LEGAL ASPECTS OF SURVEYING
SURV 2520

Class Hours: 3.0  Credit Hours: 3.0
Laboratory Hours: 0.0  Revised: Spring 2011

Catalog Course Description:

This course emphasizes the legal aspects of land surveying, including professionalism, licensing, documents, legal definitions, and laws.

Entry Level Standards:

The student should be able to effectively communicate with instructor and peers, complete assignments according to instructor specifications, and read and write at the required level.

Prerequisites:

SURV 2510 or permission of instructor

Textbook(s) and Other Course Materials:

Clark on Surveying and Boundaries, Walter G. Robillard; Michie Publishing Co., latest edition

I. Week/Unit/Topic Basis:

<table>
<thead>
<tr>
<th>Week</th>
<th>Topic</th>
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<tbody>
<tr>
<td>1</td>
<td>Surveyor's Duties, Rights, and Responsibility</td>
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<tr>
<td>2</td>
<td>Surveyor's Duties, Rights, and Responsibility (continued)</td>
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<tr>
<td>3</td>
<td>Rights and Interests in Land</td>
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<td>4</td>
<td>Rights and Interests in Land (continued)</td>
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<td></td>
<td>EXAM 1</td>
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<td>5</td>
<td>Boundary Surveys - PLS</td>
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<td>6</td>
<td>Boundary Surveys - PLS (continued)</td>
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<td>7</td>
<td>Riparian Rights</td>
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<td>8</td>
<td>Riparian Rights (continued)</td>
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<td>9</td>
<td>Deed and Adverse Possession</td>
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<tr>
<td>10</td>
<td>Original Surveys &amp; Resurveys</td>
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<tr>
<td>11</td>
<td>Original Surveys &amp; Resurveys (continued)</td>
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<td></td>
<td>EXAM 2</td>
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<td>12</td>
<td>Legal Definitions and Case Law</td>
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II. Course Goals*:

The course will:

A. Define the duties, rights and responsibilities of a professional surveyor. I, II, III & IV
B. Research, read, and write legal boundary descriptions. I
C. Foster the ability to footstep an original survey. I, II, III & IV
D. Expand the student’s understanding of legal definitions and survey case law. I, II, III & IV
E. Build the skills to function as a court witness. I, II, III & IV

*Roman numerals after course objectives reference goals of the Engineering Technology program.

III. Expected Student Learning Outcomes*:

The student will be able to:

1. Identify the legal role of the surveyor. A,B,C,D, & E
2. Explain the power of the Surveyor to fix boundaries. A,B,C, & D
3. Explain the liability of the Surveyor. A
4. Explain the integrity of the Surveyor. A
5. Explain the statutes regulating the practicing Surveyor. A
6. Write legal boundary descriptions. B
7. Research titles. B & C
8. Explain the relative importance of anchorage, bearings, distances, and monuments. B & C
9. Explain the types of deeds and the type of entitlement conveyed by each. B
10. Explain the importance of original surveys. B
11. Explain the importance of footstepping original survey. C
12. Explain the procedures used on inaccurate surveys. C
13. Explain the procedures of Riparian right land descriptions. B & C
14. Explain navigable vs nonnavigable bodies of water. B & C
15. Explain flowage easements. B & C
16. Explain ownership of beds of bodies of water. B & C
17. Explain legal terms and definitions pertaining to land title transfers. D
18. Explain the impact of legal decisions on existing practice. D

19. Explain the role of the Surveyor as an expert witness. E

20. Describe courtroom demeanor. E

* Capital letters after Expected Student Learning Outcomes reference the course goals listed above.

IV. Evaluation:

A. Testing Procedures:

Four examinations are scheduled. They will be True-False, Multiple Choice, Matching, and Short Answer Essay. Students may make up one exam due to absences. Examinations will normally be given as scheduled. Should a student have a planned vacation, operation, etc. occur during a scheduled exam, every effort should be made to take the exam prior to the scheduled absence. When a student misses an exam due to illness, he must contact the instructor immediately upon return and make up the exam within one week.

**Quizzes:**
Quizzes may be given by the instructor. Most quizzes will be unscheduled and randomly given. They cover the previous session’s material or the reading assignment for that day. There is no make-up or extra credit given for quizzes missed.

B. Laboratory Expectations:

**Written Assignments:**
Students may be required to hand in answers to select questions at the end of each chapter or other appropriate homework at the instructor's discretion. All written assignments must be handed in on 8 x 11 engineering notepad, typing paper, lined paper with smooth edges or forms provided by your instructor. Students are encouraged to use word processing to generate their assignments. All written assignments will be assessed a 10% penalty for each school day it is late. All student work submitted for evaluation may be retained by the instructor.

C. Field Work:

N/A

D. Other Evaluation Methods:

A subjective evaluation based on attendance, classroom participation and attitude may be included (10%).

E. Grading Scale:

Final grades will be computed from the grades obtained on homework, quizzes and examinations as follows:

- **Quizzes & Homework = 10% - 20%**
- **Examinations = 80% - 90%**

Grades are based on the following:

- 91 - 100 A
- 86 - 90 B+
- 81 - 85 B
- 76 - 80 C+
- 71 - 75 C
- 66 - 70 D+
V. Policies:

A. Attendance Policy:

Pellissippi State expects students to attend all scheduled instructional activities. As a minimum, students in all courses (excluding distance learning courses) must be present for at least 75 percent of their scheduled class and laboratory meetings in order to receive credit for the course. Individual departments/programs/disciplines, with the approval of the vice president of the Learning Division, may have requirements that are more stringent. In very specific circumstances, an appeal of the policy may be addressed to the head of the department in which the course was taken. If further action is warranted, the appeal may be addressed to the vice president of the Learning Division.

B. Academic and Classroom Misconduct:

Academic misconduct committed either directly or indirectly by an individual or group is subject to disciplinary action. Prohibited activities include but are not limited to the following practices:

• Cheating, including but not limited to unauthorized assistance from material, people, or devices when taking a test, quiz, or examination; writing papers or reports; solving problems; or completing academic assignments.

• Plagiarism, including but not limited to paraphrasing, summarizing, or directly quoting published or unpublished work of another person, including online or computerized services, without proper documentation of the original source.

• Purchasing or otherwise obtaining prewritten essays, research papers, or materials prepared by another person or agency that sells term papers or other academic materials to be presented as one’s own work.

• Taking an exam for another student.

• Providing others with information and/or answers regarding exams, quizzes, homework or other classroom assignments unless explicitly authorized by the instructor.

• Any of the above occurring within the Web or distance learning environment.

C. Accommodations for disabilities:

Students who need accommodations because of a disability, have emergency medical information to share, or need special arrangements in case the building must be evacuated should inform the instructor immediately, privately after class or in her or his office. Students must present a current accommodation plan from a staff member in Services for Students with Disabilities (SSWD) in order to receive accommodations in this course. Services for Students with Disabilities may be contacted by going to Goins 127, 132, 134, 135, 131 or by phone: 539-7153 or TTY 694-6429. More information is available at www.pstcc.edu/departments/swd/.