

TERRA SURVEYING
 RIGHT OF WAY SURVEY
 for
 HOOD RIVER COUNTY

PAGE 1 OF 2

LOCATION OF SURVEY:

TRACT OF LAND LOCATED IN THE NORTHEAST QUARTER AND SOUTHEAST QUARTER OF SECTION 7, TOWNSHIP 1 SOUTH, RANGE 10 EAST, WILLAMETTE MERIDIAN, HOOD RIVER COUNTY, OREGON.

HOOD RIVER COUNTY
 SURVEYOR'S OFFICE

CS# 2020 032

DATE FILED: 7/30/2020

BY: *BL*

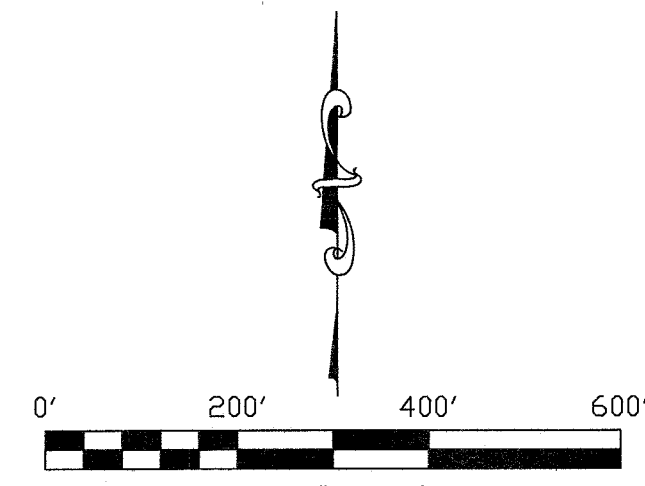
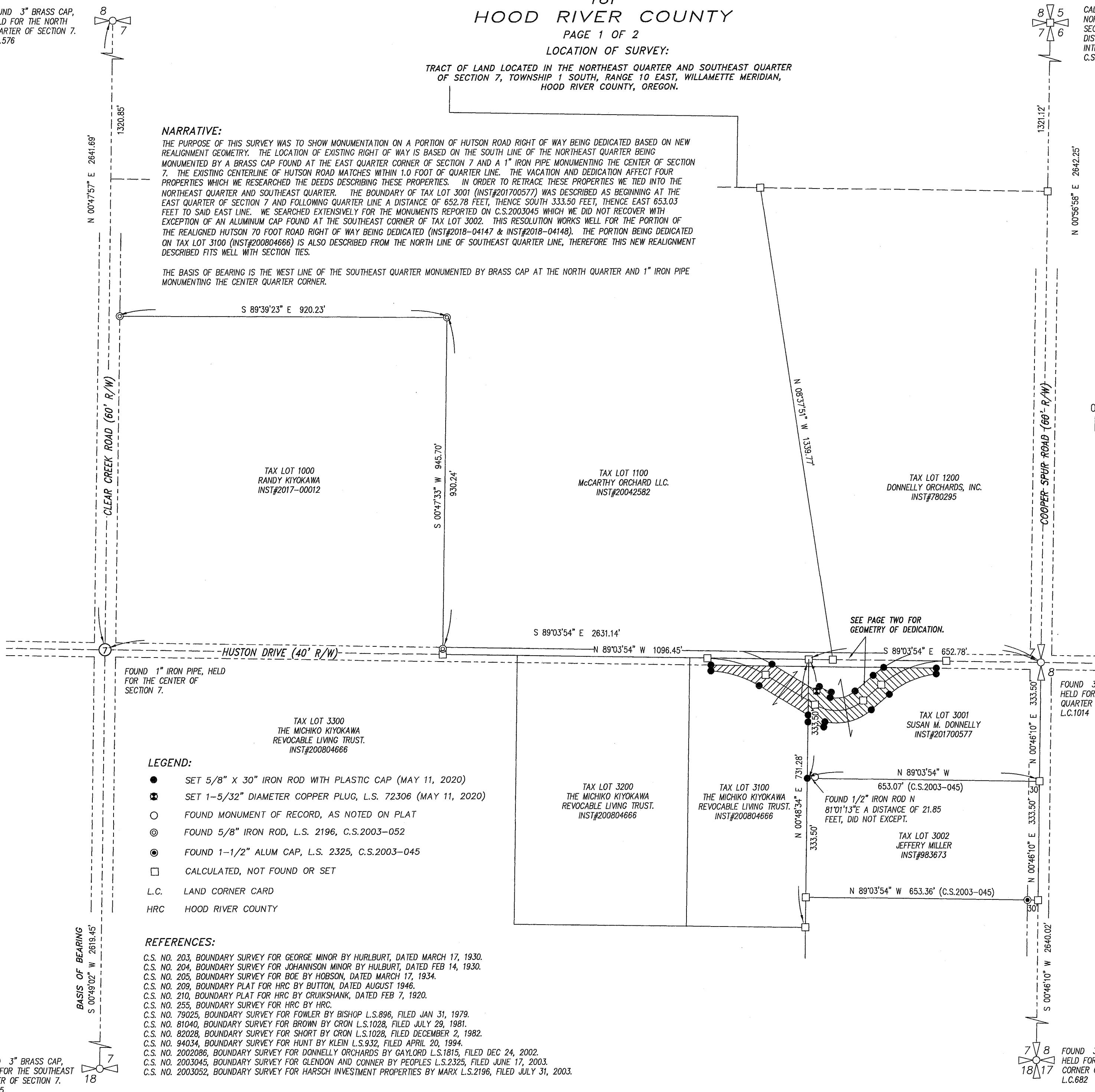
FOUND 3" BRASS CAP,
 HELD FOR THE NORTH
 QUARTER OF SECTION 7,
 L.C.576

