

REFERENCE MATERIAL

Survey 0-563-AX
 Survey P-51-B
 Survey 84-01-B
 Survey 85-42-B
 Survey 89-91-B
 Survey 90-065-B
 Survey 90-064-C
 Survey 92-090-B
 Survey 92-144-B
 Survey 97-210-B
 Survey 99-303-B
 Survey 00-123-B
 Partition Plot No. 1994-06

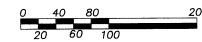
DEED REFERENCES

Book 277 Page 672
 Microfilm R114 Page 2069
 Microfilm R152 Page 682
 Microfilm R209 Page 1227
 Microfilm R221 Page 728
 City Of Hermiston Ordinance
 Numbers 1997, 1999 and 2007
 First American Title Insurance
 Commitment Number 48342

BASIS OF BEARING

The East line of the Southwest quarter of the Southwest quarter of Section 2, Township 4 North, Range 28 East of the Willamette Meridian being South 0°34'37" West, as per minor partition no. 1994-06

SCALE: 1"=100'



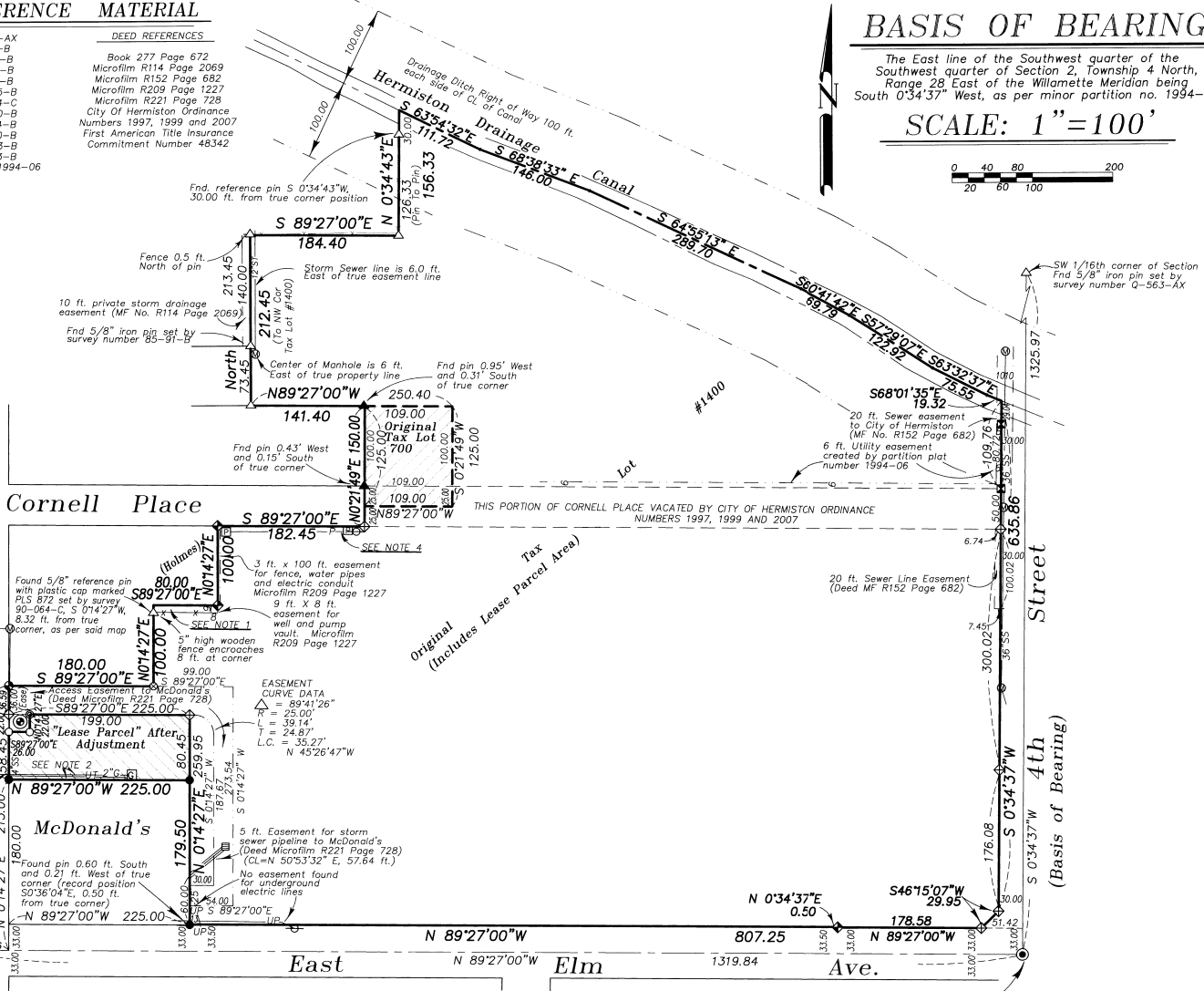
LEGEND

- Found 5/8" iron pin with plastic cap marked BGA SURVEY MARKER set by survey number 92-144-B
- ⊙ Found 4" cross in top of curb set by survey number 92-144-B
- △ Found 5/8" iron pin with plastic cap marked "BGB SURVEY MARKER" set by survey number 99-303-B unless otherwise noted
- Found 5/8" iron pin with plastic cap marked PLS 872 set by survey number 90-065-B
- ⊙ Found 5/8" iron pin in valve box unless otherwise noted
- ◆ Found 5/8" iron pin with plastic cap marked BGA SURVEY MARKER set by survey number 92-090-B
- Found 5/8" iron pin with plastic cap marked WR WELLS PLS 1106 set by minor partition number 1994-06
- ▲ Found 5/8" iron pin with plastic cap marked "JAB 02735 LS" set by survey number 97-210-B
- ⊕ Found 5/8" iron pin with plastic cap marked "BGB SURVEY MARKER" set by survey number 00-123-B
- Set 5/8" iron pin with plastic cap marked "BGB SURVEY MARKER"
- Set 2" long "PK" Nail with brass washer marked "OPLS 2219" in Concrete Curb
- ⊙ Freestanding Wal-Mart sign
- ⊙ Manhole
- ⊙ Gas Meter
- ⊙ Utility pole
- ⊙ Telephone riser
- ⊙ Catch Basin
- ⊙ Easement Line
- ⊙ Centerline
- P- Overhead power line
- UP- Underground power line
- T- Overhead telephone line
- UT- Underground telephone line
- 2" Gas line and size
- 8"SS Sanitary sewer line and size
- 12"ST Storm sewer line and size
- *-*-* Fence line (6 ft. Chain Link unless otherwise noted)

State Highway No. 32 (North First Street)

East Elm Ave.

4th Street (Basis of Bearing)



NOTES

