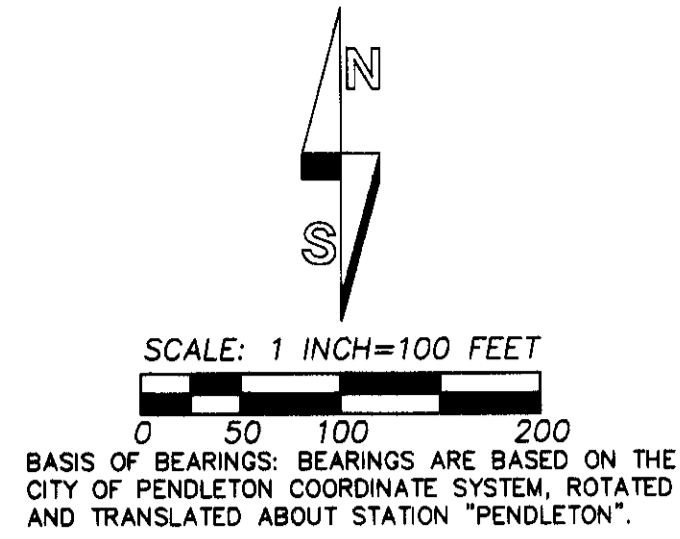


RECORD OF SURVEY



WEST 1/4 CORNER SECTION 1.
BRASS CAP MONUMENT. REFERENCE
SURVEY NO. 88-19-C.

NARRATIVE OF SURVEY

THIS SURVEY MAP REPORTS RESOLUTION OF THE BOUNDARIES OF TRACT II OF THE MCCORMMACH LAND DESCRIBED IN PRELIMINARY REPORT FOR TITLE INSURANCE PREPARED BY PIONEER TITLE COMPANY, 128 SE COURT AVENUE, PENDLETON, OREGON ORDER NO. 80374, DATED NOVEMBER 27, 2008. THE TRACT IS COMMONLY KNOWN AS TAX LOT 100, ASSESSOR MAP NO. 2N3201CA. THE TRACT IS TO BE PARTITIONED IN THE NEAR FUTURE WITH APPROVAL FROM THE CITY OF PENDLETON. IN 2007 AND 2008, WE HAD LOCATED AND TIED A NUMBER OF MONUMENTS ON THE PERIMETER OF TRACT II IN PREPARATION OF A PARTITION PLAT MAP WHICH WAS NEVER RECORDED. THIS MAP SHOWS ONLY MONUMENTS RECOVERED AND TIED IN OUR 2007-2008 SURVEYS AND CALCULATED POSITIONS FOR OTHER POINTS ON THE BOUNDARY. NEW MONUMENTS ARE TO BE ESTABLISHED AT CERTAIN CALCULATED POINTS AND WILL BE REPORTED ON THE PARTITION PLAT TO BE RECORDED IN THE FUTURE.

I ESTABLISHED THE POSITION FOR THE NW CORNER OF THE NE1/4 SW1/4 OF SECTION 1 MID-WAY AND ON LINE BETWEEN THE ACCEPTED 1/2 INCH REBAR AT THE CENTER 1/4 AND THE BRASS CAP MONUMENT MARKING THE WEST 1/4 CORNER OF SECTION 1. THE PORTION OF THE NE1/4 SW1/4 NORTH OF WILDHORSE CREEK IS ALSO KNOWN AS GOVERNMENT LOT 7. THE POSITION IS LOCATED AT AN ANCIENT FENCE CORNER.

THE NORTH-SOUTH CENTERLINE OF SECTION 1 NORTH OF THE INITIAL POINT OF MT. HEBRON SECOND ADDITION WAS POSITIONED ON THE LINE BETWEEN THE CENTER 1/4 CORNER OF SECTION 1 AND THE INITIAL POINT OF MT. HEBRON SECOND ADDITION. THE WEST LINE OF MT. HEBRON SECOND ADDITION WAS LOCATED ON THE LINE BETWEEN THE FOUND 1/2 INCH REBAR MONUMENT AT THE SW CORNER OF MT. HEBRON SECOND ADDITION AND INITIAL POINT OF MT. HEBRON SECOND ADDITION. I DID NOT SEARCH OR TIE INDIVIDUAL LOT CORNER IN MT. HEBRON 2ND ADDITION ALONG THIS LINE.

