BOUNDARY LINE ADJUSTMENT

LOCATED IN THE NW 1/4 OF SECTION 34, T. 3N., R. 10E., W.M. COUNTY OF HOOD RIVER, STATE OF OREGON 3N 10E 34B TAX LOT 299 & 603

FOUND USCE BRASS CAP NORTH LINE OF SECTION 34 _____N89°06'53"W VISITED 2003 27 TAX LOT 400 TAX LOT 300 TAX LOT 600 FRANKTON DRIVE S88'28'29"E 695.03" 302.69'R4 306.84'R2 175.02'R2 TAX LOT 602 PARCEL 2 PARTITION PLAT 91-31 CS NO. 92003 DETAIL 175.00 R2,R4 SEE SHEET 2 OF 2 S89'06'53"E TAX LOT 603 TAX LOT 601 PARTITION PLAT 91-31 PARCEL 3
PARTITION PLAT 91-31 PARTITION PLAT 91-31 CS NO. 92003 CS NO. 92003 TAX LOT 299 CS 2005 050 TAX LOT 100 CS 94049 N89'06'53"W 1144.93'C 1145.45'R4 | 10.00' N89'06'53"W <u> 179.35'</u> where the second control control 54318^8 made arrange and an appeal and a second control and 64318^8 SUMMIT VIEW ESTATES S00'53'07"W S03°53'37"W CS NO. 2003 037 AREA NOTE:

LINE TABLE

LINE	LENGTH	BEARING
L1, R1	5.20	N89'06'53"W
L2	23.13	N25'06'08"W
L3, R4	34.97	N89°06'53"W
L4, R4	30.13	S00*30'53"W
L5	30.30	S25"06"57"E
L6	12.53	S00°30'53"W

CURVE TABLE

CURVE	LENGTH	RADIUS	DELTA ANGLE	TANGENT	CHORD DIRECTION	CHORD DISTANCE
C1	51.52	359.84	81211"	25.80	N21'00'03"W	51.47
C2	59.66	409.84	8'20'27"	29.88	N18"50"46"W	59.61
C3	101.09	359.84	16"05'46"	50.88	N08*51'04"W	100.76
C4	178.02	160.98	63'21'38"	99.35	N56'47'46"W	169.09
C5	46.40	215.98	12'18'31"	23.29	N48'31'35"W	46.31

SURVEY PERFORMED FOR:

VANHAVERBEKE DEVELOPMENT, LLC DATE: FEBRUARY 11, 2008

PROJECT: 08-02-02 FILE: 080202.DWG DRAFT: GDH

OWNER VANHAVERBEKE

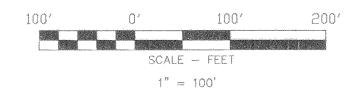
DEVELOPMENT, LLC & TERRY J. CANNON

KLEIN & ASSOCIATES, MAKES NO WARRANTY AS TO MATTERS OF UNWRITTEN TITLE, ADVERSE POSSESSION, ESTOPPEL, ACQUIESCENCE.

TAX LOT	ORIGINAL AREA	NEW AREA
TAX LOT 603	225410 SQFT 5.17 ACRES	219,285.37 SQF 5.03 ACRES
TAX LOT 299	15,651 SQFT 0.36 ACRES	12,302.62 SQFT 0.28 ACRES
DAVENPORT LA	NE QUIT CLAIM	5,434 SQFT 0.12 ACRES

DAVENPORT LANE ROAD NOTE

A NOTE ON COUNTY SURVEY NO. 2005 050 DESCRIBES DAVENPORT LANE AS "DAVENPORT LANE EASEMENT", WASCO COUNTY, BOOK 36, PAGE 520 AND HOOD RIVER COUNTY, VOLUME G, PAGE 30. THE HOOD RIVER COUNTY COUNSEL HAS DETERMINED THAT DAVENPORT LANE DOES NOT EXIST AS A PUBLIC RIGHT-OF-WAY EASEMENT.



