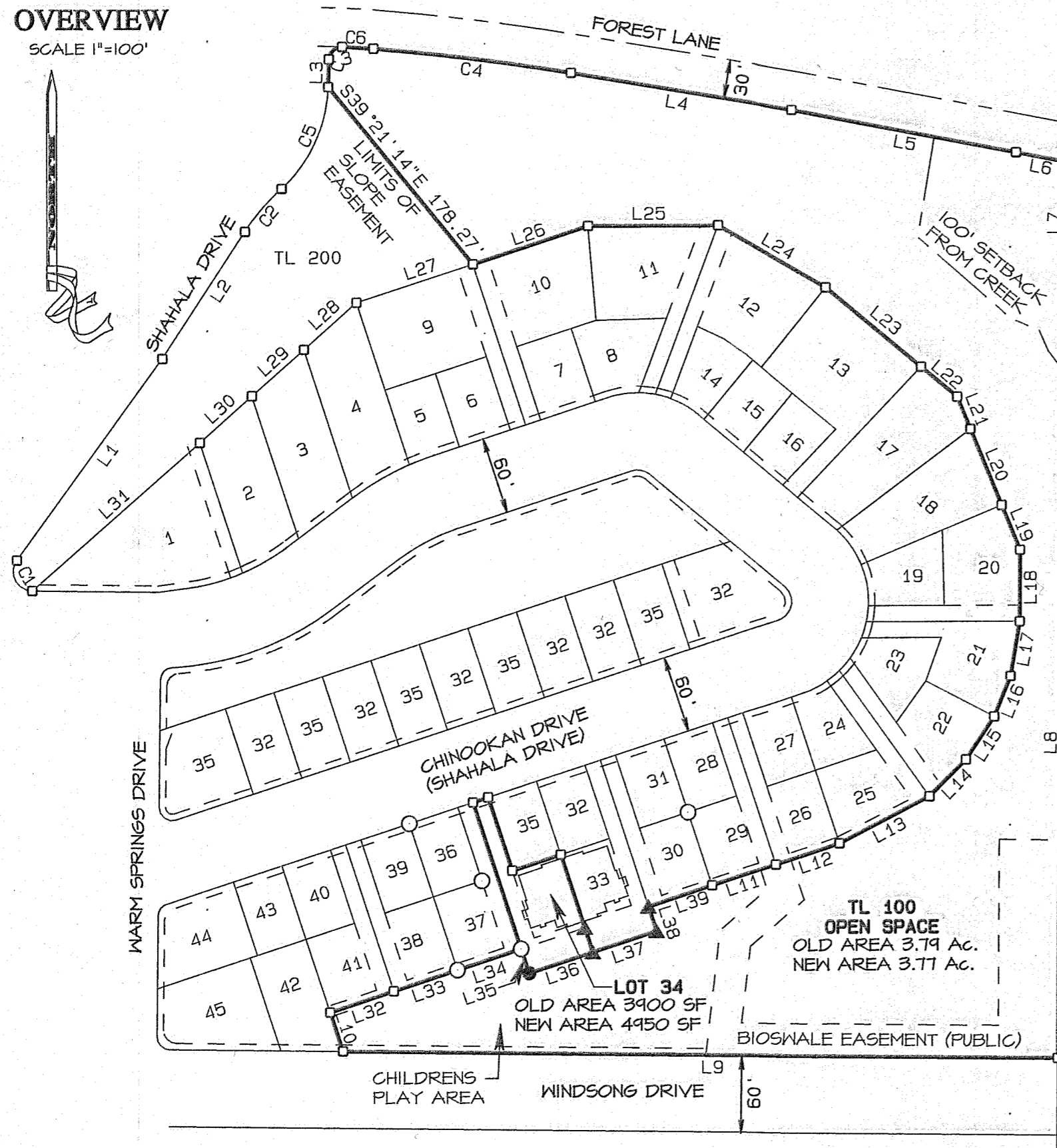


OVERVIEW
SCALE 1"=100'



PROPERTY LINE ADJUSTMENT

BETWEEN ADJUSTED OPEN SPACE LOT & LOT 34 OF SHAHALA SUBDIVISION
IN THE SOUTHEAST 1/4 OF SECTION 6,
TOWNSHIP 2 NORTH, RANGE 8 EAST, W.M. CITY OF CASCADE LOCKS,
OREGON TAX LOTS 02N-08E-06DD 4900 & 02N-08E-06DD 100

HOOD RIVER COUNTY
SURVEYOR'S OFFICE
Survey No: 2017043
Filed Date: 9/18/2017
By: RL

NOTES

- THIS SURVEY WAS MADE WITH A TOPCON FIVE-SECOND TOTAL STATION AND RELATED MEASURING EQUIPMENT.
- MONUMENTS SET 4/26/17.
- BASIS OF BEARING, BEARINGS BASED ON REF. 1 SURVEY AS SHOWN.
- ZONING: LIGHT DENSITY RESIDENTIAL, 7500 SF PER UNIT.

