

TERRA SURVEYING
PROPERTY BOUNDARY SURVEY
for
KYLE AND ANNE BEAM

LOCATION OF SURVEY:

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

HOOD RIVER COUNTY
SURVEYOR'S OFFICE

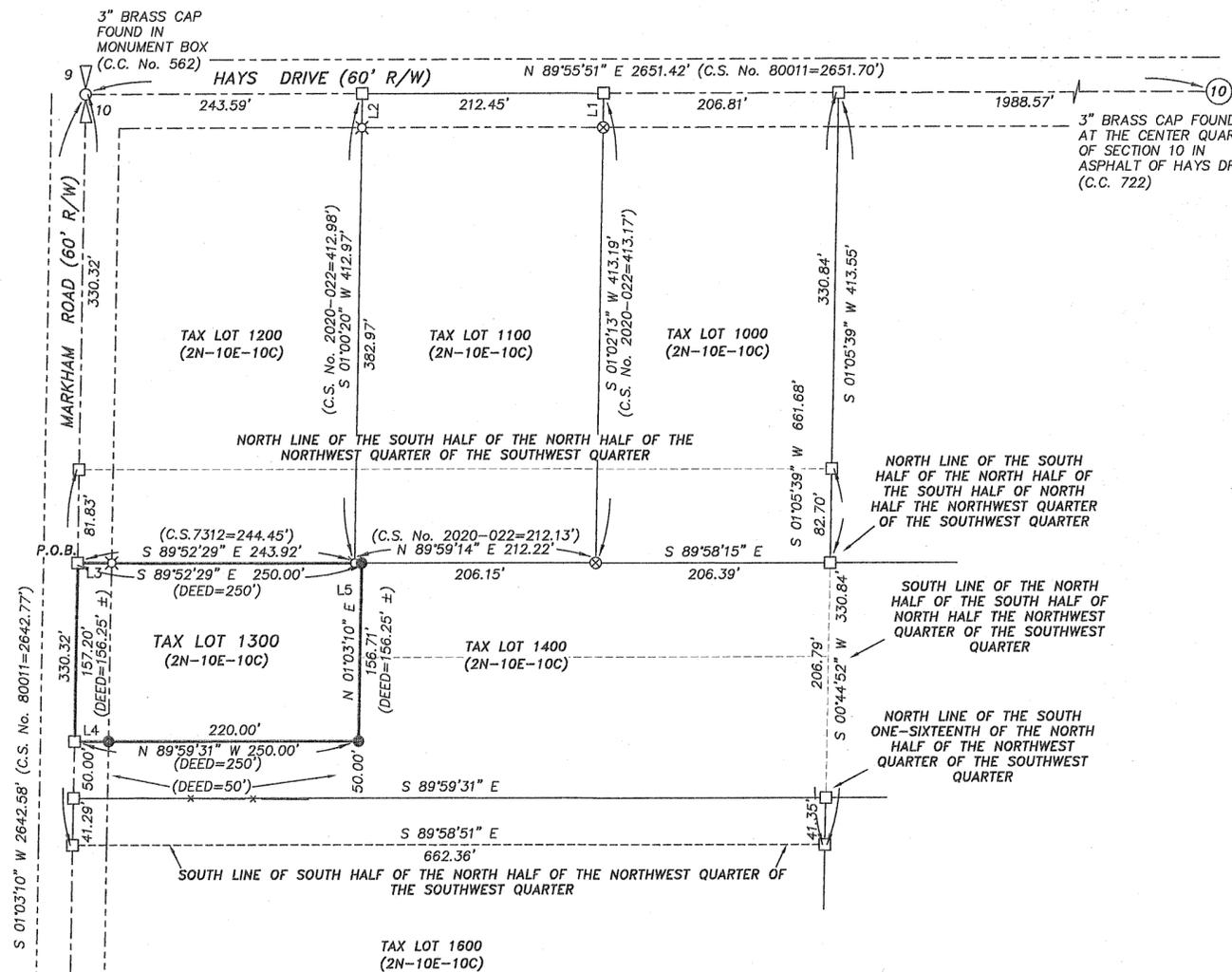
CS# 2025027

DATE FILED: 7/10/2025

BY: *BL*

OWNER:
(TAX LOT 1300)
KYLE AND ANNE BEAM
1775 MARKHAM ROAD
HOOD RIVER, OREGON
97031

ZONING:
HOOD RIVER COUNTY
RR 2 1/2
RURAL RESIDENTIAL



NARRATIVE:

THE PURPOSE OF THIS SURVEY WAS TO DEFINE THE PROPERTY BOUNDARY OF TAX LOT 1300 (2N-10E-10C), BEING DESCRIBED ON INST#2024-02464 AND RE-RECORDED WITH A CORRECTION DEED BASED ON AN INCORRECT SECTION CALL ON INST#2025-00106. IN THE FIELD, WE TIED SECTION CORNERS DEFINING THE SOUTHWEST QUARTER OF SECTION 10 IN ORDER TO PROVIDE THE ALIQUOT BREAKDOWN OF THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER. BRASS CAPS WERE RECOVERED AT ALL FOUR CORNERS OF THE SOUTHWEST QUARTER. THE DEED ELEMENTS HELD FOR THIS SURVEY WAS USING THE ABOVE TIED SECTION CORNERS TO DIVIDE THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER IN TO HALVES PER THE DEED. WE RECOVERED AND HELD SURVEY MONUMENTS FROM C.S.7312 AND C.S.2020-022. THESE MONUMENTS FELL CLOSE TO THE POSITION OF THE NORTH LINE OF THE SOUTH HALF OF THE NORTH HALF OF THE SOUTH HALF OF THE NORTH HALF OF THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER, HOLDING THESE MONUMENTS DID RESULT IN SLIGHT ANGLE POINT ON NORTH LINE. WE HELD THE DEED CALL OF 250 FEET TO THE EAST BOUNDARY. THE SOUTH BOUNDARY HAS A "MORE OR LESS" CALL TO A POINT 50 FEET NORTH OF THE NORTH LINE OF THE SOUTH ONE-SIXTEENTH OF THE NORTH HALF OF THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER, THIS CALL IS A DIVISION OF THE HALVES, NOT TO BE CONFUSED WITH THE ONE SIXTEENTH CORNER OR LINE. THIS RESOLUTION MATCHES WELL WITH ESTABLISHED OCCUPATION LINES.

THE BASIS OF BEARING IN MONUMENTATION DEFINING THE WEST LINE OF THE SOUTHWEST QUARTER OF SECTION 10.

REFERENCES:

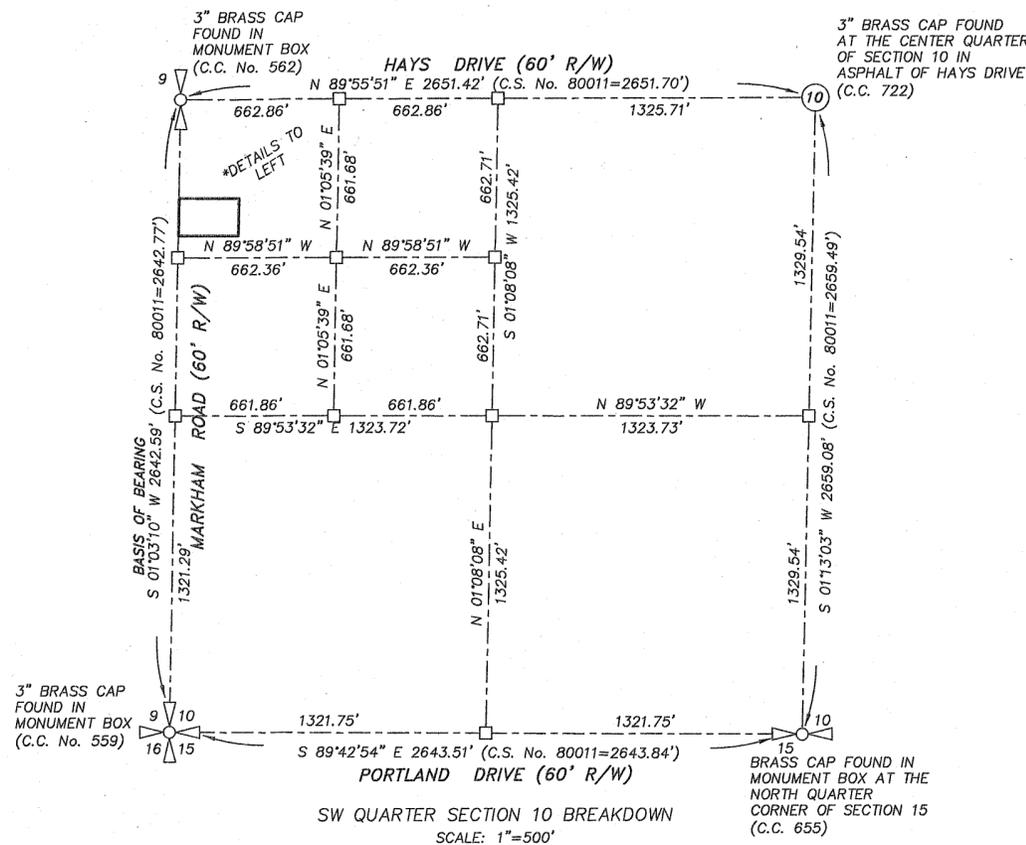
FILED AT THE HOOD RIVER COUNTY SURVEYORS OFFICE.
C.S. No. 7312, BOUNDARY SURVEY FOR WONSYLD BY DIELSCHNEIDER ASSOCIATES INC., L.S. 932, FILED: JULY 27, 1973.
C.S. No. 80011, BOUNDARY SURVEY FOR KING BY DLC SURVEYING, L.S. 1028, FILED: MARCH 14, 1980.
C.S. No. 92041, BOUNDARY LINE ADJUSTMENT SURVEY FOR FRANZ BY KLEIN AND ASSOCIATES, L.S. 932, FILED: MAY 11, 1992.
C.S. No. 2000-083, PARTITION PLAT No. 200028P FOR FRANZ BY KLEIN AND ASSOCIATES, L.S. 932, FILED: OCTOBER 20, 2000.
C.S. No. 2012-007, PROPERTY LINE ADJUSTMENT SURVEY FOR CRISPO AND JR FARMS BY KLEIN AND ASSOCIATES, L.S. 59002, FILED: MARCH 27, 2012.
C.S. No. 2020-022, BOUNDARY SURVEY FOR COVARRUBIAS BY KLEIN AND ASSOCIATES, L.S. 58608, FILED: MAY 20, 2020.



SCALE: 1" = 100'

BASIS OF BEARING:
OREGON STATE PLANE - NORTH ZONE (3601)
GRID BEARINGS AND INTERNATIONAL FEET

LINE	BEARING	DISTANCE
L1	N 01°02'13" E	29.96'
L2	S 01°00'20" W	30.01'
L3	S 89°52'29" E	29.96'
L4	S 89°59'31" E	30.00'
L5	N 89°59'14" E	6.07'

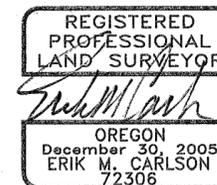


SCALE: 1" = 500'

LEGEND:

- SET 5/8" X 30" IRON ROD WITH CAP, L.S. 72306 (2/4/2025)
- FOUND AND HELD MONUMENT OF RECORD, AS NOTED
- ⊗ FOUND AND HELD 5/8" IRON ROD, L.S. NO CAP (C.S. No. 7312)
- ⊗ FOUND AND HELD 5/8" IRON ROD, L.S. 58608 (C.S. No. 2020-022)
- CALCULATED CORNER
- P.O.B POINT OF BEGINNING
- C.C. CORNER CARD
- () REFERENCE DOCUMENT AND DISTANCE

TERRA SURVEYING



DATE: FEBRUARY 4, 2025
SCALE: 1" = 100'
PROJECT: 250055 BOUND
ASSESSORS MAP: 2N-10E-10C T.L. 1300
P.O. BOX 617
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