

SURVEY NO. 2013007
 FILED 3/22/2023
 BY JK

RECORD OF SURVEY
 SURVEY LOCATED IN
 NW 1/4 SECTION 7, T.2N., R.8E., W.M.
 CITY OF CASCADE LOCKS,
 HOOD RIVER COUNTY, STATE OF OREGON
02N08E07BB TAX LOT 900

LEGEND

- SET 5/8" X 30" REBAR WITH 1 1/4" YELLOW PLASTIC CAP (KA OR59002)
- FOUND MONUMENT AS NOTED IN FOUND MONUMENT INFORMATION
- COMPUTED ANGLE POINT, NOT MONUMENTED
- CS NO. COUNTY SURVEY NO.
- INST. INSTRUMENT NUMBER
- R1 RECORD DATA PER RECORD OF SURVEY NO.
- FD FOUND DATA

FOUND MONUMENT INFORMATION

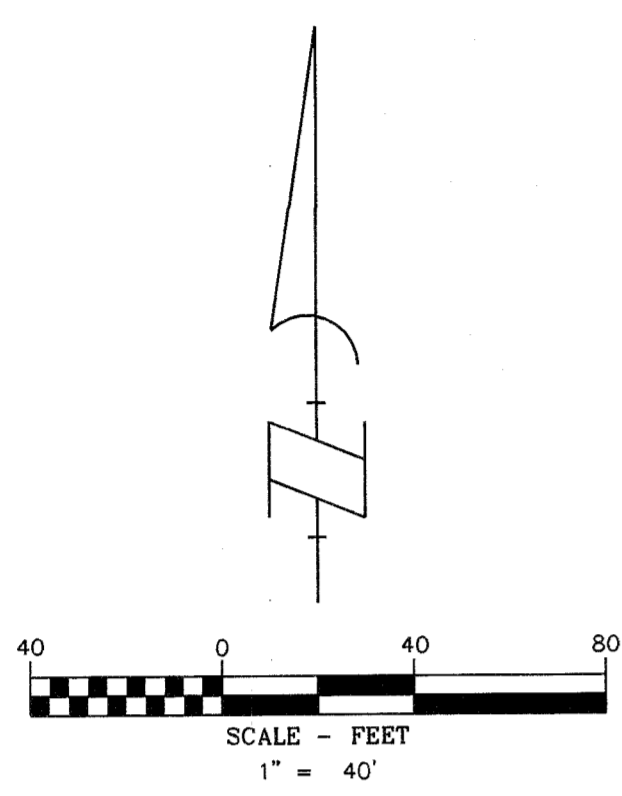
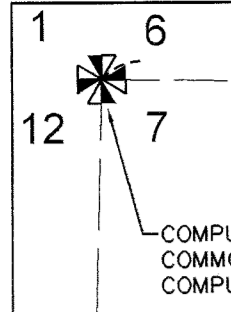
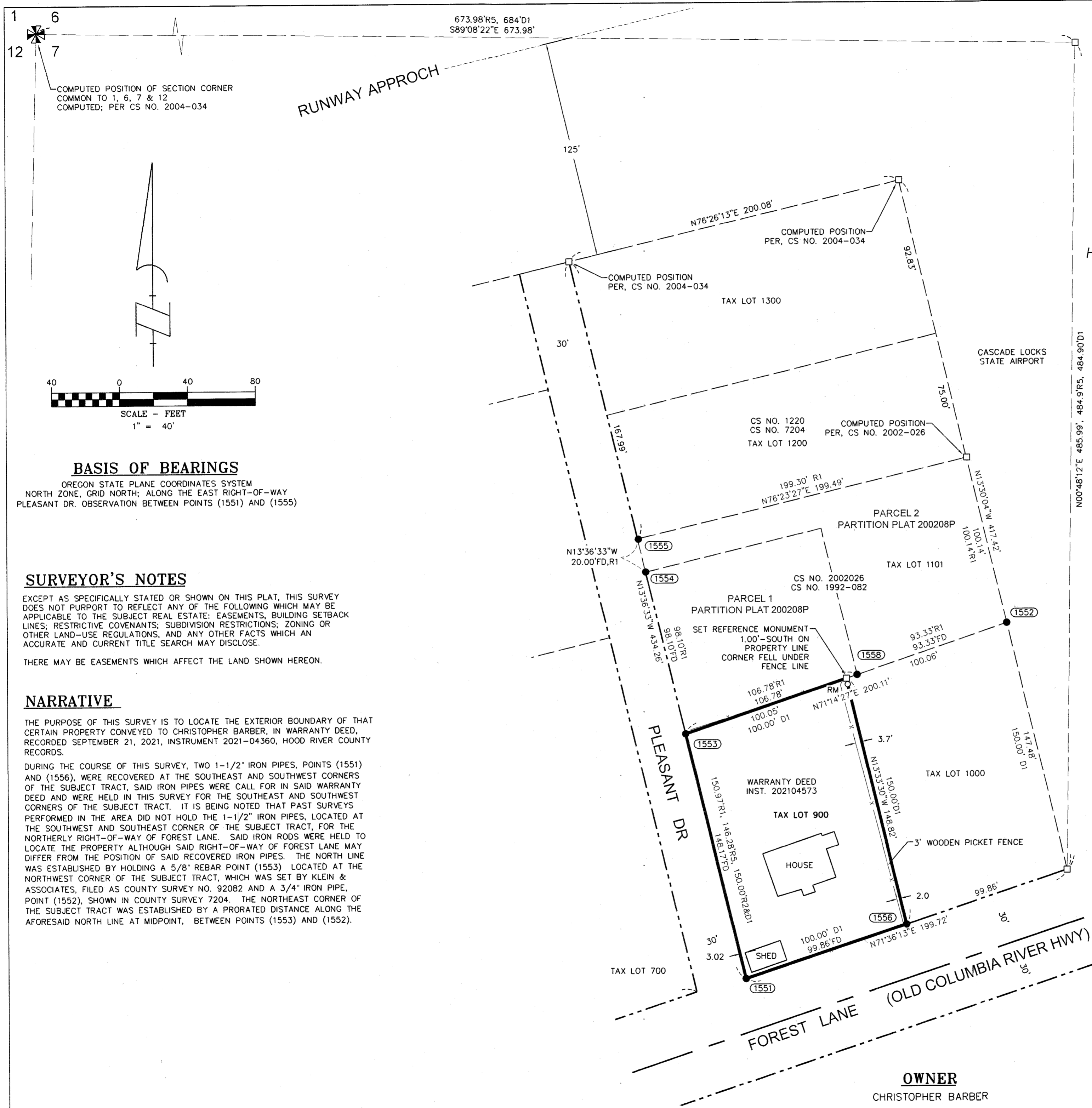
- (1551) FOUND 1-1/2" IRON PIPE; UNKNOWN ORIGIN, SHOWN ON CS NO. 7204; CALL FOR IN DEED; HELD
- (1552) FOUND 3/4" IRON PIPE; UNKNOWN ORIGIN, SHOWN ON CS NO. 7204; HELD
- (1553) FOUND 5/8" IRON ROD WITH Y.P.C. STAMPED "OR 932 & WA22098"; PER C.S. NO. 92082; HELD.
