

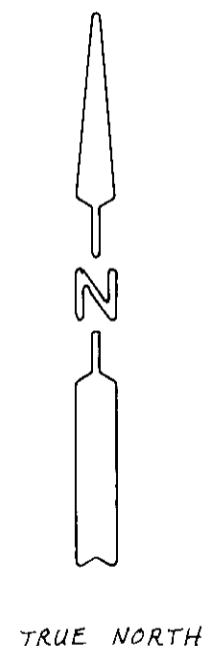
**NARRATIVE:** The purpose of this survey is to do Topography and Boundary Survey for the design and construction of a new post office for the U.S. Postal Service under Contract #549986-91-F-0031. The description of the surveyed parcel is recorded on R.B. P.295 and on R.192, P.1236. The description on R.B. P.1295 has a typo error which was started in a Deed from Fiebke to Easton in Deed B.191, P.428, when one of the distances from the West Sec. Line of Sec. 16 was typed as 526.67 instead of 528.67 which was on Fiebke's Deed B.181, P.625. Said 528.67 distance also matches all adjoining deeds.

I am basing this survey on previous ones done by me which were based on Krumbeins, 1976 survey for Eisele (revised in 1979).  
I found a 1" iron rod 0.32 foot North and 1.23 feet East of a 1/4" rebar which I had found & used in a 1976 survey for McGee on the parcel east of this one. I use the 1" iron rod because it matches the deed distance [Parcel III R.107, P.1960] of 152.00 feet from the R/W line and it more nearly matches the distance from the west line of section 16 than the 1/4" rebar does.

I hereby certify to the UNITED STATES POSTAL SERVICE and PIONEER TITLE CO. that this survey has been prepared from field measurements and is in accordance with descriptions furnished to this office (except the typo error mentioned above) and that the data shown herein to the best of my knowledge is true & correct and there are no encroachments, above grade from adjoining properties, other than those shown.

REGISTERED PROFESSIONAL LAND SURVEYOR  
OREGON  
JULY 18, 1971  
G. DENNIS EDWARDS  
991

G. Dennis Edwards  
G. Dennis Edwards



SCALE:  
1" = 20'

**LEGEND:**

- MONUMENTS FOUND
- 5/8" x 30" REBAR SET WITH ALUMINUM # 951
- TELEPHONE STAND
- POWER POLE
- WATER VALVE
- SANITARY SEWER MAN HOLE
- 8" SANITARY SEWER (CITY OF UMATILLA)
- DUCTILE WATER LINE SIZE AS NOTED
- UNDER GROUND POWER
- UNDER GROUND TELEPHONE
- SPOT ELEVATION
- Edge pavement
- Top curb
- Gutter
- Edge sidewalk
- (000) of record - recorded surveys
- [000] of record - DEEDS

**NOTES:**

- Easements:** No easements in records except for "any and all water rights of way and roads."  
A 15' Irrigation easement should be dedicated over the South 15.00 feet of this property.  
Also a 10-foot utility easement should be dedicated over the West 10.00 feet of this property. (For utilities & sidewalk)
- Zoning and Setbacks:** Parcel R.192, P.1236, is in the City of Umatilla zoned C-1 with Building setbacks of 0 ft. on the South and East—0 ft. on the North if sidewalk requirements are met—and 20 feet on the West side.  
Parcel R.B. P.1295 in an Island of property in the County zoned F-2 General Rural Umatilla Urban Growth Boundary and has 20 ft. Building setbacks all around. (Should be annexed to City as C-1)
- Utilities:** All utilities are available except Natural Gas. Cascade Natural Gas Company plans on the installation of a pipeline along the South side of U.S. Hwy #730 at this location this summer.

