

PROPERTY BOUNDARY SURVEY
for
ROGER AND LINDA BLASHFIELD

HOOD RIVER COUNTY
SURVEYOR'S OFFICE

CS# 2024011

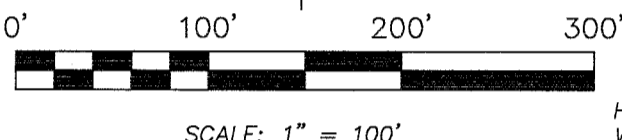
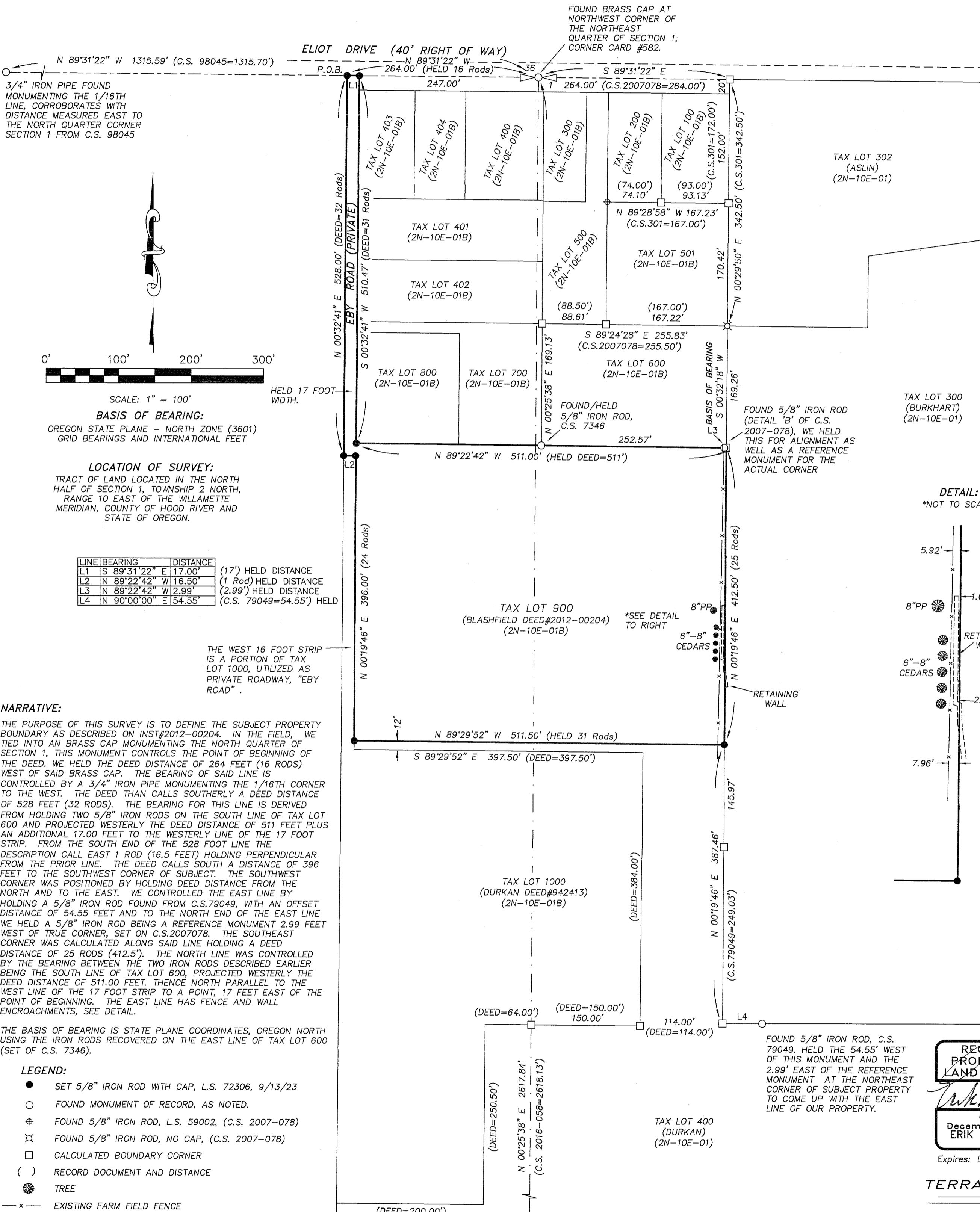
DATE FILED: 1/31/2024

