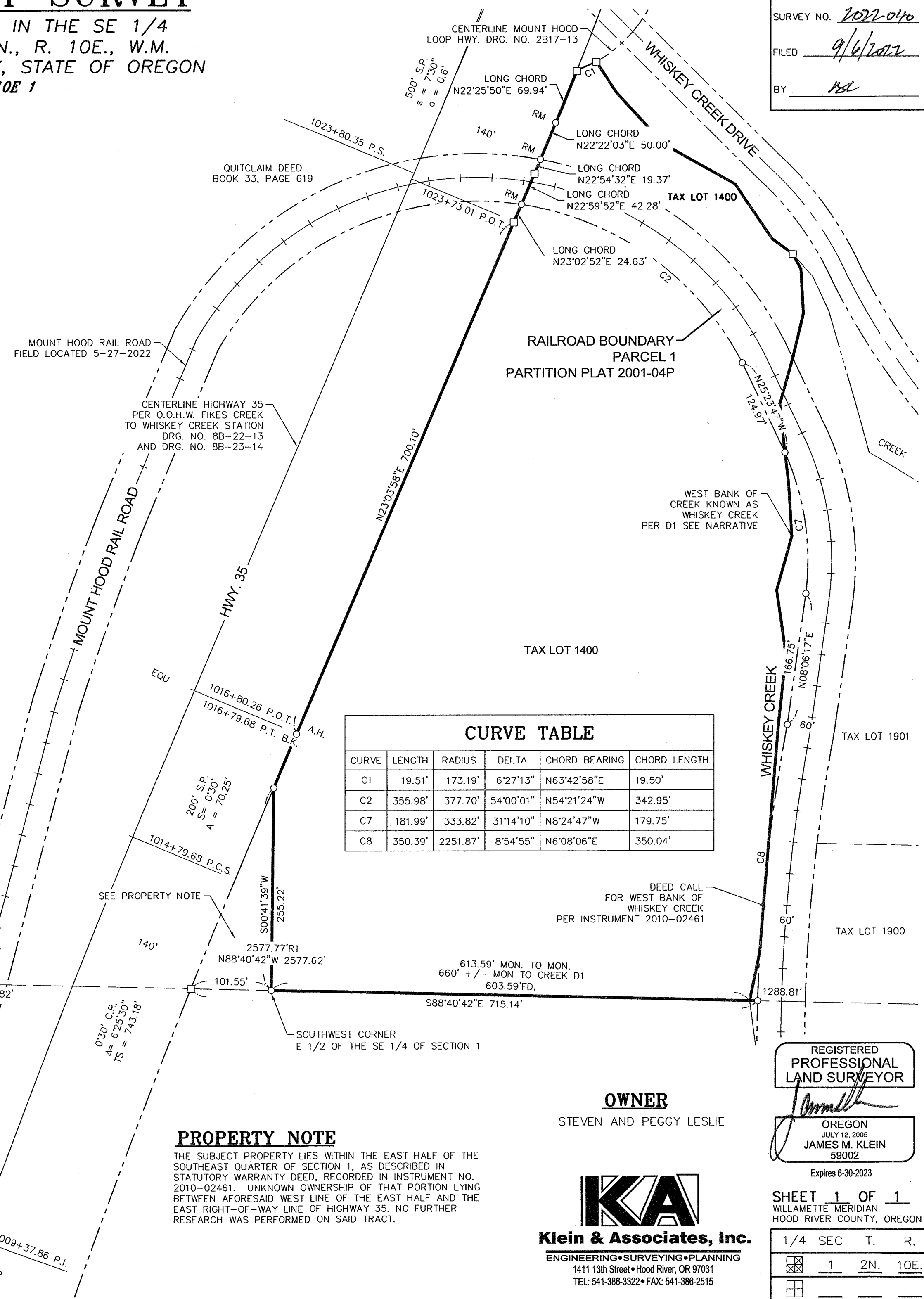
