

TERRA SURVEYING
PROPERTY LINE ADJUSTMENT SURVEY
for
GUIGNARD HOLDINGS, LLC

LOCATION OF SURVEY:

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

REGISTERED
PROFESSIONAL
LAND SURVEYOR

OREGON
December 30, 2005
ERIK M. CARLSON
72306

Expires: December 31, 2025

NARRATIVE:

THE PURPOSE OF THIS SURVEY IS TO ADJUST THE PROPERTY
BOUNDARY BETWEEN EXISTING TAX LOTS 1201 AND 1202
(PARCELS 2 AND 3 OF HOOD RIVER COUNTY PARTITION PLAT
No. 202308P), AS SHOWN ON THE PLAT. THE DEED
ELEMENTS HELD FOR THIS BOUNDARY SURVEY ARE ORIGINAL
PLAT CORNERS RECOVERED TO BE IN STABLE CONDITION.
THE EXTERIOR BOUNDARY OF PARCEL 2 WE FOUND A 5/8"
IRON ROD, L.S. 72306 AT THE SOUTHEAST CORNER, BEING
THE POINT OF BEGINNING OF THAT PORTION DESCRIBED TO
BE ADJUSTED. A SIMILAR IRON ROD WAS RECOVERED AT
THE SOUTHWEST CORNER OF PARCEL 2. THE NORTHEAST
CORNER OF PARCEL 2 IS A RECOVERED 1/2" IRON ROD,
BEING THE SOUTHEAST CORNER OF PARCEL 1 OF PARTITION
PLAT No. 9222 (C.S. No. 92100). THE SOUTH EXTENT OF
THE DEDICATED SAN GIORGIO ROAD WAS HELD BASED ON
COPPER PLUGS RECOVERED FROM ORIGINAL PLAT.

THE BASIS OF BEARING FOR THIS PLAT IS THE IRON RODS
FOUND ON THE SOUTH LINE OF PARCEL 1 OF PARTITION
PLAT No. 9222.

LINE	BEARING	DISTANCE
L1	S 64°56'25" E	46.53'
L2	N 07°46'00" W	43.35'
L3	N 87°31'15" W	89.03'
L4	S 01°21'22" W	50.00'
L5	N 01°21'22" E	50.00'
L6	S 87°31'14" E	91.44'
L7	S 08°54'52" E	21.53'
L8	N 08°54'52" W	92.39'
L9	N 01°38'08" E	104.65'
L10	N 88°21'52" W	71.77'
L11	S 01°21'22" W	43.72'
L12	S 01°21'22" W	60.00'
L13	S 88°21'52" E	25.00'
L14	S 87°50'37" E	68.57'
L15	N 01°21'02" E	9.11'
L16	N 01°21'22" E	50.00'
L17	N 87°52'50" W	60.00'
L18	N 01°21'22" E	50.00'
L19	N 87°52'50" W	25.00'

HOOD RIVER COUNTY
SURVEYOR'S OFFICE

CS# 2025 004

DATE FILED: 1/30/2025

BY: *[Signature]*

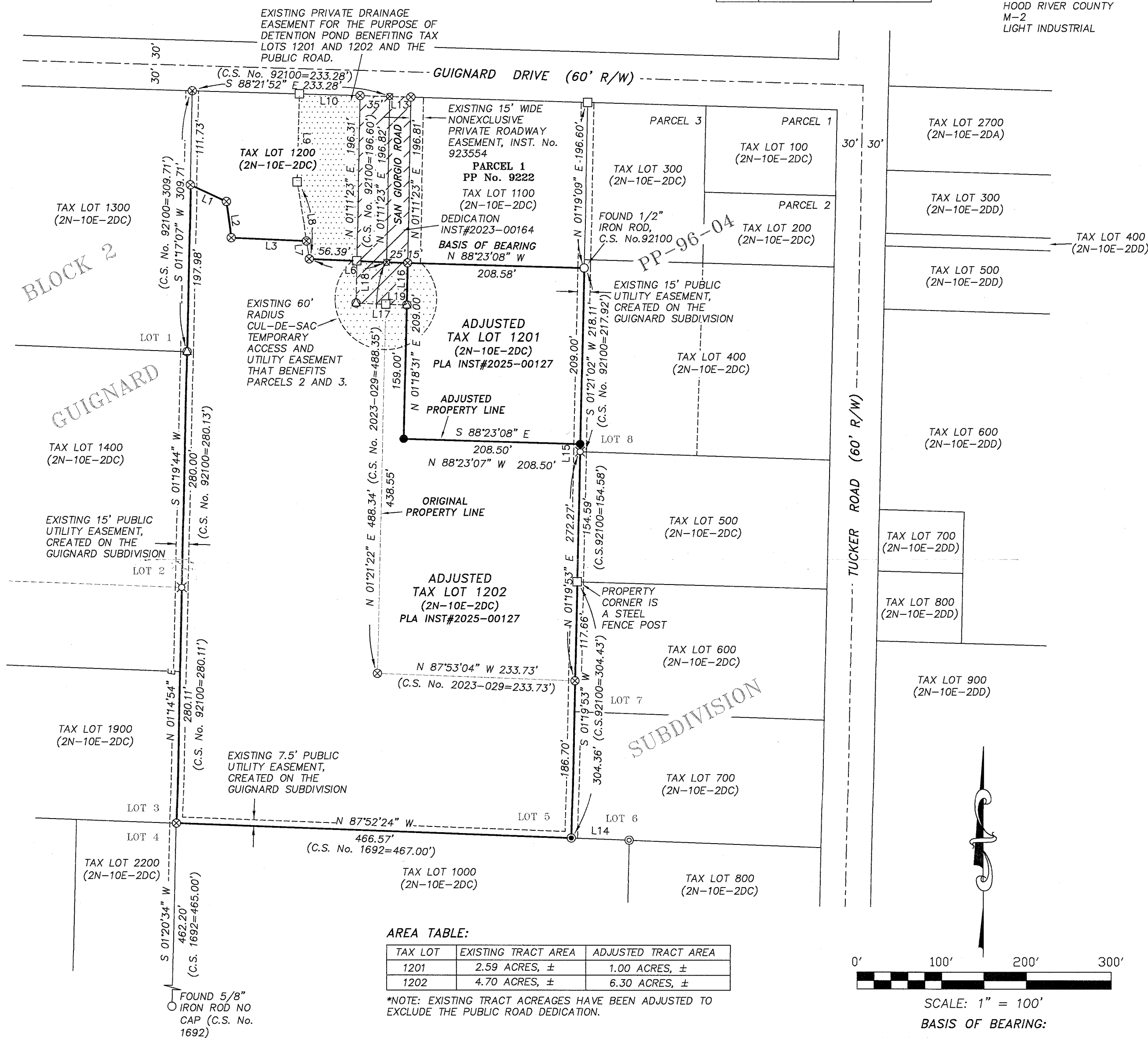
OWNERS:

(TAX LOT 1201)
GUIGNARD HOLDINGS, LLC
1225 MULTNOMAH ROAD
HOOD RIVER, OREGON
97031

(TAX LOT 1202)
GUIGNARD HOLDINGS, LLC
1225 MULTNOMAH ROAD
HOOD RIVER, OREGON
97031

ZONING:

HOOD RIVER COUNTY
M-2
LIGHT INDUSTRIAL



REFERENCES:

SURVEYS FILED IN THE HOOD RIVER COUNTY SURVEYORS OFFICE:
PLAT OF GUIGNARD SUBDIVISION BY DONALD BRANTON, FILED: MARCH, 1966.
C.S. No. 1692, PLAT OF GUIGNARD SUBDIVISION BY BRANTON, L.E. 4112, FILE DATE UNKNOWN.
C.S. No. 79030, BOUNDARY SURVEY FOR VARIOUS OWNERS BY BISHOP L.S. 896, FILED: JANUARY 31, 1979.
C.S. No. 80098, BOUNDARY SURVEY FOR FORREST ORCUTT ET UX. BY BISHOP L.S. 896, FILED: JANUARY 25, 1981.
C.S. No. 86048, BOUNDARY SURVEY FOR HAROLD BENSON BY CRON, L.S. 1028, FILED: AUGUST 29, 1986.
C.S. No. 92100 (PARTITION PLAT No. 9222) FOR DON REINIG BY CRON, L.S. 1028, FILED: DECEMBER 14, 1992.
C.S. No. 96009 (PARTITION PLAT No. 9604) FOR DON REINIG BY CRON, L.S. 1028, FILED: APRIL 2, 1996.
C.S. No. 2003-060, BOUNDARY LINE ADJUSTMENT FOR ILIAS GJINO BY KLEIN AND ASSOCIATES, L.S. 932, FILED: SEPTEMBER 4, 2003.
C.S. No. 2017-068, RECORD OF SURVEY FOR PONOSTYLE LLC. BY COLUMBIA RIVER SURVEYING AND MAPPING, L.S. 60051, FILED: DECEMBER 20, 2017.
C.S. No. 2023-029 (PARTITION PLAT No. 202308P) FOR GUIGNARD HOLDINGS, LLC BY TERRA SURVEYING, L.S. 72303, FILED: JULY 31, 2023.

LEGEND:

- SET 5/8" X 30" IRON ROD, L.S. 72306 (1/28/25)
- ⊗ FOUND 1-5/32" COPPER PLUG, L.S. 72306 (C.S. No. 2023-029)
- ⊕ FOUND 1-5/32" COOPER PLUG, L.S. 72306 (C.S. No. 2023-029))
- FOUND MONUMENT OF RECORD AS NOTED
- ⊗ FOUND 1/2" IRON ROD NO CAP, (PLAT OF GUIGNARD SUBDIVISION, C.S. No. 1682)
- FOUND 1" IRON PIPE, (C.S. No. 1692)
- ⊗ FOUND 5/8" IRON ROD, L.S. 72306 (C.S. No. 2023-029)

- △ FOUND 3/4" IRON PIPE (C.S. No. 86048)
- ⊗ FOUND 1/2" IRON ROD, L.S. 1028 (C.S. No. 86048)
- CALCULATED, NOT FOUND OR SET
- () REFERENCE DOCUMENT AND DISTANCE

HATCH LEGEND:

- ▨ PUBLIC ROAD DEDICATION

TERRA SURVEYING

DATE: JANUARY 29, 2025
SCALE: 1" = 100'
PROJECT: 17155PLA
ASSESSORS MAP: 2N-10E-2DC T.L. 1201/1202
P.O. BOX 617
HOOD RIVER, OREGON 97031
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E-Mail: terra@gorge.net
www.terrandsurveying.com