

RECORD OF SURVEY AND PROPERTY LINE ADJUSTMENT

NARRATIVE

THIS SURVEY WAS PERFORMED AT THE REQUEST OF JEFF SKINNER FOR THE LAVELLE HARRAL ESTATE. THE PURPOSE OF THE SURVEY WAS TO DETERMINE THE BOUNDARY OF LANDS DESCRIBED IN EXHIBIT A OF SPECIAL WARRANTY AS INSTRUMENT NO. 2000-370009, MICROMETER RECORDS OF UMATILLA COUNTY AND TO DOCUMENT A PROPERTY LINE ADJUSTMENT TO REVISE THE WEST BOUNDARY TO EXCLUDE AN ENCRANCHING TRACTOR SHED.

REFERENCE SURVEYS USED IN DETERMINING THE PROPERTY BOUNDARY ARE INDICATED ON THIS RECORD OF SURVEY.

THE EAST BOUNDARY OF THE PROPERTY IS THE WEST RIGHT-OF-WAY LINE OF HIGHWAY 395 SOUTH. I HELD THE STATE HIGHWAY MONUMENTS FOUND ON THE EAST RIGHT-OF-WAY LINE AND THE ALUMINUM CAPPED 5/8" REBAR ON THE WEST RIGHT-OF-WAY LINE NEAR THE EAST-WEST CENTERLINE OF SECTION 21 TO COMPUTE THE WEST HIGHWAY RIGHT-OF-WAY LINE AS DEPICTED ON THIS RECORD OF SURVEY.

THE SOUTH BOUNDARY OF THE PROPERTY WAS DETERMINED WITH REFERENCE TO THE CENTER 1/4 CORNER MONUMENT AND THE TWO ALUMINUM CAPPED 5/8" REBARS RECOVERED FROM SURVEY NUMBERS 0-34-B AND 88-83-B. I PROJECTED THE LINE BETWEEN THE CENTER 1/4 CORNER MONUMENT AND THE ALUMINUM CAPPED 5/8" REBAR JUST EAST OF MCKAY CREEK, SOUTH 89°52'19" WEST TO INTERSECT THE WEST BOUNDARY OF THE PROPERTY ON THE EAST LINE OF THAT TRACT OF LAND RECORDED AND DESCRIBED IN BOOK 284, PAGE 65, DEED RECORDS. THE EAST LINE OF THE PORTION OF THE PROPERTY EXTENDING SOUTH FROM THE CENTER 1/4 CORNER MONUMENT WAS DETERMINED BY HOLDING THE CENTER 1/4 CORNER MONUMENT AND THE FOUND 5/8" REBAR OF UNKNOWN ORIGIN FOR LINE AND EXTENDING THE RECORD DISTANCE SOUTH FROM THE CENTER 1/4 CORNER MONUMENT. THE WEST LINE OF THIS PORTION OF THE PROPERTY IS LAID OUT PARALLEL WITH THE EAST LINE. NOTE: ON SURVEY NO. 04-120-B, I NOTED THE CENTER 1/4 CORNER MONUMENT WAS BENT UP AND UNUSABLE. AT THE PRESENT TIME, THE MONUMENT IS FIRMLY SET, APPEARS UNDISTURBED, AND I HELD ITS POSITION.

