

HOOD RIVER COUNTY
SURVEYOR'S OFFICE
SURVEY NO. 2018 018
FILED DATE: 4/16/2018
BY: BC

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Kevin Dowd

OREGON
JULY 26, 1989
KEVIN DOWD
2393

RENEW DATE: 12-31-19
APRIL 12, 2018



SCALE 1" = 300 FEET

NARRATIVE

THE PURPOSE OF THIS SURVEY IS TO MONUMENT THE ADJUSTED LINES AND TO FILE FOR RECORD A PROPERTY LINE ADJUSTMENT BETWEEN PARCEL 1 OF THOSE TRACTS OF LAND DESCRIBED IN DEED RECORDED AS DOC. NO. 861029 AND THAT TRACT DESCRIBED IN DEED RECORDED AS DOC. NO. 861031. THE DEEDS DESCRIBE ALIQUOT PARTS OF SECTION 11. I SUBDIVIDED THE SOUTHWEST QUARTER OF SECTION 11 BASED ON THE FOUND MONUMENTS AS SHOWN. THE ADJUSTED LINES WERE ESTABLISHED AS PER CLIENT INSTRUCTION.

AREA TABLE

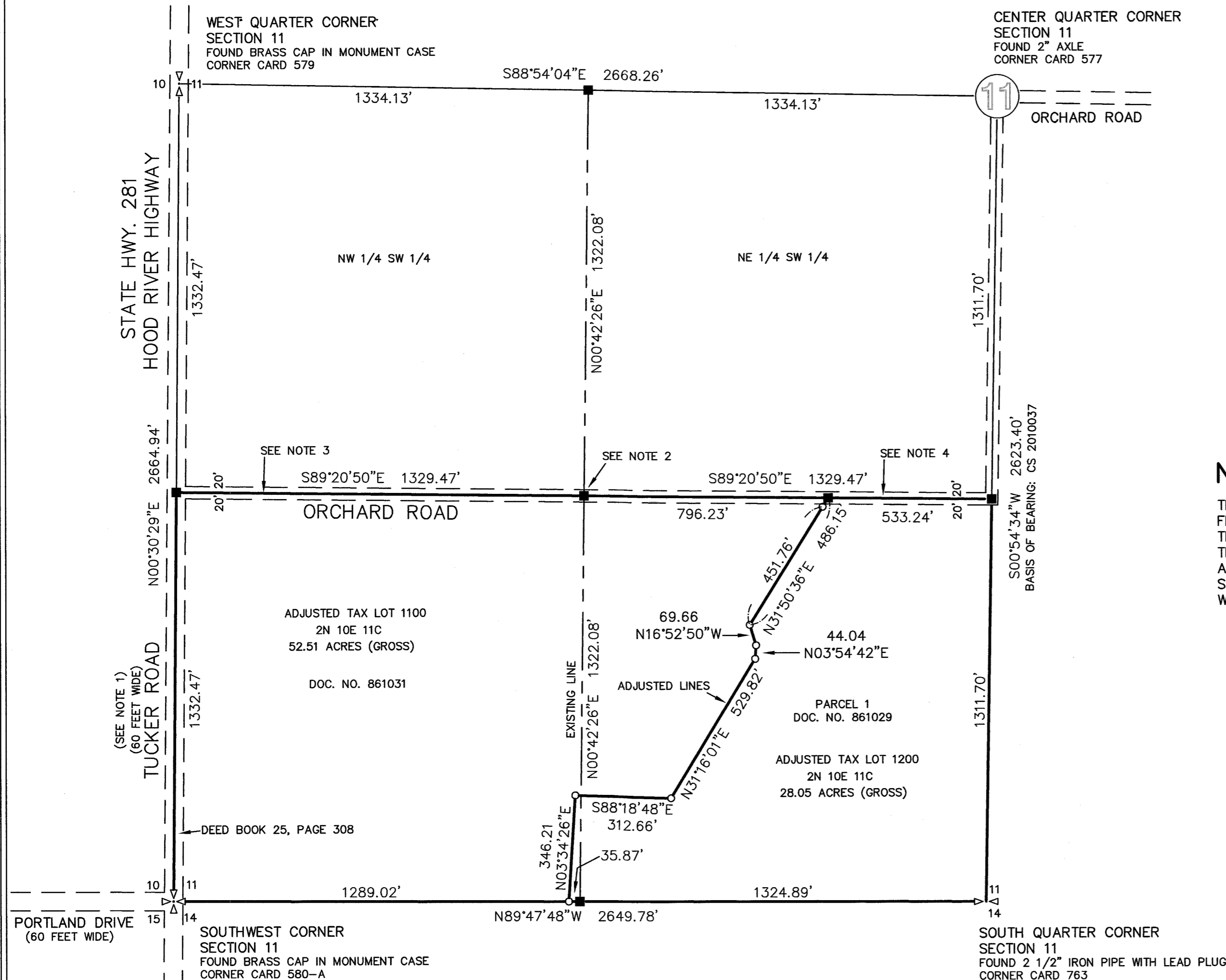
EXISTING TAX LOT 1100: 40.44 ACRES
ADJUSTED TAX LOT 1100 52.51 ACRES
EXISTING TAX LOT 1200: 40.12 ACRES
ADJUSTED TAX LOT 1200 28.05 ACRES
GROSS AREAS INCLUDING ACREAGE WITHIN ROAD R.O.W.