THE WEST LINE OF THE SAMPSON TRACT AS DESCRIBED IN BOOK 274, PAGE 549, DEED RECORDS, WAS ESTABLISHED BY HOLDING THE RECORD DEED ANGLE OF 92°40' BETWEEN THE SOUTH LINE OF MT. HEBRON 2ND ADDITION AND THE WEST LINE OF THE SAMPSON TRACT.

I DETERMINED THE NORTH LINE OF THE LASSENS SUBDIVISION WITH REFERENCE TO DAVE HADDOCK SURVEY NO. 02-106-B AND STAEBLER SURVEY NO. J-129-C.

I DETERMINED THE WEST LINE OF THE NE1/4 SW1/4 ON A LINE BETWEEN THE POSITION OF THE SW CORNER OF THE NE1/4 SW1/4 AS MONUMENTED BY DAVE HADDOCK ON SURVEY NO. 02-106-B AND THE NW CORNER OF SAID NE1/4 SW1/4. THE HADDOCK MONUMENT AT THE SW CORNER OF THE NE1/4 SW1/4 HAS BEEN REMOVED.

THE UNION PACIFIC RAILROAD REMOVED THEIR TRACKS FOR THIS BRANCH LINE IN THE 1980'S, TO LOCATE THE CENTERLINE OF THE UNION PACIFIC RAILROAD NORTH OF THE SURVEYED TRACT, I HELD TIES TO THE RAILROAD MADE ON EARLIER SURVEYS WEST OF THE UMATILLA RIVER, THE CENTER OF THE RAILROAD BRIDGE ABUTMENT ON THE WEST SIDE OF THE UMATILLA RIVER AND TIES TO THE OLD RAILROAD GRADE AND REMAINING RIGHT-OF-WAY FENCES NORTH AND EAST OF MT. HEBRON ADDITION. I FITTED THE RECORD 120' CENTERLINE CURVE BETWEEN THE TANGENTS AND FOUND THE RESULTING RAILROAD ALIGNMENT CLOSELY FITS REMAINING IMPROVEMENTS AND SURVEY NO. Q-1049-A, BY WAYNE HARRIS.

WAYNE HARRIS SURVEYED THE SUSSMAN TRACT DESCRIBED IN BOOK 258, PAGE 443, DEED RECORDS, BEFORE IT WAS CONVEYED BY JOHN MCCORMMACH TO SUSSMAN IN 1960. THE HARRIS SURVEY IS RECORDED AS SURVEY NO. Q-1049-A. WE FOUND THE "X" IN THE BRIDGE ABUTMENT REPORTED ON THE HARRIS SURVEY AND TIED IT TO THE SW CORNER OF SECTION 1. ALL OF HARRIS'S OTHER MONUMENTS NEAR THE NORTH SIDE OF WILDHORSE CREEK HAVE BEEN DESTROYED. CALLS FROM THE HARRIS SURVEY ALONG THE SOUTH LINE OF THE SUSSMAN TRACT WERE ROTATED 2° 31' CLOCKWISE TO FILE BEARINGS OF OUR SURVEY AND TO FIT THE CALL TO THE SOUTH RIGHT-OF-WAY LINE OF THE ABANDONED UNION PACIFIC RAILROAD RIGHT-OF-WAY.

