

NARRATIVE

THE PURPOSE OF THIS SURVEY WAS TO ESTABLISH THE OUTER BOUNDARY OF THE PROPERTY DESCRIBED IN MICROFILM NUMBERS 95-2788 AND 2004-5693.

THE RIGHT-OF-WAY OF CLARK STREET WAS ESTABLISHED BY HOLDING THE FOUND MONUMENTS PER THE PLAT OF RIVERVIEW ADDITION TO CASCADE LOCKS, SURVEY NUMBERS 7611, 84020, AND 2005-028. SAID MONUMENTS ARE IN AGREEMENT WITH THE PLATED ROAD WIDTH OF 50.00 FEET.

THE NORTH RIGHT-OF-WAY LINE OF LEWIS STREET, ALSO BEING THE SOUTH LINES OF OF BLOCKS 2 AND 3 OF THE PLAT OF RIVERVIEW ADDITION TO CASCADE LOCKS, WAS ESTABLISHED BY HOLDING THE FOUND MONUMENTS PER SURVEY NUMBER 84020 AND BY HOLDING A RECORD DISTANCE OF 458.63 FEET FROM THE NORTHEAST CORNER OF SAID BLOCK 2 PER SAID SURVEY. SAID MONUMENTS WERE HELD AS THE FIRST OF RECORD TO MONUMENT SAID RIGHT-OF-WAY LINE. A RECORD RIGHT-OF-WAY WIDTH OF 50.00 FEET PER SAID PLAT WAS HELD TO ESTABLISH THE SOUTH RIGHT-OF-WAY LINE. THIS RESOLUTION AGREES WITH THE FOUND MONUMENT PER SURVEY NUMBER 1482 ON THE SOUTH RIGHT-OF-WAY LINE OF SAID ROAD. THE CENTERLINE OF THE AS-TRAVELED ROAD AGREES WITH THIS RESOLUTION.

THE EAST RIGHT-OF-WAY LINE OF LEWIS STREET, ALSO BEING THE WEST LINE OF BLOCK 2 OF THE PLAT OF RIVERVIEW ADDITION TO CASCADE LOCKS, WAS ESTABLISHED BY HOLDING THE FOUND MONUMENT PER SAID PLAT AND A RECORD DISTANCE OF 233.96 FEET FROM THE SOUTHEAST CORNER OF SAID BLOCK 2. SAID MONUMENT WAS HELD AS AN ORIGINAL PLAT MONUMENT AND THE RECORD DISTANCE WAS HELD AS THE BEST REMAINING EVIDENCE. THE CENTERLINE OF THE AS-TRAVELED ROAD AGREES WITH THIS RESOLUTION. RIGHT-OF-WAY WIDTHS SHOWN ARE PER SAID PLAT.

THE SOUTH RIGHT-OF-WAY LINE OF RIVERVIEW DRIVE WAS ESTABLISHED BY HOLDING THE FOUND MONUMENTS PER THE PLAT OF RIVERVIEW ADDITION TO CASCADE LOCKS. SAID MONUMENTS WERE HELD AS ORIGINAL PLAT MONUMENTS. THE FOUND MONUMENT PER SURVEY NUMBER 2005-028 AT THE NORTHEAST CORNER OF LOT 8, BLOCK 2 OF SAID PLAT WAS FOUND TO BE IN AGREEMENT WITH THIS RESOLUTION.

THE EAST LINE OF BLOCK 3 OF THE PLAT OF RIVERVIEW ADDITION TO CASCADE LOCKS WAS ESTABLISHED BY HOLDING THE FOUND MONUMENTS PER PARTITION PLAT NUMBER 200203-P AND SURVEY NUMBER 84020. THE ADJOINING MICROFILM NUMBER 2019-03706 CALLS ALONG THE MILLER TRACT, WHICH IS ALSO DESCRIBED TO BE ALONG THE EAST BOUNDARY OF SAID BLOCK 3 IN THE DESCRIPTION OF THE PLAT OF RIVERVIEW ADDITION TO CASCADE LOCKS. PARTITION PLAT NUMBER 200203-P HOLDS THE MONUMENTS PER SURVEY NUMBER 84020, SAID MONUMENTS WERE THE FIRST OF RECORD TO MONUMENT THE LOTS ON THE PLAT OF RIVERVIEW ADDITION TO CASCADE LOCKS.

