

# Subdivision of Section

Beware the things that seem  
straightforward.



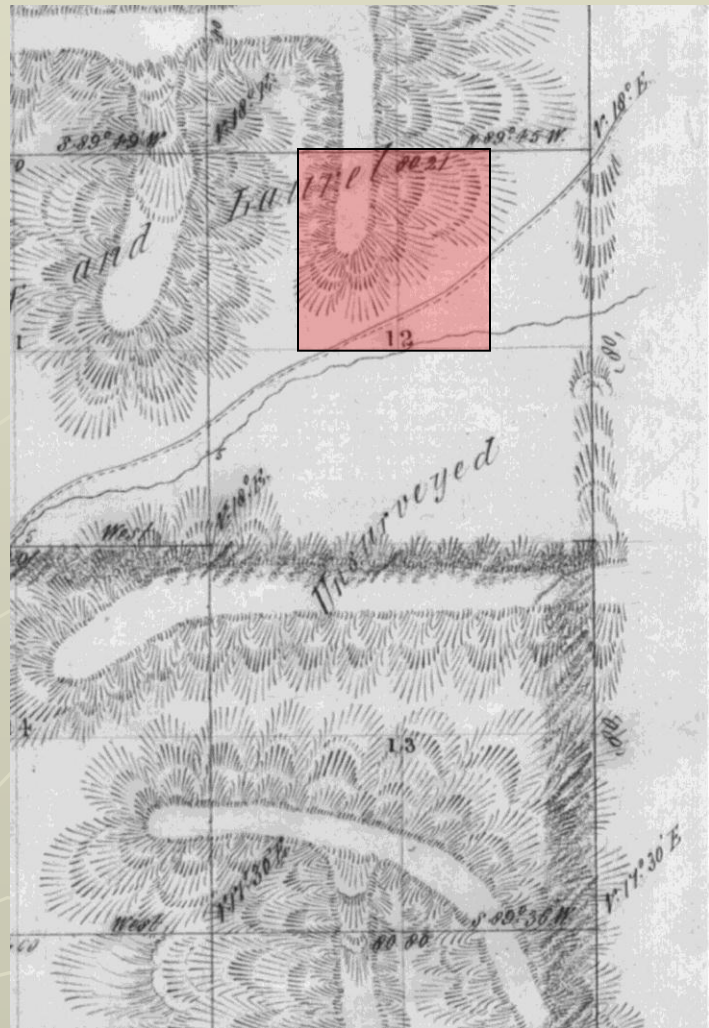
# History

- ▶ David P. Thompson survey, approved Nov 5, 1857.
- ▶ Mile between sections 12 and 13 not surveyed.
- ▶ Areas Returned for N  $\frac{1}{2}$  of sec. 12 and S  $\frac{1}{2}$  of sec. 13

