

RECORD OF SURVEY

LOCATED IN THE SW1/4 OF THE SW1/4 OF SECTION 3, T2N, R34E, W.M., UMATILLA COUNTY, OREGON.
FEBRUARY, 2015.

NARRATIVE

THIS SURVEY WAS MADE AT THE REQUEST OF AARON JACKSON, AN INTEREST HOLDER IN TRACT I, TO SURVEY AND MONUMENT THE EASTERLY BOUNDARY OF TRACT I AS SHOWN. ALL DEEDS AND OTHER REFERENCE MATERIALS USED IN THIS SURVEY ARE LISTED IN THE REFERENCE DOCUMENTS. THE EASTERLY LINE OF THE PROPERTY IS AN OFFSET OF THE WESTERLY RIGHT OF WAY LINE OF UMATILLA COUNTY ROAD NO. 751.

THE OWNERS OF TRACT II INDICATED THAT THEY THOUGHT THE ROAD ALIGNMENT OF COUNTY ROAD NO. 751 HAD CHANGED WHEN THE NEW BRIDGE WAS INSTALLED IN THE LATE 1960'S. ACCORDING TO THE BRIDGE REPLACEMENT AS BUILT MAP WHICH IS AVAILABLE AT THE UMATILLA COUNTY SURVEYOR'S OFFICE, THE NEW BRIDGE WAS INSTALLED IN PLACE OF THE PREVIOUS BRIDGE. THEREFORE, THE ROAD ALIGNMENT WOULD NOT CHANGE. SINCE THE NEW BRIDGE WAS PLACED IN THE SAME LOCATION AS THE OLD BRIDGE A TEMPORARY BRIDGE WOULD HAVE BEEN CONSTRUCTED ALONG SIDE FOR TRAFFIC FLOW WHILE THE NEW BRIDGE WAS BEING BUILT. THIS MAY BE WHY TRACT II OWNERS THINK THE ROAD ALIGNMENT CHANGED. THE REVISED 1927 RAILROAD MAP SHOWS THE COUNTY ROAD ENTERING THE RAILROAD STATION GROUNDS WESTERLY OF THE SOUTHEAST CORNER OF THE GROUNDS. I SCALED THE CENTERLINE OF THE ROAD FROM THE MAP (MAP SCALE IS 1"=400') AND CAME UP WITH A DISTANCE OF 80'+/- WESTERLY OF THE SOUTHEAST CORNER OF THE GROUNDS. THE TRUE MEASUREMENT AS SHOWN ON THIS SURVEY IS 84.91'. I THEREFORE CONCLUDE THAT THE ROAD LOCATION HAS NOT CHANGED SIGNIFICANTLY SINCE 1927, THE DATE OF THE O.W.R.R. & NAV. CO. MAP REVISED DATE, AND THE SAME TIME FRAME AS THE FIRST DEED CONVEYING TRACT II. THE DIFFERENCE OF 4.91' IS THE ERROR OF SCALING A 1"=400' MAP. THE RAILROAD MAP, ALONG WITH OTHER ROUTE MAPS SHOWING THE ROAD LOCATION IN REALATIONSHIP TO THE HOUSES, THE STORE AND POST OFFICE, AND CERTAIN OTHER BUILDINGS AT CAYUSE IN THE 1960'S BEFORE THE BRIDGE WAS REPLACED ARE AVAILABLE AT THE UMATILLA COUNTY SURVEYOR'S OFFICE.

A PLANNED VACATION (OF THE ORIGINAL KIMBRELL SURVEYED ROAD ALIGNMENT WHICH THE ROAD WAS NEVER BUILT UPON), AND RELOCATION (OF PORTION OF THE CURRENT ROAD NORTH OF THE RAILROAD CROSSING) OF THE ROAD WAS PLANNED IN THE LATE 1960'S BUT NEVER ACTED UPON. THE NOTES ARE AVAILABLE AT UMATILLA COUNTY SURVEYOR'S OFFICE IN ROAD NO. 751 FILE.