BASIS OF BEARINGS

RECORD OF SURVEY CS NO. 2007-071

HOOD RIVER COUNTY SURVEYOR'S OFFICE SURVEY NO. 2008 015

LEGEND

- SET 5/8" X 30" REBAR W/ YELLOW PLASTIC CAP (KLEIN & ASSOCIATES OR 59002)
- FOUND 5/8" IRON ROD AS PER KLEIN & ASSOCIATES CS NO. 2007-071
- FOUND 5/8" REBAR IN A MONUMENT BOX
- FOUND 1/2" IRON ROD PER DLC SURVEYING
- FOUND 5/8" IRON ROD PER TETSUKA ASSOCIATES, INC CS NO. 2005-050
- COMPUTED POINT, NOT MONUMENTED
- RECORD DATA PER KLEIN & ASSOCIATES CS NO. 2003073
- RECORD DATA PER DLC SURVEYING CS NO. 92003
- RECORD DATA PER DLC SURVEYING CS NO. 94049
- RECORD DATA PER TETSUKA & ASSOCIATES CS NO. 2005 050

ALL BEARINGS, DISTANCES AND CURVE DATA SHOWN ARE FOUND OR SET, UNLESS OTHERWISE NOTED.

NARRATIVE_

THE PURPOSE OF THIS SURVEY IS TO ADJUST THE BOUNDARY OF TAX LOTS 299 AND 603 OF HOOD RIVER COUNTY ASSESSOR MAP 3N 10E 34B AND ALSO THAT PORTION OF DAVENPORT LANE WHICH LIES BETWEEN THE COMMON AREA BETWEEN SAID TAX LOTS.

A QUITCLAIM DEEDS PREPARED BY VICTOR VANKOTEN, P.C. FOR VANHAVERBEKE DEVELOPMENT, LLC WAS USED IN TO LOCATING THE PARCELS BEING ADJUSTED. RESEARCH AT THIS TIME INDICATES THAT THE OWNERSHIP OF DAVENPORT LANE HAS BEEN IN QUESTION FOR SOME TIME AND THAT THE QUITCLAIM DEEDS PREPARED BY VICTOR VANKOTEN IS AN ATEMPTED TO RESOLVE OWNERSHIP OF THE PORTION OF DAVENPORT LANE IN QUESTION. THE NEW BOUNDARY LINE OF SAID TAX LOTS ARE BEING ADJUSTED TO THE SOUTH LINE OF THAT CERTAIN EASEMENT AS DESCRIBED IN MICROFILM NO. 941468. SAID SOUTH LINE WAS PREVIOUSLY MONUMENTED BY D.L.C. SURVEYING IN COUNTY SURVEY NO. 94049. A SEARCH WAS MADE FOR SAID MONUMENTS AS SET BY D.L.C. SURVEYING AND WERE NOT FOUND. NEW MONUMENTS WERE THEN SET BY OUR FIRM IN COUNTY SURVEY NO. 2007 071 AND USED AS THE BASIS OF BEARING FOR THIS SURVEY, NEW MONUMENTS WERE THEN SET ON THE COMMON LINE WHICH ENCOMPASSES THAT PORTION OF DAVENPORT LANE AS

REFERENCED DEEDS

BARGIN AND SALE DEED MICROFILM NO. 200701843

STATUTORY WARRANTY DEED MICROFILM NO. 20051545

WARRANTY DEED MICROFILM NO. 20036717

GRANT OF EASEMENT AND PERPETUAL OPTION TO PURCHASE MICROFILM NO. 941468

REFERENCED SURVEYS

- 1. SURVEY AS PER KLEIN & ASSOCIATES CS NO. 2003 073
- 2. SURVEY AS PER DLC SURVEYING CS NO. 92003
- 3. SURVEY PER D.L.C. SURVEYING CS NO. 94049
- 4. SURVEY AS PER TETSUKA ASSOCIATES INC. CS NO. 2005 050
- 5. SURVEY AS PER KLEIN & ASSOCIATES CS NO. 2007 071
- 6. SUMMIT VIEW ESTATES, CS NO. 2003 037



Klein & Associates, Inc.

