

RECORD OF SURVEY

A BOUNDARY SURVEY OF THE CURRENT TAX LOT 700 OF ASSESSOR'S MAP 2N320IDA, LOCATED IN THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 01, TOWNSHIP 2 NORTH, RANGE 32 EAST, WILLAMETTE MERIDIAN, CITY OF PENDLETON, UMATILLA COUNTY, OREGON.

SURVEYOR'S NARRATIVE:

THIS SURVEY WAS PERFORMED AT THE REQUEST OF MARK YESKE, OWNER, TO MONUMENT THE CORNERS OF CURRENT TAX LOT 700 OF ASSESSOR'S MAP 2N320IDA, LOCATED IN THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 01, TOWNSHIP 2 NORTH, RANGE 32 EAST, W.M., CITY OF PENDLETON, UMATILLA COUNTY, OREGON.

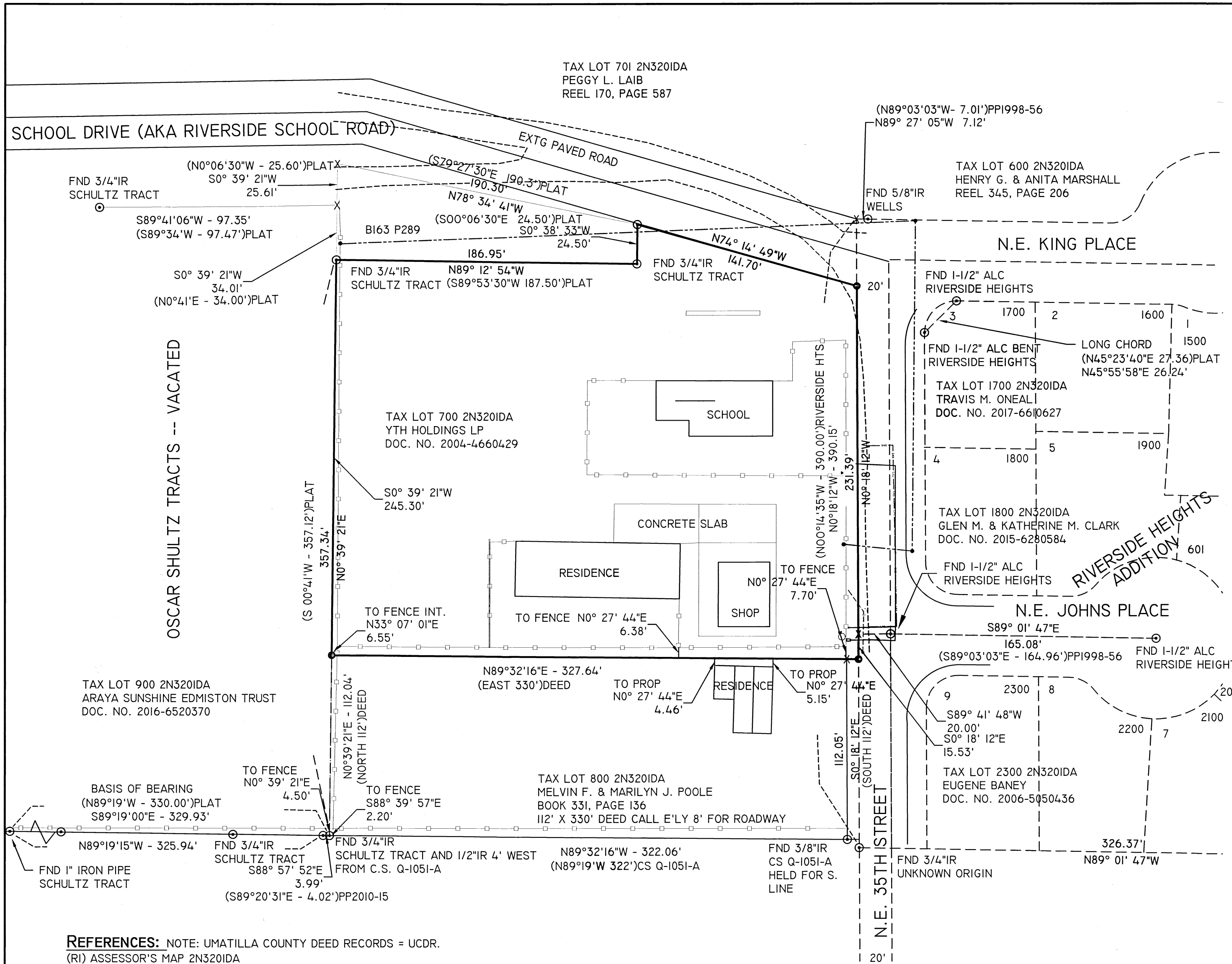
I FOUND SEVERAL OF THE MONUMENTS FROM THE OSCAR SCHULTZ TRACT, AS SHOWN, AND A 1/2" IRON REBAR AT THE EDGE OF NE 35TH THAT FITS THE CALL ON COUNTY SURVEY Q-017-B WHICH WOULD BE THE EXTENDED LINE OF THE SCHULTZ TRACT, TO THE EAST. I BELIEVE THIS TO BE AN ORIGINAL CORNER, AND IT FITS VERY NEARLY THE DEED CALL FOR THE YESKE PROPERTY. I WAS TOLD THAT HISTORICALLY FENCES AROUND SCHOOL PROPERTIES WERE OFFSET ONTO THE PROPERTY SO AS TO NOT HAVE TO TRESPASS ONTO ADJOINING PROPERTIES TO DO MAINTENANCE. THIS WOULD APPEAR TO BE THE CASE FROM WHAT I SEE ON THIS SURVEY. FURTHER, TYING THE EXISTING FENCES PUT THE SOUTH FENCELINE ALONG THE YESKE PROPERTY AT NEARLY THE EXACT DEED CALL DISTANCE TO THE FENCE THAT RUNS NORTHEASTERLY FROM THE SOUTHWEST CORNER