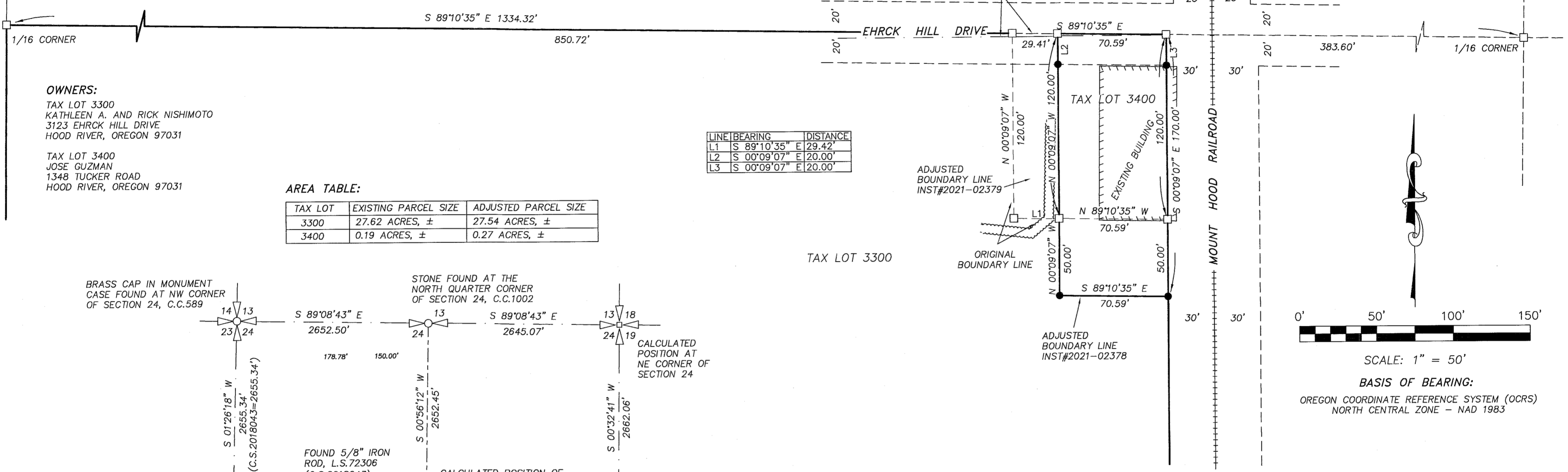


TERRA SURVEYING
BOUNDARY LINE ADJUSTMENT SURVEY
 for
KATHLEEN A. NISHIMOTO

LOCATION OF SURVEY:
 PORTION OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 24, TOWNSHIP 2 NORTH, RANGE 10 EAST OF THE WILLAMETTE MERIDIAN IN THE COUNTY OF HOOD RIVER AND STATE OF OREGON.

HOOD RIVER COUNTY
 SURVEYOR'S OFFICE
 CS# 2021 032
 DATE FILED: 9/23/2021
 BY: *MB*

NOTE: THE COMMISSIONERS JOURNAL A, PAGE 236 STATES THE COUNTY ROAD IS TO FOLLOW THE 1/16TH LINE, OVER TIME THE TRAVELED CENTERLINE MIGRATED OFF THE 1/16TH LINE, WE HELD THE 1/16TH LINE AS ROAD CENTERLINE PER SAID JOURNAL.



| LINE | BEARING | DISTANCE |
|------|---------------|----------|
| L1 | S 89°10'35" E | 29.42' |
| L2 | S 00°09'07" E | 20.00' |
| L3 | S 00°09'07" E | 20.00' |

AREA TABLE:

| TAX LOT | EXISTING PARCEL SIZE | ADJUSTED PARCEL SIZE |
|---------|----------------------|----------------------|
| 3300 | 27.62 ACRES, ± | 27.54 ACRES, ± |
| 3400 | 0.19 ACRES, ± | 0.27 ACRES, ± |

