

NARRATIVE:

THE PURPOSE OF THIS SURVEY WAS TO ESTABLISH AND MONUMENT THE EXTERIOR BOUNDARY OF TAX LOT 02N-10E-14 1200, BEING THAT PROPERTY DESCRIBED IN DOCUMENT #2014-01647, DEED RECORDS OF HOOD RIVER COUNTY. THE SUBJECT PROPERTY LIES IN THE NORTH 1/2 OF THE NORTHWEST 1/4 OF SECTION 14, TOWNSHIP 2 NORTH, RANGE 10 EAST, W. M., HOOD RIVER COUNTY. PRIOR TO COMPLETING THE FIELD WORK AND MAPPING NECESSARY FOR THIS SURVEY, RESEARCH WAS MADE TO OBTAIN A COPY OF THE DEED AND CURRENT TITLE POLICY FOR THE SUBJECT PROPERTY, CURRENT DEEDS FOR THE ADJOINING PROPERTIES, AND COPIES OF PRIOR SURVEYS OR PLATS COMPLETED ON OR IN THE VICINITY OF THE SUBJECT PROPERTY. PRIOR SURVEYS UTILIZED AS A PART OF THE RESOLUTION SHOWN HEREON ARE LISTED AS REFERENCES.

IN THE FIELD, MONUMENTS WERE FOUND AS SHOWN ON THE WEST LINE OF THE NORTHWEST 1/4 OF SECTION 14. THESE MONUMENTS WERE FOUND TO CLOSELY MATCH RECORD DIMENSION AND WERE HELD AS FOUND TO ESTABLISH THE BASIS OF BEARING FOR THIS SURVEY. THE SOUTH LINE OF THE SUBJECT PROPERTY WAS CALCULATED PER REFERENCE #1 AND WAS FOUND TO FIT FOUND MONUMENTS PER THAT SURVEY AS SHOWN. THE EAST LINE OF THE SUBJECT PROPERTY WAS ESTABLISHED AT DEED CALL DISTANCE AS SHOWN. THIS RESOLUTION VARIES FROM THAT ESTABLISHED IN REFERENCE #1. THE NORTH LINE OF THE SUBJECT PROPERTY WAS ESTABLISHED IN ACCORDANCE WITH THE 1912 BOUNDARY LINE AGREEMENT DOCUMENT REFERENCED WITHIN THE DEED FOR THE SUBJECT PROPERTY. THE DESCRIPTION FOR THIS BOUNDARY LINE AGREEMENT REFERENCES SET MONUMENTS AS WELL AS BEARING TREES. IN THE FIELD, NONE OF THE MONUMENTS OR REFERENCES WERE FOUND TO STILL EXIST. IN MY OPINION, THE EXISTING FENCE ON THE NORTH LINE OF THE SUBJECT PROPERTY REPRESENTS THE BEST LOCATION OF THE AGREED TO LINE. WHEN THE FENCE LINE IS EXTENDED TO INTERSECT THE WEST LINE OF THE SUBJECT PROPERTY, THE CALCULATED DIMENSION IS VERY CLOSE TO THE DEED CALL. THE FENCE ITSELF IS OLD AND HAS APPARENTLY BEEN REBUILT OVER TIME IN THE SAME LOCATION. TO MY KNOWLEDGE, THIS FENCE LINE REPRESENTS THE LONG-STANDING USE LINE BETWEEN THE SUBJECT PROPERTY AND ADJOINER TO THE NORTH. THE HOOD RIVER HIGHWAY RIGHT-OF-WAY LOCATION WAS ESTABLISHED BY FIELD TIES TO THE PAINTED CENTERLINE. THE AS-CONSTRUCTED ROADWAY LOCATION COULD NOT BE MADE TO RECONCILE WITH THE RECORD DATA FOR THE HIGHWAY PER REFERENCE #3. THIS COMPLETED THE ESTABLISHMENT OF THE BOUNDARY OF THE SUBJECT PROPERTY. IT WAS THEN MONUMENTED AS SHOWN. THE SURVEY ALSO REFLECTS THE LOCATION OF THE EXISTING STRUCTURAL IMPROVEMENTS, DRIVEWAY, FENCES, AND EASEMENTS OF RECORD.

ADDITIONAL NOTES RELATED TO THE BOUNDARY RESOLUTION ARE SHOWN ON THE FACE OF THE SURVEY.