CALCULATED POSITION OF
 NORTHEAST CORNER OF
 SECTION 7 BY HOLDING
 DISTANCE-DISTANCE
 INTERSECTION FROM
 C.S.2003-052, L.C.629

NARRATIVE:

THE PURPOSE OF THIS SURVEY WAS TO SHOW MONUMENTATION ON A PORTION OF HUTSON ROAD RIGHT OF WAY BEING DEDICATED BASED ON NEW REALIGNMENT GEOMETRY. THE LOCATION OF EXISTING RIGHT OF WAY IS BASED ON THE SOUTH LINE OF THE NORTHEAST QUARTER BEING MONUMENTED BY A BRASS CAP FOUND AT THE EAST QUARTER CORNER OF SECTION 7 AND A 1" IRON PIPE MONUMENTING THE CENTER OF SECTION 7. THE EXISTING CENTERLINE OF HUTSON ROAD MATCHES WITHIN 1.0 FOOT OF QUARTER LINE. THE VACATION AND DEDICATION AFFECT FOUR PROPERTIES WHICH WE RESEARCHED THE DEEDS DESCRIBING THESE PROPERTIES. IN ORDER TO RETRACE THESE PROPERTIES WE TIED INTO THE NORTHEAST QUARTER AND SOUTHEAST QUARTER. THE BOUNDARY OF TAX LOT 3001 (INST#201700577) WAS DESCRIBED AS BEGINNING AT THE EAST QUARTER OF SECTION 7 AND FOLLOWING QUARTER LINE A DISTANCE OF 652.78 FEET, THENCE SOUTH 333.50 FEET, THENCE EAST 653.03 FEET TO SAID EAST LINE. WE SEARCHED EXTENSIVELY FOR THE MONUMENTS REPORTED ON C.S.2003045 WHICH WE DID NOT RECOVER WITH EXCEPTION OF AN ALUMINUM CAP FOUND AT THE SOUTHEAST CORNER OF TAX LOT 3002. THIS RESOLUTION WORKS WELL FOR THE PORTION OF THE REALIGNED HUTSON 70 FOOT ROAD RIGHT OF WAY BEING DEDICATED (INST#2018-04147 & INST#2018-04148). THE PORTION BEING DEDICATED ON TAX LOT 3100 (INST#200804666) IS ALSO DESCRIBED FROM THE NORTH LINE OF SOUTHEAST QUARTER LINE, THEREFORE THIS NEW REALIGNMENT DESCRIBED FITS WELL WITH SECTION TIES.