OWNERS

TAX LOT No. 4900:
DW2 DEVELOPMENT, LLC
4000 CARMEN DRIVE No. 49
LAKE OSWEGO, OR 97035

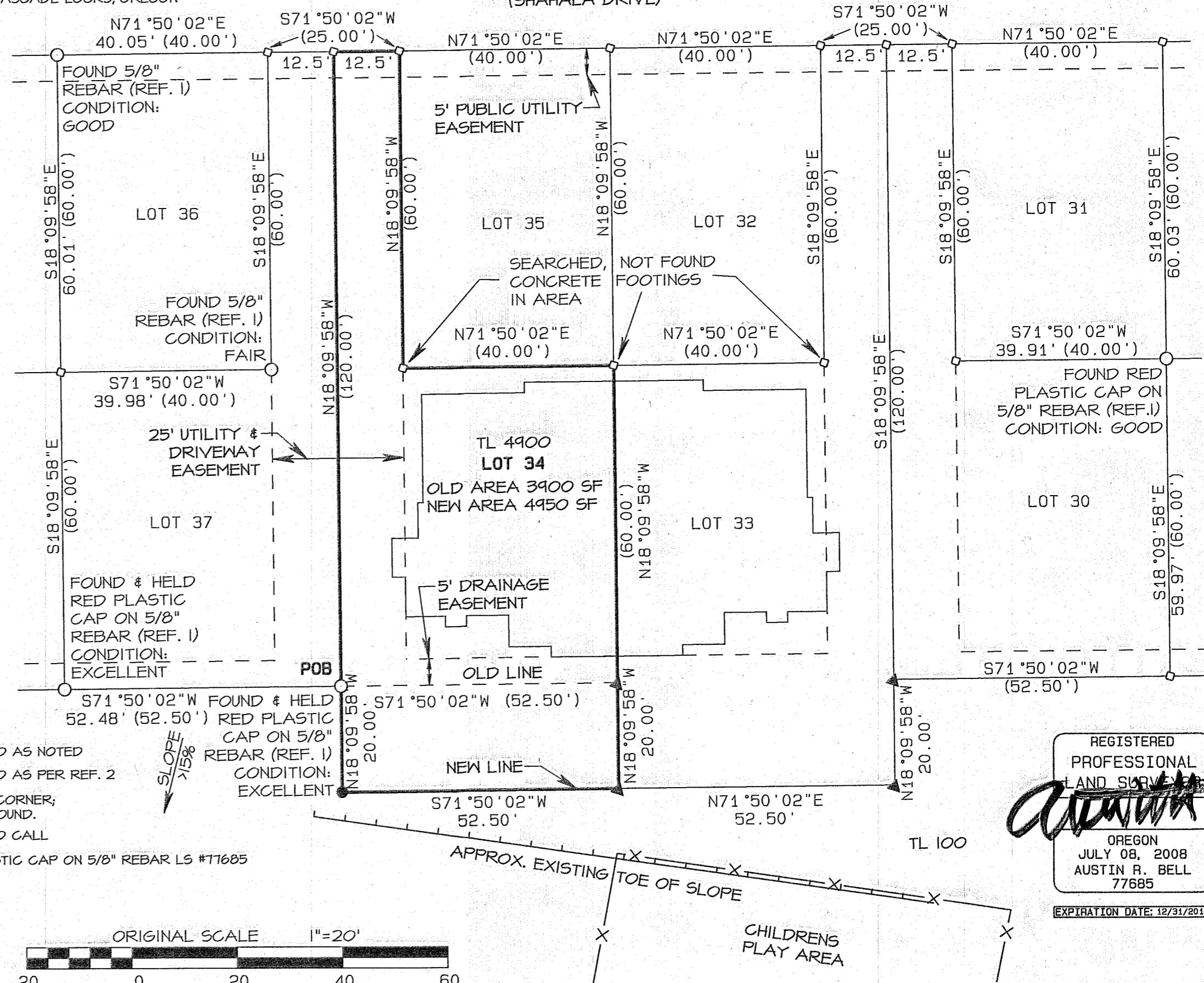
TAX LOT No. 100: SHAHALA HOMEOWNERS ASSOCIATION
CASCADE LOCKS, OREGON

ADJUSTED LEGAL DESCRIPTION LOT 34

Beginning at the southwest corner of Lot 34 of Shahala Subdivision; thence South 18°09'58" East, a distance of 20.00 feet; thence North 71°50'02" East, a distance of 52.50 feet; thence North 18°09'58" West, a distance of 20.00 feet; thence North 18°09'58" West, a distance of 60.00 feet; thence South 71°50'02" West, a distance of 40.00 feet; thence North 18°09'58" West, a distance of 60.00 feet; thence North 71°50'02" East, a distance of 12.50 feet; thence South 18°09'58" East, a distance of 120.00 feet to the Point of Beginning. Containing 0.11 ACRES, more or less.

