

TERRA SURVEYING
BOUNDARY LINE ADJUSTMENT SURVEY

for
DAVIS/KELLER

LOCATION OF SURVEY:

TRACT OF LAND LOCATED IN THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 10, TOWNSHIP 2 NORTH, RANGE 10 EAST OF THE WILLAMETTE MERIDIAN IN THE COUNTY OF HOOD RIVER AND STATE OF OREGON.

0' 60' 120' 180'

SCALE: 1" = 60'

AREA TABLE:

TAX LOT	EXISTING PARCEL SIZE	ADJUSTED PARCEL SIZE
2700	2.97 ACRES, ±	2.97 ACRES, ±
2800	2.50 ACRES, ±	2.50 ACRES, ±

AREA OF THE LAND BEING ADJUSTED 206.7 SQ.FT.

HOOD RIVER COUNTY
SURVEYOR'S OFFICE

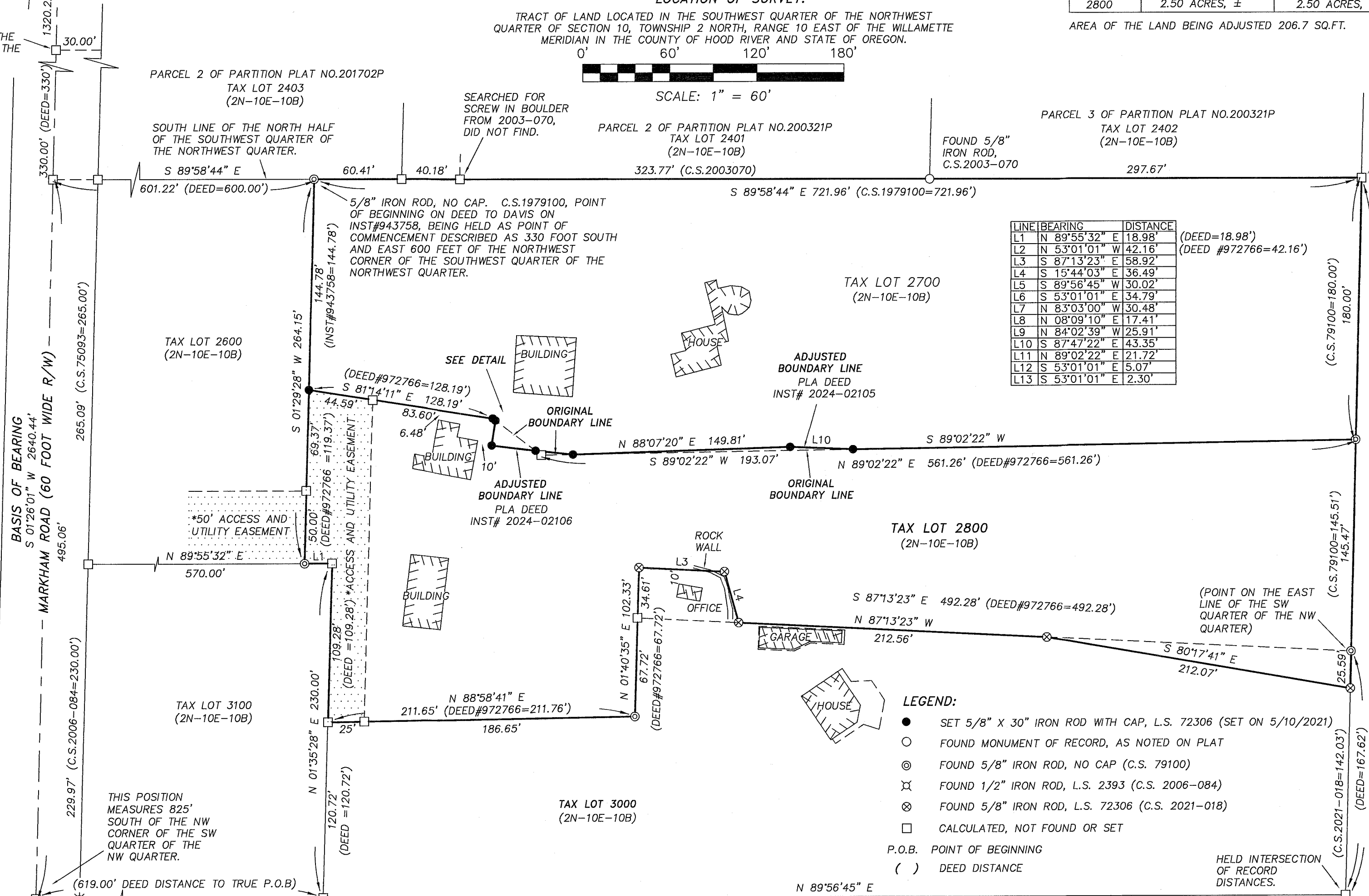
CS# 2024 044

DATE FILED: 10/23/2024

BY: *[Signature]*

FOUND BRASS CAP IN
MONUMENT BOX AT SECTION
CORNER 3/4/9/10
HRC CORNER CARD No. 457

NORTHWEST CORNER OF THE
SOUTHWEST QUARTER OF THE
NORTHWEST QUARTER.