THE BASIS OF BEARING IS THE WEST LINE OF THE SOUTHEAST QUARTER MONUMENTED BY BRASS CAP AT THE NORTH QUARTER AND 1" IRON PIPE MONUMENTING THE CENTER QUARTER CORNER.



SCALE: 1" = 200'
 BASIS OF BEARING
 HOOD RIVER COUNTY SUBDIVISION PLAT #2009052
 (ROTATION ANGLE = -0°00'50")
 BASIS OF BEARING OF THE SURVEY IS OREGON STATE PLANE,
 NORTH ZONE (3601), GRID BEARINGS & INTERNATIONAL FEET.

FOUND 1" IRON PIPE, HELD
 FOR THE CENTER OF
 SECTION 7.

FOUND 3" BRASS CAP,
 HELD FOR THE EAST
 QUARTER OF SECTION 7,
 L.C.1014

LEGEND:

- SET 5/8" X 30" IRON ROD WITH PLASTIC CAP (MAY 11, 2020)
- ⊗ SET 1-5/32" DIAMETER COPPER PLUG, L.S. 72306 (MAY 11, 2020)
- FOUND MONUMENT OF RECORD, AS NOTED ON PLAT
- ⊙ FOUND 5/8" IRON ROD, L.S. 2196, C.S.2003-052
- ⊕ FOUND 1-1/2" ALUM CAP, L.S. 2325, C.S.2003-045
- CALCULATED, NOT FOUND OR SET
- L.C. LAND CORNER CARD
- HRC HOOD RIVER COUNTY

REFERENCES:

- C.S. NO. 203, BOUNDARY SURVEY FOR GEORGE MINOR BY HURLBURT, DATED MARCH 17, 1930.
- C.S. NO. 204, BOUNDARY SURVEY FOR JOHANNSON MINOR BY HURLBURT, DATED FEB 14, 1930.
- C.S. NO. 205, BOUNDARY SURVEY FOR BOE BY HOBSON, DATED MARCH 17, 1934.
- C.S. NO. 209, BOUNDARY PLAT FOR HRC BY BUTTON, DATED AUGUST 1946.
- C.S. NO. 210, BOUNDARY PLAT FOR HRC BY CRUIKSHANK, DATED FEB 7, 1920.
- C.S. NO. 255, BOUNDARY SURVEY FOR HRC BY HRC.
- C.S. NO. 79025, BOUNDARY SURVEY FOR FOWLER BY BISHOP L.S.896, FILED JAN 31, 1979.
- C.S. NO. 81040, BOUNDARY SURVEY FOR BROWN BY CRON L.S.1028, FILED JULY 29, 1981.
- C.S. NO. 82028, BOUNDARY SURVEY FOR SHORT BY CRON L.S.1028, FILED DECEMBER 2, 1982.
- C.S. NO. 94034, BOUNDARY SURVEY FOR HUNT BY KLEIN L.S.932, FILED APRIL 20, 1994.
- C.S. NO. 2002086, BOUNDARY SURVEY FOR DONNELLY ORCHARDS BY GAYLORD L.S.1815, FILED DEC 24, 2002.
- C.S. NO. 2003045, BOUNDARY SURVEY FOR GLENDON AND CONNER BY PEOPLES L.S.2325, FILED JUNE 17, 2003.
- C.S. NO. 2003052, BOUNDARY SURVEY FOR HARSCH INVESTMENT PROPERTIES BY MARX L.S.2196, FILED JULY 31, 2003.

REGISTERED
 PROFESSIONAL
 LAND SURVEYOR
Erik M. Carlson
 OREGON
 December 30, 2005
 ERIK M. CARLSON
 72306
 Expires: December, 2021

TERRA SURVEYING

SURVEY DATE: MAY 5, 2020
 SCALE: 1" = 200'
 PROJECT: 18047BBOUND
 ASSESSORS MAP: 1S-10E-07
 1406 12TH STREET, SUITE 100
 HOOD RIVER, OREGON 97031
 PHONE: (541) 386-4531
 E-Mail: terra@gorge.net
 www.terrandsurveying.com

CS# 2020 032

TERRA SURVEYING
RIGHT OF WAY SURVEY
for
HOOD RIVER COUNTY

PAGE 2 OF 2

LOCATION OF SURVEY:

TRACT OF LAND LOCATED IN THE NORTHEAST QUARTER AND SOUTHEAST QUARTER
OF SECTION 7, TOWNSHIP 1 SOUTH, RANGE 10 EAST, WILLAMETTE MERIDIAN,
HOOD RIVER COUNTY, OREGON.