- (1554) FOUND 5/8" IRON ROD WITH Y.P.C. STAMPED "OR 932 & WA22098"; PER C.S. NO. 2002-026; HELD.
- (1555) FOUND 5/8" IRON ROD W/ALUMINUM CAP, BENT. S70°52'47"E-0.52'
- (1556) FOUND 1-1/2" IRON PIPE; UNKNOWN ORIGIN, CALL FOR IN DEED; HELD
- (1558) FOUND 5/8" IRON ROD WITH Y.P.C. STAMPED "OR 932 & WA22098"; PER C.S. NO. 2002-026; HELD.

REFERENCED SURVEYS

- R1. PARTITION PLAT 200208P; PERFORMED BY KLEIN & ASSOCIATES; FOR DONNA BECK; RECORDED MAY 1, 2002; COUNTY SURVEY NO. 2002026;
- R2. SURVEY PERFORMED BY MARK PERKINS, DATED MARCH 4, 1960; COUNTY SURVEY NO. 1220
- R3. SURVEY PERFORMED BY KLEIN & ASSOCIATES; FOR LILLIAN MINOR; FILED OCTOBER 25, 1992; COUNTY SURVEY NO. 92082.
- R4. SURVEY PERFORMED BY NEWTON SURVEYING CO.; FOR UNITED STATES NATIONAL BANK; FILED JANUARY 17, 1972; COUNTY SURVEY NO. 7204.
- R5. SURVEY PERFORMED BY KLEIN & ASSOCIATES; FOR DON & GYDA HAIGHT; FILED JULY 1, 2004; COUNTY SURVEY NO. 2004-034