LAND SURVEYING 1412 13th Street Suite 200 Hood River, Oregon 97031 Tel: (541)386-3322

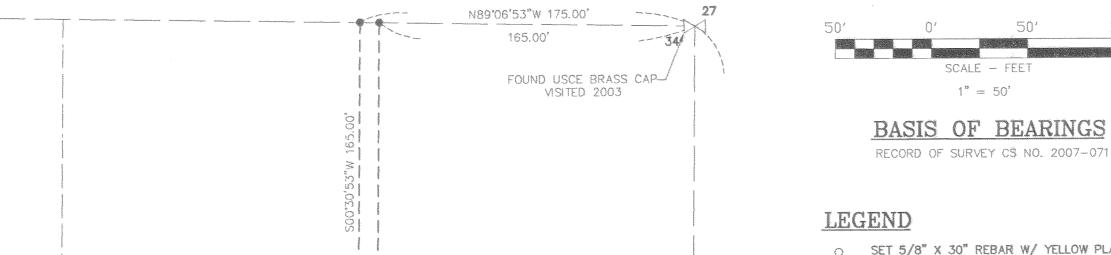
SHEET <u>1</u> OF <u>2</u> WILLAMETTE MERIDIAN HOOD RIVER COUNTY, OREGON

1/4 SEC T.

BOUNDARY LINE ADJUSTMENT

LOCATED IN THE NW 1/4 OF SECTION 34, T. 3N., R. 10E., W.M. COUNTY OF HOOD RIVER, STATE OF OREGON

3N 10E 34B TAX LOT 299 & 603



EASEMENT FOR ROAD & - UTILITIES PER MICROFILM NO. 941468

TAX LOT 600

THAT PORTION DAVENPORT LANE QUITCLAIMED, TERRY J. CANNON TO VANHAVERBEKE DEVELOPMENT, LLC.

CS NO. 2005 050

TAX LOT 603

PARCEL 3 PARTITION PLAT 91-31

NORTH LINE DAVENPORT LANE

SUMMIT VIEW ESTATES

CS NO. 2003-037

N89'06'53"W

ORIGINAL BOUNDARY LINE,

WEST LINE DAVENPORT LANE

CS 2007 071

BASIS OF BEARING

65.46'R3

NEW BOUNDARY

__N89°06′53″W 165.00′R

TAX LOT 299

CS 2003 073

TAX LOT 100 CS 94049

<u>N89*06'53"W</u> 179.35'

25

FOUND 1/16TH CORNER

5/8" IRON ROD VISITED 2003

HOOD RIVER COUNTY SURVEYOR'S OFFICE SURVEY NO. 2008015

- O SET 5/8" X 30" REBAR W/ YELLOW PLASTIC CAP (KLEIN & ASSOCIATES OR 59002)
- CS NO. 2007-071

100'

- FOUND 1/2" IRON ROD PER DLC SURVEYING CS NO. 92003
- FOUND 5/8" IRON ROD PER TETSUKA ASSOCIATES, INC CS NO. 2005-050
- COMPUTED POINT, NOT MONUMENTED
- RI RECORD DATA PER KLEIN & ASSOCIATES CS NO. 2003073
- R2 RECORD DATA PER DLC SURVEYING CS NO. 92003
- R3 RECORD DATA PER DLC SURVEYING CS NO. 94049
- R4 RECORD DATA PER TETSUKA & ASSOCIATES CS NO. 2005 050

NOTE: ALL BEARINGS, DISTANCES AND CURVE DATA SHOWN ARE FOUND OR SET, UNLESS OTHERWISE NOTED.

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ADEA NOTE.

ANDA NUID:				
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DAVENPORT LA	5,434 SQFT 0.12 ACRES			



Klein & Expires 6-30-2009

Associates, Inc.

SHEET 2 OF 2 WILLAMETTE MERIDIAN HOOD RIVER COUNTY, OREGON 1/4 SEC T. R. 34B 3N. 10E

LAND SURVEYING 1412 13th Street Suite 200 Hood River, Oregon 97031 Tel: (541)386-3322

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<u>OWNER</u>

VANHAVERBEKE

DEVELOPMENT, LLC &

TERRY J. CANNON

SURVEY PERFORMED FOR:

DATE: FEBRUARY 11, 2008

PROJECT: 08-02-02

FILE: 080202.DWG

DRAFT: GDH

VANHAVERBEKE DEVELOPMENT, LLC

CS 2008 015_ Z