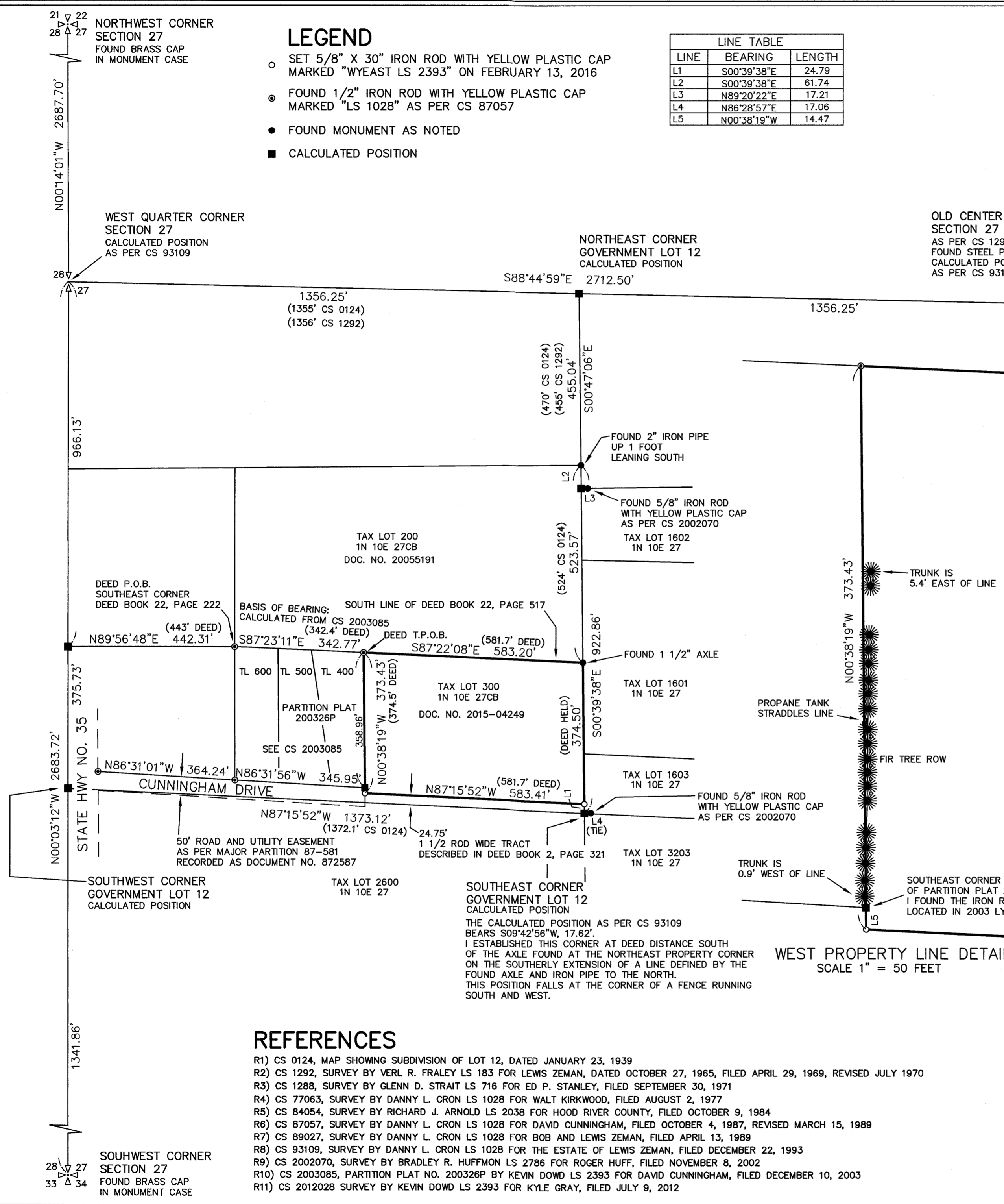
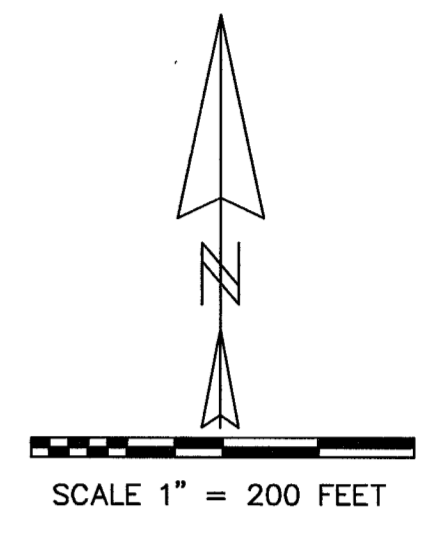