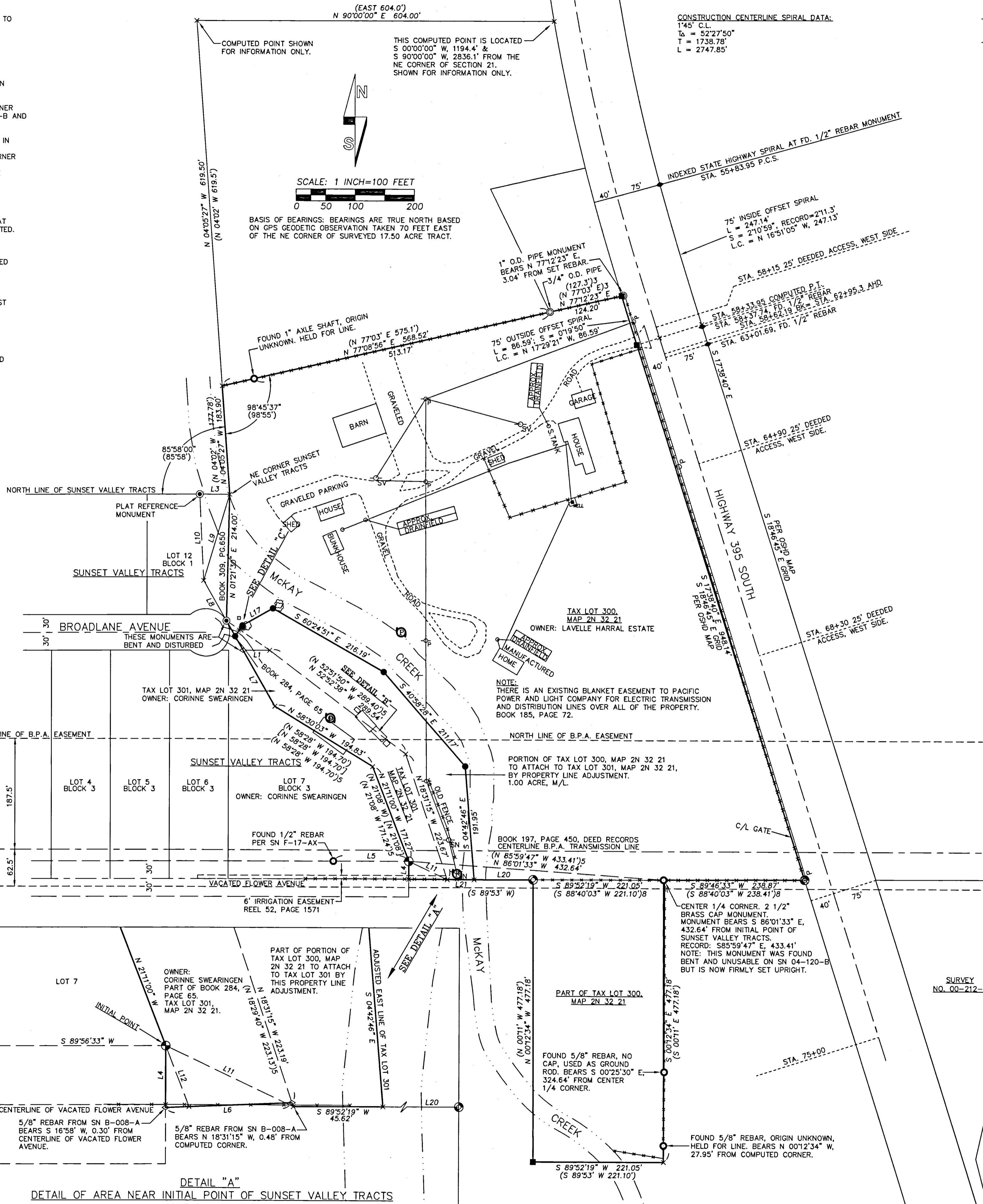
TO RESOLVE THE WEST BOUNDARY OF THE PROPERTY, I SEARCHED AND RECOVERED THE INITIAL POINT OF SUNSET VALLEY TRACTS AND THE REFERENCE MONUMENT ON THE NORTH PLAT BOUNDARY. THE PLAT MONUMENT AT THE END OF THE CUL-DE-SAC OF BROADLANE AVENUE IS BENT AND DISTURBED AS NOTED. I COMPUTED THE LOST ANGLE POINTS IN THE EAST BOUNDARY OF SUNSET VALLEY TRACTS, BETWEEN THE INITIAL POINT AND REFERENCE MONUMENT ON THE NORTH BOUNDARY, BY THE COMPASS RULE ADJUSTMENT METHOD. I THEN COMPUTED THE EAST LINE OF THAT TRACT RECORDED AND DESCRIBED IN BOOK 284, PAGE 65, DEED RECORDS, BY COMPASS RULE ADJUSTMENT METHOD BETWEEN THE RECOVERED 5/8" REBAR ON THE SOUTH END AND THE ANGLE POINT COMPUTED NORTH 89°56'33" EAST, 45.00 FEET FROM THE EAST LINE OF SUNSET VALLEY TRACTS.

TO COMPLETE THE WEST LINE OF THE PROPERTY, I HELD A LINE BETWEEN THE COMPUTED POSITION OF THE BENT REBAR NEAR THE EAST EDGE OF THE BROADLANE AVENUE CUL-DE-SAC AND THE NORTHEAST CORNER OF SUNSET VALLEY TRACTS AS THE EAST LINE OF THAT TRACT RECORDED AND DESCRIBED IN BOOK 309, PAGE 650 DEED RECORDS. THE NORTHERLY SEGMENT OF THE EAST BOUNDARY OF THE PROPERTY WAS DETERMINED BY TURNING THE RECORD ANGLE OF 85°58'00" AT THE NORTHEAST CORNER OF SUNSET VALLEY TRACTS AND EXTENDING LINE NORTH 04°05'27" WEST TO INTERSECT THE NORTH BOUNDARY OF THE PROPERTY.