THE NORTH LINE OF MICROFILM NUMBER 2004-5693 WAS ESTABLISHED BY HOLDING A 10.00 FOOT OFFSET, PER SAID DEED, FROM THE FOUND MONUMENTS PER SURVEY NUMBER 84020. SAID MONUMENTS WERE THE FIRST OF RECORD TO MONUMENT THE LINE BETWEEN LOTS 4 AND 5 OF BLOCK 3 OF THE PLAT OF RIVERVIEW ADDITION TO CASCADE LOCKS. THIS RESOLUTION AGREES WITH THE ADJOINING DEED BY EXCLUDING THE SOUTHERLY 10 FEET OF SAID LOT 4 IN MICROFILM NUMBER 91-2415.

NARRATIVE CONTINUED ON SHEET 2.

RECORD OF SURVEY

LOCATED IN THE NORTHEAST 1/4 OF SECTION 12, TOWNSHIP 2 NORTH, RANGE 7 EAST, WILLAMETTE MERIDIAN, CITY OF CASCADE LOCKS, HOOD RIVER COUNTY, OREGON
JANUARY 31, 2024

HOOD RIVER COUNTY
 SURVEYOR'S OFFICE
 SURVEY NO.: 2024 024
 FILED: 4/16/2024
 BY: *AKS*

LEGEND

- SET 5/8" X 30" IRON ROD W/YPC INSCRIBED "AKS ENGR.", UNLESS NOTED OTHERWISE
- FOUND 5/8" IRON ROD; PER CS 84020; HELD UNLESS NOTED OTHERWISE
- △ DENOTES FOUND MONUMENT AS NOTED; HELD UNLESS NOTED OTHERWISE
- MF. NO. MICROFILM NUMBER PER HOOD RIVER COUNTY COUNTY DEED RECORDS
- IP IRON PIPE
- IR IRON ROD
- W/RPC WITH A RED PLASTIC CAP
- W/YPC WITH A YELLOW PLASTIC CAP
- PP. NO. PARTITION PLAT NUMBER PER HOOD RIVER COUNTY SURVEY RECORDS
- CS SURVEY NUMBER PER HOOD RIVER COUNTY SURVEY RECORDS

BASIS OF BEARINGS/HORIZONTAL DATUM:

BASIS OF BEARINGS: STATE PLANE GRID BEARING.

HORIZONTAL DATUM: A LOCAL DATUM PLANE DERIVED FROM STATE PLANE OREGON NORTH 3601 NAD83(2011) EPOCH: 2010.0000. STATE PLANE COORDINATES WERE DERIVED FROM THE TRIMBLE VRS NOW NETWORK. DISTANCES SHOWN ARE INTERNATIONAL FOOT GROUND VALUES.

REFERENCES

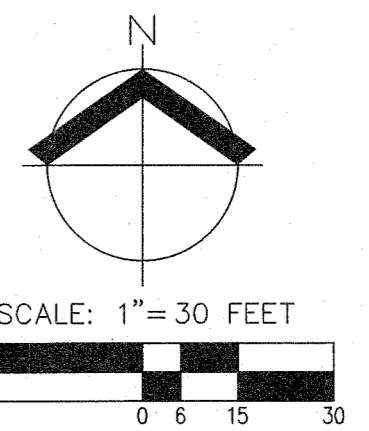
- (1) RECORD INFORMATION PER THE PLAT OF RIVERVIEW ADDITION TO CASCADE LOCKS OREGON BY DOUGLAS BUTTON, PLS 233, FOR MILLER, GRIFFITH, PORT OF CASCADE LOCKS & STANFORD, RECORDED JULY 19, 1957. ALSO FILED AS CS 1744.
- (2) RECORD INFORMATION PER CS 84020, SURVEY BY ANTHONY KLEIN, P.L.S. 932 FOR TUALATIN DEVELOPMENT CO. & BERWICK WOOD, FILED MAY 1, 1984.
- (3) RECORD INFORMATION PER PP. NO. 200203-P, CS 2002016 - PARTITION PLAT 2002-03P BY KEVIN DOWD, P.L.S. 2393 FOR TODD MOHR, FILED MARCH 29, 2002.
- (4) RECORD INFORMATION PER CS 2005-028, PROPERTY LINE ADJUSTMENT SURVEY BY ROY GAYLORD, P.L.S. 1815 FOR LARRY & BETTY CRAMBLETT, FILED MAY 3, 2005.
- (5) CS 1482 - SURVEY BY MCQUINN & POWERS FOR O-W.R.R. & N. CO., DATED JUNE & JULY 1925.
- (6) CS 7611 - SURVEY BY ANTHONY KLEIN, P.L.S. 932 FOR HOWARD CHANCE, FILED SEP. 17, 1976.

