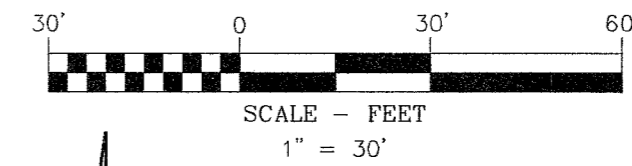


RECORD OF SURVEY

LOT 5 OF BLOCK 2, E.B. CLARK'S FIRST ADDITION TO HOOD RIVER
 LOCATED IN THE NW 1/4 OF THE SW 1/4 SECTION 36, T. 3N. R. 10E, W.M.
 CITY OF HOOD RIVER, HOOD RIVER COUNTY, STATE OF OREGON

**HOOD RIVER COUNTY
 SURVEYOR'S OFFICE**

SURVEY NO. 2022054
 FILED 11/9/2022
 BY KA



LEGEND

- SET 5/8" X 30" REBAR WITH 1 1/4" YELLOW PLASTIC CAP (KA OR59002)
- ⊙ SET BRASS SCREW WITH WASHER (KA OR59002)
- FOUND MONUMENT AS NOTED IN DESCRIPTIONS
- COMPUTED ANGLE POINT, NOT MONUMENTED
- CS NO. COUNTY SURVEY NUMBER, HOOD RIVER COUNTY SURVEY RECORDS
- R1 RECORD DATA PER RECORD OF SURVEY NO.
- FD FOUND DATA
- (100') PLAT DISTANCE PER CS NO. 1667
- C COMPUTED DATA
- R.M. REFERENCE MONUMENT
- x — FENCELINE

FOUND MONUMENT INFORMATION

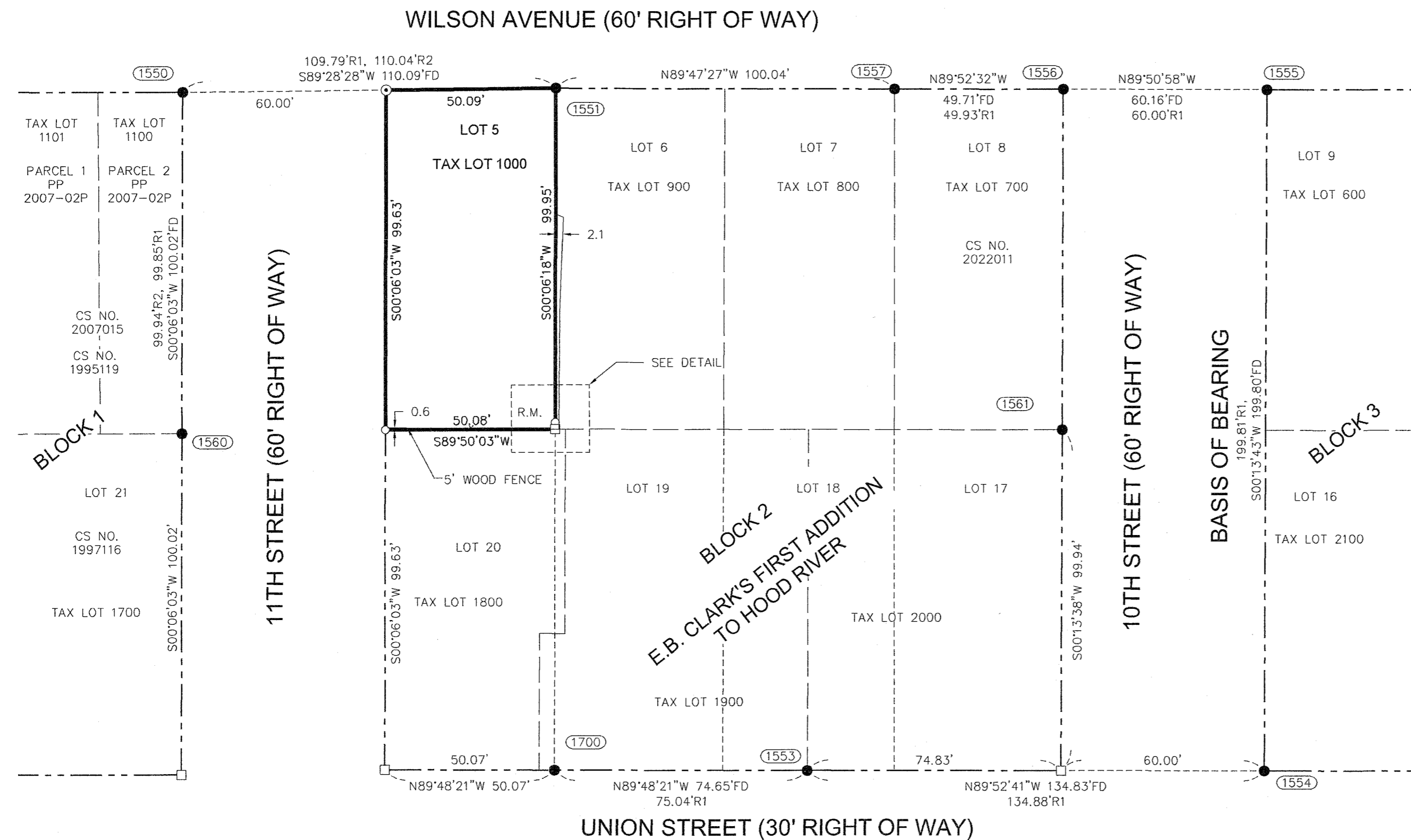
- (1550) 5/8" IRON ROD WITH YELLOW PLASTIC CAP STAMPED "KLEIN & ASSOC. OR 59002" PER CS NO. 2007015; HELD
- (1551) 1/2" IRON ROD, UNKNOWN ORIGIN, SHOWN ON CS NO. 77116; HELD
- (1553) 1/2" REBAR, UNKNOWN ORIGIN, SHOWN ON CS NO. 202201; HELD
- (1554) (1555) 1" IRON PIPE, UNKNOWN ORIGIN, SHOWN ON CS NO. 1977123; HELD
- (1556) (1557) (1561) 5/8" IRON ROD WITH RED PLASTIC CAP STAMPED "TERRA L.S. 72306"; CS NO. 2022-011; HELD
- (1560) 5/8" IRON ROD NOT CAP; PER WYEAST SURVEYS; CS NO. 95119; HELD
- (1700) 1/2" IRON ROD, DLC SURVEYING; CS NO. 77116