OF THE OSCAR SCHULTZ TRACT. RECORDS INDICATE THIS AT ONE TIME WAS ALL ONE PROPERTY, OWNED BY THE SCHOOL. IT IS MY SUSPICION THAT WHEN THE SOUTHERLY 112 FEET OF THE PROPERTY WAS SOLD THEY MEASURED FROM THE EXISTING FENCES. THERE IS A HOUSE, AS SHOWN ON THIS PLAT, THAT WAS BUILT VERY NEAR THE ACTUAL NORTH LINE, AS PER DEED CALLS TO THE CORNERS OF RECORD. THERE ARE FEW DEFINITIVE BEARING CALLS ON THE DEED RECORDS, AND FENCES SEEM TO VARY CONSIDERABLY DEPENDING ON WHICH SURVEY YOU COMPARE TO. THERE ARE SEVERAL SURVEYS TO THE SOUTH OF THIS AREA AND NONE SEEM TO COMPLETELY BE TIED WITH THE WORK THAT HAS BEEN DONE NORTH OF THE EASTERLY EXTENDED SOUTH LINE OF THE OSCAR SCHULTZ TRACTS, (I.E. THE NORTH LINE OF THE SE1/4 OF THE SE1/4). I SEE LITTLE IN THE RIVERSIDE HEIGHTS ADDITION TO INDICATE THAT ANYTHING SOUTH OF IT'S SOUTH BOUNDARY WAS INCLUDED IN THE OVERALL LOCATE. I DID FIND A 3/4" IRON ROD AT THE CALLED DISTANCES. THERE HAS BEEN CONSIDERABLE EXCAVATION WORK OVER THE YEARS AND IT IS POSSIBLE THAT THE MONUMENT WAS EXCAVATED OUT AND/OR REPLACED WITH THE IRON ROD, OR THIS ROD WHICH VERY NEARLY MATCHES THE ORIGINAL MONUMENTS SET ON THE OSCAR SCHULTZ TRACTS, IS AN ORIGINAL MONUMENT. YESKE'S SUSPECTED THAT THERE WAS A POSSIBLE PROBLEM WITH THE SOUTH LINE OF THEIR PROPERTY AND HAVE TAKEN ACTION TO INSURE THAT THE ADJOINING OWNERS ARE AWARE OF THE ENCROACHMENT.

