

N 1/4 CORNER OF SEC 16.
T 5 N. R 28 E. W.M.
FND BY THE BLM IN 1941.

SURVEYORS NARRATIVE:

THE PURPOSE OF THIS SURVEY IS TO LOCATE AND MONUMENT THE BOUNDARIES OF THE WALTER AND CAROL D. WRIGHT PARCEL AS RECORDED ON REEL 237 PAGE 153. UMATILLA COUNTY DEED RECORDS. THIS PARCEL IS LOCATED IN THE SE 1/4 OF THE NW 1/4 OF SECTION 16, T 5 N. R 28 E., W.M.. THIS SURVEY WAS ORDERED BY UMATILLA ELECTRIC COOPERATIVE BECAUSE OF SOME CONFUSION AS TO THE LOCATION OF THE EAST LINE OF THE WRIGHT TRACT. BROUGHT ABOUT BY THE BPA PLACING FIBERGLASS WARNING SIGNS ON THEIR RIGHT-OF-WAY.

THIS PARCEL IS DESCRIBED AS TRACT 2, IN A CORRECTION DEED RECORDED ON REEL 237, PAGE 154, UMATILLA COUNTY DEED RECORDS. THIS DEED CALLS FOR THE EAST HALF OF A DESCRIBED PARCEL, WHICH EXCEPTS THE TRACTS CONVEYED TO THE UNITED STATES OF AMERICA. I WAS ABLE TO DETERMINE THE LOCATION OF THE DESCRIBED PARCEL FROM THE DEED CALLS.

THE EAST LINE OF THIS PARCEL IS LOCATED ALONG THE "NORTH-SOUTH" "CENTER OF SECTION", OF SECTION 16, T 5 N. R 28 E., W.M.. THERE ARE WELL ESTABLISHED AND ACCEPTED MONUMENTS WHICH WELL DEFINE THIS LINE AS SHOWN ON THE FACE OF THIS SURVEY.

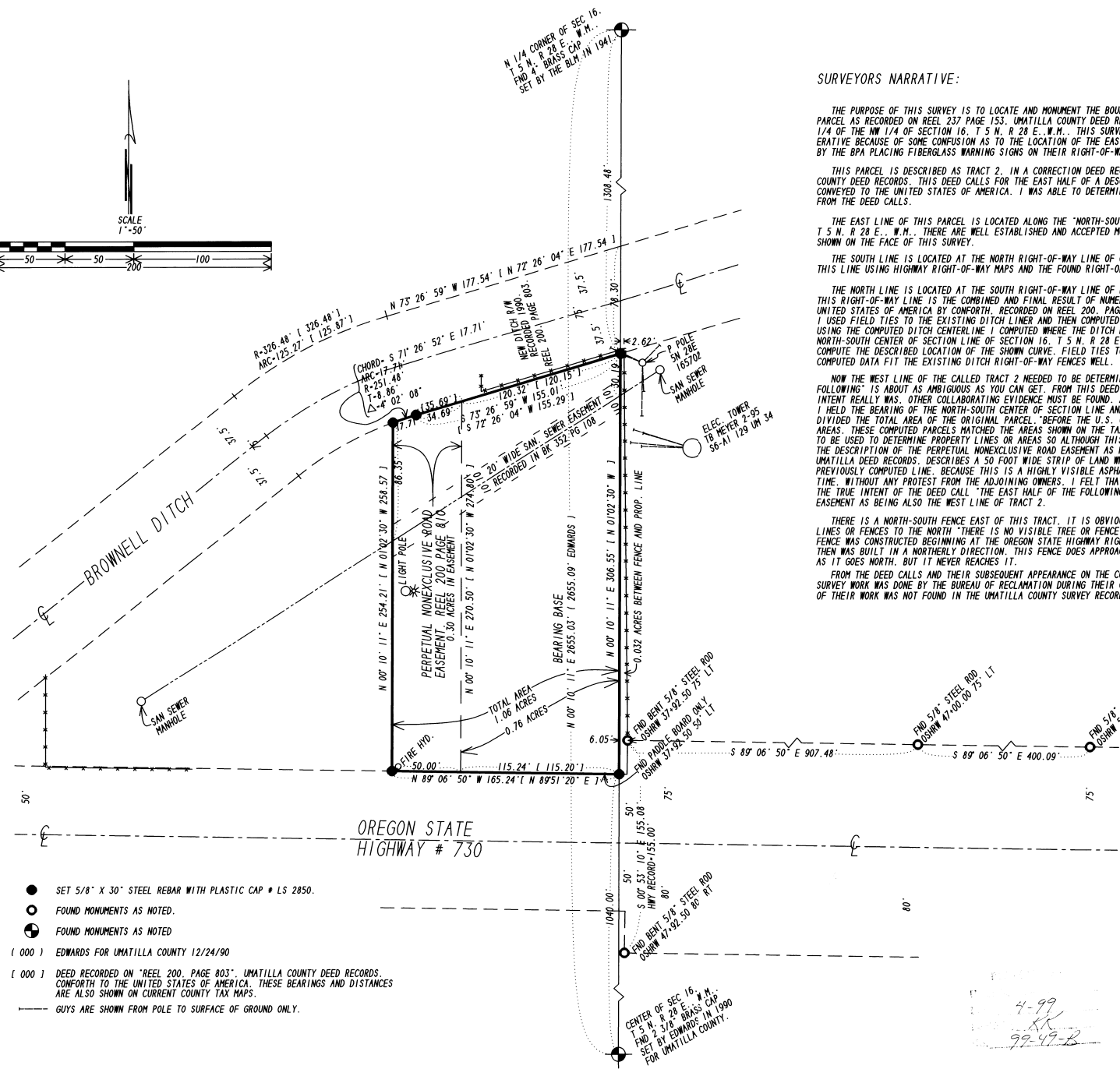
THE SOUTH LINE IS LOCATED AT THE NORTH RIGHT-OF-WAY LINE OF OREGON STATE HIGHWAY 730. I ESTABLISHED THIS LINE USING HIGHWAY RIGHT-OF-WAY MAPS AND THE FOUND RIGHT-OF-WAY MONUMENTS SHOWN.

