

PROPERTY LINE ADJUSTMENT SURVEY
for
B.B.K. HOLDINGS, L.L.C.

LOCATION OF SURVEY:

PARCEL OF LAND LOCATED IN THE
SOUTHEAST QUARTER OF SECTION 6,
TOWNSHIP 2 NORTH, RANGE 11 EAST,
WILLAMETTE MERIDIAN, HOOD RIVER COUNTY,
OREGON.

TAX LOT	EXISTING PARCEL SIZE	ADJUSTED PARCEL SIZE
102	*9.34 ACRES., ±	5.96 ACRES., ±
103	*2.28 ACRES., ±	5.66 ACRES., ±

*NOTE: AREA AS SHOWN ON ASSESSORS MAP.

NOTE: LINES L1-L2 ARE
NOT ON THIS TABLE.

LINE	BEARING	DISTANCE
L3	N 58°26'09" E	26.53'
L4	S 89°11'03" E	23.69'
L5	N 00°12'00" E	25.08'
L6	S 89°11'03" E	23.69'
L7	S 17°32'43" W	38.39'
L8	N 67°18'50" E	45.61'
L9	S 87°58'05" E	56.14'
L10	S 78°36'40" W	46.57'
L11	S 85°28'46" W	44.84'
L12	N 46°58'45" E	58.52'
L13	S 40°59'29" E	29.80'
L14	S 87°02'57" E	29.99'
L15	S 40°59'29" E	5.70'
L16	S 42°37'04" W	29.07'
L17	N 07°06'18" E	25.07'
L18	S 87°48'12" E	35.30'