* SOUTH 71°50'02" WEST.

SEE AFFIDAVIT OF CORRECTION 2018-00394X



LINE	BEARING	DISTANCE	LINE	BEARING	DISTANCE
L1	N36°05'00"E	193.36'	L12	N71°50'02"E	52.50'
L2	N33°12'41"E	118.72'	L13	N62°42'29"E	79.42'
L3	N01°35'03"E	21.45'	L14	N45°12'17"E	40.24'
L4	N80°38'25"W	174.90'	L15	N33°21'31"E	40.24'
L5	S79°08'35"E	178.89'	L16	N22°28'01"E	33.78'
L6	S79°08'35"E	40.00'	L17	N09°46'51"E	43.37'
L7	N00°40'29"E	100.00'	L18	S00°13'52"W	55.65'
L8	N00°40'29"E	598.33'	L19	N22°14'47"W	37.74'
L9	S89°18'58"E	559.86'	L20	N22°14'47"W	64.25'
L10	S18°09'58"E	31.93'	L21	S22°14'47"E	27.23'
L11	N71°50'02"E	52.50'	L22	N50°19'00"W	36.65'
L12	N71°50'02"E	52.50'	L23	S50°19'00"E	97.10'
L13	N62°42'29"E	79.42'	L24	S60°03'28"E	96.98'
L14	N45°12'17"E	40.24'	L25	N89°44'55"E	101.80'
L15	N33°21'31"E	40.24'	L26	S71°50'02"W	94.94'
L16	N22°28'01"E	33.78'	L27	N71°50'02"E	96.00'
L17	N09°46'51"E	43.37'	L28	N48°25'13"E	55.03'
L18	S00°13'52"W	55.65'	L29	N48°25'13"E	54.49'
L19	N22°14'47"W	37.74'	L30	N48°25'13"E	54.49'
L20	N22°14'47"W	64.25'	L31	N48°46'21"E	174.69'
L21	S22°14'47"E	27.23'	L32	S71°50'02"W	52.50'
L22	N50°19'00"W	36.65'	L33	N71°50'02"E	52.50'
L23	S50°19'00"E	97.10'	L34	N71°50'02"E	52.50'
L24	S60°03'28"E	96.98'	L35	N18°09'58"W	20.00'
L25	N89°44'55"E	101.80'	L36	N71°50'02"E	52.50'
L26	S71°50'02"W	94.94'	L37	N71°50'02"E	52.50'
L27	N71°50'02"E	96.00'	L38	N18°09'58"W	20.00'
L28	N48°25'13"E	55.03'	L39	N71°50'02"E	52.50'
L29	N48°25'13"E	54.49'			

ORIGINAL LEGAL DESCRIPTION

LOT 34 OF SHAHALA SUBDIVISION, CITY OF CASCADE LOCKS, OREGON
STATUTORY WARRANTY DEED 2015-03911
TAX LOT No. 02N08E06 DDO4900

ADJUSTED TAX LOT 100 IN SHAHALA SUBDIVISION,
CITY OF CASCADE LOCKS, OREGON
BARGAIN AND SALE DEED 2009-04545 &
AND SHOWN ON REFERENCE 5 SURVEY.
TAX LOT No. 02N08E06 DDO100

SURVEY NARRATIVE

THE PURPOSE OF THIS SURVEY IS TO REPRESENT AND MONUMENT A PROPERTY LINE ADJUSTMENT IN THE CITY OF CASCADE LOCKS. THE ADJUSTMENT MOVES THE BOUNDARY BETWEEN LOT 34 AND THE OPEN SPACE LOT AS SHOWN ON THE REF. 1 SURVEY.

THIS SURVEY USES THE REF. 1 SURVEY AS THE BASIS OF BEARING. A FIELD SURVEY WAS PERFORMED TO VERIFY THE REF. 1 SURVEY. SIGNIFICANT DIRTWORK AND CONSTRUCTION HAS BEEN DONE IN THE PROJECT AREA.

THE REF. 1 MONUMENTS FOR THE SOUTH LINE OF LOT 37 WERE FOUND AND HELD. THIS LINE CREATED THE BEARING FOR THE SOUTH LINE OF LOTS 34 & 33.