TYPICAL SECTION CURB & SIDEWALK  
NO SCALE

CORNER DETAIL  
NO SCALE

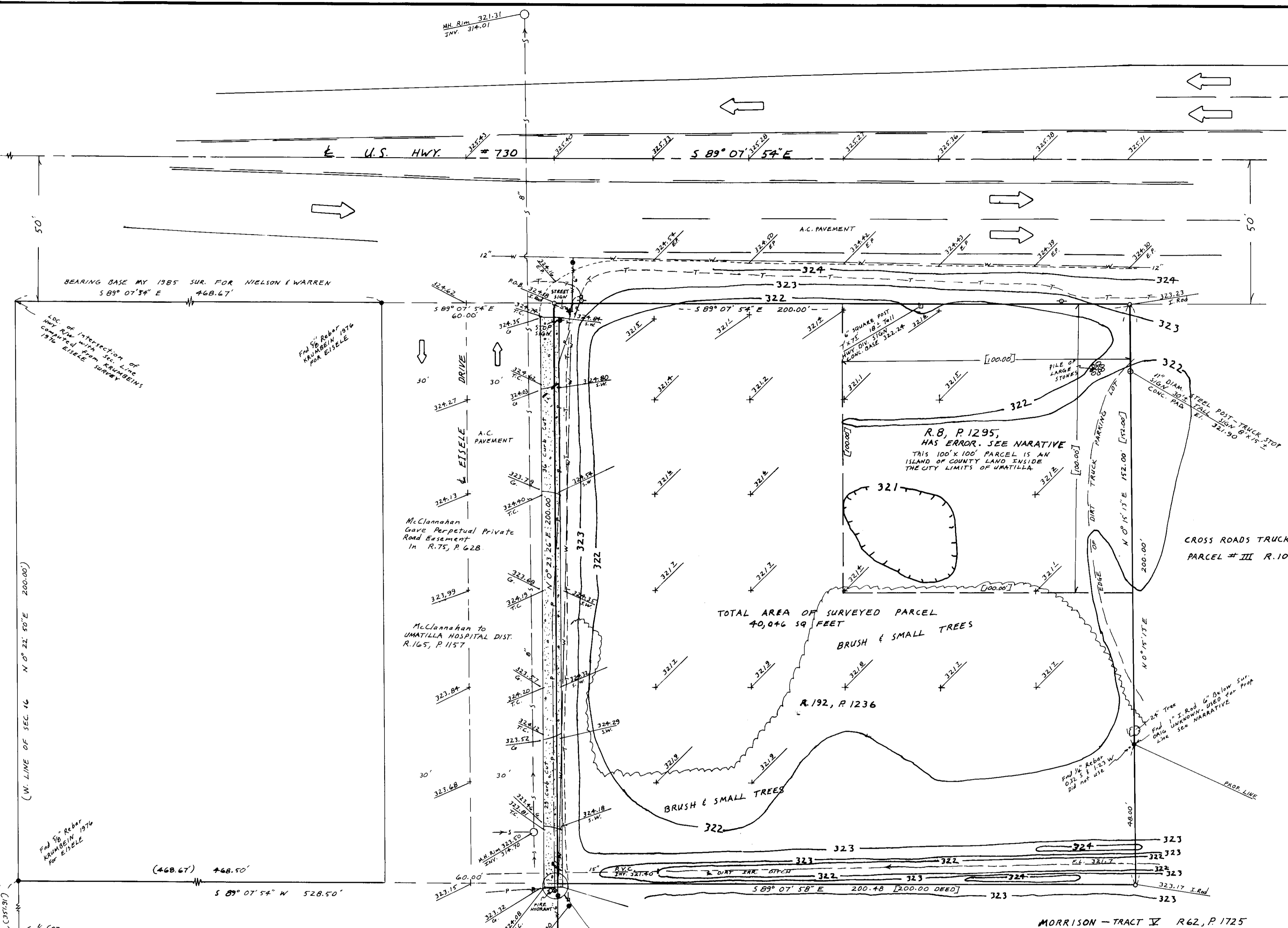
TYPICAL SECTION DIRT IRRIGATION DITCH  
NO SCALE

LEGAL DESCRIPTION: (000) = this survey data  
That portion of the Northwest Quarter of Section 16, Township 5 North, Range 28 East, Willamette Meridian, Umatilla County, Oregon, being described as follows:  
Beginning at a point on the South right-of-way line of the "Columbia River Highway" which lies 528.67 feet East of the point of intersection of said right-of-way line with the West line of said Section 16 and running; thence continuing East (S89°07'54"E) along said South right-of-way line 200.00 feet; thence South (S0°15'13"W) parallel with the West line of said Section 16 a distance of 200.00 feet; thence West (N89°07'58"W) parallel with said South right-of-way line 200.00 feet (200.48 feet); thence North (N0°23'26"E) parallel with the West line of said Section 16 a distance of 200.00 feet to the point of beginning.

Containing 40,000 (40,046) square feet.

RECEIVED BY  
Umatilla County Surveyor  
Date 3-91  
Rec'd By  
No. 91-30-C

SURVEY FOR U.S. POSTAL SERVICE  
1/4 NW 1/4 Sec. 16, T5N, R28E, WM,  
Umatilla Co., Oregon  
Date 1/24/91 Job # S9101002  
Edwards Surveying P.O. Box 763  
503-567-3336 Hermiston, Ore. 97838  
Rev. 2/5/91



TOTAL AREA OF SURVEYED PARCEL  
40,046 SQ FEET

BRUSH & SMALL TREES

R.192, P.1236

R.B. P.1295  
HAS ERROR. SEE NARRATIVE  
THIS 100' X 100' PARCEL IS AN ISLAND OF COUNTY LANDS INSIDE THE CITY LIMITS OF UMATILLA.

CROSS ROADS TRUCK STOP INC.  
PARCEL # III R.107, P.1960

MORRISON - TRACT V R.62, P.1725