

**PROPERTY BOUNDARY SURVEY FOR PACIFICORP**

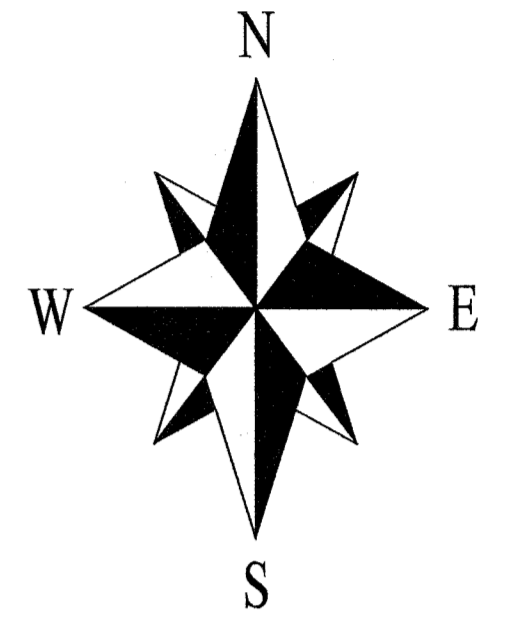
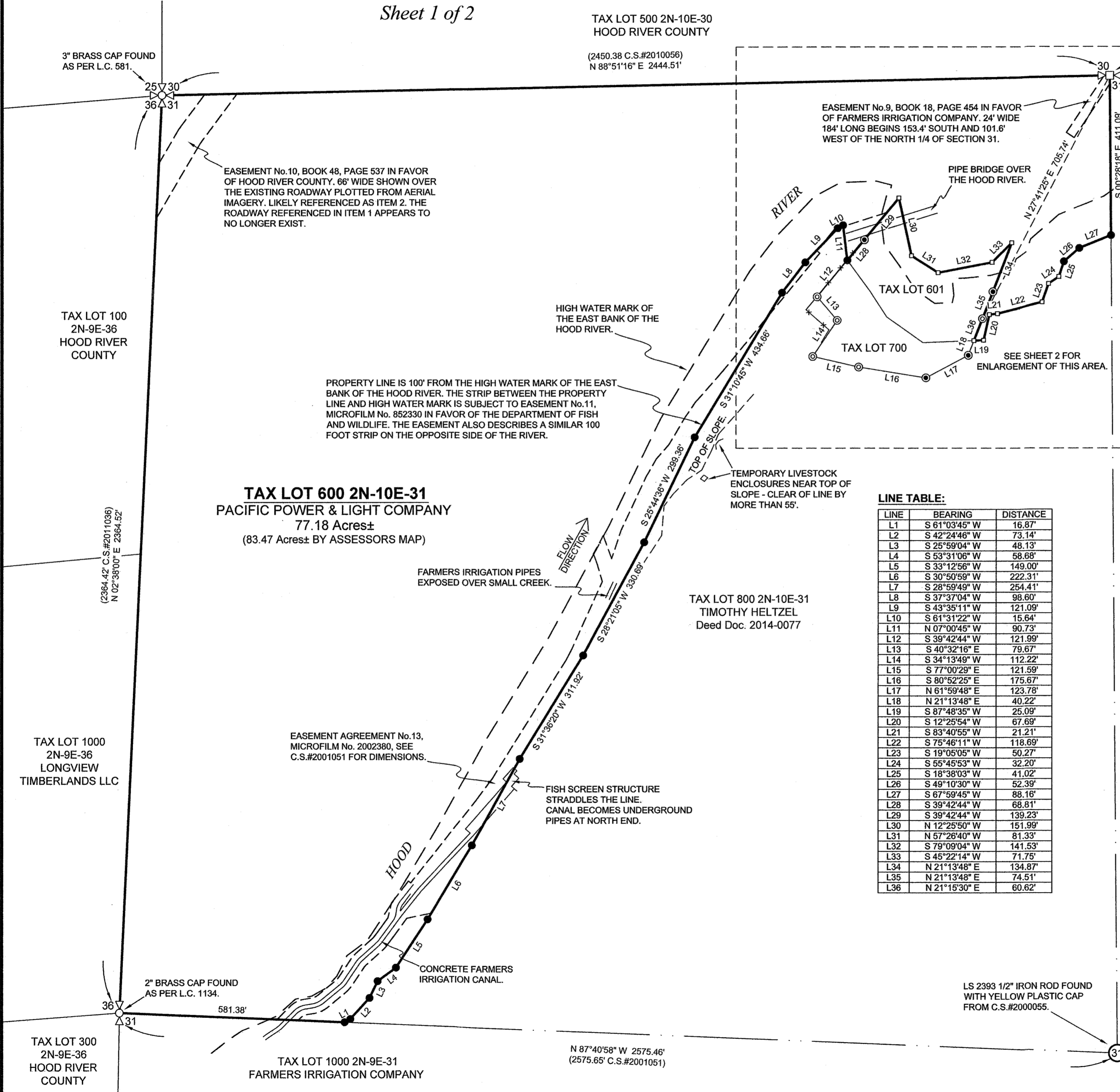
LOCATED IN THE N.W. 1/4 OF SECTION 31, TOWNSHIP 2 NORTH, RANGE 10 EAST W.M.  
HOOD RIVER COUNTY, OREGON.