EXISTING EASEMENTS & NOTES

- ① - 20 FOOT RIGHT OF WAY AND EASEMENT FOR SANITARY SEWER AND UTILITY PURPOSES TO THE CITY OF PENDLETON, BOOK 335, PAGE 289, DEED RECORDS.
- ② - 20 FOOT RIGHT OF WAY AND EASEMENT FOR SANITARY SEWER AND UTILITY PURPOSES TO THE CITY OF PENDLETON, BOOK 335, PAGE 290, DEED RECORDS.
- ③ - 20 FOOT RIGHT OF WAY AND EASEMENT FOR SANITARY SEWER AND UTILITY PURPOSES TO THE CITY OF PENDLETON, BOOK 335, PAGE 291, DEED RECORDS.
- ④ - EMERGENCY VEHICLE ACCESS EASEMENT BETWEEN THE CITY OF PENDLETON AND MCCORMMACH, ET AL, RECORDED AS INST. NO. 2011-5820240, OFFICE OF RECORDS.

THERE ARE A NUMBER OF "BLANKET" TYPE EASEMENTS TO PRACTICE POWER AND LIGHT COMPANY ACROSS THE PROPERTY.

CURVE NO.	DELTA	RADIUS	LENGTH	CHORD	CHORD BRG
C1	40°22'47"	363.34'	256.07'	250.80'	N 32°31'44" W
C2	5°54'28"	561.58'	57.90'	57.88'	N 09°01'42" W
C3	7°16'37"	796.66'	101.18'	101.11'	N 17°31'49" W
C4	6°00'42"	591.58'	62.07'	62.04'	N 09°06'35" W
C5	2°00'16"	461.30'	16.14'	16.14'	N 03°15'46" W
C6	4°18'20"	4247.18'	319.17'	319.09'	S 70°25'40" W

LEGEND

- - FOUND MONUMENT AS NOTED.
- ⊙ - FOUND 5/8" IRON REBAR FROM SURVEY 02-106-B.
- ⊙ - FOUND 5/8" IRON REBAR FROM SURVEY J-129-C.
- ⊙ - FOUND 5/8" IRON REBAR FROM SURVEY J-129-C.
- ⊙ - CALCULATED POINT ONLY, NOT SET OR FOUND.
- (XOX1) - RECORD DIMENSION FROM UMATILLA COUNTY SURVEY 02-106-B.
- (XOX2) - RECORD DIMENSION FROM UMATILLA COUNTY SURVEY J-129-C.
- (XOX3) - RECORD DIMENSION FROM MT. HEBRON SECOND ADDITION, BOOK 8, PAGE 7, RECORD OF TOWN PLATS.
- (XOX4) - RECORD DIMENSION FROM UMATILLA COUNTY SURVEY Q-1049-A.
- (XOXD) - RECORD DIMENSION FROM DEED DESCRIPTION.