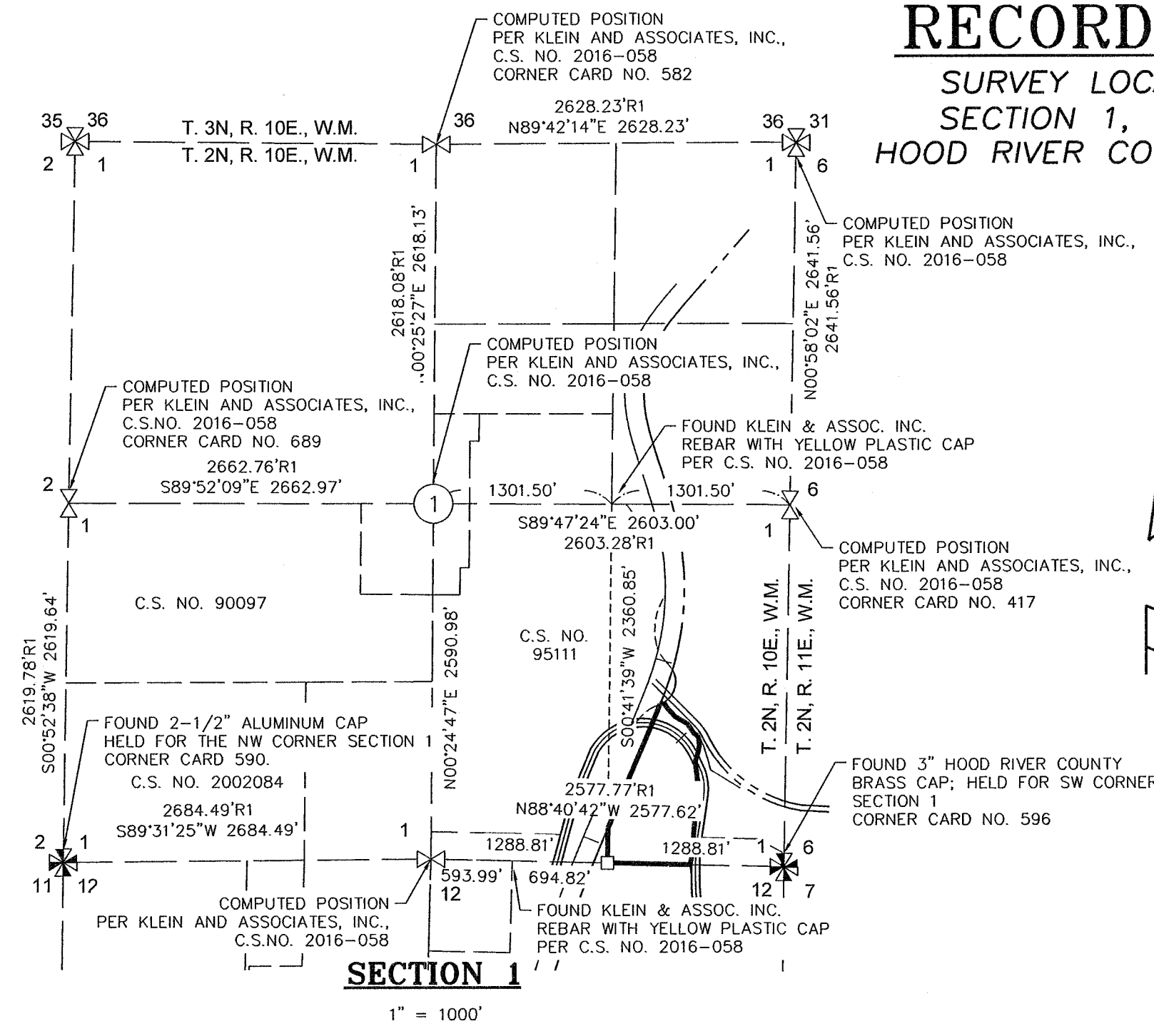