REFERENCED SURVEYS

- R1. SURVEY PERFORMED BY TERRA SURVEYING FOR JOHN AND DEANNA JOYER, COUNTY SURVEY NO. 2022011, FILED MARCH 2, 2022
- R2. SURVEY PERFORMED BY WYEAST SURVEYS FOR RANDY THOMPSON, COUNTY SURVEY NO. 1995119, FILED DECEMBER 5, 1995
- R3. SURVEY PERFORMED BY DANNY L. CRON FOR CRAIG RAFELSON & CO., COUNTY SURVEY NO. 1977116, FILED FEBRUARY 7, 1978
- R4. SURVEY PERFORMED BY DANNY L. CRON FOR CHERRINGTON/COTNER; COUNTY SURVEY NO. 1977123, FILED FEBRUARY 7, 1978
- R5. PLAT OF E.B. CLARK'S FIRST ADDITION TO HOOD RIVER, COUNTY SURVEY NO. 1667, FILED JULY 3, 1903 IN VOLUME 36 OF DEEDS, BOOK 1, PAGE 62
- R6. PARTITION PLAT 200702P, PERFORMED BY KLEIN & ASSOCIATES, INC. FOR DANIEL AND KATHY ROBERGE, FILED JANUARY 30, 2006, COUNTY SURVEY NUMBER 2007015