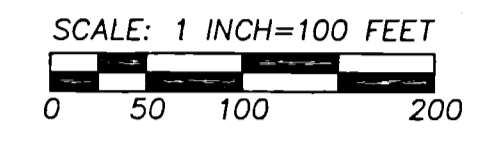
THE NORTH BOUNDARY OF THE WAS DETERMINED ON A LINE BETWEEN THE PIPE MONUMENTS RECOVERED FROM SURVEY NO. 06-298-AX, (DATED DECEMBER, 1950), AND THE AXLE SHAFT OF UNKNOWN ORIGIN NORTH 77°08'56" EAST, 55.35 FEET FROM THE NORTHWEST CORNER OF THE PROPERTY.

SURVEY NUMBERS 06-298-AX AND 17-052-AX, BY W.E.O. CRIGER, MADE IN DECEMBER OF 1950 AND APRIL OF 1951, RESPECTIVELY, SHOW SYMBOLS AT THE CORNERS OF PROPERTIES. I MADE SEARCHES OF ALL OF THESE SYMBOL LOCATIONS AFFECTING THE PROPERTY BUT FOUND ONLY THE TWO PIPE MONUMENTS ON THE NORTH PROPERTY LINE PER SURVEY NO. 06-298-AX.

THIS SURVEY WAS MADE BY ONE AND TWO PERSON CREWS USING A TRIMBLE GEODETIC GPS SYSTEM OPERATED IN REAL TIME KINEMATIC MODE AND WITH A LEICA TCR 803, 3 SECOND TOTAL STATION. MONUMENTS ESTABLISHED AND TIED WERE VERIFIED BY REDUNDANT OBSERVATIONS.



CONSTRUCTION CENTERLINE SPIRAL DATA:
145' C.L.
L = 5227.50'
T = 1738.78'
L = 2747.85'



BASIS OF BEARINGS: BEARINGS ARE TRUE NORTH BASED ON GPS GEODETIC OBSERVATION TAKEN 70 FEET EAST OF THE NE CORNER OF SURVEYED 17.50 ACRE TRACT.

LEGEND

- - SET 5/8 BY 24" REBAR WITH RED PLASTIC CAP MARKED "OR PLS 1106 WA PLS 17372", UNLESS OTHERWISE NOTED.
- - COMPUTED POSITION. REBAR MONUMENT TO BE ESTABLISHED UPON FURTHER DIVISION OF LAVELLE HARRAL ESTATE PROPERTY.
- - FOUND 1" O.D. PIPE FROM SN 06-298-AX, UNLESS OTHERWISE NOTED.
- ⊙ - FOUND INITIAL POINT OF SUNSET VALLEY TRACTS. CONCRETE MONUMENT WITH HOLE IN TOP AS MEASURE POINT.
- ⊕ - FOUND 5/8" REBAR WITH 1 1/4" ALUMINUM CAP PER SURVEY NO. 0-34-B OR 88-83-B.
- ⊗ - FOUND 5/8" PLAT MONUMENT FROM PLAT OF SUNSET VALLEY TRACTS.
- ◇ - FOUND 5/8" REBAR PER SN B-008-A.
- ◆ - FOUND 1/2" REBAR SHOWN ON "AS-CONSTRUCTED" STATE HIGHWAY MAPS 4, 5, 6, & 7.
- - OTHER MONUMENT FOUND AS NOTED.
- x - COMPUTED POINT ONLY, NOT SET OR FOUND.
- SN - INDICATES SURVEY NUMBER OF RECORD SURVEY RECORDED IN UMATILLA COUNTY SURVEYOR'S OFFICE.
- (XOX) - RECORD DIMENSION FROM DEED AND SURVEY NO. 17-052-AX.
- [XOX] - RECORD DIMENSION FROM PLAT OF SUNSET VALLEY TRACTS.
- (XOX)3 - RECORD DIMENSION PER SURVEY NO. 06-298-AX.
- (XOX)5 - RECORD DIMENSION PER SURVEY NO. B-008-A.
- (XOX)6 - RECORD DIMENSION PER SURVEY NO. F-17-AX.
- (XOX)8 - RECORD DIMENSION PER SURVEY NO. 0-34-B OR 88-83-B.
- ⊖ - POWER POLE.
- - INDICATES FENCE LINE. NOT ALL FENCES ARE SHOWN.
- ⊕ - INDICATES IRRIGATION PUMP AT POINT OF DIVERSION FOR IRRIGATION.

