

**PROPERTY LINE ADJUSTMENT SURVEY**

for  
**WES & JOANNA STROBEL**

in the  
SW 1/4 of SECTION 7  
T 12 S, R 5 W, W.M.  
SE 1/4 of SECTION 12  
T 12 S, R 6 W, W.M.  
CITY OF PHILOMATH  
BENTON COUNTY, OREGON

AUGUST 30, 2006  
FILE No. P06-17

REGISTERED  
PROFESSIONAL  
LAND SURVEYOR  
**THEODORE JAMES LANGTON**  
1823  
RENEWAL DATE 12/31/2006

Benton County  
Surveyor's Office

C.S. FILE NO. 10139  
FILING DATE 10-12-06  
FILE SIZE 18x24

**NORTHSTAR SURVEYING, INC.**  
720 N.W. 4th Street  
Corvallis, Oregon 97330  
Phone: 541-757-9050

**NARRATIVE**

The purpose of this survey was to adjust my client's property lines to the configuration shown. My clients currently own all three of these tracts. In 2004, I filed CS 9947, a property line adjustment survey. The current access easement was created because the driveway crossed over the old line. My client has sold the property to the west, TL 4500. I found my control traverse from the 2004 survey and I oriented to it. Also in 2004, Jim Colton filed CS 9922, a survey of the State Highway. In 2006, my client sold a strip 14 feet in width to the state per Doc. 2006-405389. On the Colton survey, monument (A) has a Station 340+50.06. Monument (A), which I held on my 2004 survey for R/W is called 0.06' off the R/W on Colton's survey. I tied the two monuments shown east of this property along the R/W and now show (A) as off the line. The west end of the 14 foot strip begins at Station 341+30. I set my monuments along the R/W at the record 79.94 feet between these stations and then 14 feet perpendicular to the R/W as shown. I calculated (C) at the record distance along the R/W from the original 41' RM per Gee's Revised Addition. The first three courses of my clients northeasterly line fall in a creek and no monuments were found or set. The positions are calculated at the record angles and distances from the R/W line holding my client's deed and Gee's Revised Addition. I found six monuments along my client's south line. I found that five of these lined up so I called the sixth one off the line 0.25 feet as shown.

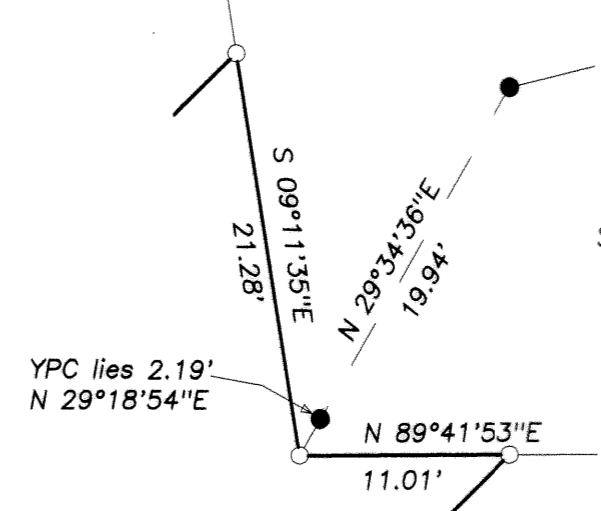
**LEGEND**

- .....Found Monument: 5/8" rod per CS 6469 or as noted.
  - ⊙ .....Found Monument: 5/8" rod with red plastic cap stamped " NORTHSTAR PLS 1823 " per CS 9947.
  - .....Set Monument: N+MON = 5/8" x 30" rebar with a red plastic cap stamped " NORTHSTAR PLS 1823 ".
  - + .....Computed Position, nothing found or set.
- Data of, or computed from, the following:  
( ) ..CS 9947 { } ..CS 7323  
< > ..CS 6469 \* \* ..Gee's Revised Addition  
[ ] ..CS 9922 & Doc. 2006-405389

YPC.. 5/8" rod with yellow plastic cap stamped "PLS 1824" per CS 7323.  
RM = Reference Monument  
O.U. = Origin Unknown.  
P1 TO P2 = Portion of Property 1 being transferred to Property 2.  
P2 TO P1 = Portion of Property 2 being transferred to Property 1.

**DETAIL**

SCALE: 1" = 10'



FILE No. P06-17  
PROPERTY LINE ADJUSTMENT APPROVED

*Paul Kyle* 10-11-06  
Philomath Planning Official date

COURSE	BEARING	DISTANCE
L-1	N 29°36'20"E (N 29°36'20"E)	19.94' (19.94')
L-2	N 76°00'00"E (N 76°00'00"E)	27.96' (27.96')
C - D	S 76°02'09"W	179.53'
E - D	S 76°02'09"W	119.31'