HOOD RIVER COUNTY
SURVEYOR'S OFFICE
SURVEY NO. 2016023
FILED DATE: 4/14/16
BY: B.L.

- LEGEND**
- SET 5/8" X 30" IRON ROD WITH YELLOW PLASTIC CAP MARKED "WYEAST LS 2393" ON FEBRUARY 13, 2016
 - FOUND 1/2" IRON ROD WITH YELLOW PLASTIC CAP MARKED "LS 1028" AS PER CS 87057
 - FOUND MONUMENT AS NOTED
 - CALCULATED POSITION

LINE TABLE		
LINE	BEARING	LENGTH
L1	S00°39'38"E	24.79
L2	S00°39'38"E	61.74
L3	N89°20'22"E	17.21
L4	N86°28'57"E	17.06
L5	N00°38'19"W	14.47

REGISTERED
PROFESSIONAL
LAND SURVEYOR
Kevin Dowd
OREGON
JULY 26, 1989
KEVIN DOWD
2393
RENEW DATE: 12-31-17
APRIL 13, 2016



NARRATIVE

THE PURPOSE OF THIS SURVEY IS TO ESTABLISH THE BOUNDARIES OF THAT TRACT OF LAND DESCRIBED IN DEED RECORDED AS DOCUMENT NO. 2015-04249. THE TRACT IS A PORTION OF GOVERNMENT LOT 12 OF SECTION 27, AS STATED BY CS 1292 THE TRACTS IN THIS AREA HAD BEEN SURVEYED IN THE PAST USING A STEEL PLATE AFFIXED TO A FENCE POST FOR THE CENTER QUARTER CORNER POSITION. CS 1292 REFERS TO THE STEEL PLATE AS THE OLD CENTER OF SECTION AFTER VERIFYING THAT IT IS NOT LOCATED AT THE LEGAL CENTER OF SECTION POSITION. SOME OF THE SUBSEQUENTLY FILED REFERENCED SURVEYS HAVE USED THE LEGAL CENTER OF SECTION POSITION IN ESTABLISHING THE LOCATION OF SAID LOT 12. THIS RESULTS IN A LOT LOCATION THAT IS NOT IN AGREEMENT WITH OLD LINES OF POSSESSION. CS 1292 FOUND AN IRON PIPE FOR THE WEST QUARTER CORNER. IN 1970, CS 1288 ALSO FINDS THE PIPE. BY THE MID SEVENTIES SURVEYS INDICATE THAT THE PIPE IS GONE. AS DEPICTED BY CS 93109 THE MISSING PIPE LOCATION IS CALCULATED BY DISTANCE-DISTANCE INTERSECTION FROM AN AXLE FOUND ON THE NORTH LINE OF GOVERNMENT LOT 11 AND THE BRASS CAP FOUND AT THE SOUTHWEST SECTION CORNER. THE DISTANCES USED IN THE INTERSECTION CALCULATION ARE OBTAINED FROM CS 1292 AND CS 1288. FOR THIS SURVEY I CALCULATED THE POSITION FROM CS 93109 DATA. MORE SPECIFICALLY 2683.72 FEET NORTH OF THE SOUTHWEST SECTION CORNER AND 4.23 FEET EAST OF A STRAIGHT LINE BETWEEN THE SOUTHWEST AND NORTHWEST SECTION CORNERS. THE NORTHEAST CORNER OF LOT 12 IS ESTABLISHED AT MID POINT BETWEEN THE WEST AND CENTER QUARTER CORNER POSITIONS DESCRIBED ABOVE. AN AXLE WAS FOUND AND ACCEPTED FOR THE NORTHEAST CORNER OF SUBJECT PROPERTY. THE AXLE TOGETHER WITH AN IRON PIPE FOUND TO THE NORTH WERE HELD TO ESTABLISH THE EAST LINE OF LOT 12. THE SOUTHWEST CORNER OF LOT 12 WAS ESTABLISHED AT DEED DISTANCE SOUTH OF THE AXLE. THE SOUTHWEST CORNER AND THE WEST QUARTER CORNER. GOVERNMENT LOT 12 ESTABLISHED IN THIS MANNER FITS WELL WITH FENCES FOUND ALONG THE NORTH, SOUTH AND EAST LOT LINES. IT ALSO FITS WITH THE GRAVEL ROAD CONSTRUCTED ALONG THE SOUTH AND EAST LOT LINES. I ESTABLISHED THE SOUTH LINE OF THE SUBJECT TRACT PARALLEL WITH AND AT DEED DISTANCE FROM THE SOUTH LINE OF LOT 12. THE WEST LINE OF THE SUBJECT TRACT WAS ESTABLISHED AS PER RECOVERED IRON RODS FROM CS 87057. THE IRON ROD AT THE INTERSECTION OF THE WEST LINE WITH THE NORTH LINE OF THE 50 FOOT ROAD AND UTILITY EASEMENT KNOWN AS CUNNINGHAM DRIVE WAS FOUND PRONE ON THE GROUND. I HELD THE LOCATION AS PER CS 2003085. THE IRON ROD FOUND AT THE NORTHWEST CORNER AND THE AXLE FOUND AT THE NORTHEAST CORNER ESTABLISHED THE NORTH LINE.