Sheet 1 of 2

TAX LOT 500 2N-10E-30  
HOOD RIVER COUNTY  
(2450.38 C.S.#2010056)  
N 88°51'16" E 2444.51'

CALCULATED POSITION OF NORTH  
1/4 CORNER OF SECTION 31 FROM  
REFERENCE MONUMENTS AS PER  
C.S.#2010056 & AS PER L.C. 883.

HOOD RIVER COUNTY  
SURVEYOR'S OFFICE  
Survey No. CS 2014 031  
Filed Date: 8-21-14  
By: [Signature]



TAX LOT 500 2N-10E-31  
ELLEN & TIMOTHY HELTZEL  
Deed Doc. 2013-01232

**EASEMENTS:**

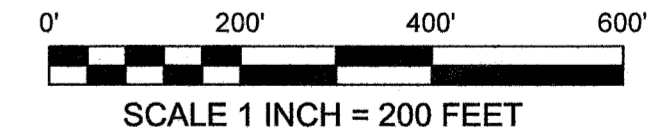
- AS NUMBERED ON THE TITLE REPORT.
- RIGHT OF WAY EASEMENT FOR IRRIGATION DITCH OR CANAL IN FAVOR OF FARMERS IRRIGATION COMPANY, RECORDED MARCH 4, 1925, AS BOOK 18 OF DEEDS, PAGE 454. PLOTTED IN THE NORTHEAST CORNER OF THE SUBJECT TRACT.
  - EASEMENT FOR ROADWAY AND TRANSMISSION LINES IN FAVOR OF HOOD RIVER COUNTY, RECORDED OCTOBER 4, 1952, AS BOOK 48 OF DEEDS, PAGE 537. ITEM 2 IS PLOTTED AS SHOWN IN THE NORTHWEST CORNER. ITEM 1 IS A SIMILAR 66 FOOT WIDE EASEMENT TRACT DESCRIBED APPROXIMATELY 150 FEET TO THE SOUTHEAST OF ITEM 2, HOWEVER NO ROADWAY APPEARS TO EXIST IN THIS LOCATION.
  - EASEMENT FOR PUBLIC ACCESS FOR FISHING PURPOSES IN FAVOR OF THE STATE OF OREGON, THROUGH ITS DEPARTMENT OF FISH AND WILDLIFE, RECORDED DECEMBER 19, 1985, AS MICROFILM No. 852330. A 100 FOOT WIDE STRIP BETWEEN HIGH WATER MARK AND 100 FEET PARALLEL FROM HIGH WATER MARK ON BOTH SIDES OF THE HOOD RIVER.
  - EASEMENT FOR ACCESS ROAD IN FAVOR OF HOOD RIVER COUNTY FORESTRY DEPARTMENT, RECORDED NOVEMBER 22, 1988, AS MICROFILM No. 882730. 16 FEET WIDE ACROSS THE SUBJECT TRACT OF THIS SURVEY, BUT NO EXACT LOCATION GIVEN. NOT SHOWN. MAY IN FACT ALSO BE FOR THE ROADWAY SHOWN FOR EASEMENT No. 10.
  - AGREEMENT FOR PIPELINE EASEMENT BETWEEN PACIFICORP AND FARMERS IRRIGATION DISTRICT, RECORDED AUGUST 9, 2002, AS MICROFILM No. 20023804. PLOTTED AS SHOWN. SEE C.S.# 2001051 FOR DIMENSIONS AND FURTHER DETAILS.

**BASIS OF BEARINGS:**

STATE PLANE COORDINATES 3601 OREGON NORTH, N.A.D.83(2011) EPOCH 2010.00. THE RELATIONSHIP BETWEEN THE BEARINGS MEASURED BY THIS SURVEY AND THOSE OF C.S.#2010056 IS ALSO SHOWN BETWEEN THE MONUMENTS FOUND AT THE NORTH 1/4 & CENTER SECTION CORNERS OF SECTION 31.