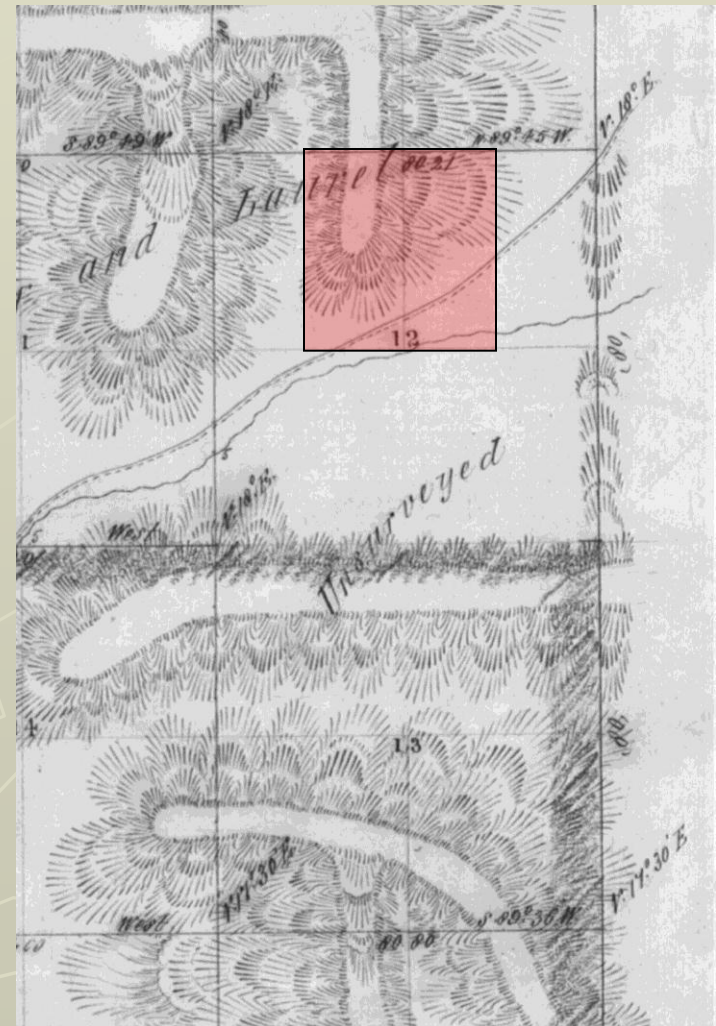


# More History

- ▶ The W ½ NE ¼ and the E ½ NW ¼ was patented Feb. 1, 1871.

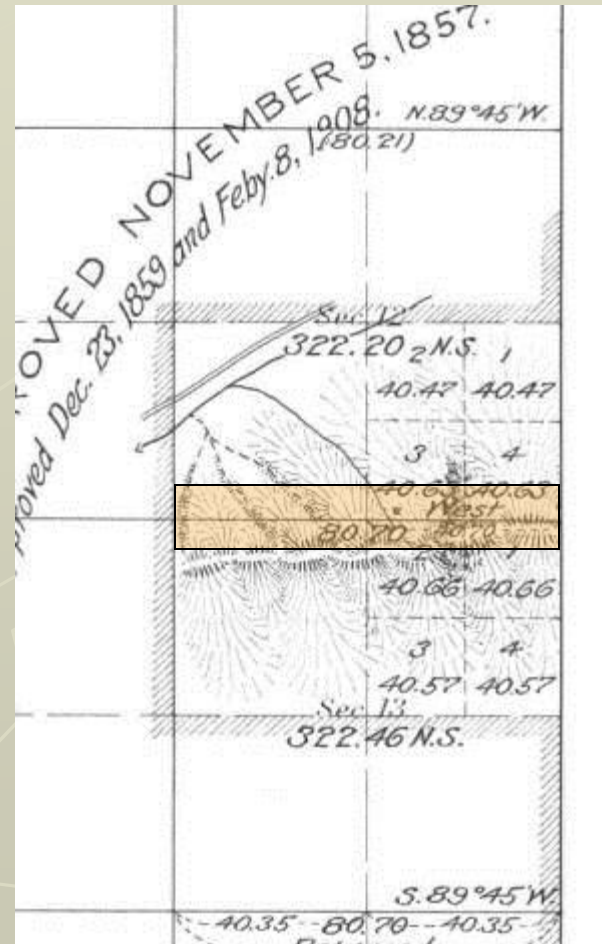


- The W ½ NE ¼ and the E ½ NW ¼ was patented Feb. 1, 1871.



# Even More History

- ▶ Ernest P. Rands completed the subdivisonal lines, approved 1912.
- ▶ Why did they push the excess to the East?





# Limits

**BLM Manual 3-34.** The amounts by which a section, or its aliquot parts, may vary from the ideal section and still be considered regular are referred to as the *rectangular limits*:

- (1) For *alignment*, the section's boundaries will not exceed 21' from cardinal in any part, nor will the opposite (regular) boundaries of a section vary more than 10'30".
- (2) For *measurement*, the distance between regular corners is to be normal according to the plan of survey, with certain allowable adjustments not to exceed 25 links in 40 chains.

# Completion of Partially Surveyed Sections

BLM Manual 3-88 – “In extending or completing fragmentary surveys, consideration is given to the completion of (1) partially surveyed sections, and (2) sections containing outlying areas protracted as surveyed, returned on the previous plat. In such cases, it is usually necessary to complete the survey of each section in such a way as to protect acquired rights.”

