

RECORD OF SURVEY FOR HOOD RIVER CHERRY COMPANY

PORTION OF THE SE 1/4 OF SECTION 17, TOWNSHIP 1 SOUTH, RANGE 10 EAST W.M.

TAX LOT 1300 1S-10E-17

HOOD RIVER COUNTY
SURVEYOR'S OFFICE

Survey No: 2016 006

Filed Date: 1/19/2016

By: B.C.

NARRATIVE:

THE PURPOSE OF THIS SURVEY IS TO MONUMENT THE BOUNDARIES OF TAX LOT 1300 AS DESCRIBED BY DEED DOCUMENT 2015-03104. THE LEGAL DESCRIPTION IS REPRODUCED BELOW.

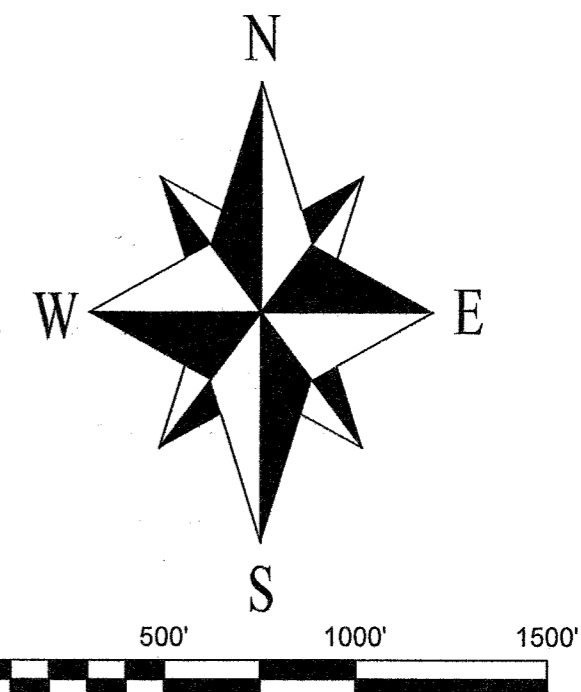
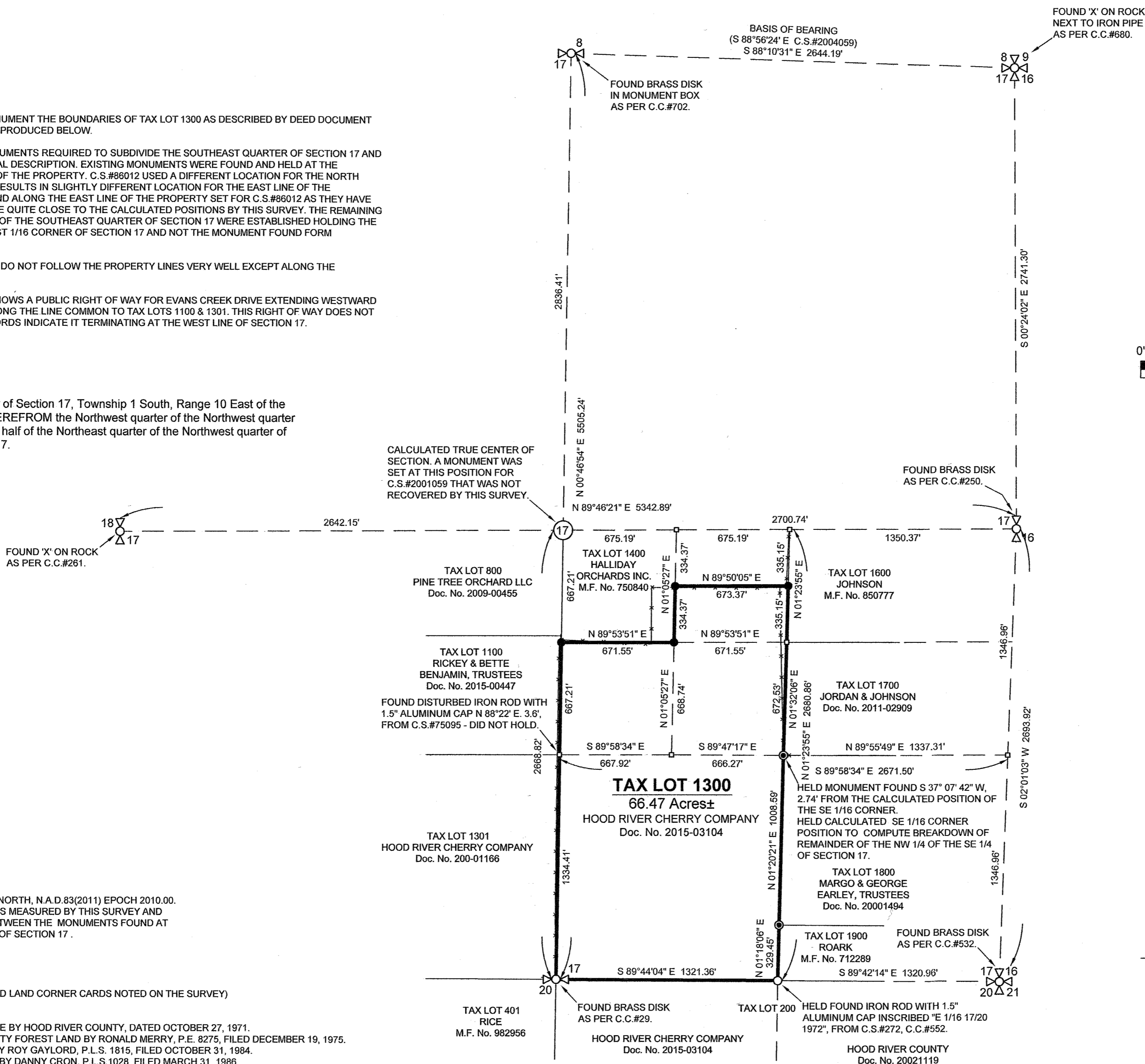
I FOUND THE CONTROLLING CORNER MONUMENTS REQUIRED TO SUBDIVIDE THE SOUTHEAST QUARTER OF SECTION 17 AND LAY OUT THE PROPERTY AS PER THE LEGAL DESCRIPTION. EXISTING MONUMENTS WERE FOUND AND HELD AT THE SOUTHEAST AND SOUTHWEST CORNERS OF THE PROPERTY. C.S.#86012 USED A DIFFERENT LOCATION FOR THE NORTH QUARTER CORNER OF SECTION 17 THAT RESULTS IN SLIGHTLY DIFFERENT LOCATION FOR THE EAST LINE OF THE PROPERTY. I HELD THE MONUMENTS FOUND ALONG THE EAST LINE OF THE PROPERTY SET FOR C.S.#86012 AS THEY HAVE BEEN RELIED UPON FOR FENCING AND ARE QUITE CLOSE TO THE CALCULATED POSITIONS BY THIS SURVEY. THE REMAINING CORNERS OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 17 WERE ESTABLISHED HOLDING THE CALCULATED POSITION OF THE SOUTHEAST 1/16 CORNER OF SECTION 17 AND NOT THE MONUMENT FOUND FORM C.S.#86012.

