

A SURVEY FOR A BOUNDARY LINE ADJUSTMENT

LOCATED IN THE SE 1/4 OF THE SW 1/4 OF SECTION 36,
TOWNSHIP 6 NORTH, RANGE 35 EAST OF THE WILLAMETTE
MERIDIAN, UMATILLA COUNTY, OREGON

NE CORNER OF THE SE
1/4 OF THE SW 1/4
OF SECTION 36

CITY OF MILTON FREEWATER

I HEREBY ATTEST THAT I HAVE REVIEWED THE BOUNDARY ADJUSTMENT HEREIN AND DO ACKNOWLEDGE THAT IT IS IN KEEPING WITH THE DEVELOPMENT CODE OF THE CITY OF MILTON FREEWATER, OREGON.

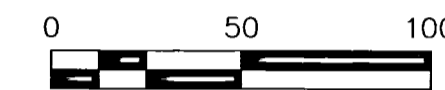
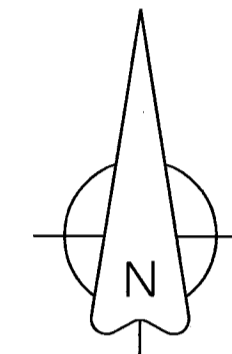
Laurel Sweeney
LAUREL SWEENEY, CITY OF MILTON FREEWATER PLANNER

DATE

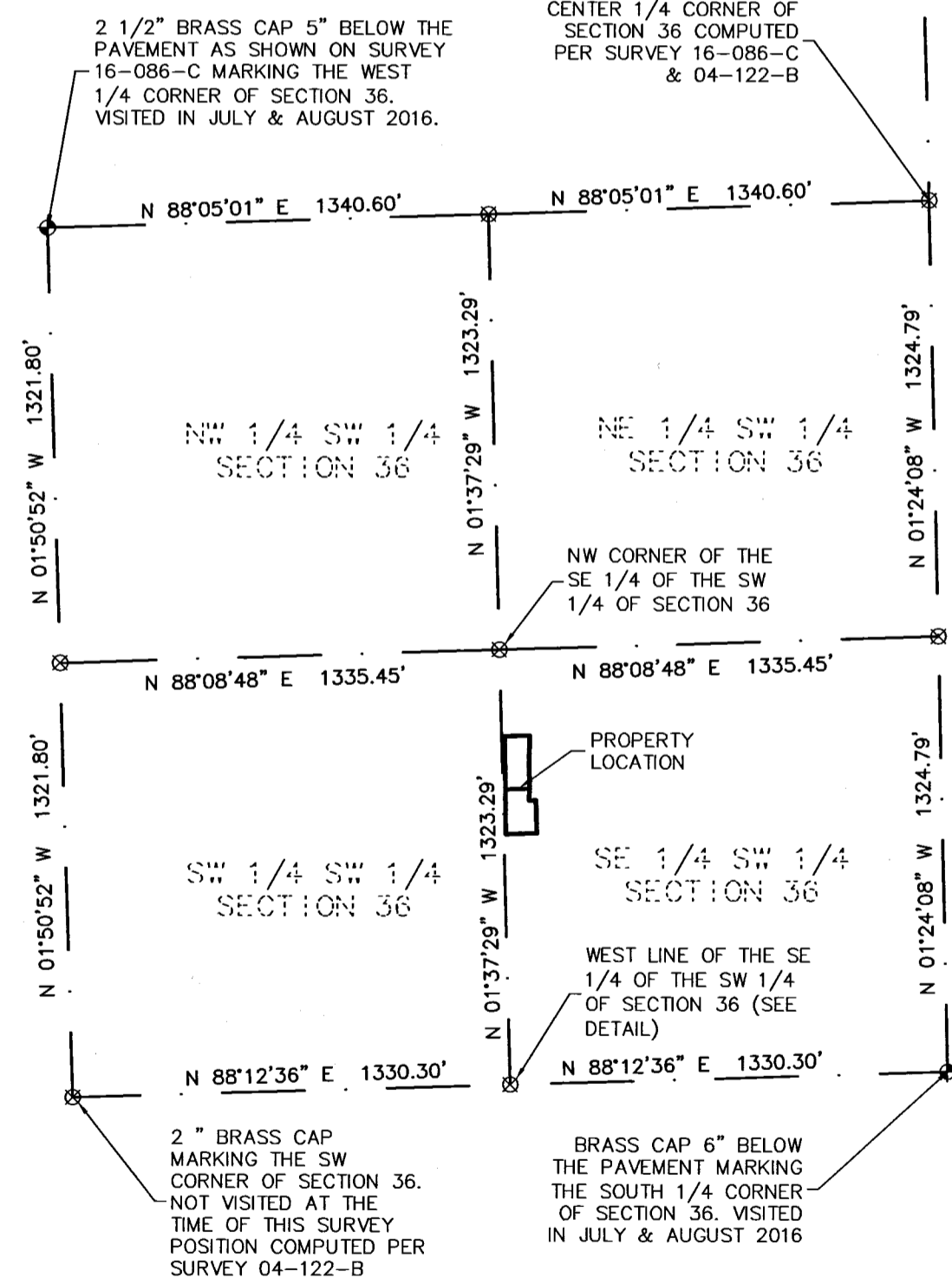
2 1/2" BRASS CAP IN A 7" SQUARE METAL BOX AS SHOWN ON SURVEY 90-64-B & 16-086-C MARKING THE NORTH 1/4 CORNER OF SECTION 36. VISITED IN JULY & AUGUST 2016