PROPERTY LINE ADJUSTMENT

LOCATED IN THE SOUTHWEST QUARTER OF SECTION 11
T2 NORTH, R10 EAST, W.M.
HOOD RIVER COUNTY, OREGON

FOR: BLM, INC. OF HOOD RIVER, OREGON

WYEAST SURVEYS
KEVIN DOWD
4399 WOODWORTH DRIVE
MT HOOD-PARKDALE OR, 97041
(541) 352-6065



NOTES

- 1) REFERENCE R1 DEPICTS A 60 FOOT WIDE RIGHT OF WAY. THE CENTER LINE OF SAID RIGHT OF WAY BEING CLOSE TO BUT NOT COINCIDENT WITH THE SECTION LINE. THIS SURVEY DOES NOT ESTABLISH SAID RIGHT OF WAY. A QUITCLAIM DEED FROM HELEN S. VAN HORN TO HOOD RIVER COUNTY FOR PUBLIC ROAD PURPOSES WAS RECORDED IN DEED BOOK 25, PAGE 308 FOR THAT PORTION OF SAID RIGHT OF WAY IN THE SW1/4, SW1/4 OF SECTION 11.
- 2) I DETECTED BUT DID NOT RECOVER THE BOLT IN PIPE AS PER CORNER CARD 610 BENEATH THE PAVEMENT. THE DETECTED POSITION WAS S 05° E, 4.4 FEET FROM THE CALCULATED 1/16TH CORNER POSITION AND WAS NOT ACCEPTED.
- 3) THE AS CONSTRUCTED CENTER LINE OF PAVEMENT IS 5.5 FEET NORTH OF THE 1/16TH LINE AT THIS POINT.
- 4) THE AS CONSTRUCTED CENTER LINE OF PAVEMENT IS 12.3 FEET SOUTH OF THE 1/16TH LINE AT THIS POINT. IT MAY BE APPROPRIATE TO RECOGNIZE A 40 FOOT RIGHT OF WAY BEING 20 FEET ON EACH SIDE OF THE AS CONSTRUCTED CENTER LINE.

LEGEND

- SET 5/8" X 30" IRON ROD WITH YELLOW PLASTIC CAP MARKED "WYEAST LS 2393" ON FEBRUARY 1, 2018
- CALCULATED POSITION

REFERENCES

- R1) O.D.O.T. DRG. NO. 4B-23-21 JERICO LANE SECTION, HOOD RIVER HIGHWAY, DATED APRIL, 1935
- R2) CS 78055, SURVEY BY LARRY D. BISHOP LS 896 FOR JULIA A. CARR, FILED OCTOBER 1, 1978
- R3) CS 2007115, PROPERTY LINE ADJUSTMENT SURVEY BY BRADLEY J. CROSS LS 60051 FOR ALEX CAZANAS AND PATRIK & THERESA BARR, FILED NOVEMBER 29, 2007
- R4) CS 2010037, PROPERTY LINE ADJUSTMENT SURVEY BY KEVIN DOWD LS 2393 FOR BOB ACRES, LLC, FILED SEPTEMBER 2, 2010
- R5) CS 2012032, PROPERTY LINE ADJUSTMENT SURVEY BY KEVIN DOWD LS 2393 FOR BENTON LAND & LIVESTOCK, LLC, FILED AUGUST 13, 2012

CS# 2018 018