0021 NOTES POINT "A" AS BEING 2.03 FEET NORTHERLY OF SOUTH RIGHT-OF-WAY WHILE LP 2009-0008 CALLS POINT "A" ON THE RIGHT-OF-WAY. ALSO NOTED IS THAT WHILE LP 2009-0008 CALLS OUT M7-37 AS A BASIS OF BEARING, THE PIPE AT THE CENTER QUARTER CORNER OF SECTION 20 (NORTHERLY OF POINT "B" APPROX. 344.54' PER LP 2008-0021) IS THE ONLY POINT THAT LOOKS TO HAVE BEEN TIED PER M7-37 WHICH LEAVES DOUBT AS TO WHETHER MONUMENTS SET ALONG THE WESTERN BOUNDARY OF LP 2009-0008, WHICH SHOULD BE THE EASTERN SIDE OF THE SUBJECT PROPERTY, ARE ACTUALLY ON THE PROPER LINE. THIS BEING THE CASE, I SET A ROD ON THE ADJUSTED BOUNDARY JUST ON THE WEST SIDE OF THE EXISTING FENCE FOR LINE ONLY. POINT "D" IS NOTED ON LP 2008-0021 AS BEING 2.13 FEET INTO RIGHT-OF-WAY BUT AS MENTIONED EARLIER, THE TWO LAND PARTITIONS SEEM TO DIFFER BY ABOUT 2 FEET AND SINCE WE WERE REALLY ONLY CONCERNED WITH THE ADJUSTED BOUNDARY, WE DID NOT INVESTIGATE FURTHER. OTHER MONUMENTS PER CS 42/149 WERE NOT FOUND.

PLANNING DEPT. FILE NO. M15-019

BOUNDARY LINE ADJUSTMENT

LYING IN THE SW 1/4 SEC. 20, T32S, R5W
WILLAMETTE MERIDIAN, DOUGLAS COUNTY, OREGON

CLIENT:
SHIRLEY CAMPBELL TRUST
4458 AZALEA-GLEN RD.
GLENDALE, OR. 97442

SURVEYOR:
NEIL HIBBS
LAND SURVEYING, INC
4728 LOOKINGGLASS RD.
ROSEBURG, OR. 97131
phone: 541-857-4363
fax: 541-857-4306
e-mail: neilhibbs@neilhibbs.net

REGISTERED PROFESSIONAL LAND SURVEYOR

OREGON
JANUARY 12, 1989
F. NEIL HIBBS
52989

EXPIRATION DATE
6/30/2017

DWG SCALE: 1" = 30'

JOB NO.: 1490-01

DATE: JULY 2015

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