BASIS OF BEARINGS

N 01°24'08" W ALONG THE NORTH-SOUTH CENTERLINE OF SECTION 36 BETWEEN THE BRASS CAP MARKING THE SOUTH 1/4 CORNER AND THE BRASS CAP MARKING THE NORTH 1/4 CORNER OF SECTION 36, T6N, R35E, W.M. AS SHOWN ON UMATILLA COUNTY SURVEY 16-086-C



SECTION 36, T6N, R35E, W.M. SUBDIVISION DETAIL
SCALE 1" = 500'



LEGEND

- SURVEYED PARCEL LINE
- SECTION OR SECTION SUBDIVISION LINE
- RIGHT-OF-WAY CENTERLINE
- RIGHT-OF-WAY LINE
- ◆ FOUND SURVEY MONUMENT AS NOTED
- SET A 5/8" X 30" IRON REBAR WITH A YELLOW PLASTIC CAP MARKED "PBS WA19619 OR 2820" ATTACHED
- ⊗ CALCULATED POINT NOTHING FOUND OR SET
- UTILITY POLE
- ↓ POLE GUY ANCHOR
- ✕ SECURITY LIGHT
- OHP — OHP — OHP — OHP — OVERHEAD POWER
- TOP OR TOE OF LEVEE AS NOTED
- BUILDING OUTLINE
- (XXX)R RECORD DIMENSION AS NOTED