- Deed Microfilm R209 Page 1227 specifies providing "a 6 ft. fence, same material and design as current fence, on the Holmes property line and around existing well and pump house for access from Holmes property and to relocate metal pipe and clothes line on the Holmes property at least one foot North of property line." I find this has not been completed as of the date of this survey. (Exception 8 on Page 2 of the stated Title commitment No. 48342)
- Unrecorded easement for gas and telephone lines as disclosed by survey for McDonald's property job No. W7506-90, by Anderson Perry and Associates, LaGrande, Oregon. No width or location other than position of lines is shown.
- Sanitary sewer line along West line of parcel listed as Exception 10 on Page 2 of the Title commitment No. 48342.
- Electric line along the North line of the parcel listed as Exception 6 on Page 2 of Title commitment No. 48342. No mention is made of the existing underground and overhead telephone lines along this utility pole line.

NARRATIVE

This survey was done at the request of Bill Dunning of Pacific Land Design. The purpose of this survey is to monument a Property Line Adjustment on the land within the exterior of this survey. This area was originally made up of several ownerships. A recent Tax Lot Consolidation has left only Tax Lot Numbers 700 and 1400. This property line adjustment adjusts these two lots. Tax Lot 1400 is being adjusted to be only the area within the "Lease Parcel" and Tax Lot 700 is being expanded to include all of the land within the bounds of this survey except the "Lease Parcel" area. Survey Number 00-123-B was originally intended to accomplish this adjustment, however, there was a setback for the freestanding Wal-Mart sign that was not addressed. This configuration complies with the City of Hermiston requirements. I base my survey on the existing monumentation from the previous surveys as shown. I have prepared Legal Descriptions for the adjustment of these lots.

REGISTERED
**PROFESSIONAL
 LAND SURVEYOR**
Nick G. Robinson
 OREGON
 JULY 17, 1988
**RICK G. ROBINSON
 2219**
 Renewal Date: Dec. 31, 2002

BAGETT, GRIFFITH & BLACKMAN
 2006 Adams Avenue, LaGrande, Oregon (541) 963-6092
 MAP OF SURVEY
 Monumentation of a property line adjustment situated in the Southwest quarter of the Southwest quarter of Section 2, Township 4 North, Range 28 East of the Willamette Meridian, City of Hermiston
 UMATILLA COUNTY, OREGON

SURVEYED FOR	Pacific Land Design
SURVEYED BY	R.G.R. 1-4-2001
Scale: 1" = 100'	Drawn by: R.G.R. 1-15-2001

01-01
 KK
 01-07-B