

TERRA SURVEYING
PROPERTY BOUNDARY SURVEY
 for
DIANE KAMSON

HOOD RIVER COUNTY
 SURVEYOR'S OFFICE

CS# 2020 039

DATE FILED: 9/30/2020

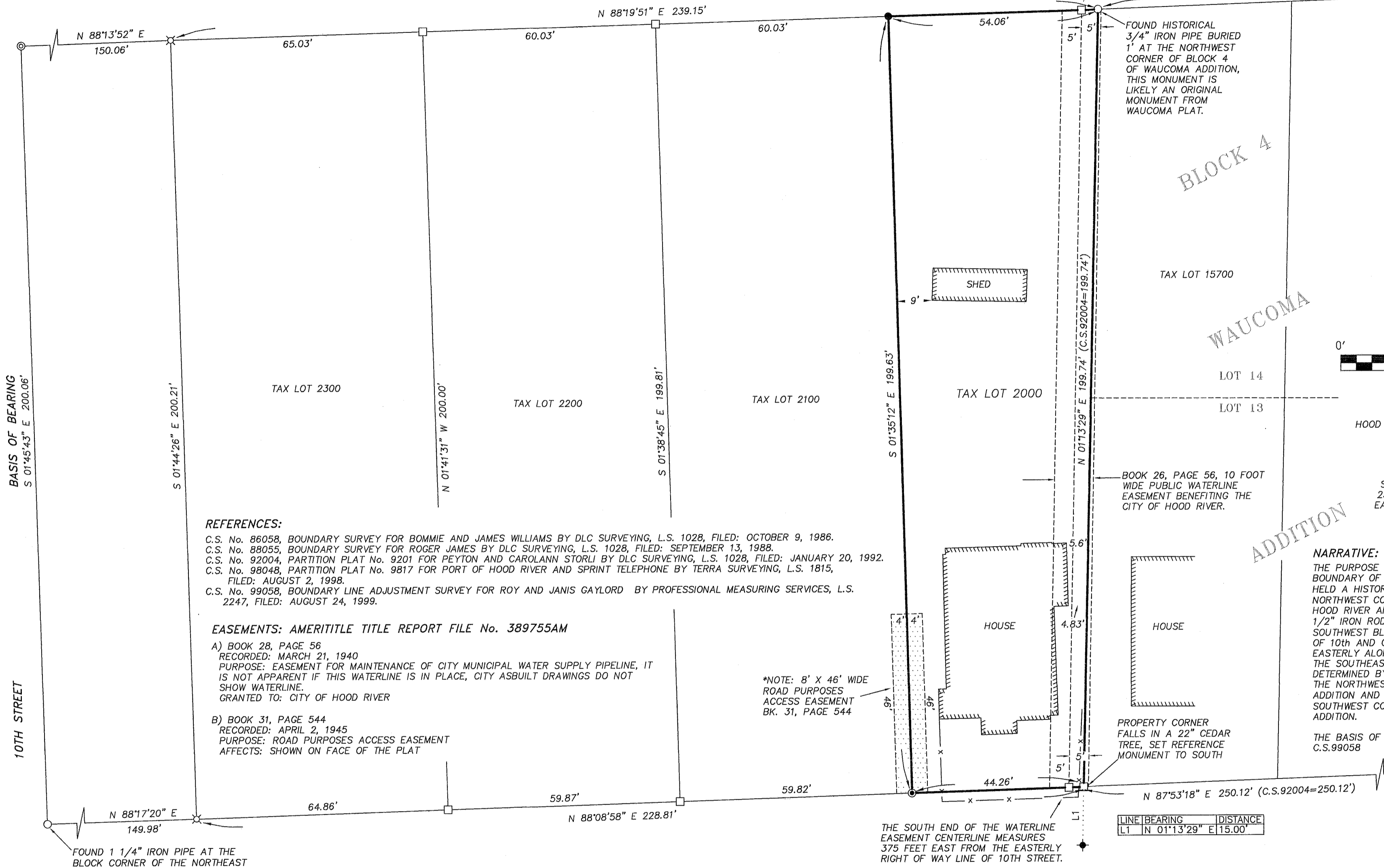
BY: *[Signature]*

PROPERTY ADDRESS:
 828 COLUMBIA STREET
 HOOD RIVER, OR 97031

ZONING:
 (R-2)
 RESIDENTIAL
 ZONE-IMPROVED

THE NORTH END OF THE WATERLINE
 EASEMENT CENTERLINE MEASURES
 385 FEET EAST FROM THE EASTERLY
 RIGHT OF WAY LINE OF 10TH STREET.

FOUND HISTORICAL
 3/4" IRON PIPE BURIED
 1' AT THE NORTHWEST
 CORNER OF BLOCK 4
 OF WAUCOMA ADDITION,
 THIS MONUMENT IS
 LIKELY AN ORIGINAL
 MONUMENT FROM
 WAUCOMA PLAT.