4/3/2024
REGISTERED PROFESSIONAL LAND SURVEYOR
B. R. Huff
OREGON
MARCH 14, 2017
BENJAMIN R HUFF
84738PLS
 RENEWS: 6/30/25

JOB NAME:	CLARK ST
JOB NUMBER:	10313
DRAWN BY:	MSD
CHECKED BY:	BRH
DRAWING NO.:	10313ROS

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 AKS ENGINEERING & FORESTRY, LLC
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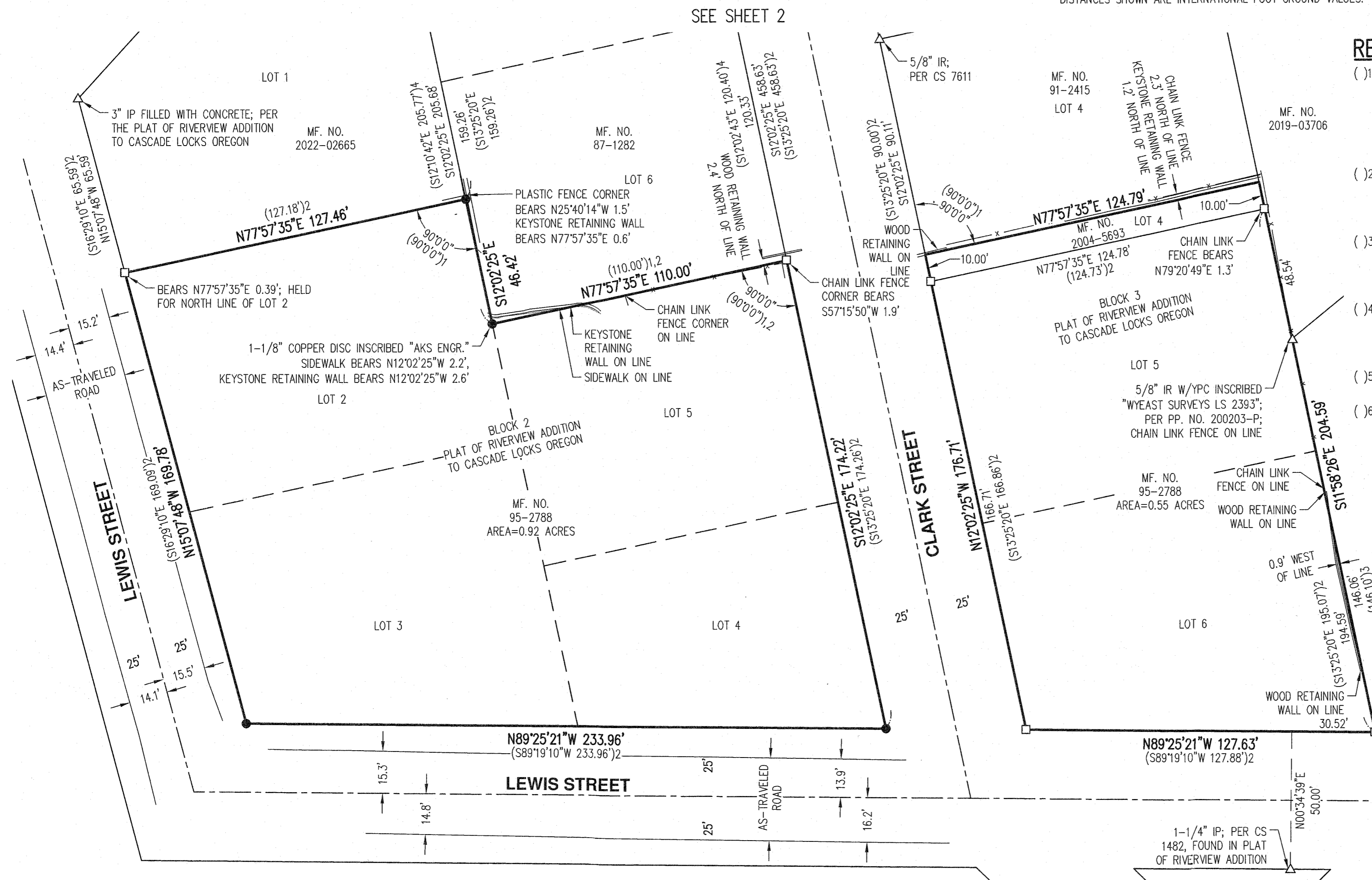
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PREPARED FOR
 CHRISMAN DEVELOPMENT, INC.
 200 E MAIN ST
 ENTERPRISE OREGON, 97828