SURVEY NO. 2022-040
 FILED 9/6/2022
 BY RS

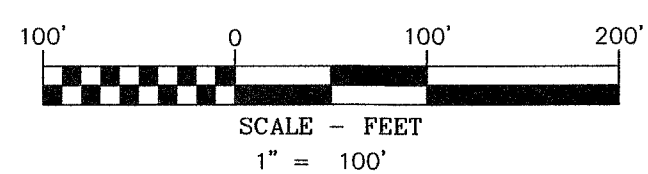
RECORD OF SURVEY

SURVEY LOCATED IN THE SE 1/4 SECTION 1, T. 2N., R. 10E., W.M. HOOD RIVER COUNTY, STATE OF OREGON
2N 10E 1



- LEGEND**
- SET 5/8" X 24" REBAR WITH 1 1/4" YELLOW PLASTIC CAP "KLEIN & ASSOC. OR 59002 PLS"
 - FOUND MONUMENT OF RECORD
 - COMPUTED POSITION, NOT SET OR FOUND
 - ① COMPUTED CENTER OF SECTION
 - ⊗ COMPUTED SECTION CORNER
 - ⊗ FOUND SECTION CORNER
 - ⊗ COMPUTED QUARTER CORNER
 - ⊗ FOUND QUARTER CORNER
 - R1 RECORD DATA PER RECORD OF SURVEY NO.
 - D1 DEED DATA PER DEED REFERENCE
 - CS NO. COUNTY SURVEY NUMBER
 - FD FOUND DATA
 - MON. PROPERTY MONUMENT
 - RM REFERENCE MONUMENT

- REFERENCED DEEDS**
- D1 - STATUTORY WARRANTY DEED, RECORDED 7/31/2010, INSTRUMENT NO. 2010-02461
 - D2 - QUIT CLAIM DEED, RECORDED, 11/27/1946, BOOK 33, PAGE 619
 - D3 - STATE HIGHWAY COMMISSION DEED, RECORDED 4/16/1938, BOOK 26, PAGE 584
 - D4 - STATE HIGHWAY COMMISSION DEED, RECORDED 10/18/1961, BOOK 69, PAGE 465
- REFERENCED SURVEYS**
- R1. SURVEY PERFORMED BY KLEIN & ASSOCIATES, INC.; FOR THE COLUMBIA LAND TRUST; FILED 9/8/2016, COUNTY SURVEY NO. 2016-058
- BASIS OF BEARINGS**
- OREGON NORTH ZONE, STATE PLANE COORDINATE SYSTEM NAD 83 (2011)(EPOCH 2010.0), UTILIZING THE NATIONAL GEODETIC SURVEY (NGS) ONLINE POSITIONING USER SERVICES (OPUS) SOFTWARE PROGRAM.



CURVE TABLE					
CURVE	LENGTH	RADIUS	DELTA	CHORD BEARING	CHORD LENGTH
C1	19.51'	173.19'	6°27'13"	N63°42'58"E	19.50'
C2	355.98'	377.70'	54°00'01"	N54°21'24"W	342.95'
C7	181.99'	333.82'	31°14'10"	N8°24'47"W	179.75'
C8	350.39'	2251.87'	8°54'55"	N6°08'06"E	350.04'