OWNERS:
 TAX LOT 3300
 KATHLEEN A. AND RICK NISHIMOTO
 3123 EHRCK HILL DRIVE
 HOOD RIVER, OREGON 97031

TAX LOT 3400
 JOSE GUZMAN
 1348 TUCKER ROAD
 HOOD RIVER, OREGON 97031

BRASS CAP IN MONUMENT CASE FOUND AT NW CORNER OF SECTION 24, C.C.589

STONE FOUND AT THE NORTH QUARTER CORNER OF SECTION 24, C.C.1002

CALCULATED POSITION AT NE CORNER OF SECTION 24

FOUND 5/8" IRON ROD, L.S.72306 (C.S.2018043)

CALCULATED POSITION OF THE CENTER QUARTER CORNER OF SECTION 24.

CALCULATED POSITION AT WEST QUARTER CORNER OF SECTION 24 CALCULATED BASED ON DISTANCE-DISTANCE INTERSECTION FROM C.S.2018043.

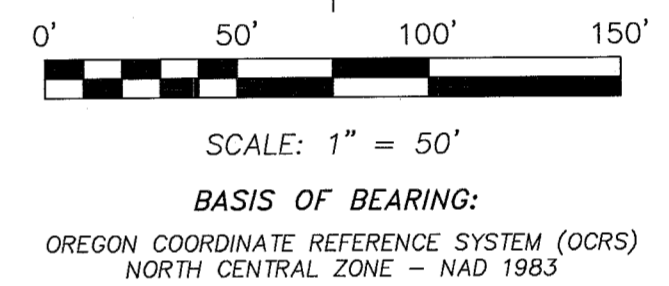
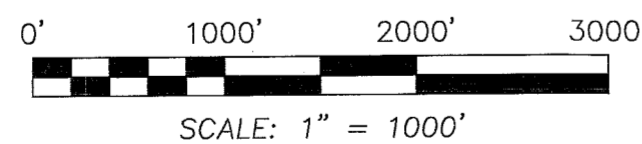
3" BRASS CAP IN MONUMENT CASE FOUND AT EAST QUARTER CORNER OF SECTION 24, C.C.658

AXLE FOUND AT SW CORNER OF SECTION 24, C.C.845

S 89°08'52" E BASIS OF BEARING

2" BRASS CAP FOUND AT THE SOUTH QUARTER CORNER OF SECTION 24, C.C.1003

3" BRASS CAP IN MONUMENT CASE FOUND AT SE CORNER OF SECTION 24, C.C.597



SCALE: 1" = 50'

BASIS OF BEARING:
 OREGON COORDINATE REFERENCE SYSTEM (OCRS)
 NORTH CENTRAL ZONE - NAD 1983

NARRATIVE:

THE PURPOSE OF THIS SURVEY WAS TO ADJUST THE BOUNDARY LINE BETWEEN TAX LOTS 3300 AND 3400. THE OBJECTIVE OF THIS BOUNDARY LINE ADJUSTMENT IS TO ADJUST THE COMMON BOUNDARY LINE TO MATCH THE OCCUPATION LINE. TAX LOT 3400 IS DESCRIBED AS AN EXCEPTION TO THE LARGER TRACT, BEGINNING AT THE INTERSECTION OF THE WESTERN RAILROAD RIGHT OF WAY AND THE CENTERLINE OF COUNTY ROAD. WE TIED THE CENTERLINE OF THE RAILROAD TRACKS AND THE CENTERLINE OF THE TRAVELED COUNTY ROADWAY, SAID CENTERLINE OF COUNTY ROAD DOES NOT FOLLOW THE 1/16TH LINE. THE DEED FOLLOWS SOUTHERLY ALONG THE WEST RAILROAD RIGHT OF WAY LINE 120 FEET, THENCE WEST AND PARALLEL TO THE COUNTY ROAD, THENCE NORTH AND PARALLEL TO THE WEST RAILROAD RIGHT OF WAY. THE CONTROLLING ELEMENTS ARE THE RAILROAD RIGHT OF WAY AND THE CENTERLINE OF THE COUNTY ROAD. WE ALSO TIED INTO THE SECTION 24 FOR TIES TO THE SECTION LINES AND CORNERS. THE BASIS OF BEARING IS THE SOUTH LINE OF THE SOUTHWEST QUARTER OF SECTION 24, MONUMENTED BY AN AXLE AT THE SOUTHWEST CORNER AND A 3" BRASS CAP FOUND AT THE SOUTH QUARTER CORNER.