SHEET 1 OF 2

CS# 2024 024



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CHRISMAN DEVELOPMENT, INC.
200 E MAIN ST
ENTERPRISE OREGON, 97828

RECORD OF SURVEY

LOCATED IN THE NORTHEAST 1/4 OF SECTION 12, TOWNSHIP 2 NORTH,
RANGE 7 EAST, WILLAMETTE MERIDIAN,
CITY OF CASCADE LOCKS, HOOD RIVER COUNTY, OREGON
JANUARY 31, 2024

HOOD RIVER COUNTY
SURVEYOR'S OFFICE
SURVEY NO.: 2024024
FILED: 4/16/2024
BY: *AKS*

NARRATIVE CONTINUED

THE NORTH LINE OF LOT 5, BLOCK 2 OF THE PLAT OF RIVERVIEW ADDITION TO CASCADE LOCKS WAS ESTABLISHED BY HOLDING THE FOUND MONUMENT PER SURVEY NUMBER 84020 AND BY HOLDING A RECORD ANGLE PER SAID PLAT AND SURVEY NUMBER 84020. SAID MONUMENT WAS THE FIRST OF RECORD TO MONUMENT THE LINE BETWEEN LOTS 5 AND 6 OF SAID BLOCK 2. THIS RESOLUTION AGREES WITH THE ADJOINING DEED BY BEING A LOT AND BLOCK DESCRIPTION FOR LOT 6 OF SAID BLOCK 2 IN MICROFILM 87-1282.

THE EAST LINE OF LOT 2, BLOCK 2 OF THE PLAT OF RIVERVIEW ADDITION TO CASCADE LOCKS WAS ESTABLISHED BY HOLDING THE FOUND MONUMENT PER SURVEY NUMBER 2005-028 AND A RECORD DISTANCE OF 110.00 FEET FROM THE NORTHEAST CORNER OF LOT 5 OF SAID BLOCK 2 PER SAID PLAT. THIS RESOLUTION AGREES WITH THE ADJOINING DEED BY BEING A LOT AND BLOCK DESCRIPTION FOR LOT 6 OF SAID BLOCK 2 IN MICROFILM 87-0855.

