

RECORD OF SURVEY

A PORTION OF PARCEL 2 OF PARTITION PLAT 2008-04P
AND LOTS 3 AND 4, BLOCK 20 OF HOOD RIVER PROPER
LOCATED IN SE 1/4, SW 1/4 OF SECTION 25, T. 3N., R. 10E., W.M.
CITY OF HOOD RIVER, COUNTY OF HOOD RIVER, STATE OF OREGON

3N 10E 25CD TAX LOT 9400

**HOOD RIVER COUNTY
SURVEYOR'S OFFICE**

SURVEY NO. 2017 020

FILED 5/4/2017

BY BL.

LEGEND

- SET 5/8" X 24" REBAR WITH 1 1/4" YELLOW PLASTIC CAP (KA OR59002 WA42690)
- ⊙ FOUND 5/8" REBAR WITH 2-1/2" ALUMINUM CAP INSCRIBED "KLEIN & ASSOC. OR 59002 WA42690" IN GOOD CONDITION, PER CS NO. 2008-020 (HELD)
- FOUND KLEIN & ASSOCIATES, 5/8" REBAR WITH YELLOW PLASTIC CAP INSCRIBED "KA OR59002LS, KA WA42690LS" IN GOOD CONDITION, PER CS NO. 2015-005 (HELD)
- ⊙ FOUND DLC SURVEYING 1/2" REBAR WITH YELLOW PLASTIC CAP INSCRIBED "1028" IN GOOD CONDITION, PER CS NO. 84025
- ⊙ FOUND WYEAST SURVEYS 5/8" REBAR WITH YELLOW PLASTIC CAP INSCRIBED "WYEAST LS 2393" IN GOOD CONDITION, PER CS NO. 2013-29
- ANGLE POINT, NOT MONUMENTED
- RM REFERENCE MONUMENT
- CS NO. HOOD RIVER COUNTY SURVEY NUMBER
- R1 RECORD DATA PER REFERENCE SURVEY NO.
- FD FOUND
- (100') PLAT DISTANCE
- Y.P.C. YELLOW PLASTIC CAP

REFERENCED SURVEYS

- R1. SURVEY PERFORMED BY KLEIN & ASSOCIATES, INC, FOR STEVE GATES, FILED FEB. 4, 2015 AS COUNTY SURVEY NO. 2015-005
- R2. SURVEY PERFORMED BY DLC SURVEYING, FOR PAUL NASIATKA, FILED MARCH 11, 1984, COUNTY SURVEY NO. 84025
- R3. SURVEY PERFORMED BY WYEAST SURVEYS, FOR BRIGHT HOMES, LLC FILED AUG. 22, 2013 AS COUNTY SURVEY NO. 2013-029
- R4. PARTITION PLAT 200804P, PERFORMED BY KLEIN & ASSOCIATES, INC. FOR HOOD RIVER COUNTY, FILED MARCH 24, 2008, AS CS NO. 2008-020
- R5. SURVEY PERFORMED BY DLC SURVEYING FOR JERRY BELL, FILED FEB. 9, 1987, AS CS NO. 87005
- R6. PARTITION PLAT 201613P, PERFORMED BY KLEIN & ASSOCIATES, INC. FOR STEVE GATES, FILED OCT. 27, 2016, AS CS NO. 2016-044

REFERENCED DEEDS

WARRANTY DEED RECORDED IN MICRO FILM NO. 2008 02826, DATED 7/15/2008 HOOD RIVER COUNTY DEED RECORDS.

SURVEYOR'S NOTES

EXCEPT AS SPECIFICALLY STATED OR SHOWN ON THIS PLAT, THIS SURVEY DOES NOT PURPORT TO REFLECT ANY OF THE FOLLOWING WHICH MAY BE APPLICABLE TO THE SUBJECT REAL ESTATE: EASEMENTS, OTHER THAN POSSIBLE EASEMENTS WHICH WERE VISIBLE AT THE TIME OF MAKING OF THIS SURVEY; BUILDING SETBACK LINES; RESTRICTIVE COVENANTS; SUBDIVISION RESTRICTIONS; ZONING OR OTHER LAND-USE REGULATIONS, AND ANY OTHER FACTS WHICH AND ACCURATE AND CURRENT TITLE SEARCH MAY DISCLOSE.