LINE	BEARING	DISTANCE
L1	N 89°55'32" E	18.98'
L2	N 53°01'01" W	42.16'
L3	S 87°13'23" E	58.92'
L4	S 15°44'03" E	36.49'
L5	S 89°56'45" W	30.02'
L6	S 53°01'01" E	34.79'
L7	N 83°03'00" W	30.48'
L8	N 08°09'10" W	17.41'
L9	N 84°02'39" W	25.91'
L10	S 87°47'22" E	43.35'
L11	N 89°02'22" E	21.72'
L12	S 53°01'01" E	5.07'
L13	S 53°01'01" E	2.30'

DISTANCE-DISTANCE
INTERSECTION FROM
SOUTH AND WEST
MONUMENTS.

BASIS OF BEARING:
OREGON COORDINATE REFERENCE SYSTEM
(O.C.R.S.) NORTH CENTRAL ZONE N.A.D 83

OWNER:
STEVEN AND LINDA DAVIS (TAX LOT 2700)
P.O. BOX 531
HOOD RIVER, OREGON 97031
GREGORY AND SALLY KELLER (TAX LOT 2800)
P.O. BOX 531
HOOD RIVER, OREGON 97031
SITE ADDRESS:
1661 MARKHAM ROAD
HOOD RIVER, OREGON 97031
ZONING:
HOOD RIVER COUNTY
RR-2 1/2
RURAL RESIDENTIAL

LEGEND:

- SET 5/8" X 30" IRON ROD WITH CAP, L.S. 72306 (SET ON 5/10/2021)
- FOUND MONUMENT OF RECORD, AS NOTED ON PLAT
- ⊙ FOUND 5/8" IRON ROD, NO CAP (C.S. 79100)
- ⊗ FOUND 1/2" IRON ROD, L.S. 2393 (C.S. 2006-084)
- ⊗ FOUND 5/8" IRON ROD, L.S. 72306 (C.S. 2021-018)
- CALCULATED, NOT FOUND OR SET
- P.O.B. POINT OF BEGINNING
- () DEED DISTANCE

HELD INTERSECTION
OF RECORD
DISTANCES.

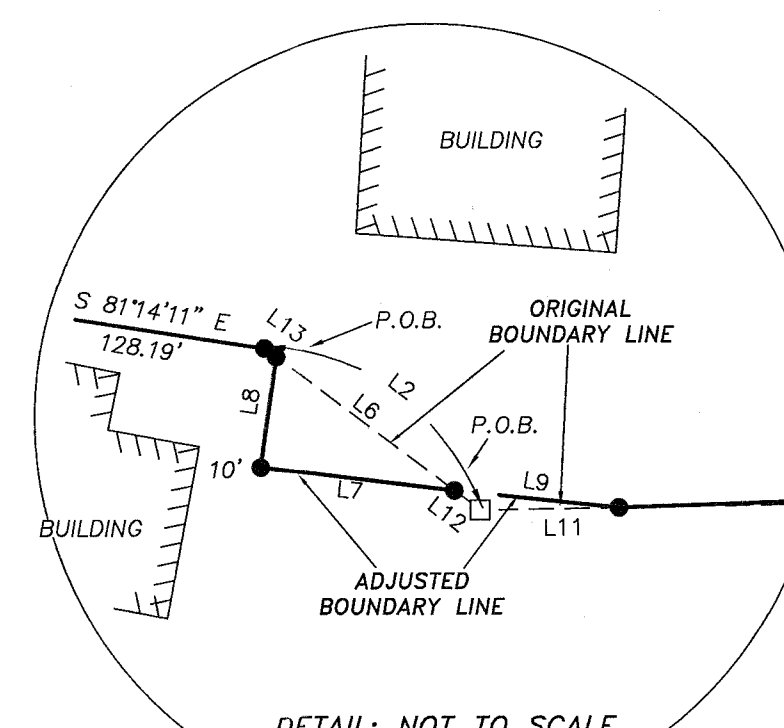
NARRATIVE:

THE PURPOSE OF THIS SURVEY IS TO ADJUST THE BOUNDARY LINE BETWEEN TAX LOTS 2700 AND 2800. THE ADJUSTED BOUNDARY LINE IS TO ACCOMMODATE AN EXISTING FENCES. BOTH PROPERTIES ARE LOCATED IN THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 10. THE DEED ELEMENTS THAT CONTROL THE BOUNDARY ARE BASED ON BRASS CAPS, MONUMENTING THE WEST LINE OF THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 10 AND LOCAL SURVEY MONUMENTS IN THE AREA. THESE TAX LOTS HAVE BEEN SURVEYED BY BISHOP, L.S. 896 IN JULY OF 1979 ON C.S. No. 79100. WE RECOVERED MANY OF THESE 5/8" IRON RODS IN 2021 WHEN TERRA CONDUCTED A BOUNDARY LINE ADJUSTMENT ON THE SOUTH LINE OF TL 2800. THE FOUND AND SET MONUMENTS FROM SAID 2021 SURVEY REMAIN STABLE AND FIT WELL WITH THE DEED DIMENSIONS. THE POINT OF COMMENCEMENT IS A 5/8" IRON ROD FOR THE DEED FOR TAX LOT 2700 (INST#943758) WHICH WAS ORIGINALLY SET ON C.S.79100. THIS MONUMENT CALL TO BE 330 FEET SOUTH AND 600 FEET EAST OF THE NORTHWEST CORNER OF THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER, MONUMENT MEASURES FAIRLY WELL WITH THESE DISTANCE CALLS. FROM THE POINT OF COMMENCEMENT MONUMENT WE HELD THE DEED DISTANCE ALONG A BEARING SOUTH TO ANOTHER SIMILAR IRON ROD. THENCE EAST ALONG DEED DISTANCES WHICH ARE CONTROLLED BY A FOUND IRON ROD AT THE NORTHEAST CORNER OF TAX LOT 2800 ON DEED TO KELLER INST#972766. THE ADJUSTMENT WAS ALONG THE NORTH LINE OF SAID KELLER TRACT. THE BASIS OF BEARING FOR THIS SURVEY IS OREGON COORDINATE REFERENCE SYSTEM (O.C.R.S.), NORTH CENTRAL ZONE, NAD 83, MONUMENTED WITH TWO BRASS CAPS FOUND ON THE WEST LINE OF THE NORTHWEST QUARTER.

REFERENCES:

FILED IN THE HOOD RIVER COUNTY SURVEYORS OFFICE:
C.S. No. 75093, BOUNDARY SURVEY FOR JOHNSON BY DIELSCHNEIDER, L.S. 932, FILED: DECEMBER 8, 1975.
C.S. No. 78022, BOUNDARY SURVEY FOR TERRY JOHNSON BY DLC SURVEYING, L.S. 1028, FILED: MARCH 28, 1978.
C.S. No. 79100, BOUNDARY SURVEY FOR THOMAS SAUNDERS BY BISHOP SURVEYING, L.S. 896, FILED: SEPTEMBER 4, 1979.
C.S. No. 2003-070, PARTITION PLAT NO. 200321P FOR ZORZA BY TERRA SURVEYING, L.S. 1815, FILED: OCTOBER 13, 2003.
C.S. No. 2006-084, RECORD OF SURVEY FOR JIM GRAY BY WYEAST SURVEYS, L.S. 2393, FILED: OCTOBER 12, 2006.
C.S. No. 2016-011, BOUNDARY LINE ADJUSTMENT SURVEY FOR ZORZA BY TERRA SURVEYING, L.S. 72306, FILED: FEBRUARY 11, 2016.
C.S. No. 2017-005, PARTITION PLAT No. 201702P FOR ZORZA BY TERRA SURVEYING, L.S. 72306, FILED: FEBRUARY 3, 2017.
C.S. No. 2021-018, BOUNDARY LINE ADJUSTMENT SURVEY FOR KELLER BY TERRA SURVEYING, L.S. 72306, FILED: JUNE 2, 2021.

FOUND BRASS CAP IN
MONUMENT BOX AT WEST
QUARTER CORNER SECTION
10. HRC CORNER CARD
No. 562



DETAIL: NOT TO SCALE

REGISTERED
PROFESSIONAL
LAND SURVEYOR

OREGON
December 30, 2005
ERIK M. CARLSON
72306

Expires: December 31, 2025

TERRA SURVEYING

DATE: AUGUST 12, 2024
SCALE: 1" = 60'
PROJECT: 23149BLA
ASSESSORS MAP: 2N-10E-10B T.L. 2700/2800

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www.terrandsurveying.com

CS# 2024 044