HOOD RIVER COUNTY
SURVEYOR'S OFFICE

CS# 2020032

DATE FILED: 7/30/2020

BY: *EC*



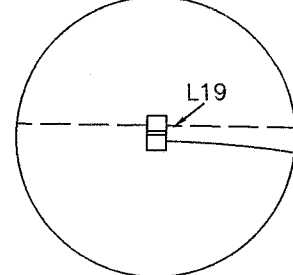
SCALE: 1" = 60'

BASIS OF BEARING

HOOD RIVER COUNTY SUBDIVISION PLAT #2009052
(ROTATION ANGLE = -00°00'50")

BASIS OF BEARING OF THE SURVEY IS OREGON STATE PLANE,
NORTH ZONE (3601), GRID BEARINGS & INTERNATIONAL FEET.

DETAIL



NOT TO SCALE

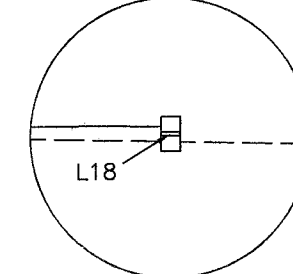
TAX LOT 1100
McCarthy Orchard LLC.
INST#20042582

LINE	BEARING	DISTANCE
L1	S 89°03'54" E	67.77'
L2	S 00°48'34" W	54.95'
L3	S 00°48'34" W	20.00'
L4	S 89°03'54" E	94.63'
L5	S 58°57'03" E	109.53'
L6	S 58°57'03" E	27.07'
L7	N 31°02'57" E	15.00'
L8	S 12°18'18" W	15.00'
L9	S 49°35'32" W	66.93'
L10	S 00°48'34" W	81.03'
L11	N 00°56'06" E	16.36'
L12	N 58°57'03" W	15.51'
L13	S 49°35'32" W	66.93'
L14	N 12°18'18" E	15.00'
L15	S 00°48'34" W	17.20'
L16	S 00°56'06" E	16.25'
L17	N 08°37'51" W	20.28'
L18	N 00°56'06" E	0.53'
L19	S 00°56'06" W	1.06'

CURVE	RADIUS	ARC LENGTH	CHORD BEARING	CHORD LENGTH	DELTA ANGLE
C1	292.83'	143.22'	N 72°57'46" W	141.80'	28°01'26"
C2	369.47'	99.70'	S 65°20'11" E	99.40'	15°27'41"
C3	166.25'	47.49'	S 69°30'39" E	47.33'	16°22'07"
C4	151.25'	139.15'	N 75°56'55" E	134.29'	52°42'46"
C5	314.45'	90.48'	N 64°35'59" E	90.17'	16°29'10"
C6	244.45'	145.86'	S 66°41'09" W	143.71'	34°11'14"
C7	314.45'	37.12'	N 52°58'28" E	37.10'	6°45'52"
C8	81.25'	74.75'	S 75°56'55" W	72.14'	52°42'46"
C9	66.25'	21.67'	N 68°19'23" W	21.58'	18°44'39"
C10	327.83'	171.75'	N 73°57'34" W	169.79'	30°01'01"
C11	116.25'	144.98'	N 85°19'14" E	135.77'	71°27'25"
C12	279.45'	198.84'	S 69°58'35" W	194.67'	40°46'06"