BY: *AL*

CS# 2024011

OWNER/SITE ADDRESS:
ROGER AND LINDA BLASHFIELD
995 EBY ROAD
HOOD RIVER, OR
97031

ZONING:
HOOD RIVER COUNTY
EFU - EXCLUSIVE FARM USE



SCALE: 1" = 100'
BASIS OF BEARING:
OREGON STATE PLANE - NORTH ZONE (3601)
GRID BEARINGS AND INTERNATIONAL FEET

LOCATION OF SURVEY:
TRACT OF LAND LOCATED IN THE NORTH
HALF OF SECTION 1, TOWNSHIP 2 NORTH,
RANGE 10 EAST OF THE WILLAMETTE
MERIDIAN, COUNTY OF HOOD RIVER AND
STATE OF OREGON.

LINE	BEARING	DISTANCE	NOTES
L1	S 89°31'22" E	17.00'	(17') HELD DISTANCE
L2	N 89°22'42" W	16.50'	(1 Rod) HELD DISTANCE
L3	N 89°22'42" W	2.99'	(2.99') HELD DISTANCE
L4	N 90°00'00" E	54.55'	(C.S. 79049=54.55') HELD

THE WEST 16 FOOT STRIP
IS A PORTION OF TAX
LOT 1000, UTILIZED AS
PRIVATE ROADWAY, "EBY
ROAD".

NARRATIVE:

THE PURPOSE OF THIS SURVEY IS TO DEFINE THE SUBJECT PROPERTY BOUNDARY AS DESCRIBED ON INST#2012-00204. IN THE FIELD, WE TIED INTO AN BRASS CAP MONUMENTING THE NORTH QUARTER OF SECTION 1. THIS MONUMENT CONTROLS THE POINT OF BEGINNING OF THE DEED. WE HELD THE DEED DISTANCE OF 264 FEET (16 RODS) WEST OF SAID BRASS CAP. THE BEARING OF SAID LINE IS CONTROLLED BY A 3/4" IRON PIPE MONUMENTING THE 1/16TH CORNER TO THE WEST. THE DEED THEN CALLS SOUTHERLY A DEED DISTANCE OF 528 FEET (32 RODS). THE BEARING FOR THIS LINE IS DERIVED FROM HOLDING TWO 5/8" IRON RODS ON THE SOUTH LINE OF TAX LOT 600 AND PROJECTED WESTERLY THE DEED DISTANCE OF 511 FEET PLUS AN ADDITIONAL 17.00 FEET TO THE WESTERLY LINE OF THE 17 FOOT STRIP. FROM THE SOUTH END OF THE 528 FOOT LINE THE DESCRIPTION CALL EAST 1 ROD (16.5 FEET) HOLDING PERPENDICULAR FROM THE PRIOR LINE. THE DEED CALLS SOUTH A DISTANCE OF 396 FEET TO THE SOUTHWEST CORNER OF SUBJECT. THE SOUTHWEST CORNER WAS POSITIONED BY HOLDING DEED DISTANCE FROM THE NORTH AND TO THE EAST. WE CONTROLLED THE EAST LINE BY HOLDING A 5/8" IRON ROD FOUND FROM C.S.79049, WITH AN OFFSET DISTANCE OF 54.55 FEET AND TO THE NORTH END OF THE EAST LINE WE HELD A 5/8" IRON ROD BEING A REFERENCE MONUMENT 2.99 FEET WEST OF TRUE CORNER, SET ON C.S.2007078. THE SOUTHEAST CORNER WAS CALCULATED ALONG SAID LINE HOLDING A DEED DISTANCE OF 25 RODS (412.5'). THE NORTH LINE WAS CONTROLLED BY THE BEARING BETWEEN THE TWO IRON RODS DESCRIBED EARLIER BEING THE SOUTH LINE OF TAX LOT 600, PROJECTED WESTERLY THE DEED DISTANCE OF 511.00 FEET. THENCE NORTH PARALLEL TO THE WEST LINE OF THE 17 FOOT STRIP TO A POINT, 17 FEET EAST OF THE POINT OF BEGINNING. THE EAST LINE HAS FENCE AND WALL ENCROACHMENTS, SEE DETAIL.