RECORD OF SURVEY

LOCATED IN GOVERNMENT LOT 12
IN THE SOUTHWEST QUARTER OF SECTION 27
T1 NORTH, R10 EAST, W.M.
HOOD RIVER COUNTY, OREGON

FOR: KONANE ZAGER AND ELIZABETH DENHART

REFERENCES

- R1) CS 0124, MAP SHOWING SUBDIVISION OF LOT 12, DATED JANUARY 23, 1939
- R2) CS 1292, SURVEY BY VERL R. FRALEY LS 183 FOR LEWIS ZEMAN, DATED OCTOBER 27, 1965, FILED APRIL 29, 1969, REVISED JULY 1970
- R3) CS 1288, SURVEY BY GLENN D. STRAIT LS 716 FOR ED P. STANLEY, FILED SEPTEMBER 30, 1971
- R4) CS 77063, SURVEY BY DANNY L. CRON LS 1028 FOR WALT KIRKWOOD, FILED AUGUST 2, 1977
- R5) CS 84054, SURVEY BY RICHARD J. ARNOLD LS 2038 FOR HOOD RIVER COUNTY, FILED OCTOBER 9, 1984
- R6) CS 87057, SURVEY BY DANNY L. CRON LS 1028 FOR DAVID CUNNINGHAM, FILED OCTOBER 4, 1987, REVISED MARCH 15, 1989
- R7) CS 89027, SURVEY BY DANNY L. CRON LS 1028 FOR BOB AND LEWIS ZEMAN, FILED APRIL 13, 1989
- R8) CS 93109, SURVEY BY DANNY L. CRON LS 1028 FOR THE ESTATE OF LEWIS ZEMAN, FILED DECEMBER 22, 1993
- R9) CS 2002070, SURVEY BY BRADLEY R. HUFFMON LS 2786 FOR ROGER HUFF, FILED NOVEMBER 8, 2003
- R10) CS 2003085, PARTITION PLAT NO. 200326P BY KEVIN DOWD LS 2393 FOR DAVID CUNNINGHAM, FILED DECEMBER 10, 2003
- R11) CS 2012028 SURVEY BY KEVIN DOWD LS 2393 FOR KYLE GRAY, FILED JULY 9, 2012

WYEAST SURVEYS
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MT HOOD-PARKDALE, OR 97041
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