# BLM Manual 3-88 (continued)

“The procedure adopted shall fix and mark the remaining quarter-section corners and the controlling corners not marked in the previous survey in a position that will control the center and other controlling lines as necessary to retain the form of the original areas within reasonable limits.”

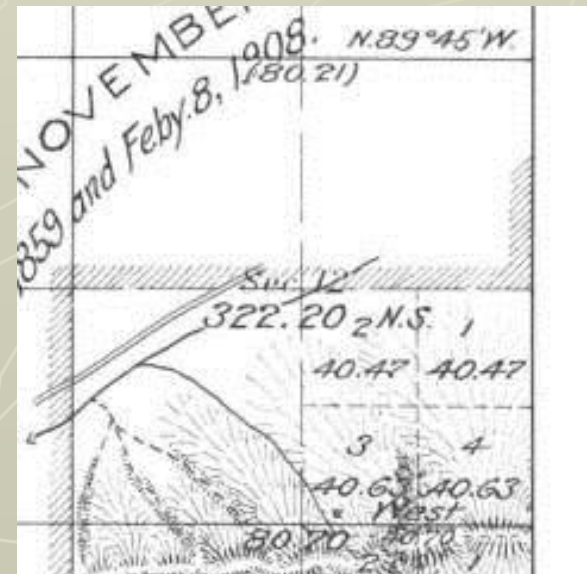
# *Completion of Partially Surveyed Sections*

**BLM Manual 3-91.** “The general rule is that each completed section will have four regular boundaries without offsets, with four governing section corners and four controlling quarter-section corners in such position as to maintain the integrity of the areas shown upon the original plat.”



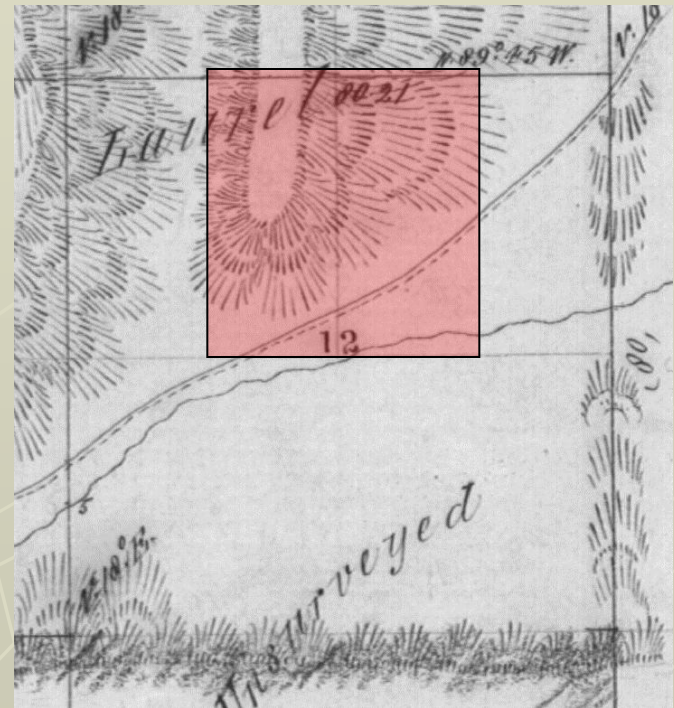
# How do you establish the C 1/4?

Does the completion survey by Rands match the presumed method of subdivision of the original survey?



# Land patented in 1871

- ▶ Lets assume that we are in the year 1900 and we need to establish the C  $\frac{1}{4}$  for this patented land.
- ▶ How is the C  $\frac{1}{4}$  established in this case?



# Subdivision of Fractional Sections

BLM Manual 3-120 – “The law provides that where no opposite corresponding quarter-section corners have been, or can be fixed, the subdivision-of-section lines shall be ascertained, by running a line from the monumented corners due north and south, or east and west, as the case may be...”

# BLM Manual 3-120 continued

"...the law presumes the section lines actually run and marked in the survey are due north and south, or due east and west lines, but usually this is not the case. Hence, in order to carry out the spirit of the law, it will be necessary in running the center lines through fractional sections to adopt mean courses, as ascertained from opposite corresponding section lines."



# Back to the year 1900

- ▶ Mean bearing to intersection with E-W center line.
- ▶ This method assumes what other key fact?