THE BASIS OF BEARING IS STATE PLANE COORDINATES, OREGON NORTH USING THE IRON RODS RECOVERED ON THE EAST LINE OF TAX LOT 600 (SET OF C.S. 7346).

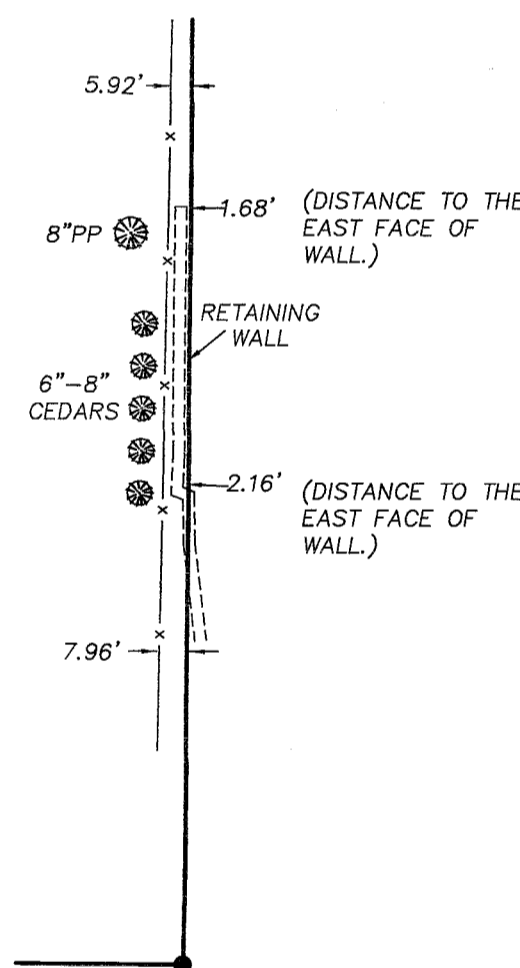
LEGEND:

- SET 5/8" IRON ROD WITH CAP, L.S. 72306, 9/13/23
- FOUND MONUMENT OF RECORD, AS NOTED.
- ⊕ FOUND 5/8" IRON ROD, L.S. 59002, (C.S. 2007-078)
- ⊗ FOUND 5/8" IRON ROD, NO CAP, (C.S. 2007-078)
- CALCULATED BOUNDARY CORNER
- () RECORD DOCUMENT AND DISTANCE
- TREE
- x- EXISTING FARM FIELD FENCE

REFERENCES:

FILED IN THE HOOD RIVER COUNTY SURVEYOR'S OFFICE:
C.S. No. 0301, SURVEY FOR POIRIER LOTS BY PERKINS, DATED JANUARY 18, 1958.
C.S. No. 1332, SURVEY FOR EDLING BY HURLBURT, DATED: MARCH 23, 1928.
C.S. No. 7346, SURVEY FOR BRITTAIN BY DIELSCHNEIDER, L.S. 932, FILED: SEPTEMBER 12, 1973.
C.S. No. 7568, SURVEY FOR U.S. NATIONAL BANK BY DIELSCHNEIDER, L.S. 932, FILED: DECEMBER 1, 1975.
C.S. No. 79009, SURVEY FOR HRSHNER AND BELL BY CRON, L.S. 1028, FILED: JANUARY 2, 1979.
C.S. No. 79049, SURVEY FOR BOWE BY BISHOP SURVEYING, L.S. 896, FILED: APRIL 9, 1979.
C.S. No. 98045, PARTITION PLAT No. 9816 FOR WATTS BY TERRA SURVEYING, L.S. 1815, FILED: AUGUST 3, 1998.
C.S. No. 2007-078, RECORD OF SURVEY FOR HAUGEN BY KLEIN AND ASSOC., L.S. 59002, FILED: AUG 6, 2007.
C.S. No. 2016-058, RECORD OF SURVEY FOR COLUMBIA LAND TRUST, L.S. 59002, FILED: SEPTEMBER 8, 2016.

DETAIL:
*NOT TO SCALE



REGISTERED
PROFESSIONAL
LAND SURVEYOR

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

Expires: December 31, 2025

TERRA SURVEYING

DATE: SEPTEMBER 13, 2023
SCALE: 1" = 100'
PROJECT: 16044
ASSESSORS MAP: 2N-10E-01B T.L. 900

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