REFERENCED DEEDS

STATUTORY BARGAIN AND SALE DEED, INSTRUMENT NO. 2020-00303



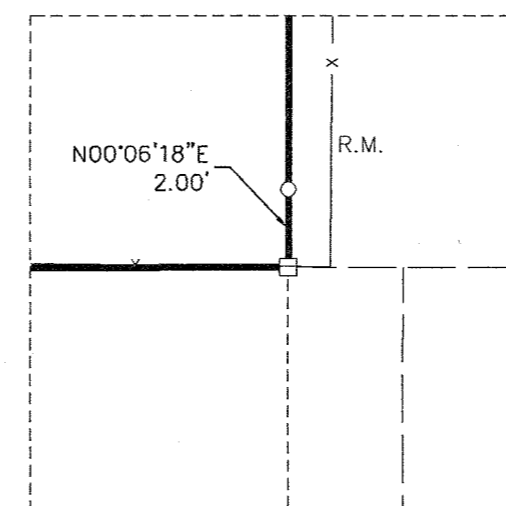
NARRATIVE

THE PURPOSE OF THIS SURVEY IS TO ESTABLISH AND MONUMENT THE BOUNDARIES OF THE PROPERTY CONVEYED IN STATUTORY BARGAIN AND SALE DEED, INSTRUMENT NUMBER 2020-00303, WHICH DESCRIBES THE PROPERTY AS LOT 5, BLOCK 2, E.B. CLARK'S FIRST ADDITION TO HOOD RIVER. THIS SURVEY IS BEING PERFORMED FOR KAILANI LLC.

A 1/2" IRON PIPE WAS FOUND AND HELD FOR THE THE NORTHEAST CORNER OF THE SUBJECT LOT. SAID IRON PIPE WAS ALSO HELD IN COUNTY SURVEY NUMBERS 2022011, 1995119 AND 1977116. THE NORTH LINE OF THE SUBJECT LOT WAS ESTABLISHED BY HOLDING THE LINE BETWEEN SAID PIPE AND A 5/8" IRON ROD SET AT THE NORTHEAST CORNER OF BLOCK 1 OF E.B. CLARK'S FIRST ADDITION BY KLEIN AND ASSOCIATES IN COUNTY SURVEY NUMBER 2007015. THE NORTHWEST CORNER OF THE SUBJECT LOT WAS PLACED ON THIS LINE AT THE RECORD RIGHT OF WAY WIDTH OF 60 FEET EASTERLY OF SAID MONUMENT. A 5/8" WYEAST IRON ROD WAS HELD AT THE SOUTHEAST CORNER OF LOT 4 OF BLOCK 1 TO ESTABLISH THE EAST LINE OF SAID BLOCK, WHICH WAS THEN OFFSET 60 FEET TO ESTABLISH THE WEST LINE OF BLOCK 2 AND THE SUBJECT LOT.

THE SOUTH LINE OF BLOCK TWO WAS ESTABLISHED BY HOLDING A 1/2" IRON ROD AT THE SOUTHEAST CORNER OF LOT 20 OF BLOCK 2, AS WELL AS A 5/8" IRON ROD NEAR THE MIDPOINT OF THE SOUTH LINE OF LOT 18 OF BLOCK 2, BOTH MONUMENTS ALSO BEING HELD IN COUNTY SURVEY NUMBER 2022011. THIS LINE WAS PROJECTED WESTERLY TO INTERSECT THE ESTABLISHED WEST LINE OF BLOCK TWO TO ESTABLISH THE SOUTHWEST BLOCK CORNER. THE SOUTHWEST CORNER OF THE SUBJECT LOT WAS SET AT THE MIDPOINT OF THE WEST LINE OF BLOCK 2.

THE SOUTHEAST CORNER FALLS AT THE MIDPOINT BETWEEN THE MONUMENTS FOUND AT THE SOUTHEAST CORNER OF LOT 20 AND NORTHEAST CORNER OF THE SUBJECT LOT. THAT POINT IS WITHIN A FENCEPOST, SO A REFERENCE MONUMENT WAS SET 2' NORTH ON THE EAST LINE OF THE SUBJECT LOT.



DETAIL

1" = 5'

OWNER
 KAILANI LLC

BASIS OF BEARINGS

OREGON STATE PLANE COORDINATES SYSTEM
 NORTH ZONE, GRID NORTH, GROUND DISTANCE
 ESTABLISHED BY G.P.S. OBSERVATION BETWEEN POINT NOS.
 1555 AND 1554



Klein & Associates, Inc.

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

REGISTERED
 PROFESSIONAL
 LAND SURVEYOR

 OREGON
 JULY 12, 2005
 JAMES M. KLEIN
 59002
 Expires 6-30-2019

SHEET 1 OF 1
 WILLAMETTE MERIDIAN
 HOOD RIVER COUNTY, OREGON

1/4	SEC	T.	R.
☒	36	3N.	10E.
☐			

SURVEY PERFORMED FOR:
 RAE PIESNER
 DATE OF MONUMENTATION: JULY 21, 2022
 PROJECT: 220703 DRAFT: BTB
 FILE: 220703.DWG LAYOUT TAB: PLA

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

CS# 2022 054