REFERENCE DOCUMENTS

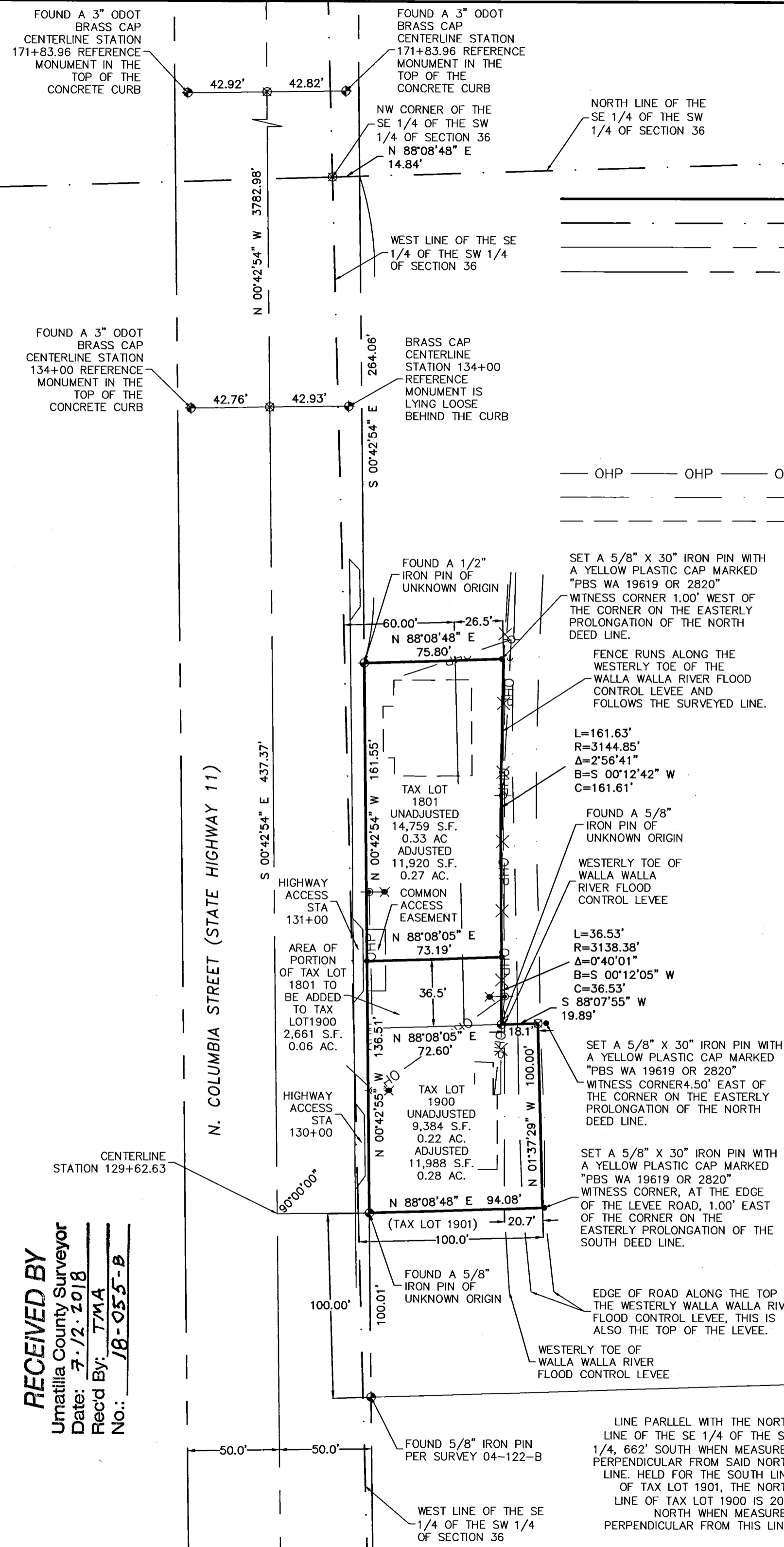
- R1 - DEED INSTRUMENT NUMBER 2015-06330527 (TAX LOT 1900)
- R2 - DEED INSTRUMENT NUMBER 2009-5510150 (TAX LOT 1801)
- R3 - SUPERIOR COURT JUDGMENT LAW NO. 5780 (TAX LOT 1802)
- R4 - SURVEY 04-122-B
- R5 - SURVEY 16-086-C
- R6 - BOOK 365, PAGE 354 (TAX LOT 2200)
- R7 - INSTRUMENT NUMBER 2018-6710020 (TAX LOT 1700)

NARRATIVE

THIS SURVEY WAS DONE AT THE REQUEST OF MR. LINDEN KNAPP TO ADJUST THE LINE BETWEEN TAX LOT 1801 AND TAX LOT 1900 BOTH OF WHICH HE OWNS. THE FIELD WORK WAS COMPLETED AS A REAL TIME KINEMATIC SURVEY USING DUAL FREQUENCY GPS RECEIVERS HAVING A PRECISION OF 1 CM + 1 PPM RMS.