LINE TABLE

NO.	BEARING	DISTANCE	RECORD DIMENSION
L1	S 89°56'33" W	45.00'	(EAST 45.00')5
L2	N 29°41'53" W	57.30'	(N 29°39' W)
L3	S 89°56'33" W	50.75'	(EAST 50.75')
L4	N 00°06'36" E	30.29'	(N 00°00' E 30.26')5
L5	S 89°56'33" W	127.99'	(WEST) & (WEST 128.00')6
L6	N 89°57'00" W	64.91'	(N 90° W 65.00')5
L7	N 29°41'53" W	108.78'	(N 29°39' W) & (N 29°39' W 108.75')5
L8	N 29°41'53" W	78.19'	(N 29°39' W)
L9	N 16°42'04" E	152.45'	(N 16°45' E 152.46') & (N 16°45' E 152.46')
L10	N 02°43'19" W	146.13'	COMPUTED
L11	N 64°38'49" W	71.94'	
L12	N 21°11'00" W	32.50'	(N 21°08' W)
L13	N 29°41'53" W	27.33'	(N 29°39' W)
L14	N 29°41'53" W	29.97'	(N 29°39' W)
L15	N 34°14'35" E	13.22'	
L16	N 34°14'35" E	8.72'	
L17	N 60°40'47" E	59.04'	
L18	N 55°52'40" W	61.72'	
L19	N 55°52'40" W	26.93'	
L20	S 89°52'19" W	99.92'	(S 89°23' W)
L21	S 89°52'19" W	45.62'	(S 89°23' W)

TOTAL TRACT AREA = 17.50 ACRES, M/L

REFERENCE SURVEYS:

1. STATE HIGHWAY DEPARTMENT "AS-CONSTRUCTED" MAP SHEETS 4, 5, 6, AND 7, SLIDES 378 AND 379 IN UMATILLA COUNTY SURVEYOR'S OFFICE ON LINE RECORDS.
2. PLAT OF SUNSET VALLEY TRACTS, BOOK 8, PAGE 22, PLAT RECORDS, 1957 BY WAYNE HARRIS.
3. SURVEY NO. 06-298-AX, DATED DECEMBER, 1950, BY W.E.O. CRIGER.
4. SURVEY NO. 17-052-AX, DATED APRIL, 1951, BY W.E.O. CRIGER.
5. SURVEY NO. B-008-A, DATED DECEMBER 1965, BY LELAND ASCHER.
6. SURVEY NO. F-18-AX, DATED MARCH, 1969, BY DON STAEHLER.
7. SURVEY NO. 04-232-C, DATED SEPTEMBER 1973, BY DON STAEHLER.
8. SURVEY NO. S-45-B, DATED JANUARY, 1981 BY TERRY HAMBY.
9. SURVEY NO. 00-121-B, DATED AUGUST, 2000, BY BILL WELLS.
10. SURVEY NO. 04-120-B, DATED JUNE, 2004, BY BILL WELLS.
11. PARTITION PLAT NO. 2010-19, DATED AUGUST, 2010, BY BILL WELLS.
12. SURVEY NO. 17-089-B, DATED JULY, 2017, BY BOB ENGLISH.

AREA SUMMARY FOR PROPERTY LINE ADJUSTMENT BETWEEN TAX LOTS 300 AND 301 MAP 2N 32 21

AREA OF EXISTING TAX LOT 300 = 17.50 ACRES LESS 1.00 ACRE TO ATTACH TO TAX LOT 301 = 16.50 ACRES, M/L REVISED AREA.
 AREA OF EXISTING TAX LOT 301 = 0.66 ACRE PLUS 1.00 ACRE TO ATTACH FROM TAX LOT 300 = 1.66 ACRES, M/L REVISED AREA.
 ABOVE AREAS ARE COMPUTED FROM SURVEY AND VARY SLIGHTLY FROM TAX MAP AREAS.

RECEIVED BY

Umatilla County Surveyor
 Date: 8/13/18
 Rec'd By: CT
 No.: 18-075-C

REGISTERED PROFESSIONAL LAND SURVEYOR
 William R. Wells
 OREGON
 JULY 22, 1977
 WILLIAM R. WELLS
 1106
 RENEWS 6/30/20

WELLS SURVEYING
 200 SE HAILEY SUITE 108
 P.O. BOX 1696
 PENDLETON, OR 97801
 PHONE: (541) 276-6362
 DATE: 06/18 DR. BY: WRW
 CK. BY: WRW NO: 18-1681

PROJECT: SKINNERROT
 PROPERTY LINE ADJUSTMENT SURVEY FOR:
 CORINNE SWEARINGEN AND HAZEL LAVELLE HARRAL ESTATE
 SITUATED IN THE NORTH HALF OF SECTION 21, T2N., R32E., W.M. UMATILLA COUNTY, OREGON.