HOOD RIVER COUNTY
SURVEYOR'S OFFICE

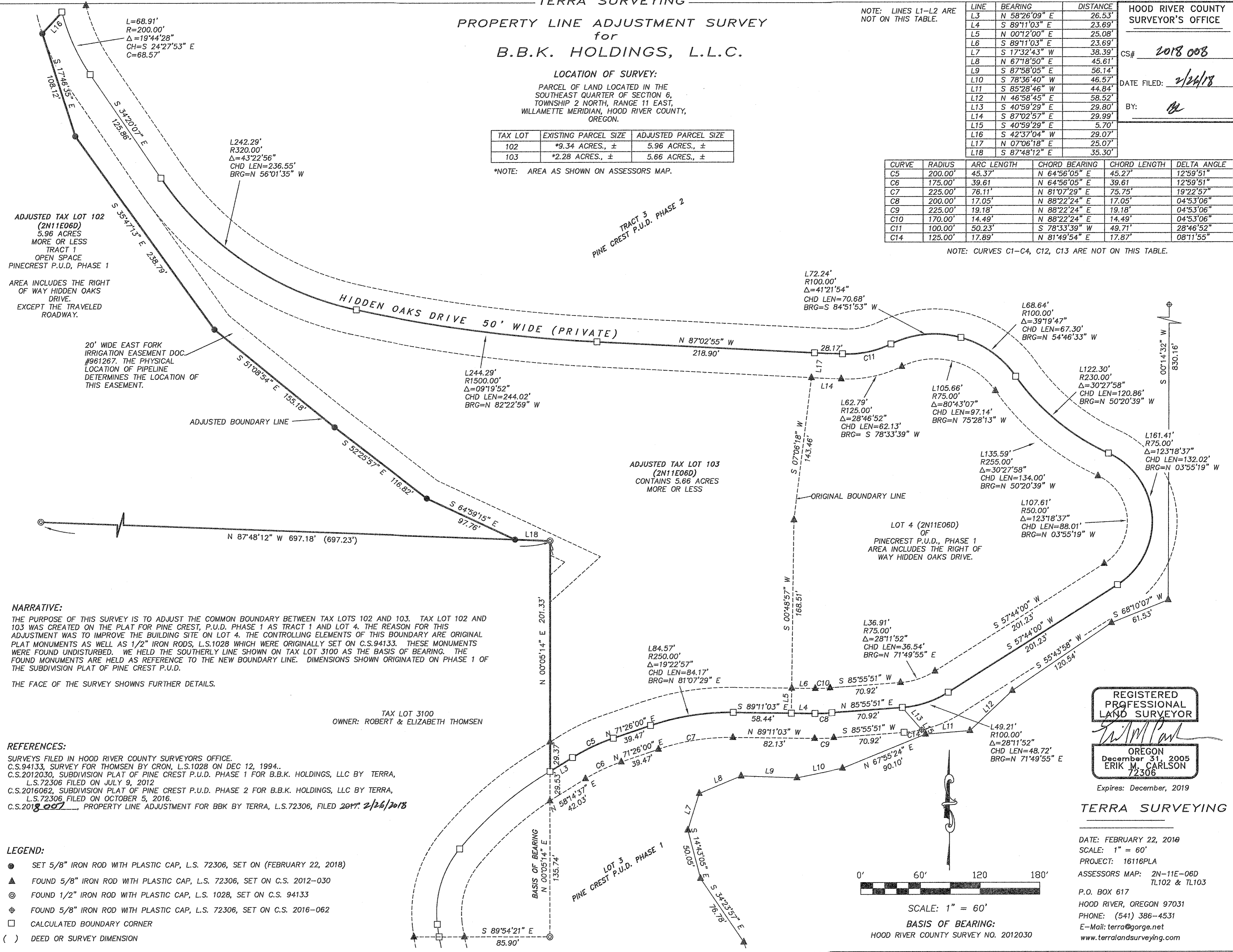
CS# 2018 008

DATE FILED: 2/24/18

BY: *[Signature]*

CURVE	RADIUS	ARC LENGTH	CHORD BEARING	CHORD LENGTH	DELTA ANGLE
C5	200.00'	45.37'	N 64°56'05" E	45.27'	12°59'51"
C6	175.00'	39.61'	N 64°56'05" E	39.61'	12°59'51"
C7	225.00'	76.11'	N 81°07'29" E	75.75'	19°22'57"
C8	200.00'	17.05'	N 88°22'24" E	17.05'	04°53'06"
C9	225.00'	19.18'	N 88°22'24" E	19.18'	04°53'06"
C10	170.00'	14.49'	N 88°22'24" E	14.49'	04°53'06"
C11	100.00'	50.23'	S 78°33'39" W	49.71'	28°46'52"
C14	125.00'	17.89'	N 81°49'54" E	17.87'	08°11'55"

NOTE: CURVES C1-C4, C12, C13 ARE NOT ON THIS TABLE.



NARRATIVE:
THE PURPOSE OF THIS SURVEY IS TO ADJUST THE COMMON BOUNDARY BETWEEN TAX LOTS 102 AND 103. TAX LOT 102 AND 103 WAS CREATED ON THE PLAT FOR PINE CREST, P.U.D. PHASE 1 AS TRACT 1 AND LOT 4. THE REASON FOR THIS ADJUSTMENT WAS TO IMPROVE THE BUILDING SITE ON LOT 4. THE CONTROLLING ELEMENTS OF THIS BOUNDARY ARE ORIGINAL PLAT MONUMENTS AS WELL AS 1/2" IRON RODS, L.S.1028 WHICH WERE ORIGINALLY SET ON C.S.94133. THESE MONUMENTS WERE FOUND UNDISTURBED. WE HELD THE SOUTHERLY LINE SHOWN ON TAX LOT 3100 AS THE BASIS OF BEARING. THE FOUND MONUMENTS ARE HELD AS REFERENCE TO THE NEW BOUNDARY LINE. DIMENSIONS SHOWN ON PHASE 1 OF THE SUBDIVISION PLAT OF PINE CREST P.U.D.

THE FACE OF THE SURVEY SHOWNS FURTHER DETAILS.

REFERENCES:
SURVEYS FILED IN HOOD RIVER COUNTY SURVEYORS OFFICE.
C.S.94133, SURVEY FOR THOMSEN BY CRON, L.S.1028 ON DEC 12, 1994.
C.S.2012030, SUBDIVISION PLAT OF PINE CREST P.U.D. PHASE 1 FOR B.B.K. HOLDINGS, LLC BY TERRA, L.S.72306 FILED ON JULY 9, 2012
C.S.2016062, SUBDIVISION PLAT OF PINE CREST P.U.D. PHASE 2 FOR B.B.K. HOLDINGS, LLC BY TERRA, L.S.72306 FILED ON OCTOBER 5, 2016
C.S.2018 007, PROPERTY LINE ADJUSTMENT FOR BBK BY TERRA, L.S.72306, FILED 2018 2/26/2018

- LEGEND:**
- SET 5/8" IRON ROD WITH PLASTIC CAP, L.S. 72306, SET ON (FEBRUARY 22, 2018)
 - ▲ FOUND 5/8" IRON ROD WITH PLASTIC CAP, L.S. 72306, SET ON C.S. 2012-030
 - ⊙ FOUND 1/2" IRON ROD WITH PLASTIC CAP, L.S. 1028, SET ON C.S. 94133
 - ⊕ FOUND 5/8" IRON ROD WITH PLASTIC CAP, L.S. 72306, SET ON C.S. 2016-062
 - CALCULATED BOUNDARY CORNER
 - () DEED OR SURVEY DIMENSION

REGISTERED
PROFESSIONAL
LAND SURVEYOR
[Signature]
OREGON
December 31, 2005
ERIK M. CARLSON
72306
Expires: December, 2019

TERRA SURVEYING

DATE: FEBRUARY 22, 2018
SCALE: 1" = 60'
PROJECT: 16116PLA
ASSESSORS MAP: 2N-11E-06D
TL102 & TL103
P.O. BOX 617
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