INSTRUMENT NUMBER 2009-5510150 INDICATES THE TAX LOT 1801 IS APPROXIMATELY 60 FEET WIDE EAST-WEST, HOWEVER RESEARCHING THE DEED HISTORY IT WAS INTENDED TO BE THAT PORTION OF A 100 FOOT WIDE 198 FOOT LONG STRIP LYING BETWEEN THE STATE HIGHWAY AND THE WESTERLY LINE OF MILTON-FREEWATER FLOOD CONTROL DISTRICT RIGHT-OF-WAY AS ESTABLISHED BY SUPERIOR COURT JUDGMENT NO. 5780 DATED JULY 27, 1951. THE DESCRIPTION IN THE JUDGMENT ALSO INDICATES THAT TAX LOT 1801 IS APPROXIMATELY 60 FEET WIDE EAST-WEST. THE OCCUPATION LINES AND THE WESTERLY TOE OF THE MILTON-FREEWATER WATER CONTROL DISTRICTS WESTERLY LEVEE IS APPROXIMATELY 26.5 FEET WEST A LINE WHICH WOULD BE 60 FEET EAST OF THE WEST LINE OF THE SE 1/4 OF THE SW 1/4 OF SECTION 36. I FOUND A 1/2" IRON PIN OF UNKNOWN ORIGIN MARKING THE NW CORNER OF TAX LOT 1801 AND A 5/8" IRON PIN OF UNKNOWN ORIGIN MARKING THE SOUTH LINE OF TAX LOT 1801 AT THE WESTERLY TOE OF THE LEVEE. FOR THIS SURVEY I HAVE HELD THESE FOUND PINS, THE FENCE ALONG THE WESTERLY TOE OF THE LEVEE AND THE EASTERLY HIGHWAY RIGHT-OF-WAY TO DEFINE THE BOUNDARIES AS SURVEYED THIS IS REFLECTED IN THE ADJUSTED LEGAL DESCRIPTION OF ADJUSTED TAX LOT 1801 RECORDED SEPARATELY. I ALSO FOUND A 5/8" IRON PIN AT THE SW CORNER OF TAX LOT 1900 AND HAVE HELD THE RECORD DISTANCE OF 100 FEET EAST OF THE EAST LINE OF THE SE 1/4 OF THE SW 1/4 OF SECTION 36 TO DEFINE THE EAST LINE. THIS PLACES THE EAST LINE AT THE APPROXIMATE EAST TOP OF THE LEVEE. THE WEST LINE IS DEFINED BY THE EASTERLY HIGHWAY RIGHT-OF-WAY.

THE DESCRIPTION FOR THE JUDGEMENT COMMENCES AT THE NW CORNER OF THE SE 1/4 OF THE SW 1/4 AND RUNS SOUTH ALONG THE WEST LINE OF SAID SE 1/4 OF SW 1/4. THE DESCRIPTIONS FOR TAX LOTS 1801, 1900 AND 1901 COMMENCE AT THE NE CORNER OF SAID SE 1/4 OF SW 1/4 AND MATHEMATICALLY PLACE THE WEST LINE 1313 FEET WEST OF THE EAST LINE OF SAID SE 1/4 OF THE SW 1/4. THIS SURVEY PUTS THE WEST LINE APPROXIMATELY 1333 FEET WEST OF THE EAST LINE AT THE SOUTH LINE OF TAX LOT 1901 MAKING TAX LOT CLOSER TO 80 FEET DEEP. AS SURVEYED THE NORTH LINE OF TAX LOT 1801 IS 86.5 FEET DEEP AND THE SOUTH LINE IS 80.1 FEET DEEP.



RECEIVED BY
Umatilla County Surveyor
Date: 7.12.2018
Rec'd By: TMA
No.: 18-055-B

REGISTERED PROFESSIONAL LAND SURVEYOR
Greg E. Flowers
OREGON
JUNE 30, 1997
GREG E. FLOWERS
02820LS
RENEWS 12/31/19
7/5/2018



PBS Engineering and Environmental Inc.
5 N Colville St, Ste 200
Walla Walla, WA 99362
509.956.3026
pbsusa.com

CLIENT: LINDEN KNAPP	PROJECT NO.: 67292
SURVEYOR: GREG E. FLOWERS	DATE: 06/08/2018
CALC BY: GEF	DRAWN BY: GEF
SECTION: 36	TOWNSHIP: 6 NORTH
CITY: MILTON-FREEWATER	COUNTY: UMATILLA
SCALE: 1" = 50'	RANGE: 35 EAST
	SHEET 1 OF 1