MONUMENTS FOUND TO RESOLVE THE BOUNDARY ARE NOTED ON THE PLAT.

EXISTING LEGAL DESCRIPTION TAX LOT 3300:

ALL THAT PORTION OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 24, TOWNSHIP 2 NORTH, RANGE 10 EAST OF THE WILLAMETTE MERIDIAN LYING WEST OF THE WEST LINE OF THE RIGHT OF WAY OF THE MT. HOOD RAILROAD COMPANY, EXCEPTING THEREFROM THOSE PREMISES CONVEYED BY MANNING L. HOWARD, ET UX., TO FRANK FRIDAY, ET UX., BY DEED RECORDED AUGUST 10, 1917, IN BOOK 11 OF DEED RECORDS OF HOOD RIVER COUNTY, OREGON AT PAGE 628, DESCRIBED AS:

BEGINNING AT THE CENTER OF THE COUNTY ROAD ON THE NORTH LINE OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 24, TOWNSHIP 2 NORTH, RANGE 10 EAST, W.M. AT THE POINT OF INTERSECTION WITH THE WEST LINE OF THE RIGHT OF WAY OF THE MT. HOOD RAILROAD COMPANY, RUNNING THENCE SOUTH ON SAID WEST LINE 120 FEET TO A POINT; THENCE WEST AND PARALLEL TO SAID COUNTY ROAD 100 FEET; THENCE NORTH AND PARALLEL TO THE WEST LINE TO THE CENTER OF THE COUNTY ROAD; THENCE EAST ALONG THE CENTER OF THE COUNTY ROAD TO THE PLACE OF BEGINNING.

LEGEND:

- SET 5/8" X 30" IRON ROD WITH PLASTIC CAP (JANUARY 11, 2021)
 - FOUND MONUMENT OF RECORD AS NOTED ON PLAT
 - CALCULATED, NOT FOUND OR SET
- C.C. CORNER CARD

P.O.B. POINT OF BEGINNING

REFERENCES:

FILED IN THE HOOD RIVER COUNTY SURVEYOR'S OFFICE:
 C.S. No. 78040, BOUNDARY SURVEY FOR ALAN SOLLE BY DANNY CRON, L.S. 1028, FILED: MAY, 1978.
 C.S. No. 84007, BOUNDARY SURVEY FOR WESLEY SWYERS BY DANNY CRON, L.S. 1028, FILED: MARCH 13, 1984.
 C.S. No. 2000-048, PROPERTY LINE ADJUSTMENT SURVEY FOR JUDY MCGILL BY WYEAST SURVEYS, L.S. 2393, FILED: JUNE 22, 2000.
 C.S. No. 2013-014, BOUNDARY LINE ADJUSTMENT SURVEY FOR SAMUEL KRENTZ BY TERRA SURVEYING, L.S. 72306, FILED: APRIL 30, 2013.
 C.S. No. 2018-043, BOUNDARY SURVEY FOR CARL HUGHES BY TERRA SURVEYING, L.S. 72306, FILED: AUGUST 16, 2018.

REGISTERED
 PROFESSIONAL
 LAND SURVEYOR

Erik M. Carlson

OREGON
 December 30, 2005
 ERIK M. CARLSON
 72306

Expires: December, 2021

TERRA SURVEYING

DATE: MARCH 8, 2021
 SCALE: 1" = 50'
 PROJECT: 20056BLA
 ASSESSORS MAP: 2N-10E-24 T.L. 3300 & 3400
 P.O. BOX 617
 HOOD RIVER, OREGON 97031
 PHONE: (541) 386-4531
 E-Mail: terra@gorge.net
 www.terralandsurveying.com

CS# 2021 032