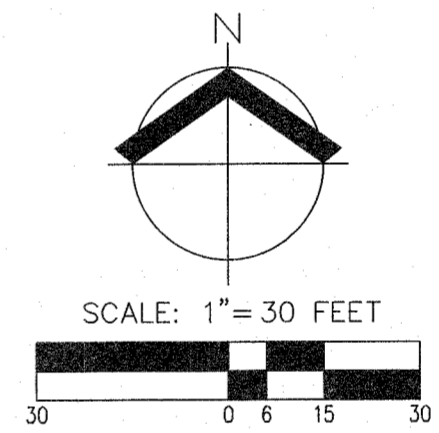
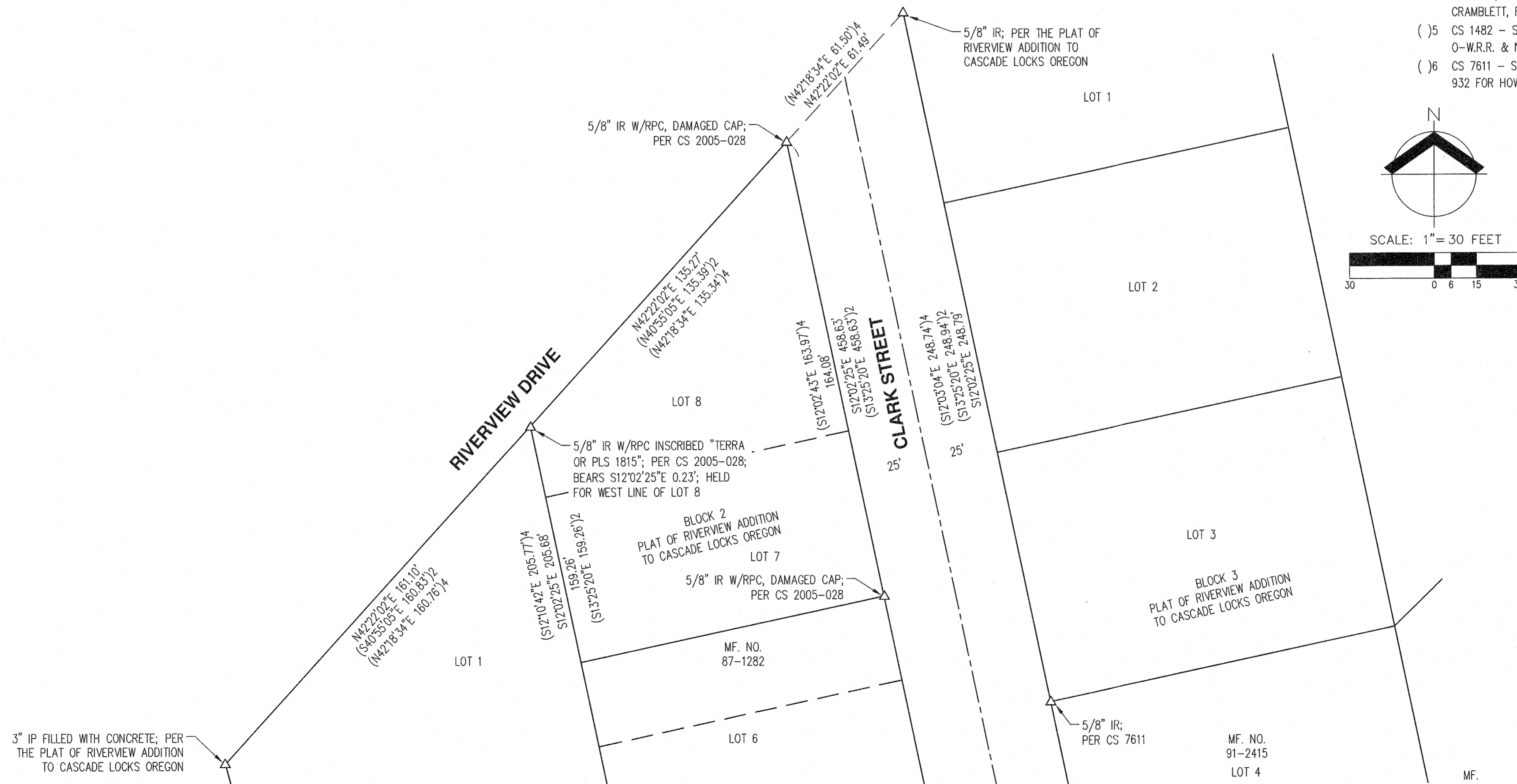
THE NORTH LINE OF LOT 2, BLOCK 2 OF THE PLAT OF RIVERVIEW ADDITION TO CASCADE LOCKS WAS ESTABLISHED BY HOLDING THE FOUND MONUMENT PER SURVEY NUMBER 84020 AND A RECORD DISTANCE OF 159.26 FEET FROM THE NORTHWEST CORNER OF LOT 8, BLOCK 2 OF SAID PLAT PER SURVEY NUMBER 84020. SAID MONUMENT WAS THE FIRST OF RECORD TO MONUMENT THE LINE BETWEEN SAID LOTS 1 AND 2 OF SAID BLOCK 2. THE RESULTANT LENGTH OF THE WEST LINE OF SAID LOT 1 IS IN AGREEMENT WITH THE LENGTH SHOWN ON SURVEY NUMBER 84020.

LEGEND

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3" IP FILLED WITH CONCRETE; PER THE PLAT OF RIVERVIEW ADDITION TO CASCADE LOCKS OREGON

SEE SHEET 1

CS# 2024 024