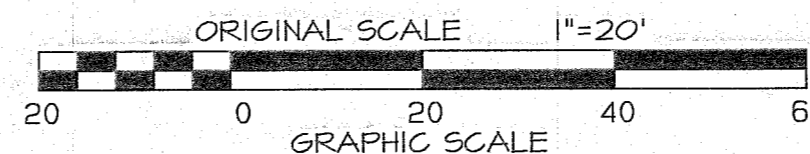
OTHER FOUND MONUMENTS WERE WITHIN ACCEPTABLE TOLERANCES OF THE REF. 1 SURVEY DISTANCES.

REFERENCES

- COUNTY SURVEY No. 2005 107, BY TAYLOR ENGINEERING, FOR SHAHALA LLC., FILED NOVEMBER 28, 2005, SHAHALA SUBDIVISION.
- COUNTY SURVEY No. 2017043, BY BELL DESIGN COMPANY, FOR SHAHALA HOMEOWNERS ASSOCIATION, FILED 9/18/2017, PROPERTY LINE ADJUSTMENT.

LEGEND

- MARKER FOUND AS NOTED
- ▲ MARKER FOUND AS PER REF. 2
- CALCULATED CORNER; NOT SET OR FOUND.
- () PLAT OR DEED CALL
- SET RED PLASTIC CAP ON 5/8" REBAR L5 #T7685



REGISTERED
PROFESSIONAL
LAND SURVEYOR
Austin R. Bell
OREGON
JULY 08, 2008
AUSTIN R. BELL
77685
EXPIRATION DATE: 12/31/2017

02N-08E-06DD 4900 & 02N-08E-06DD 100



DATE	DESCRIPTION	BY
7/17	DRAFT	HDK
7/17	CHECK	ARB

RECORD OF SURVEY
FOR SHAHALA HOMEOWNERS ASSOCIATION
CITY OF CASCADE LOCKS, OREGON

SHEET: 1 OF 1
PROJECT: 16B275
DATE: Sep 2017

Bell Design Co. makes no warranty as to matters of unwritten title such as adverse possession, prescriptive rights, easements, estoppel, acquiescence, etc. or to environmental concerns such as hazardous waste, pollution, wet land delineation, riparian changes, flood zones, etc.

O:\2016\B275\16b275.pro

CS# 2017 043



I certify that this instrument was received and recorded in the records of said county.
Brian D. Beebe, Director of Records and Assessment and Ex-Officio Recorder.

Return to:
Hood River County Surveyor
918 18th Street
Hood River, Oregon 97031

AFFIDAVIT OF CORRECTION

I, Austin R. Bell, L.S. No. 77685, being duly sworn, depose and say that I am the surveyor who surveyed the property as depicted on a 2017 Property Line Adjustment as filed in the Hood River County Surveyor's office on September 18, 2017, as County Survey No. 2017043.

The following clarification to said map is necessary and is as follows:

"The Adjusted Legal Description Lot 34", located in the upper right hand corner of said map has a reversed bearing reading North 17°50'02" East. It should have read South 17°50'02" West.

As Recorded:

Beginning at the southwest corner of Lot 34 of Shahala Subdivision; thence South 18°09'58" East, a distance of 20.00 feet; thence North 71°50'02" East, a distance of 52.50 feet; thence North 18°09'58" West, a distance of 20.00 feet; thence North 18°09'58" West, a distance of 60.00 feet; thence South 71°50'02" West, a distance of 40.00 feet; thence North 18°09'58" West, a distance of 60.00 feet; thence North 71°50'02" East, a distance of 12.50 feet; thence South 18°09'58" East, a distance of 120.00 feet to the Point of Beginning.

Containing 0.11 ACRES, more or less.

Corrected:

Beginning at the southwest corner of Lot 34 of Shahala Subdivision; thence South 18°09'58" East, a distance of 20.00 feet; thence North 71°50'02" East, a distance of 52.50 feet; thence North 18°09'58" West, a distance of 20.00 feet; thence North 18°09'58" West, a distance of 60.00 feet; thence South 71°50'02" West, a distance of 40.00 feet; thence North 18°09'58" West, a distance of 60.00 feet; thence South 71°50'02" West, a distance of 12.50 feet; thence South 18°09'58" East, a distance of 120.00 feet to the Point of Beginning.

Containing 0.11 ACRES, more or less.

The present fee owner of the property materially affected by this affidavit is as follows:

TAX LOT No. 4900:
DW2 DEVELOPMENT, LLC

TAX LOT No. 100:
SHAHALA HOMEOWNERS ASSOCIATION

Austin R. Bell
PLS 77685
Renewal date: December, 2019