I HOLD THE SOUTHEAST AND SOUTHWEST CORNERS OF THE OSCAR SCHULTZ TRACT AS THE BASIS OF BEARING, I USED A COMBINED SCALE FACTOR OF 0.99961520 FOR GROUND TO GRID RTK GPS TRANSFORMATION, AND A ROTATION OF 1°15'55" CLOCKWISE FROM GRID TO RECORD BEARING BASE.

THIS SURVEY WAS PERFORMED USING A SOKKIA GSR 2700IS RTK GPS SYSTEM, AND A TOPCON PSI03 ROBOTIC TOTAL STATION. STANDARD ERROR FOR THE RTK SYSTEM IS 10.0MM + 1 PPM X BASELINE MEASURED, AND THE TOTAL STATION IS +/- (3+2PPM X DISTANCE) IN MILLIMETERS.

I FIND NOTHING OUT OF THE ORDINARY ON THIS SURVEY.

Robert D. English
ROBERT D. ENGLISH ORPLS43406LS



REFERENCES: NOTE: UMATILLA COUNTY DEED RECORDS = UCDR.

- (R1) ASSESSOR'S MAP 2N320IDA
- (R2) RIVERSIDE HEIGHTS ADD. PLAT, BOOK 12, PAGE 44, UMATILLA COUNTY PLAT RECORDS.
- (R3) OSCAR SCHULTZ TRACTS PLAT, BOOK 7, PAGE 26, UMATILLA COUNTY PLAT RECORDS.
- (R4) PARTITION PLAT NO. 1998-56, WELLS FOR MARSHALL, 1998.
- (R5) PARTITION PLAT NO. 2010-15, WELLS FOR WINDHAM, 2010.
- (R6) PARTITION PLAT NO. 1996-10, HADDOCK FOR RICHARDSON, 1996.
- (R7) COUNTY SURVEY NO. 97-155-B, HADDOCK FOR RICHARDSON, 1997.
- (R8) COUNTY SURVEY NO. 97-241-B, HADDOCK FOR RICHARDSON, 1997.
- (R9) PARTITION PLAT NO. 1999-20, WELLS FOR WHITNEY, 1999.
- (R10) COUNTY SURVEY NO. Q-1051-A, GRAY FOR HOLADY, 1956.
- (D1) BARGAIN & SALE DEED, BOOK 267, PAGE 726, UCDR, UMATILLA COUNTY TO SIEVERS, 1962.
- (D2) DEED, BOOK 161, PAGE 301, UCDR, SCHOOL DIST. NO. 117 TO WRIGHT, 1941.
- (D3) CORRECTION DEED, BOOK 163, PAGE 289, UCDR, SCHOOL DIST. NO. 117 TO SCHULTZ, 1940.
- (D4) WARRANTY DEED, BOOK 120, PAGE 542, UCDR, SCHOOL DIST. NO. 117 TO STATE OF OR., 1934.
- (D5) QUITCLAIM DEED, DOC. NO. 2004-4700102, UCDR, YESKE TO YFT HOLDINGS, 2004.
- (D6) WARRANTY DEED, BOOK 331, PAGE 136, UCDR, LARSEN TO POOLE, 1973.
- (D7) WARRANTY DEED, REEL 170, PAGE 587, UCDR, CLARK TO LAIB, 1988.
- (D8) WARRANTY DEED, DOC. NO. 2016-6520370, UCDR, YESKE TO ARAYA SUNSHINE EDMISTON TRUST, 2016.
- (D9) STATUTORY WARRANTY DEED, DOC. NO. 2006-5050436, UCDR, STEINER TO BANAY, 2006.
- (D10) WARRANTY DEED, DOC. NO. 2017-6610627, UCDR, MARSHALL TO O'NEIL, 2017.
- (D11) WARRANTY DEED, DOC. NO. 2015-6280584, UCDR, BOSWORTH TO CLARK, 2015.

LEGEND

- SET 5/8" X 30" IRON REBAR W/ RED PLASTIC CAP STAMPED ORPLS43406LS/WAPLS44358
- ⊙ FOUND MONUMENT, AS NOTED.
- X CALCULATED POSITION, CORNER NOT FOUND.
- (R1) OR (D1) REFERENCE DOCUMENT -- SEE REFERENCES.
- PLAT LINES
- PROPERTY BOUNDARY
- EXISTING FENCES
- EXISTING ELECTRICAL LINES AND POLES
- EXISTING PAVEMENT
- EXISTING STRUCTURES

RECEIVED BY

Umatilla County Surveyor
Date: 10/11/18
Rec'd By: TMA
No.: 18-086-B

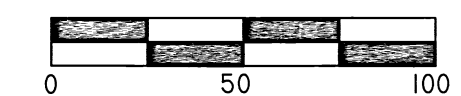
REGISTERED PROFESSIONAL LAND SURVEYOR
Robert D. English
OREGON
JANUARY 11, 2005
ROBERT DOUGLAS ENGLISH
43406LS
RENEWAL DATE: 12/31/19

DATE: 10/30/17	DWN. BY: RDE
SCALE: 1"=50'	CHK. BY: RDE
JOB NO. 2017-047	REV. DATE: 09/12/18
DWG NO. YESKE ROS.DWG	

RECORD OF SURVEY FOR: MARK AND COLLEEN YESKE 521 NE 35TH STREET PENDLETON, OREGON 97801
SURVEY ONE, LLC P.O. BOX 382 PENDLETON OR, 97801 PH: 541-276-2055 CELL: 541-969-6564



SCALE 1"=50'



BASIS OF BEARING
BEARING BASE -- SOUTH LINE OSCAR SCHULTZ TRACTS