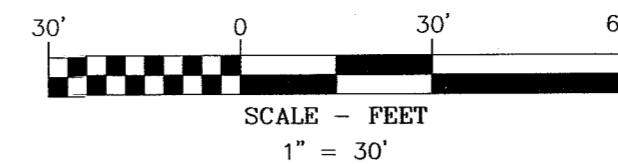


RECORD OF SURVEY

REPLAT OF LOTS 3 & 4, BLOCK 4, PLAT OF CASCADE LOCKS
 LOCATED IN THE SE 1/4 OF THE SW 1/4
 SECTION 12, T. 2N., R. 7E., W.M.
 CITY CASCADE LOCKS, COUNTY OF HOOD RIVER, STATE OF OREGON



HOOD RIVER COUNTY
 SURVEYOR'S OFFICE

SURVEY NO. 2019 009
 FILED 2/15/2019
 BY BE

BASIS OF BEARINGS

RECORD OF SURVEY PER KLEIN AND ASSOCIATES, LAND SURVEYING, FILED IN C.S. NO. 94074 BETWEEN POINT NO. 250 & 252

LEGEND

- SET 5/8" X 24" REBAR WITH 1 1/4" YELLOW PLASTIC CAP (KA OR59002 WA42690)
- FOUND MONUMENT AS NOTED IN MONUMENT INFORMATION
- COMPUTED ANGLE POINT, NOT MONUMENTED
- C.S. NO. COUNTY SURVEY NUMBER
- R1 RECORD DATA PER RECORD OF SURVEY NO.
- FD FOUND DATA
- Y.P.C. YELLOW PLASTIC CAP
- RM REFERENCE MONUMENT
- FD FOUND
- (100.00') DEED DISTANCE

FOUND MONUMENT INFORMATION

- (250) 3/4" AXLE; HOOD RIVER COUNTY CS. NO. 1209. HELD
- (251) 5/8" IRON ROD WITH Y.P.C. STAMPED "OR932 & WA22098", 1' ABOVE GROUND; PER CS. NO. 94074; HELD FOR POINT ON SOUTH LINE OF LOT 3, BLOCK 4
- (252) 2" AXLE HOOD RIVER COUNTY CS. NO. 1209. HELD TIED AT BASE
- (253) 5/8" IRON ROD WITH Y.P.C. STAMPED "OR932 & WA22098", 1' ABOVE GROUND, BENT, PER CS. NO. 94074; HELD FOR SOUTHEAST CORNER LOT 4
- (254) 5/8" IRON ROD WITH Y.P.C. STAMPED "OR932 & WA22098", 0.2' ABOVE GROUND, BENT; PER CS. NO. 94074; HELD S.E. CORNER, LOT 5 BLOCK 4
- (255) 1" IRON PIPE, OF UNKNOWN ORIGIN, N55°30'00"W, 1.09' FROM COMPUTED POSITION