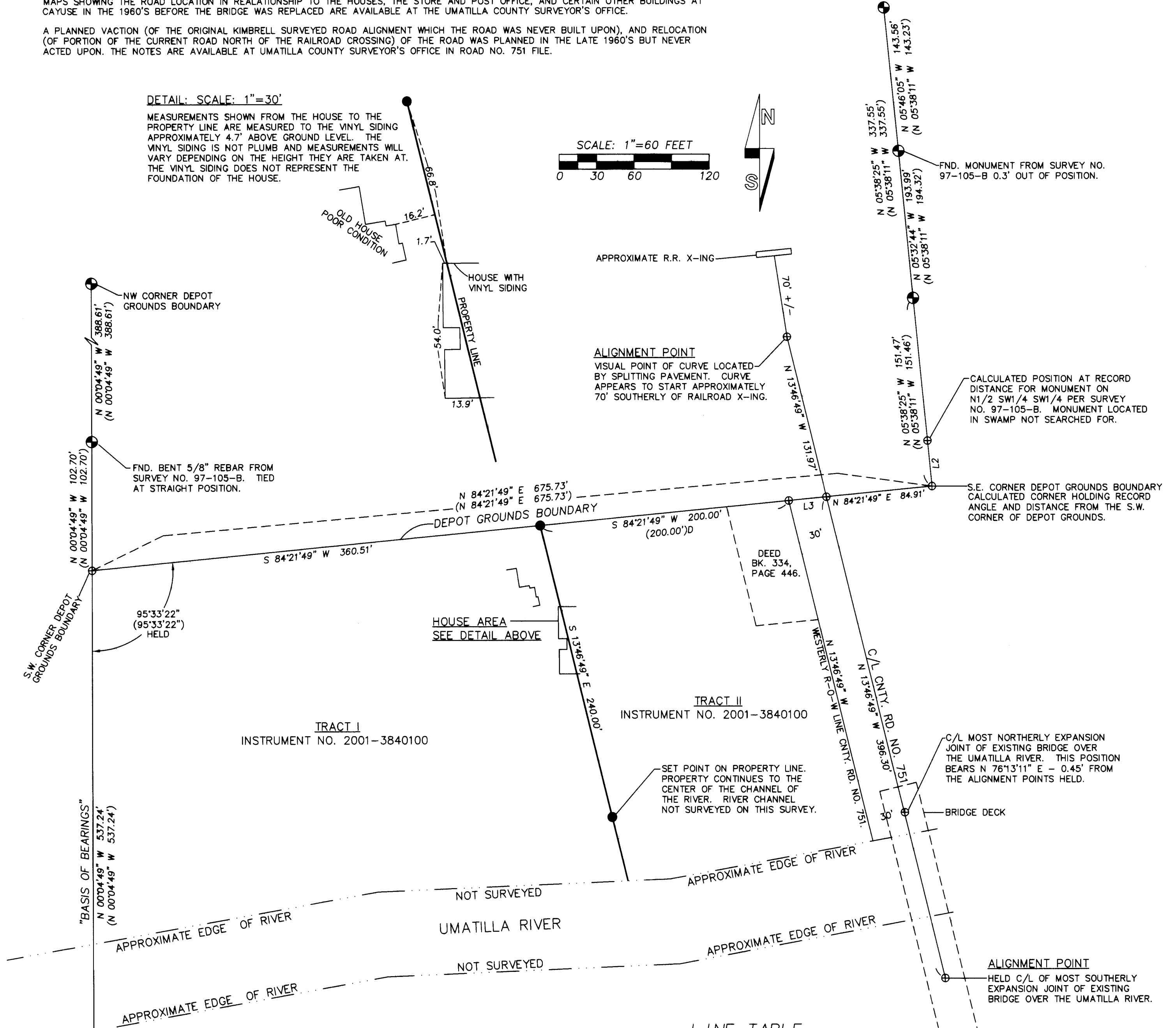
LEGEND

- SET 5/8"x24" IRON REBAR WITH 1 1/4" PURPLE PLASTIC CAP MARKED "WELLS SURVEYING 54657PLS."
- ⊕ FOUND A 5/8" IRON REBAR WITH YELLOW PLASTIC CAP AS SET ON SURVEY NO. 97-105-B.
- ⊕ CALCULATED POINT ONLY. NOTHING FOUND OR SET.
- (XOX) RECORD DIMENSION FROM THE SURVEY NO. 97-105-B.
- (XOX)D RECORD DEED DIMENSION.

DETAIL: SCALE: 1"=30'

MEASUREMENTS SHOWN FROM THE HOUSE TO THE PROPERTY LINE ARE MEASURED TO THE VINYL SIDING APPROXIMATELY 4.7' ABOVE GROUND LEVEL. THE VINYL SIDING IS NOT PLUMB AND MEASUREMENTS WILL VARY DEPENDING ON THE HEIGHT THEY ARE TAKEN AT. THE VINYL SIDING DOES NOT REPRESENT THE FOUNDATION OF THE HOUSE.

SCALE: 1"=60 FEET



TRACT I
INSTRUMENT NO. 2001-3840100

TRACT II
INSTRUMENT NO. 2001-3840100

REFERENCE DOCUMENTS

SURVEY NO. 97-105-B.
AFFIANT'S DEED RECORDED AS INSTRUMENT NO. 2001-3840100.
BARGAIN & SALE DEED RECORDED IN BOOK 334, PAGE 446.
WARRANTY DEED RECORDED IN BOOK 125, PAGE 426.
WARRANTY DEED RECORDED IN BOOK 129, PAGE 78.
WARRANTY DEED RECORDED IN REEL 257, PAGE 267.
BRIDGE & ROAD NOTES FOR COUNTRY ROAD NO. 751,
LOCATED AT SURVEYOR'S OFFICE.
O.W.R.R. & NAV. CO. MAPS LOCATED AT SURVEYOR'S OFFICE.

LINE TABLE

NO.	BEARING	DISTANCE
L1	N 00°04'49" W	20.00'
(L1)	N 00°04'49" W	(20.00')
L2	N 05°38'25" W	36.61'
(L2)	N 05°38'11" W	(36.61')
L3	N 84°21'49" E	30.31'

FND. 2" IRON PIPE WITH 2 1/2" BRASS CAP
WITNESS CORNER MONUMENT N 00°04'49" W
20.00' FROM TRUE CORNER POINT BY C.E. REDFIELD
AS REPORTED ON SURVEY NO. 97-105-B.

9 10
CALCULATED POSITION
FOR SECTION CORNER

RECEIVED BY
Umatilla County Surveyor
Date: 2/16/2015
Rec'd By: Jay Whit
No.: 15-012-B

REGISTERED
PROFESSIONAL
LAND SURVEYOR
Jason M. Wells
OREGON
NOVEMBER 29, 2010
JASON M. WELLS
54657PLS
RENEWS 6/30/16

WELLS SURVEYING
920 SW FRAZER SUITE 102
P.O. BOX 1696
PENDLETON, OR 97801
PHONE: (541) 276-6362

DATE: 2/15 DR. BY: JMW
CK. BY: DMT NO: 15-XXXX

PROJECT:

BOUNDARY SURVEY FOR:
AARON JACKSON

LOCATED IN THE SW1/4 OF THE SW1/4
SECTION 3, T2N R34E, W.M.,
UMATILLA COUNTY, OREGON.