TAX LOT 1200
DONNELLY ORCHARDS, INC.
INST#780295

DETAIL

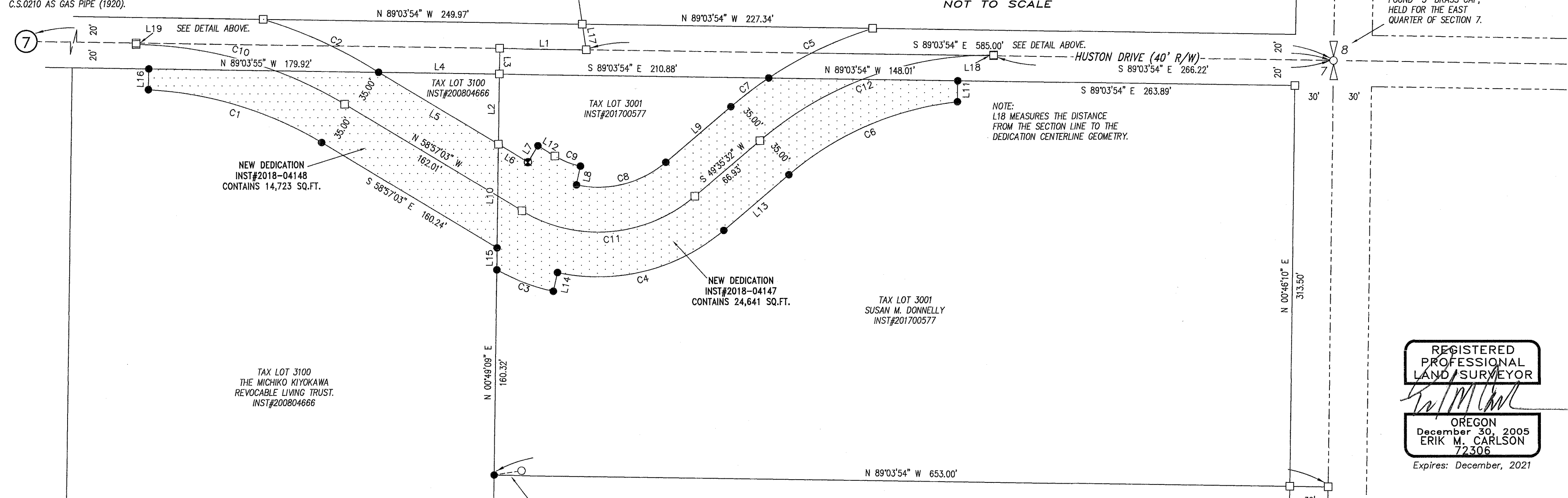


NOT TO SCALE

COOPER SPUR ROAD (60' R/W)

FOUND 3" BRASS CAP,
HELD FOR THE EAST
QUARTER OF SECTION 7.

FOUND 1" IRON PIPE, HELD FOR
THE CENTER OF SECTION 7 BASED
ON COMMON REPORT. SHOWN ON
C.S.0210 AS GAS PIPE (1920).



NEW DEDICATION
INST#2018-04148
CONTAINS 14,723 SQ.FT.

NEW DEDICATION
INST#2018-04147
CONTAINS 24,641 SQ.FT.

TAX LOT 3100
THE MICHIKO KIYOKAWA
REVOCABLE LIVING TRUST.
INST#200804666

TAX LOT 3001
SUSAN M. DONNELLY
INST#201700577

TAX LOT 3002
JEFFERY MILLER
INST#983673

FOUND 1/2" IRON ROD N 81°01'13"E A
DISTANCE OF 21.85 FEET, DID NOT
EXCEPT, ORIGIN UNKNOWN.

NOTE:
L18 MEASURES THE DISTANCE
FROM THE SECTION LINE TO THE
DEDICATION CENTERLINE GEOMETRY.

LEGEND:

- SET 5/8" X 30" IRON ROD WITH PLASTIC CAP (MAY 11, 2020)
- ⊗ SET 1-5/32" DIAMETER COPPER PLUG, L.S. 72306 (MAY 11, 2020)
- FOUND MONUMENT OF RECORD, AS NOTED ON PLAT
- CALCULATED, NOT FOUND OR SET
- () DEED OR PLAT CALL
- HRC HOOD RIVER COUNTY

REGISTERED
PROFESSIONAL
LAND SURVEYOR

OREGON
December 30, 2005
ERIK M. CARLSON
72306

Expires: December, 2021

TERRA SURVEYING

SURVEY DATE: MAY 5, 2020
SCALE: 1" = 60'
PROJECT: 18047BOUND
ASSESSORS MAP: 1S-10E-07
1406 12TH STREET, SUITE 100
HOOD RIVER, OREGON 97031
PHONE: (541) 386-4531
E-Mail: terra@gorge.net
www.terralandsurveying.com

CS# 2020032