THE NORTH LINE IS LOCATED AT THE SOUTH RIGHT-OF-WAY LINE OF BROWNELL DITCH AS IT EXISTS SINCE 1990. THIS RIGHT-OF-WAY LINE IS THE COMBINED AND FINAL RESULT OF NUMEROUS DESCRIPTIONS OF LAND DEEDED TO THE UNITED STATES OF AMERICA BY CONFORTH, RECORDED ON REEL 200, PAGE 803 THROUGH PAGE 814 AND DATED 6/05/90. I USED FIELD TIES TO THE EXISTING DITCH LINER AND THEN COMPUTED THE LOCATION OF THE CENTERLINE. THEN USING THE COMPUTED DITCH CENTERLINE I COMPUTED WHERE THE DITCH NORTH RIGHT-OF-WAY LINE INTERSECTED THE NORTH-SOUTH CENTER OF SECTION LINE OF SECTION 16, T 5 N. R 28 E., W.M.. I THEN USED THE DEED CALLS TO COMPUTE THE DESCRIBED LOCATION OF THE SHOWN CURVE. FIELD TIES TO EXISTING FENCES CONFIRMED THAT THE COMPUTED DATA FIT THE EXISTING DITCH RIGHT-OF-WAY FENCES WELL.

NOW THE WEST LINE OF THE CALLED TRACT 2 NEEDED TO BE DETERMINED. THE CALL FOR THE "EAST HALF OF THE FOLLOWING" IS ABOUT AS AMBIGUOUS AS YOU CAN GET. FROM THIS DEED CALL, IT CANNOT BE DETERMINED WHAT THE INTENT REALLY WAS. OTHER COLLABORATING EVIDENCE MUST BE FOUND. AFTER STUDYING THE CURRENT COUNTY TAX MAP, I HELD THE BEARING OF THE NORTH-SOUTH CENTER OF SECTION LINE AND COMPUTED THE LOCATION OF A LINE WHICH DIVIDED THE TOTAL AREA OF THE ORIGINAL PARCEL "BEFORE THE U.S. OF A. PARCELS WERE REMOVED" INTO TWO EQUAL AREAS. THESE COMPUTED PARCELS MATCHED THE AREAS SHOWN ON THE TAX MAP. UNFORTUNATELY TAX MAPS ARE NOT INTENDED TO BE USED TO DETERMINE PROPERTY LINES OR AREAS SO ALTHOUGH THIS EXERCISE WAS ENCOURAGING IT WAS NOT ENOUGH. THE DESCRIPTION OF THE PERPETUAL NONEXCLUSIVE ROAD EASEMENT AS RECORDED ON REEL 200, PAGE 803 AND PAGE 810 UMATILLA DEED RECORDS, DESCRIBES A 50 FOOT WIDE STRIP OF LAND WHOSE WEST LINE VERY CLOSELY MATCHES MY PREVIOUSLY COMPUTED LINE. BECAUSE THIS IS A HIGHLY VISIBLE ASPHALT ROAD WHICH HAS EXISTED FOR SOME TIME, WITHOUT ANY PROTEST FROM THE ADJOINING OWNERS, I FELT THAT IT WAS THE BEST DEFENDABLE EVIDENCE AS TO THE TRUE INTENT OF THE DEED CALL "THE EAST HALF OF THE FOLLOWING". I THEREFORE HELD THE WEST LINE OF THIS EASEMENT AS BEING ALSO THE WEST LINE OF TRACT 2.

THERE IS A NORTH-SOUTH FENCE EAST OF THIS TRACT. IT IS OBVIOUS THAT IT DOES NOT LINE UP WITH THE TREE LINES OR FENCES TO THE NORTH "THERE IS NO VISIBLE TREE OR FENCE LINES TO THE SOUTH". IT APPEARS THAT THIS FENCE WAS CONSTRUCTED BEGINNING AT THE OREGON STATE HIGHWAY RIGHT-OF-WAY PIN AT ENG. STA. 37+92.5 75' LT. THEN WAS BUILT IN A NORTHERLY DIRECTION. THIS FENCE DOES APPROACH THE NORTH-SOUTH CENTER OF SECTION LINE AS IT GOES NORTH, BUT IT NEVER REACHES IT.

FROM THE DEED CALLS AND THEIR SUBSEQUENT APPEARANCE ON THE COUNTY TAX MAPS, ONE COULD ASSUME THAT SOME SURVEY WORK WAS DONE BY THE BUREAU OF RECLAMATION DURING THEIR CANAL UPGRADE PROJECT. IF SO, A RECORD OF THEIR WORK WAS NOT FOUND IN THE UMATILLA COUNTY SURVEY RECORDS.



- SET 5/8" X 30" STEEL REBAR WITH PLASTIC CAP # LS 2850.
- FOUND MONUMENTS AS NOTED.
- ⊕ FOUND MONUMENTS AS NOTED
- (000) EDWARDS FOR UMATILLA COUNTY 12/24/90
- (000) DEED RECORDED ON "REEL 200, PAGE 803", UMATILLA COUNTY DEED RECORDS, CONFORM TO THE UNITED STATES OF AMERICA. THESE BEARINGS AND DISTANCES ARE ALSO SHOWN ON CURRENT COUNTY TAX MAPS.
- GUYS ARE SHOWN FROM POLE TO SURFACE OF GROUND ONLY.

**REGISTERED
PROFESSIONAL
LAND SURVEYOR**

Jason L. Coppock

OREGON
JANUARY 20, 1998
JUDSON L. COPPOCK
2880

RENEWAL DATE: DEC. 31/99

SURVEY FOR:
UMATILLA ELECTRIC COOPERATIVE
WALTER AND CAROL D. WRIGHT PARCEL AS RECORDED ON REEL 237 PAGE 153, UMATILLA COUNTY DEED RECORDS AS LOCATED IN THE SE 1/4 OF THE NW 1/4 OF SECTION 16, T 5 N. R 28 E., W.M., UMATILLA COUNTY, OREGON

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