REFERENCED DEEDS

- D1 WARRANTY DEED, INSTRUMENT NO. 2021-04573



BASIS OF BEARINGS

OREGON STATE PLANE COORDINATES SYSTEM
 NORTH ZONE, GRID NORTH; ALONG THE EAST RIGHT-OF-WAY
 PLEASANT DR. OBSERVATION BETWEEN POINTS (1551) AND (1555)

SURVEYOR'S NOTES

EXCEPT AS SPECIFICALLY STATED OR SHOWN ON THIS PLAT, THIS SURVEY DOES NOT PURPORT TO REFLECT ANY OF THE FOLLOWING WHICH MAY BE APPLICABLE TO THE SUBJECT REAL ESTATE: EASEMENTS, BUILDING SETBACK LINES; RESTRICTIVE COVENANTS; SUBDIVISION RESTRICTIONS; ZONING OR OTHER LAND-USE REGULATIONS, AND ANY OTHER FACTS WHICH AN ACCURATE AND CURRENT TITLE SEARCH MAY DISCLOSE.
 THERE MAY BE EASEMENTS WHICH AFFECT THE LAND SHOWN HEREON.

NARRATIVE

THE PURPOSE OF THIS SURVEY IS TO LOCATE THE EXTERIOR BOUNDARY OF THAT CERTAIN PROPERTY CONVEYED TO CHRISTOPHER BARBER, IN WARRANTY DEED, RECORDED SEPTEMBER 21, 2021, INSTRUMENT 2021-04360, HOOD RIVER COUNTY RECORDS.
 DURING THE COURSE OF THIS SURVEY, TWO 1-1/2" IRON PIPES, POINTS (1551) AND (1556), WERE RECOVERED AT THE SOUTHEAST AND SOUTHWEST CORNERS OF THE SUBJECT TRACT, SAID IRON PIPES WERE CALL FOR IN SAID WARRANTY DEED AND WERE HELD IN THIS SURVEY FOR THE SOUTHEAST AND SOUTHWEST CORNERS OF THE SUBJECT TRACT. IT IS BEING NOTED THAT PAST SURVEYS PERFORMED IN THE AREA DID NOT HOLD THE 1-1/2" IRON PIPES, LOCATED AT THE SOUTHWEST AND SOUTHEAST CORNER OF THE SUBJECT TRACT, FOR THE NORTHERLY RIGHT-OF-WAY OF FOREST LANE. SAID IRON RODS WERE HELD TO LOCATE THE PROPERTY ALTHOUGH SAID RIGHT-OF-WAY OF FOREST LANE MAY DIFFER FROM THE POSITION OF SAID RECOVERED IRON PIPES. THE NORTH LINE WAS ESTABLISHED BY HOLDING A 5/8" REBAR POINT (1553) LOCATED AT THE NORTHWEST CORNER OF THE SUBJECT TRACT, WHICH WAS SET BY KLEIN & ASSOCIATES, FILED AS COUNTY SURVEY NO. 92082 AND A 3/4" IRON PIPE, POINT (1552), SHOWN IN COUNTY SURVEY 7204. THE NORTHEAST CORNER OF THE SUBJECT TRACT WAS ESTABLISHED BY A PRORATED DISTANCE ALONG THE AFORESAID NORTH LINE AT MIDPOINT, BETWEEN POINTS (1553) AND (1552).

OWNER
 CHRISTOPHER BARBER

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

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 6-30-2023

SHEET 1 OF 1
 WILLAMETTE MERIDIAN
 HOOD RIVER COUNTY, OREGON

1/4	SEC	T.	R.
7	2N.	8E.	

SURVEY PERFORMED FOR:
 CHRISTOPHER BARBER
 DATE OF MONUMENT: JANUARY 28, 2023
 PROJECT: 23-01-09 DRAFT: GD, TA
 FILE: 230109.DWG LAYOUT TAB: LAYOUT1

CS# 2013007