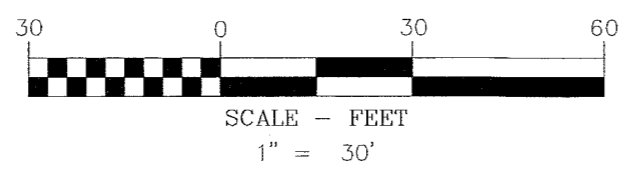
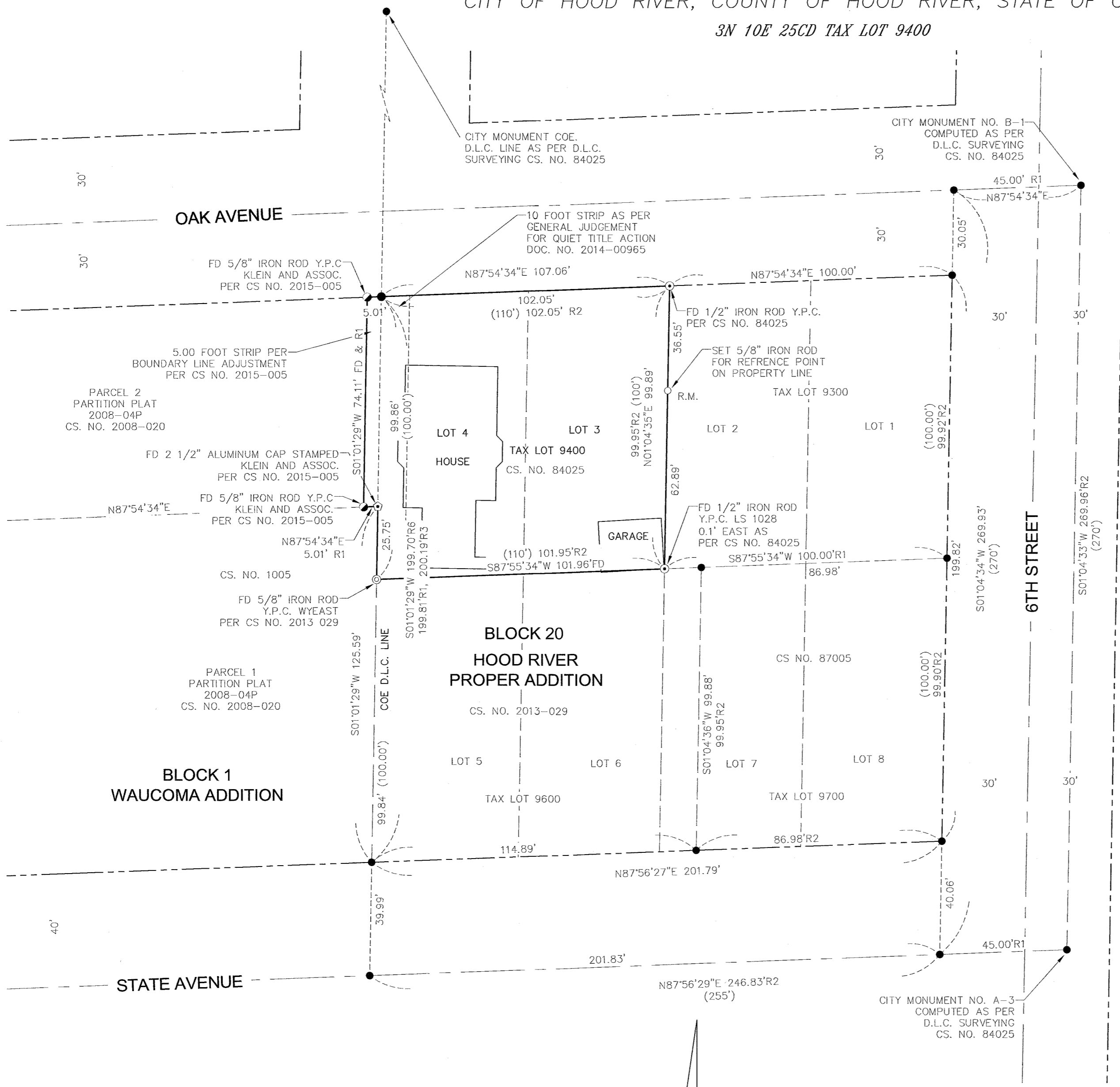
EVERY DOCUMENT OF RECORD REVIEWED AND CONSIDERED AS A PART OF THIS SURVEY IS NOTED HEREON. ONLY THE DOCUMENTS NOTED HEREON WERE SUPPLIED TO THE SURVEYOR. NO ABSTRACT OF TITLE, NOR TITLE COMMITMENT, NOR RESULTS OF TITLE SEARCHES WERE FURNISHED TO THE SURVEYOR. THERE MAY EXIST OTHER DOCUMENTS OF RECORD WHICH WOULD AFFECT THIS PARCEL.