**SYMBOL LEGEND:**

- 5/8" BY 30" IRON ROD WITH BLUE PLASTIC CAP INSCRIBED "CROSS PLS 60051" SET JUNE 17 TO JUNE 24, 2014.
- ⊙ FOUND MY 5/8" BY 30" IRON ROD WITH ORANGE PLASTIC CAP INSCRIBED "CROSS PLS 60051" SET FOR C.S.#2011007.
- ⊙ MONUMENT FOUND AS PER C.S.#2011007.
- FOUND MONUMENT OF RECORD AS NOTED.
- CALCULATED CORNER - NOT FOUND OR SET
- - - - - FENCE



**LINE TABLE:**

LINE	BEARING	DISTANCE
L1	S 61°03'45" W	16.87'
L2	S 42°24'46" W	73.14'
L3	S 25°59'04" W	48.13'
L4	S 53°31'06" W	58.68'
L5	S 33°12'56" W	149.00'
L6	S 30°50'59" W	222.31'
L7	S 28°59'49" W	254.41'
L8	S 37°37'04" W	98.60'
L9	S 43°35'11" W	121.09'
L10	S 61°31'22" W	15.64'
L11	N 07°00'45" W	90.73'
L12	S 39°42'44" W	121.99'
L13	S 40°32'16" E	79.67'
L14	S 34°13'49" W	112.22'
L15	S 77°00'29" E	121.59'
L16	S 80°52'25" E	175.67'
L17	N 61°59'48" E	123.78'
L18	N 21°13'48" E	40.22'
L19	S 87°48'35" W	25.09'
L20	S 12°25'54" W	67.89'
L21	S 83°40'55" W	21.21'
L22	S 75°46'11" W	118.69'
L23	S 19°05'05" W	50.27'
L24	S 55°45'53" W	32.20'
L25	S 18°38'03" W	41.02'
L26	S 49°10'30" W	52.39'
L27	S 67°59'45" W	88.16'
L28	S 39°42'44" W	68.81'
L29	S 39°42'44" W	139.23'
L30	N 12°25'50" W	151.99'
L31	N 57°26'40" W	81.33'
L32	S 79°09'04" W	141.53'
L33	S 45°22'14" W	71.75'
L34	N 21°13'48" E	134.87'
L35	N 21°13'48" E	74.51'
L36	N 21°15'30" E	60.62'

S 00°28'18" E 2515.11'  
S 00°28'12" E 2514.99' C.S.#2010056

REGISTERED  
PROFESSIONAL  
LAND SURVEYOR  
[Signature]  
OREGON  
JANUARY 15, 2002  
BRADLEY J. CROSS  
60051  
RENEWS: 12/31/2015

PROJECT NUMBER: 2014020.  
DATE OF MAP: AUGUST 18, 2014.  
HOOD RIVER COUNTY ASSESSORS MAP: 02N-10-31.  
**COLUMBIA RIVER  
SURVEYING  
& MAPPING**  
1767 12th St, #191  
HOOD RIVER, OREGON, 97031  
PHONE: 541-386-9002  
EMAIL: INFO@COLUMBIASURVEYING.COM

RECEIVED AUG 20 2014

CS 2014 031-1

# PROPERTY BOUNDARY SURVEY FOR PACIFICORP

LOCATED IN THE N.W. 1/4 OF SECTION 31, TOWNSHIP 2 NORTH, RANGE 10 EAST W.M.  
HOOD RIVER COUNTY, OREGON.

Sheet 2 of 2

## NARRATIVE:

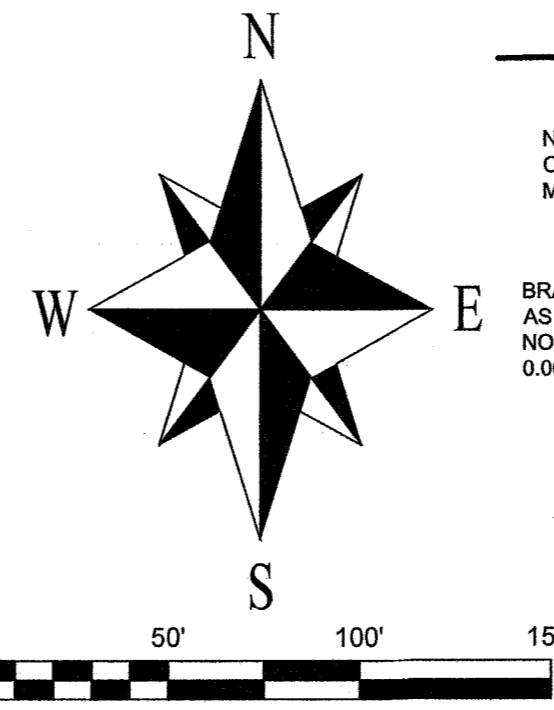
THE PURPOSE OF THIS SURVEY IS TO VERIFY AND MONUMENT THE PROPERTY BOUNDARY OF TAX LOT 600 OF HOOD RIVER COUNTY ASSESSORS MAP 2N-10E-31, AS DESCRIBED BY AMERITITLE PRELIMINARY TITLE REPORT #1, TITLE NUMBER 0040581, DATED MAY 11, 2009.