REFERENCED SURVEYS

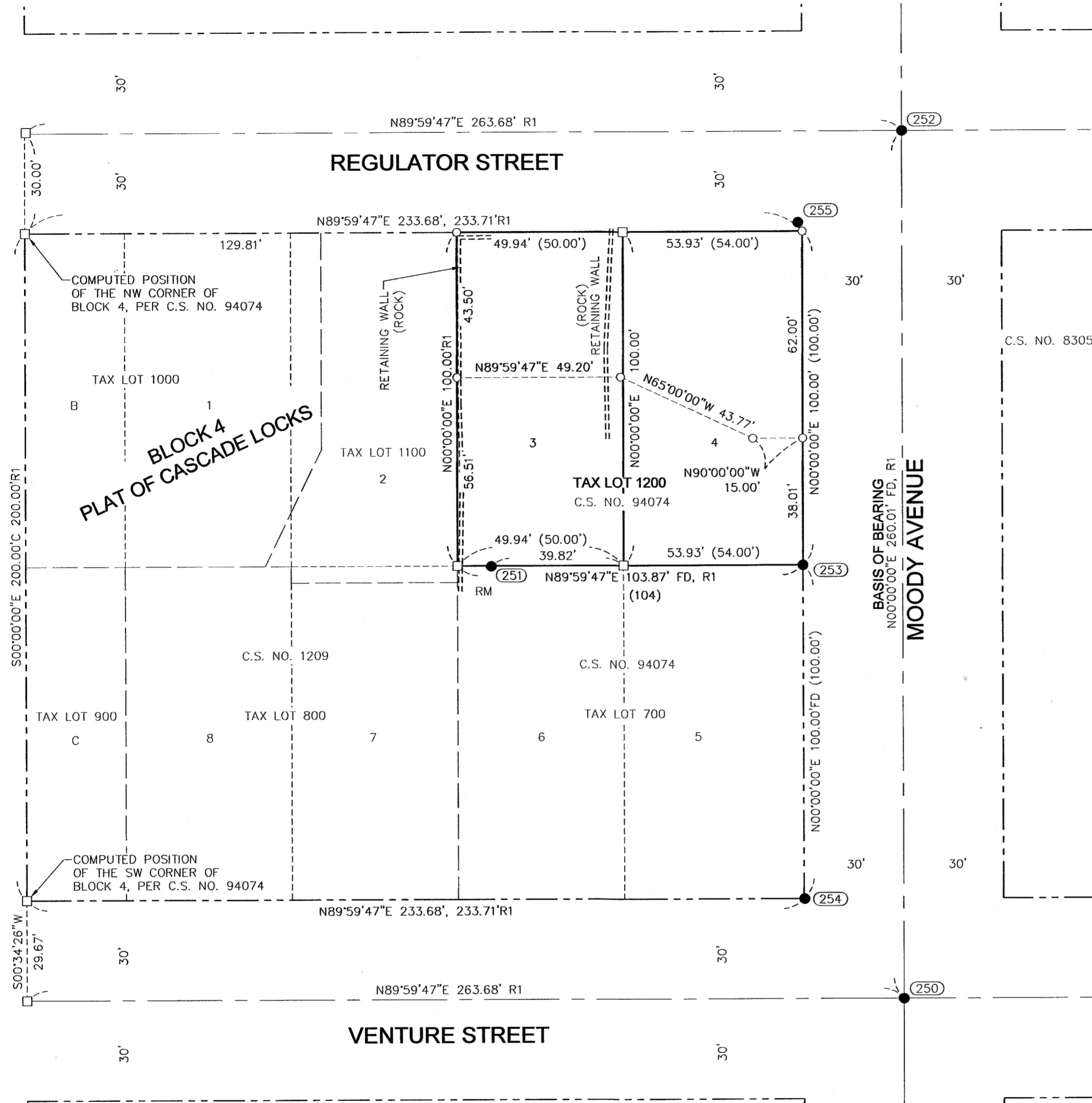
- R1. SURVEY PERFORMED BY KLEIN & ASSOCIATES, LAND SURVEYING, FOR RON AND NANCY EVERS, FILED AUGUST 9, 1994; COUNTY SURVEY NO. 94074
- R2. PARTIAL RE-SURVEY CITY OF CASCADE LOCKS, PERFORMED BY HOOD RIVER COUNTY, SURVEYOR'S OFFICE; DATED 1961, COUNTY SURVEY NO. 1209
- R3. SURVEY PERFORMED BY TERRA SURVEYING, FOR LYLE DALE, FILED DECEMBER 16, 1983; COUNTY SURVEY NO. 83059

REFERENCED DEEDS

WARRANTY DEED, RECORDED APRIL 11, 1994 IN INSTRUMENT NO. 941312
 STATUTORY WARRANTY DEED, RECORDED AUGUST 20, 2018 IN INSTRUMENT NO. 201802826

ENCUMBRANCE:

1. A PRIVATE 8 FOOT WIDE EASEMENT GRANTED TO TIMOTHY JOBE FOR THE INSTALLATION AND MAINTENANCE OF UTILITIES, RECORDED MAY 21, 1997, INSTRUMENT NO. 971702, LOCATED ON LOT 2, BLOCK 4. (NOT SHOWN)



SURVEYOR'S NOTES

THIS SURVEY DOES NOT CONSTITUTE A TITLE SEARCH BY SURVEYOR. ALL INFORMATION REGARDING RECORD EASEMENTS, ADJOINERS, AND OTHER DOCUMENTS WHICH MIGHT AFFECT THE QUALITY OF TITLE TO PARCEL SHOWN HEREON WAS GAINED FROM TITLE COMMITMENT, ORDER NUMBER 254393AM PREPARED BY AMERITITLE, DATED AUGUST 20, 2018.