SURVEYOR HAS MADE NO INVESTIGATION OR INDEPENDENT SEARCH FOR EASEMENTS OF RECORD, ENCUMBRANCES, RESTRICTIVE COVENANTS, OWNERSHIP TITLE EVIDENCE, OR ANY OTHER FACTS WHICH AN ACCURATE AND CURRENT TITLE SEARCH MAY DISCLOSE.

NARRATIVE

THE PURPOSE OF THIS SURVEY IS TO LOCATE THE EAST LINE OF LOT 3, BLOCK 20, HOOD RIVER PROPER ADDITION, AND SET A 5/8" REBAR WITH YELLOW PLASTIC CAP AS A REFERENCE MONUMENT ON THE EAST PROPERTY LINE AT THE REQUEST OF THE OWNER.

A PREVIOUS SURVEY PERFORMED BY DLC SURVEYING, FILED AS COUNTY SURVEY NO. 84025 ESTABLISHED THE EXTERIOR BOUNDARY OF LOTS 3 AND 4 OF SAID BLOCK 20. MONUMENTS WERE RECOVERED AND HELD AT THE NORTHEAST CORNER AND AT THE SOUTHEAST CORNER OF SAID LOT 3. MONUMENTS WERE ALSO RECOVERED FROM A PREVIOUS SURVEY PERFORMED BY OUR FIRM FOR A BOUNDARY LINE ADJUSTMENT, FILED AS COUNTY SURVEY NO. 2015-005 BETWEEN PARCEL 2 OF PARTITION PLAT 2008-04P AND AFORESAID LOT 3 AND 4, SAID MONUMENTS WERE HELD FOR THE BASIS OF BEARING FOR THIS SURVEY. ALL MONUMENTS RECOVERED WERE FOUND TO BE WITHIN ACCEPTABLE TOLERANCES AND HELD.



BASIS OF BEARINGS
RECORD OF SURVEY CS NO. 2008-056

SURVEY PERFORMED FOR:
FRITZ KUYKENDALL
DATE OF MONUMENTATION: MARCH 3, 2017
PROJECT: 17-02-10 DRAFT: BTB
FILE: 170210.DWG LAYOUT TAB: OR SURVEY

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

OWNER
FRITZ & JO KUYKENDALL

REGISTERED
PROFESSIONAL
LAND SURVEYOR

OREGON
JULY 12, 2005
JAMES M. KLEIN
59002
Expires 6-30-2017

Klein & Associates, Inc.
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SHEET 1 OF 1
WILLAMETTE MERIDIAN
HOOD RIVER COUNTY, OREGON

1/4	SEC	T.	R.
25	CD	3N.	10E.

CS# 2017 020