REFERENCES:

- C.S. No. 86058, BOUNDARY SURVEY FOR BOMMIE AND JAMES WILLIAMS BY DLC SURVEYING, L.S. 1028, FILED: OCTOBER 9, 1986.
- C.S. No. 88055, BOUNDARY SURVEY FOR ROGER JAMES BY DLC SURVEYING, L.S. 1028, FILED: SEPTEMBER 13, 1988.
- C.S. No. 92004, PARTITION PLAT No. 9201 FOR PEYTON AND CAROLANN STORLI BY DLC SURVEYING, L.S. 1028, FILED: JANUARY 20, 1992.
- C.S. No. 98048, PARTITION PLAT No. 9817 FOR PORT OF HOOD RIVER AND SPRINT TELEPHONE BY TERRA SURVEYING, L.S. 1815, FILED: AUGUST 2, 1998.
- C.S. No. 99058, BOUNDARY LINE ADJUSTMENT SURVEY FOR ROY AND JANIS GAYLORD BY PROFESSIONAL MEASURING SERVICES, L.S. 2247, FILED: AUGUST 24, 1999.

EASEMENTS: AMERITITLE TITLE REPORT FILE No. 389755AM

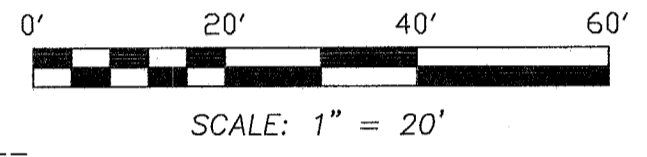
- A) BOOK 28, PAGE 56
 RECORDED: MARCH 21, 1940
 PURPOSE: EASEMENT FOR MAINTENANCE OF CITY MUNICIPAL WATER SUPPLY PIPELINE, IT IS NOT APPARENT IF THIS WATERLINE IS IN PLACE, CITY ASBUILT DRAWINGS DO NOT SHOW WATERLINE.
 GRANTED TO: CITY OF HOOD RIVER
- B) BOOK 31, PAGE 544
 RECORDED: APRIL 2, 1945
 PURPOSE: ROAD PURPOSES ACCESS EASEMENT
 AFFECTS: SHOWN ON FACE OF THE PLAT

*NOTE: 8' X 46' WIDE
 ROAD PURPOSES
 ACCESS EASEMENT
 BK. 31, PAGE 544

NARRATIVE:

THE PURPOSE OF THIS SURVEY WAS TO DEFINE THE BOUNDARY OF THE CLIENT PROPERTY. WE FOUND AND HELD A HISTORIC 3/4" IRON PIPE MONUMENTING THE NORTHWEST CORNER OF BLOCK 4 WAUCOMA ADDITION TO HOOD RIVER AND PROPORTIONED WESTERLY TO A FOUND 1/2" IRON ROD. WE ALSO FOUND AND HELD THE SOUTHWEST BLOCK CORNER AT THE NORTHEAST CORNER OF 10th AND COLUMBIA STREET AND PROPORTIONED EASTERLY ALONG THE NORTH SIDE OF COLUMBIA STREET. THE SOUTHEAST CORNER OF OUR CLIENT PROPERTY WAS DETERMINED BY A DISTANCE INTERSECTION FROM THE NORTHWEST CORNER OF SAID BLOCK 4 WAUCOMA ADDITION AND A 5/8" IRON ROD, L.S. 1815, AT THE SOUTHWEST CORNER OF LOT 8 OF BLOCK 4 OF WAUCOMA ADDITION.

THE BASIS OF BEARING IS MONUMENTS RECOVERED FROM C.S.99058



BASIS OF BEARING:
 HOOD RIVER COUNTY SURVEY NO. 99058

LOCATION OF SURVEY:
 PARCEL LOCATED IN THE
 SOUTHWEST QUARTER OF THE
 SOUTHWEST QUARTER OF SECTION
 25, TOWNSHIP 3 NORTH, RANGE 10
 EAST, WILLAMETTE MERIDIAN, IN THE
 CITY OF HOOD RIVER,
 HOOD RIVER COUNTY, OREGON.

LEGEND:

- SET 5/8" X 30" IRON ROD WITH PLASTIC CAP (AUGUST 18, 2020)
- ⊙ SET 1" BRASS TAB IN ASPHALT (AUGUST 18, 2020)
- ◆ SET 1" BRASS TAB AS REFERENCE MONUMENT IN TOP OF CURB (AUGUST 18, 2020)
- FOUND MONUMENT AS NOTED ON FACE OF THE PLAT
- ⊗ FOUND 1/2" IRON ROD OF RECORD, REFERENCE C.S. No. 88055
- ⊗ FOUND 5/8" IRON ROD WITH RED CAP, REFERENCE C.S. No. 92004
- ⊙ FOUND 5/8" IRON ROD WITH CAP, L.S.2247, REFERENCE C.S. No.1999058
- CALCULATED POSITION
- () RECORD DISTANCE
- x - EXISTING FENCE

COLUMBIA AVENUE (60' R/W)

THE SOUTH END OF THE WATERLINE
 EASEMENT CENTERLINE MEASURES
 375 FEET EAST FROM THE EASTERLY
 RIGHT OF WAY LINE OF 10TH STREET.

LINE BEARING	DISTANCE
L1 N 01°13'29" E	15.00'

FOUND 3/4" IRON PIPE
 AT THE NORTHEAST
 CORNER OF BLOCK 4
 OF RIVERVIEW PARK
 ADDITION

9th STREET
 (50' R/W)

REGISTERED
 PROFESSIONAL
 LAND SURVEYOR

Erik M. Carlson
 OREGON
 December 30, 2005
 ERIK M. CARLSON
 72306

Expires: December, 2021

TERRA SURVEYING

MONUMENTATION DATE: AUGUST 18, 2020
 SCALE: 1" = 20'
 PROJECT: 20104
 ASSESSORS MAP: 3N-10E-25CC T.L. 2000

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