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.

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.

OWNER

NORWAY CONSTRUCTION LLC

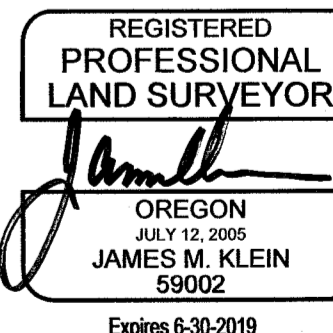
SURVEY PERFORMED FOR:
 RELEVANT BUILDING COMPANY
 DATE OF MONUMENT: OCTOBER 30, 2018
 PROJECT: 18-07-32 DRAFT: TAM, GD
 FILE: 180732.DWG LAYOUT TAB: HR COUNTY PP

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

NARRATIVE

THE PURPOSE OF THIS SURVEY WAS TO ORIGINALLY REPLAT LOTS 3 AND 4 OF BLOCK 4, PLAT OF CASCADE LOCKS, INTO TWO PARCELS. BUT, THE CLIENT HAS DECIDED NOT TO PROCEED, SO A RECORD OF SURVEY IS BEING RECORDED, TO SHOW THE LOCATION OF MONUMENTS SET FOR SAID PARTITION. THE PROPERTY IS DESCRIBED IN THAT CERTAIN STATUTORY WARRANTY DEED, CONVEYED TO NORWAY CONSTRUCTION, LLC, RECORDED AUGUST 20, 2018, IN INSTRUMENT NO. 2018-02826, HOOD RIVER COUNTY RECORDS.

A MATHEMATICAL MODEL OF BLOCK 4, WAS MADE BASED ON A SURVEY PERFORMED BY OUR FIRM, ON LOTS 5 AND 6, FILED AS COUNTY SURVEY NO. 94074. MONUMENTS WERE RECOVERED AT THE SOUTHEAST AND NORTHEAST CORNERS OF LOT 5, ALONG WITH A REFERENCE MONUMENT SET ON THE NORTH LINE OF SAID LOT 6. A 3/4" AXLE, POINT (250) WAS HELD FOR INTERSECTION OF THE CENTERLINES OF MOODY AVENUE AND VENTURE STREET, ALONG WITH A 2" AXLE, POINT (252), HELD FOR THE INTERSECTION OF THE CENTERLINE OF MOODY AVENUE AND REGULATORY STREET. A 1" IRON PIPE RECOVERED NEAR THE NORTHEAST CORNER OF LOT 5, POINT (255), WAS FOUND NORTH 55°30'00" WEST, 1.09 FEET FROM COMPUTED POSITION AND WAS NOT ACCEPTED, ALL OTHER MONUMENTS WERE FOUND WITHIN ACCEPTABLE TOLERANCES AND HELD IN THIS SURVEY. A NEW MONUMENT WAS SET AT THE COMPUTED POSITION OF THE NORTHWEST CORNER OF LOT 3, WHICH WAS BASED ON A PROPORTIONATE DISTANCE FROM A SET 5/8" REBAR, LOCATED AT THE NORTHEAST CORNER OF LOT 4 AND THE COMPUTED POSITION OF THE NORTHWEST CORNER OF LOT "B" PER COUNTY SURVEY NO. 94074. THE SOUTHWEST CORNER OF LOT 3 WAS ESTABLISHED BASED ON THE COMPUTED DISTANCE FROM A REFERENCE MONUMENT POINT (251) AS SHOWN IN COUNTY SURVEY 94074. A PROPERTY MONUMENT WAS NOT SET AT THE SOUTHWEST CORNER OF SAID LOT 3, DUE TO THE LOCATION FALLING WITHIN AN EXISTING ROCK WALL; WHICH WAS UNSTABLE AND GOING TO BE REMOVED BY THE PROPERTY OWNER AT THE TIME OF CONSTRUCTION.



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 TEL: 541-386-3322 • FAX: 541-386-2515

SHEET 1 OF 1
 CITY OF CASCADE LOCKS
 HOOD RIVER COUNTY, OREGON

1/4	SEC.	T.	R.
12CD	2N.	7E.	

CS# 2019 009