THE LEGAL DESCRIPTION IS ESSENTIALLY THE NW 1/4 OF SECTION 31 LYING WEST OF A LINE 100 FEET EAST OF AND PARALLEL WITH THE HIGH WATER MARK ON THE EAST BANK OF THE HOOD RIVER, EXCEPTING THAT PORTION DESCRIBED BY MICROFILM No. 931577. I LOCATED MONUMENTS AT THE CORNERS OF THE NW 1/4 OF SECTION 31, EXCEPT THE NE CORNER WHICH WAS CALCULATED AS PER THE FOUND REFERENCE MONUMENTS. MY PREVIOUS SURVEY FILED AS C.S.#2011007 LOCATED THE BOUNDARY OF THE EXCEPTED PORTION OF MICROFILM No. 931577 (TAX LOT 601). THE HIGH WATER MARK OF THE HOOD RIVER WAS LOCATED IN THE FIELD AND I MONUMENTED THE LINE 100 FEET EAST. SOME MONUMENTS WERE NOT SET TO THE EAST OF TAX LOT 601 DUE TO STEEP, DENSELY VEGETATED TERRAIN.

THE EASTERN BOUNDARY OF THE SUBJECT TRACT MAY CHANGE OVER TIME WITH VARIATIONS IN THE HIGH WATER MARK LOCATION.

THE TITLE REPORT MAY NOT CONTAIN EASEMENTS THAT COVER THE ENTIRE FARMERS IRRIGATION PIPE LOCATION. THE NORTHEAST PORTION MAY ALSO BE COVERED BY EASEMENTS CONTAINED IN BOOK J, PAGE 584. THE TITLE REPORT DOES NOT APPEAR TO CONTAIN WRITTEN ACCESS EASEMENTS TO THE PORTION EAST OF THE HOOD RIVER.

THE DIFFERENCE IN ACREAGE BETWEEN THIS SURVEY AND THE ASSESSORS MAP MAY BE DUE TO DIFFERENT METHODS USED TO LOCATE THE BOUNDARY FORMED BY THE HOOD RIVER.

