

Course Code: SRV 253

Course Title: Legal Aspects of Surveying

Department: Applied Sciences and Technologies

Effective Date: Summer 2026

PCS Code: 1.2 - Occupational/Technical Instruction

CIP Code: 15.1102

Repeatability: 0

Credit Hours

Catalog Notation: 2-3-3

Credit Hour Distribution:

Lecture: 2

Lab: 3

Clinical: 0

Total: 3

General Course Information

Catalog Description

Legal descriptions of boundaries and easements; title document research and interpretation; common and statute law; unwritten rights in land and their relationship to land surveys; survey standards; rules of evidence and rights, duties and liability of the surveyor; surveyor's reports.

General Course Objectives

Students will demonstrate understanding of basic land surveying concepts, methods, and record systems.

Minimum Placement Levels

English	Reading	Math
None	None	Placement out of MAT 072 or credit in MAT 131 with a grade of C or higher

Prerequisites

Credit in SRV 113

Methods of Evaluation

Students will be given a minimum of 1 objective exam, 7 homework assignments, and 3 lab exercises.

Instructional Materials and Additional Supplies

Brown's Boundary Control and Legal Principles, 978-1118431436

Definitions of Surveying and Associated Terms, Author: American Congress on Surveying and Mapping
Spiral-bound field book

Scientific calculator, Casio fx-115MS or equivalent

Mechanical pencil, 0.5 mm lead recommended

Straight edge

Course Content

General Learning Outcomes (GLOs)

- Reasoning and Inquiry: Students will demonstrate the ability to solve problems using deductive reasoning and logic, quantitative reasoning, or the scientific method.

Course Segments and Student Learning Outcomes

Course Segment	Learning Outcomes	Lecture Hours	Lab Hours	Clinical Hours
Legal Descriptions	1. Compose and interpret legal descriptions of land.	8	11	0
Common and Statute Law	1. Discuss the role of courts in determining land rights. 2. Explain the impact of applicable statutes on the land owner and the land surveyor.	2	4	0
Unwritten Rights in Land	1. Discuss land rights obtained by prescription and adverse possession.	2	2	0
Survey Standards	1. Explain requirements of state professional standards. 2. Explain requirements of ACSM/ALTA title survey standards. Evaluate surveys for compliance with standards.	2	2	0
Rules of Evidence and Rights	1. Explain the relative importance of conflicting title elements. 2. Discuss sequential and simultaneous conveyances. 3. Describe riparian and littoral rights of access and ownership.	5	10	0
Duties and Liability of the Surveyor	1. Explain the professional responsibilities of the land surveyor to other professions, to the land owner, and to the general public. 2. Discuss ethical pitfalls affecting land surveyors.	3	4	0
Easements	1. Identify and explain basic principles of easements. 2. Interpret easements and their impacts on land use.	3	2	0
Title Search	1. Explain the various forms of deeds and conditions of land title. 2. Research the chain of title for a given tract of land. 3. Locate survey-related documents from county recorders and interpret the information.	3	6	0
Surveyor's Reports	1. Discuss narratives that detail boundary results and uncertainties.	2	4	0

Total Contact Hours

Lecture Hours	Lab Hours	Clinical Hours
30	45	0