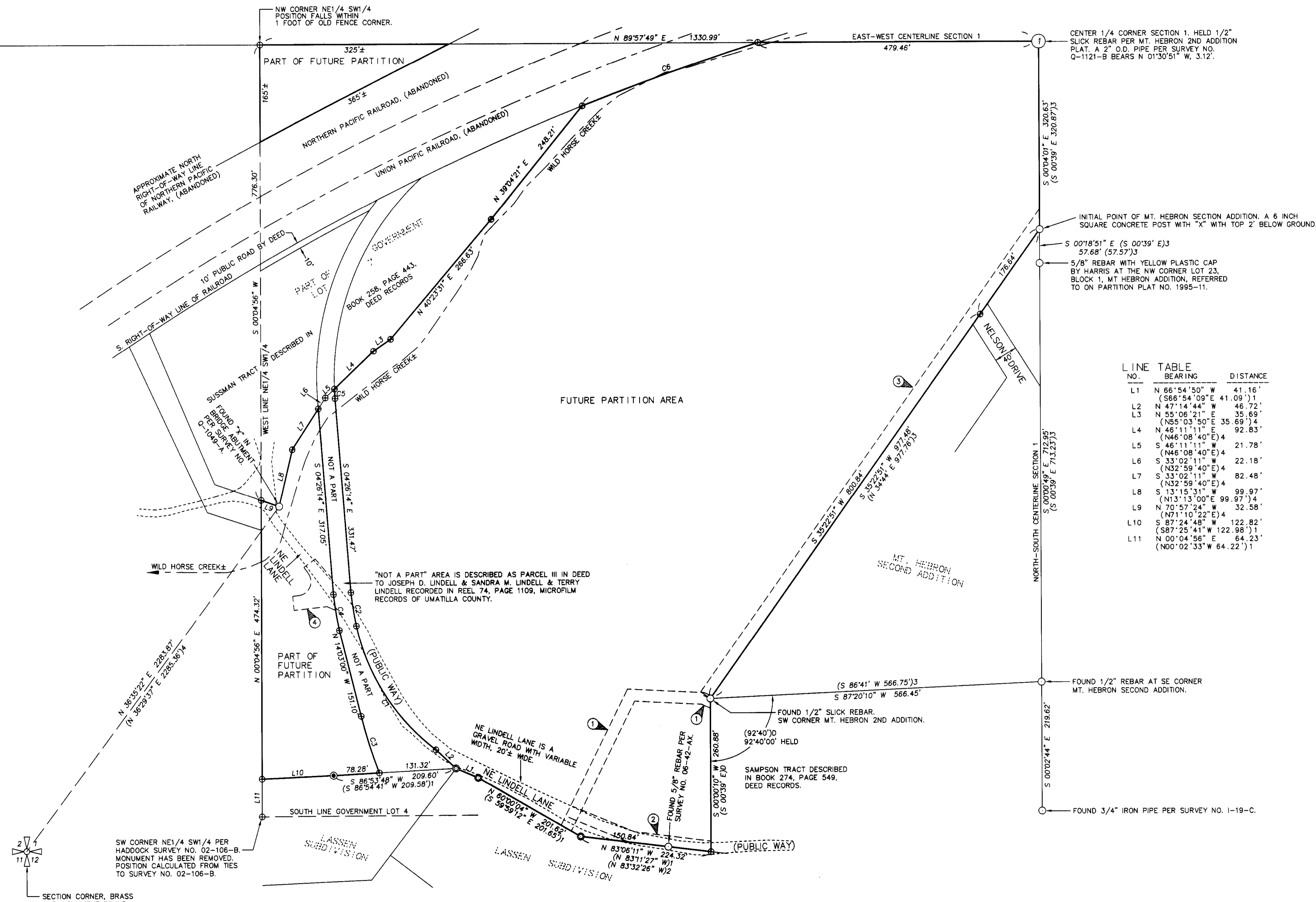
RECEIVED BY
Umatilla County Surveyor
Date: 11/02/2012
Rec'd By: [Signature]
No.: 13-2012-C

REGISTERED PROFESSIONAL LAND SURVEYOR
Will R. Wells
OREGON
JULY 22, 1977
WILLIAM R. WELLS
106
RENEWS 6/30/14

WELLS SURVEYING
2602 NE RIVERSIDE PLACE
P.O. BOX 1696
PENDLETON, OR 97801
PHONE: (541) 276-6362

DATE: 12/12 DR. BY: DMT
CK BY: WRW NO.: 12-1386

PROJECT:
RECORD OF SURVEY
FOR:
CONNIE R. MCCORMMACH
AND
KELLY A. MCCORMMACH
LOCATED IN THE E1/2 SW1/4 SECTION 1,
TOWNSHIP 2 NORTH, RANGE 32 EAST, W.M.,
UMATILLA COUNTY, OREGON.



LINE NO.	BEARING	DISTANCE
L1	N 66°54'50\"	41.16'
L2	N 47°14'44\"	48.72'
L3	N 55°06'21\"	35.69'
L4	N 46°11'11\"	92.83'
L5	S 46°11'11\"	21.78'
L6	S 33°02'11\"	22.18'
L7	S 33°02'11\"	82.48'
L8	S 13°15'31\"	99.97'
L9	N 70°57'24\"	32.58'
L10	S 87°14'48\"	122.82'
L11	N 00°04'56\"	64.23'

\\MCCORMMACH\2013RCS