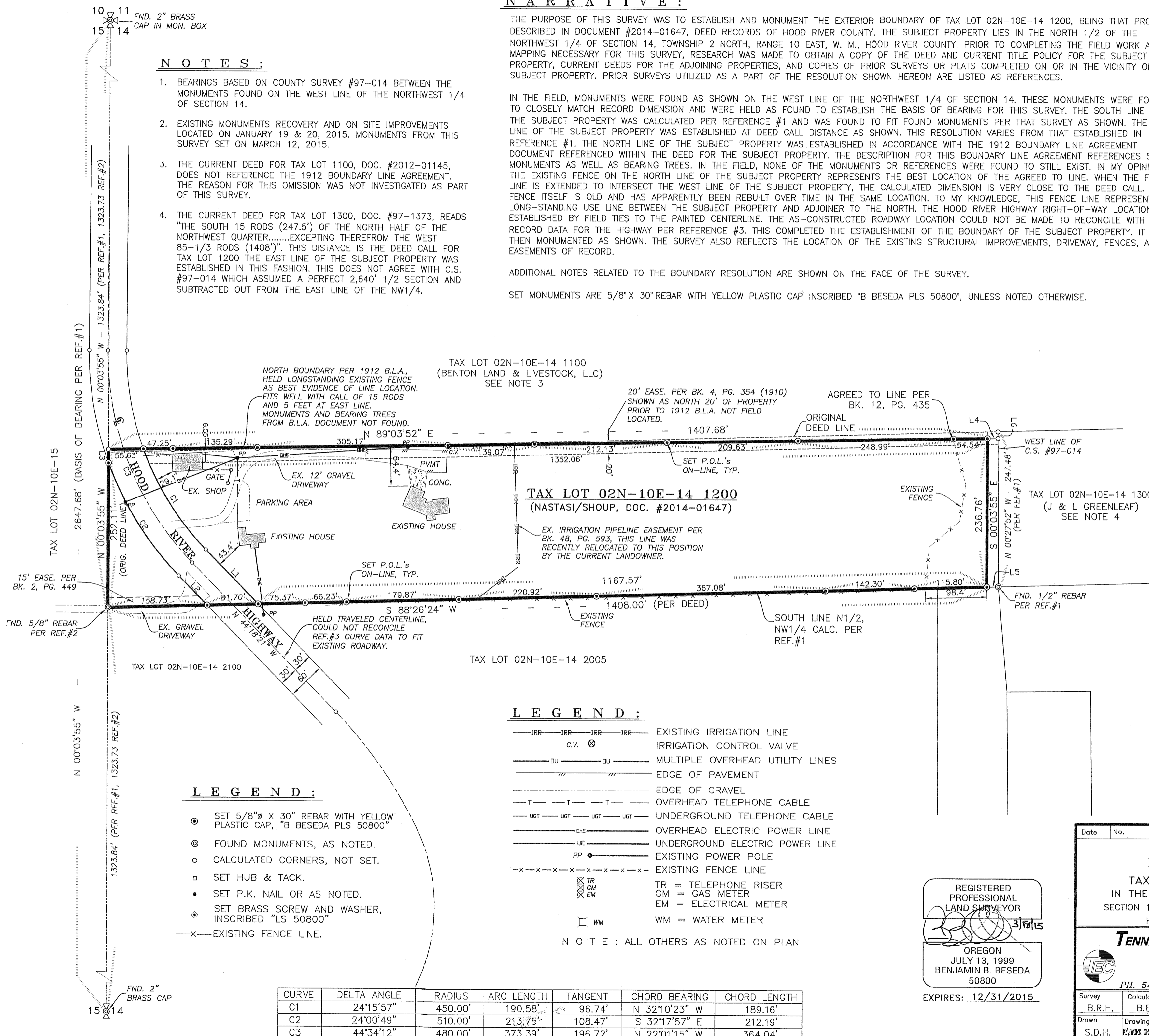
SET MONUMENTS ARE 5/8" X 30" REBAR WITH YELLOW PLASTIC CAP INSCRIBED "B BESEDA PLS 50800", UNLESS NOTED OTHERWISE.