NOTE THAT THE FENCE LINES GENERALLY DO NOT FOLLOW THE PROPERTY LINES VERY WELL EXCEPT ALONG THE SOUTHERLY LINE OF TAX LOT 1700.

NOTE ALSO THAT THE ASSESSORS MAP SHOWS A PUBLIC RIGHT OF WAY FOR EVANS CREEK DRIVE EXTENDING WESTWARD FROM THE WESTERLY PROPERTY LINE ALONG THE LINE COMMON TO TAX LOTS 1100 & 1301. THIS RIGHT OF WAY DOES NOT EXIST IN THIS LOCATION AS COUNTY RECORDS INDICATE IT TERMINATING AT THE WEST LINE OF SECTION 17.

LEGAL DESCRIPTION:

The West half of the Southeast quarter of Section 17, Township 1 South, Range 10 East of the Willamette Meridian, EXCEPTING THEREFROM the Northwest quarter of the Northwest quarter of the Southeast quarter and the North half of the Northeast quarter of the Northwest quarter of the Southeast quarter of said Section 17.



REGISTERED
PROFESSIONAL
LAND SURVEYOR

Brans

OREGON
JANUARY 15, 2002
BRADLEY J. CROSS
60051

RENEWS: 12/31/2017

SYMBOL LEGEND:

- SET 5/8" BY 30" IRON ROD WITH BLUE PLASTIC CAP INSCRIBED "CROSS PLS 60051" ON DECEMBER 5, 2015.
- ⊙ FOUND & HELD 1/2" IRON ROD WITH YELLOW PLASTIC CAP INSCRIBED "WYEAST LS 2393" FROM C.S.#86012.
- FOUND MONUMENT AS NOTED
- CALCULATED CORNER - NOT FOUND OR SET
- C.C.# HOOD RIVER COUNTY PUBLIC LAND CORNER CARD
- - - - - FENCE

PROJECT NUMBER: 2015017
DATE OF MAP: DECEMBER 20, 2015
HOOD RIVER COUNTY ASSESSORS MAP: 01S-10E-17

**COLUMBIA RIVER
SURVEYING
& MAPPING**

1767 12th St, #191
HOOD RIVER, OREGON, 97031
PHONE: 541-386-9002
EMAIL: INFO@COLUMBIASURVEYING.COM

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.#2004059 IS ALSO SHOWN BETWEEN THE MONUMENTS FOUND AT THE NORTH 1/4 AND NORTHEAST CORNERS OF SECTION 17.

REFERENCES:

(IN ADDITION TO THE DEED DOCUMENTS AND LAND CORNER CARDS NOTED ON THE SURVEY)

- HOOD RIVER COUNTY SURVEYORS OFFICE:
C.S.#272 - SURVEY OF ANTOINE TIMBER SALE BY HOOD RIVER COUNTY, DATED OCTOBER 27, 1971.
C.S.#75095 - SURVEY OF HOOD RIVER COUNTY FOREST LAND BY RONALD MERRY, P.E. 8275, FILED DECEMBER 19, 1975.
C.S.#86012 - SURVEY FOR ROBERT MARSH BY ROY GAYLORD, P.L.S. 1815, FILED OCTOBER 31, 1984.
C.S.#86012 - SURVEY FOR AUDREY MERCER BY DANNY CRON, P.L.S. 1028, FILED MARCH 31, 1988.
C.S.#94075 - BOUNDARY LINE ADJUSTMENT FOR JAMES AND PAMELA FRATER BY ANTHONY KLEIN, P.L.S.932, FILED AUGUST 9, 1994.
C.S.#95079 - SURVEY FOR GEORGE EARLY BY DANNY CRON, P.L.S.1028, FILED AUGUST 14, 1995.
C.S.#2001059 - SURVEY FOR VALLEY CREST ORCHARDS, INC. BY KEVIN DOWD, P.L.S. 2393, FILED AUGUST 8, 2001.
C.S.#2004059 - SURVEY FOR LEE MOORE BY ROY GAYLORD, P.L.S. 1815, FILED SEPTEMBER 22, 2004.

HOOD RIVER COUNTY ASSESSORS MAPS:
01S-10E-17, REVISED JANUARY 23, 2003.
01S-10E-20, REVISED JANUARY 23, 2003.

CS# 2016006