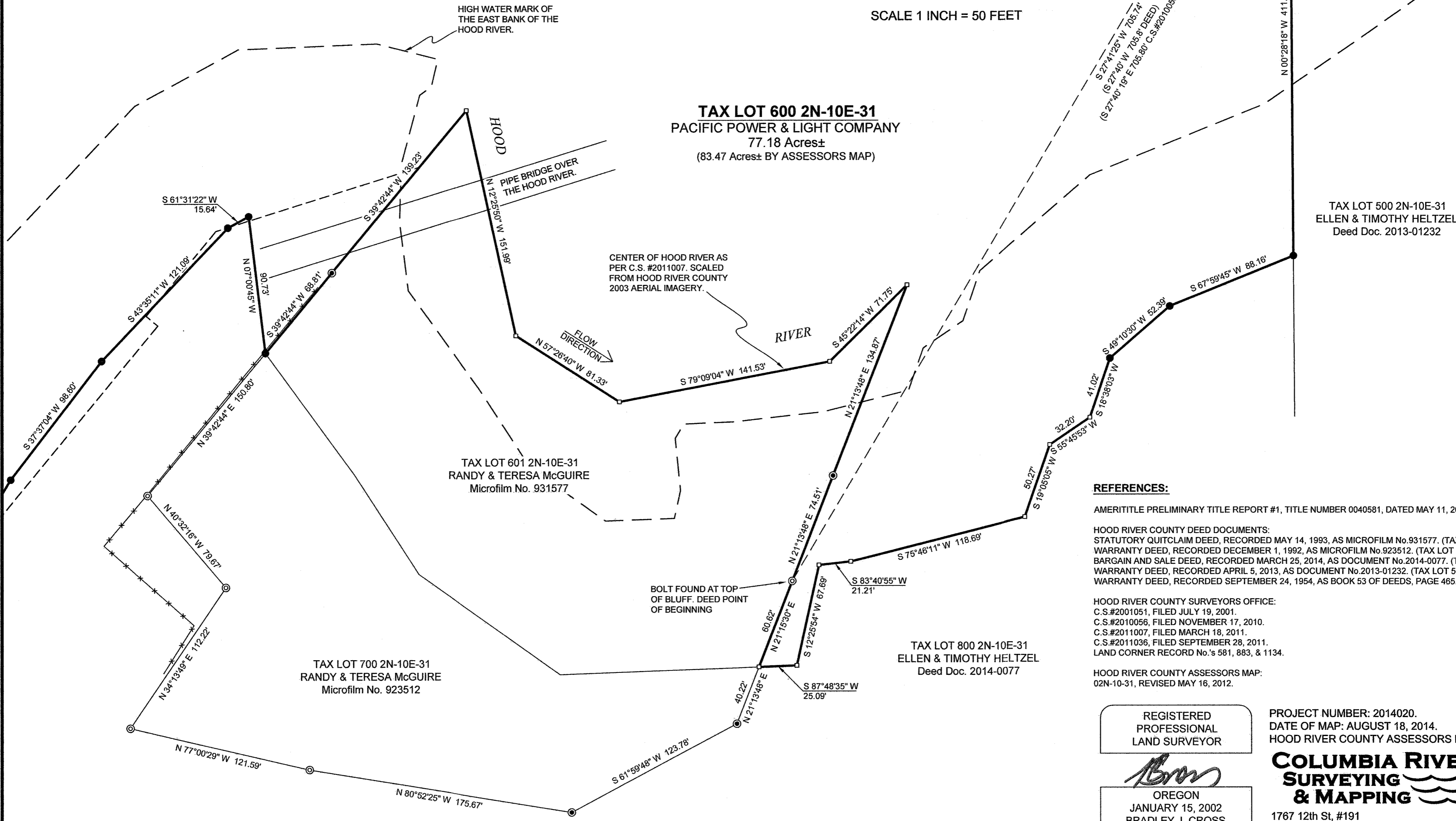


HOOD RIVER COUNTY  
SURVEYOR'S OFFICE  
Survey No: CS2014031  
Filed Date: 8-21-14  
By: [Signature]

NORTH QUARTER CORNER OF SECTION 31  
CALCULATED AS PER REFERENCE  
MONUMENTS FOUND FROM C.S.#2010056.

BRASS CAP FOUND S 00°35'02" E 30.00'  
AS REFERENCE MONUMENT FOR THE  
NORTH QUARTER OF SECTION 31.  
0.06' EAST OF LINE.

PLS 72306 5/8" IRON ROD WITH RED  
PLASTIC CAP FOUND N 89°04'14" E  
45.00' AS REFERENCE MONUMENT FOR  
THE NORTH QUARTER OF SECTION 31.



## REFERENCES:

AMERITITLE PRELIMINARY TITLE REPORT #1, TITLE NUMBER 0040581, DATED MAY 11, 2009.  
HOOD RIVER COUNTY DEED DOCUMENTS:  
STATUTORY QUITCLAIM DEED, RECORDED MAY 14, 1993, AS MICROFILM No.931577. (TAX LOT 601 2N-10E-31).  
WARRANTY DEED, RECORDED DECEMBER 1, 1992, AS MICROFILM No.923512. (TAX LOT 700 2N-10E-31).  
BARGAIN AND SALE DEED, RECORDED MARCH 25, 2014, AS DOCUMENT No.2014-0077. (TAX LOT 800 2N-10E-31).  
WARRANTY DEED, RECORDED APRIL 5, 2013, AS DOCUMENT No.2013-01232. (TAX LOT 500 2N-10E-31).  
WARRANTY DEED, RECORDED SEPTEMBER 24, 1954, AS BOOK 53 OF DEEDS, PAGE 465.

HOOD RIVER COUNTY SURVEYORS OFFICE:  
C.S.#2001051, FILED JULY 19, 2001.  
C.S.#2010056, FILED NOVEMBER 17, 2010.  
C.S.#2011007, FILED MARCH 18, 2011.  
C.S.#2011036, FILED SEPTEMBER 28, 2011.  
LAND CORNER RECORD No.'s 581, 883, & 1134.

HOOD RIVER COUNTY ASSESSORS MAP:  
02N-10-31, REVISED MAY 16, 2012.

REGISTERED  
PROFESSIONAL  
LAND SURVEYOR

[Signature]  
OREGON  
JANUARY 15, 2002  
BRADLEY J. CROSS  
60051

RENEWS: 12/31/2015

PROJECT NUMBER: 2014020.  
DATE OF MAP: AUGUST 18, 2014.  
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**COLUMBIA RIVER  
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CS 2014 031-2