NOTES:

1. BEARINGS BASED ON COUNTY SURVEY #97-014 BETWEEN THE MONUMENTS FOUND ON THE WEST LINE OF THE NORTHWEST 1/4 OF SECTION 14.
2. EXISTING MONUMENTS RECOVERY AND ON SITE IMPROVEMENTS LOCATED ON JANUARY 19 & 20, 2015. MONUMENTS FROM THIS SURVEY SET ON MARCH 12, 2015.
3. THE CURRENT DEED FOR TAX LOT 1100, DOC. #2012-01145, DOES NOT REFERENCE THE 1912 BOUNDARY LINE AGREEMENT. THE REASON FOR THIS OMISSION WAS NOT INVESTIGATED AS PART OF THIS SURVEY.
4. THE CURRENT DEED FOR TAX LOT 1300, DOC. #97-1373, READS "THE SOUTH 15 RODS (247.5') OF THE NORTH HALF OF THE NORTHWEST QUARTER.....EXCEPTING THEREFROM THE WEST 85-1/3 RODS (1408')". THIS DISTANCE IS THE DEED CALL FOR TAX LOT 1200 THE EAST LINE OF THE SUBJECT PROPERTY WAS ESTABLISHED IN THIS FASHION. THIS DOES NOT AGREE WITH C.S. #97-014 WHICH ASSUMED A PERFECT 2,640' 1/2 SECTION AND SUBTRACTED OUT FROM THE EAST LINE OF THE NW1/4.

REFERENCES:

- 1) SURVEY FOR TERRY BENTON BY DLC SURVEYING FILED MARCH 18, 1997 C.S. #97-014
- 2) RECORD OF SURVEY FOR McCURDY BY KLEIN & ASSOC. INC. FILED JULY 1, 2008 C.S. #2008-050
- 3) JERICO LANE SECTION HOOD RIVER HIGHWAY OR. STATE HIGHWAY DEPT. APRIL 1934 DRG. No. 4B-23-21
- 4) SURVEY FOR TERRY BENTON BY KLEIN & ASSOC. FILED SEPTEMBER 17, 2003 C.S. #2003-064
- 5) PARTITION PLAT 2001-17P FOR CHARLES & JUDY BENTON BY KLEIN & ASSOC. RECORDED MAY 24, 2001 C.S. #2001-037



LEGEND:

- IRR --- IRR --- IRR --- IRR --- EXISTING IRRIGATION LINE
- C.V. ⊗ IRRIGATION CONTROL VALVE
- DU --- DU --- MULTIPLE OVERHEAD UTILITY LINES
- "/>

LEGEND:

- ⊙ SET 5/8" X 30" REBAR WITH YELLOW PLASTIC CAP, "B BESEDA PLS 50800"
- ⊙ FOUND MONUMENTS, AS NOTED.
- CALCULATED CORNERS, NOT SET.
- SET HUB & TACK.
- SET P.K. NAIL OR AS NOTED.
- ⊙ SET BRASS SCREW AND WASHER, INSCRIBED "LS 50800"
- x— EXISTING FENCE LINE.

NOTE: ALL OTHERS AS NOTED ON PLAN

CURVE	DELTA ANGLE	RADIUS	ARC LENGTH	TANGENT	CHORD BEARING	CHORD LENGTH
C1	24°15'57"	450.00'	190.58'	96.74'	N 32°10'23" W	189.16'
C2	24°00'49"	510.00'	213.75'	108.47'	S 32°17'57" E	212.19'
C3	44°34'12"	480.00'	373.39'	196.72'	N 22°01'15" W	364.04'

REGISTERED PROFESSIONAL LAND SURVEYOR

 OREGON
 JULY 13, 1999
 BENJAMIN B. BESEDA
 50800
 EXPIRES: 12/31/2015

Date	No.	Revisions	By	App.
SURVEY FOR MICHAEL NASTASI TAX LOT 02N-10E-14 1200 IN THE NORTH 1/2 OF THE NW 1/4, SECTION 14, TOWNSHIP 2 N., RANGE 10 E. W.M. HOOD RIVER COUNTY, OREGON				
TENNESON ENGINEERING CORP. CONSULTING ENGINEERS 3775 CRATES WAY THE DALLES, OREGON 97058 PH. 541-296-9177 FAX 541-296-6657				
Survey	Calculation	Design	Date	Scale
B.R.H.	B.B.B.		3/18/2015	1"=100'
Drawn	Drawing Number	Work Order No.	Sheet	
S.D.H.	K:\WORK ORDERS\14400\14478\DRAWINGS\14478r_spy.dwg	14478	1 of 1	