NARRATIVE

THE PURPOSE OF THIS SURVEY IS TO LOCATE THE EXTERIOR BOUNDARY OF THAT CERTAIN TRACT OF LAND DESCRIBED IN STATUTORY WARRANTY DEED, RECORDED AS INSTRUMENT NO. 2010-02461, HOOD RIVER COUNTY DEED RECORDS. THE PROPERTY IS DESCRIBED AS BEGINNING AT THE SOUTHWEST CORNER OF THE EAST HALF OF THE SOUTHEAST QUARTER OF SECTION 1; THENCE EAST ALONG SAID SOUTH LINE TO THE WEST BACK OF A CREEK KNOWN AS WHISKEY CREEK; THENCE NORTHERLY AND NORTHWESTERLY ALONG SAID WEST BANK OF CREEK TO A POINT ON THE WEST LINE OF SAID EAST HALF OF THE SOUTHEAST QUARTER OF SECTION 1; THENCE SOUTH ALONG AFORESAID WEST LINE BACK TO THE POINT OF BEGINNING. EXCEPTING THEREFROM THREE TRACTS OF LAND, THE FIRST TRACT DESCRIBED IN QUIT CLAIM DEED, RECORDED IN BOOK 33, PAGE 619. THE NEXT TWO DESCRIBED IN STATE HIGHWAY COMMISSION DEED, RECORDED IN BOOK 26, PAGE 584 AND BOOK 69, PAGE 465.

HIGHWAY 35 WAS COMPUTED FROM HIGHWAY RIGHT-OF-WAY DRAWING FIKES CREEK TO WHISKEY CREEK STATION, DRAWING NO. 8B-22-13 AND 8B 23-14 AND ORIENTATED BETWEEN THE COMPUTED POSITION OF THE NORTHEAST CORNER AND THE SOUTHWEST CORNER OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 1. HIGHWAY STRIPING WAS FIELD TIED AND FOUND TO BE WITHIN ACCEPTABLE TOLERANCE OF THE COMPUTED CENTERLINE. MOUNT HOOD LOOP HIGHWAY WAS COMPUTED BASED ON HIGHWAY DRAWING 2B17-13 AND BEST FIT TO THE DIGITIZED POSITION AS SHOWN ON HIGHWAY DRAWING NO. 8B-23-14.

MOUNT HOOD RAILROAD RIGHT-OF-WAY WAS ESTABLISHED BY HOLDING A 30-FOOT OFFSET EACH DIRECTION FROM THE TIED POSITION OF THE CENTERLINE OF THE EXISTING TRACTS. PARTS OF WHISKEY CREEK WAS FIELD LOCATED AND FOUND TO BE MEANDERING IN AND OUT ALONG THE WEST RIGHT-OF-WAY OF THE MOUNT HOOD RAILROAD RIGHT-OF-WAY. SURVEY MONUMENTS WERE SET ALONG THE WEST RIGHT-OF-WAY OF MOUNT HOOD RAILROAD, AT CLIENT'S INSTRUCTIONS.

PROPERTY NOTE

THE SUBJECT PROPERTY LIES WITHIN THE EAST HALF OF THE SOUTHEAST QUARTER OF SECTION 1, AS DESCRIBED IN STATUTORY WARRANTY DEED, RECORDED IN INSTRUMENT NO. 2010-02461. UNKNOWN OWNERSHIP OF THAT PORTION LYING BETWEEN AFORESAID WEST LINE OF THE EAST HALF AND THE EAST RIGHT-OF-WAY LINE OF HIGHWAY 35. NO FURTHER RESEARCH WAS PERFORMED ON SAID TRACT.

OWNER
 STEVEN AND PEGGY LESLIE

REGISTERED PROFESSIONAL LAND SURVEYOR

OREGON
 JULY 12, 2005
 JAMES M. KLEIN
 59002

Klein & Associates, Inc.
 ENGINEERING • SURVEYING • PLANNING
 1411 13th Street • Hood River, OR 97031
 TEL: 541-386-3322 • FAX: 541-386-2515

Expires 6-30-2023

SHEET 1 OF 1
 WILLAMETTE MERIDIAN
 HOOD RIVER COUNTY, OREGON

1/4 SEC	T.	R.
1	2N.	10E.

SURVEY PERFORMED FOR:
 STEVEN LESLIE
 DATE OF MONUMENT: JUNE 8, 2022
 PROJECT: 22-05-25 DRAFT: GDH
 FILE: 220525.DWG LAYOUT TAB: OR SURVEY

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

CS# 2022-040