

RECORD OF SURVEY

SURVEY LOCATED IN
NE 1/4 OF SECTION 11, T.2N., R.10E., W.M.
HOOD RIVER COUNTY, STATE OF OREGON.
2N 10E 11A TAX LOT 600



SCALE - FEET
1" = 200'

HOOD RIVER COUNTY
SURVEYOR'S OFFICE

SURVEY NO. 2025033

FILED 7/30/2025

BY *[Signature]*

BASIS OF BEARINGS

OREGON STATE PLANE COORDINATES SYSTEM
NORTH ZONE, GRID NORTH, GROUND DISTANCE
ESTABLISHED BY G.P.S. OBSERVATION BETWEEN THE
NORTH QUARTER CORNER SECTION 11,
POINT 559 AND THE NORTHEAST CORNER SECTION 11,
POINT 558, BEARS S88°13'12"E

LEGEND

- SET 5/8" X 30" REBAR WITH 1 1/4" YELLOW PLASTIC CAP (KLEIN AND ASSOC. OR59002 PLS)
 - FOUND MONUMENT AS NOTED IN DESCRIPTIONS
 - COMPUTED ANGLE POINT, NOT MONUMENTED
- C.S. NO. COUNTY SURVEY NUMBER
INST. INSTRUMENT NUMBER
R1 RECORD DATA PER RECORD OF SURVEY NO.
FD FOUND DATA

MONUMENT INFORMATION

- (553) FOUND 3" BRASS DISK/IRON PIPE AS EAST QUARTER CORNER SECTION 11. HELD.
- (556) FOUND PK NAIL AS NE 1/16 CORNER. HELD.
- (557) FOUND BRASS DISK IN MONUMENT CASE. HELD.
- (558) FOUND 3" BRASS CAP FOR NORTHEAST CORNER SECTION 11. HELD.
- (559) FOUND 3" BRASS CAP IN MONUMENT CASE, NORTH 1/4 CORNER SECTION 11. HELD.

NARRATIVE

THE PURPOSE OF THIS SURVEY IS TO LOCATE THE EXTERIOR BOUNDARY OF THAT CERTAIN TRACT DESCRIBED IN BARGAIN AND SALE DEED, RECORDED AS INSTRUMENT NO. 2023-01690, HOOD RIVER COUNTY RECORDS. THE SUBJECT TRACT IS DESCRIBED AS LYING IN A PORTION OF THE EAST HALF OF THE SOUTH HALF OF THE SOUTH HALF OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 11;

THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 11 WAS ESTABLISHED AS FOLLOWS. THE EAST 1/16 CORNER WAS ESTABLISHED BY HOLDING A SINGLE PROPORTION FROM A 3" BRASS CAP, LOCATED AT THE NORTHEAST CORNER AND A 3" BRASS CAP LOCATED AT THE NORTH QUARTER CORNER OF SAID SECTION 11.

THE NORTHEAST 1/16 CORNER WAS ESTABLISHED BY HOLDING A PK NAIL FOUND IN THE CENTER OF ORCHARD ROAD, WHICH WAS ALSO USED IN OTHER SURVEYS, SEE COUNTY SURVEY NO. 2012-056.

THE NORTH 1/16 CORNER WAS ESTABLISHED BY SINGLE PROPORTION FROM A 3" BRASS CAP, LOCATED AT SAID NORTHEAST CORNER AND A 3" BRASS CAP LOCATED AT THE EAST QUARTER CORNER OF SAID SECTION 11.

THE EAST HALF OF THE SOUTH HALF OF THE SOUTH HALF OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 11 WAS LAID OUT AND DEED ELEMENTS WERE THEN USED TO ESTABLISH THE EXTERIOR BOUNDARY OF THE SUBJECT TRACT.

DURING THE COURSE OF THIS SURVEY IT WAS DISCOVERED THAT AN EXISTING ORCHARD ROW, ALONG THE WEST PROPERTY LINE, ENCROACHED ONTO THE SUBJECT TRACT AND THAT AN EXISTING DRIVEWAY, USED FOR ACCESSING THE SUBJECT TRACT, WAS ONLY LOCATED ON A PORTION ON THE SUBJECT TRACT.

REFERENCED SURVEYS

- R1. PROPERTY LINE ADJUSTMENT PERFORMED BY KLEIN & ASSOCIATES, INC., FOR DAVID AND MARY COUCH, FILED AUGUST 6, 2009 AS COUNTY SURVEY NO. 2009035
- R2. PROPERTY LINE ADJUSTMENT PERFORMED BY WYEAST SURVEYS, FOR BOB BENTON, FILED MARCH 25, 2011 AS COUNTY SURVEY NO. 2011013
- R3. RECORD OF SURVEY PERFORMED BY KLEIN & ASSOCIATES, INC., FOR ROBERT AND SUE MADSEN, FILED APRIL 16, 2015 AS COUNTY SURVEY NO. 2015018
- R4. RECORD OF SURVEY PERFORMED BY WYEAST SURVEYS, FOR BOB BENTON, FILED DECEMBER 21, 2012 AS COUNTY SURVEY NO. 2012056

REFERENCED DEEDS

BARGAIN AND SALE DEED, INSTRUMENT NO. 2023-01690

REGISTERED
PROFESSIONAL
LAND SURVEYOR

[Signature]

OREGON
JULY 12, 2005
JAMES M. KLEIN
59002

Expires 6-30-2027

SHEET 1 OF 1
WILLAMETTE MERIDIAN
HOOD RIVER COUNTY, OREGON

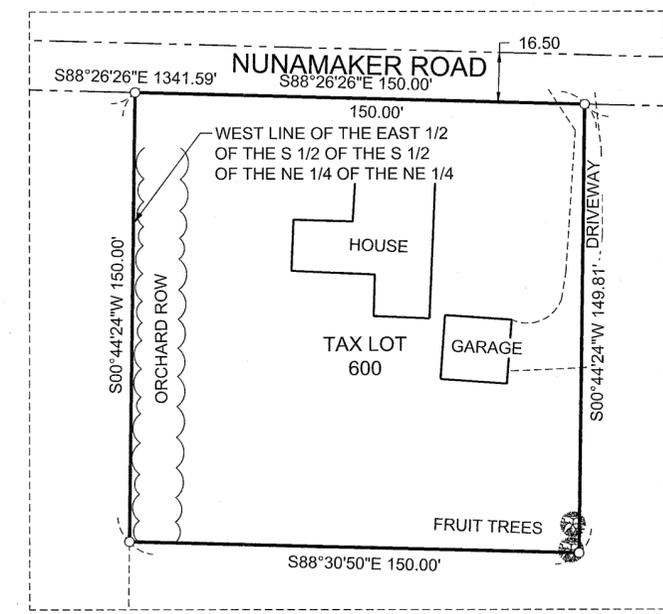
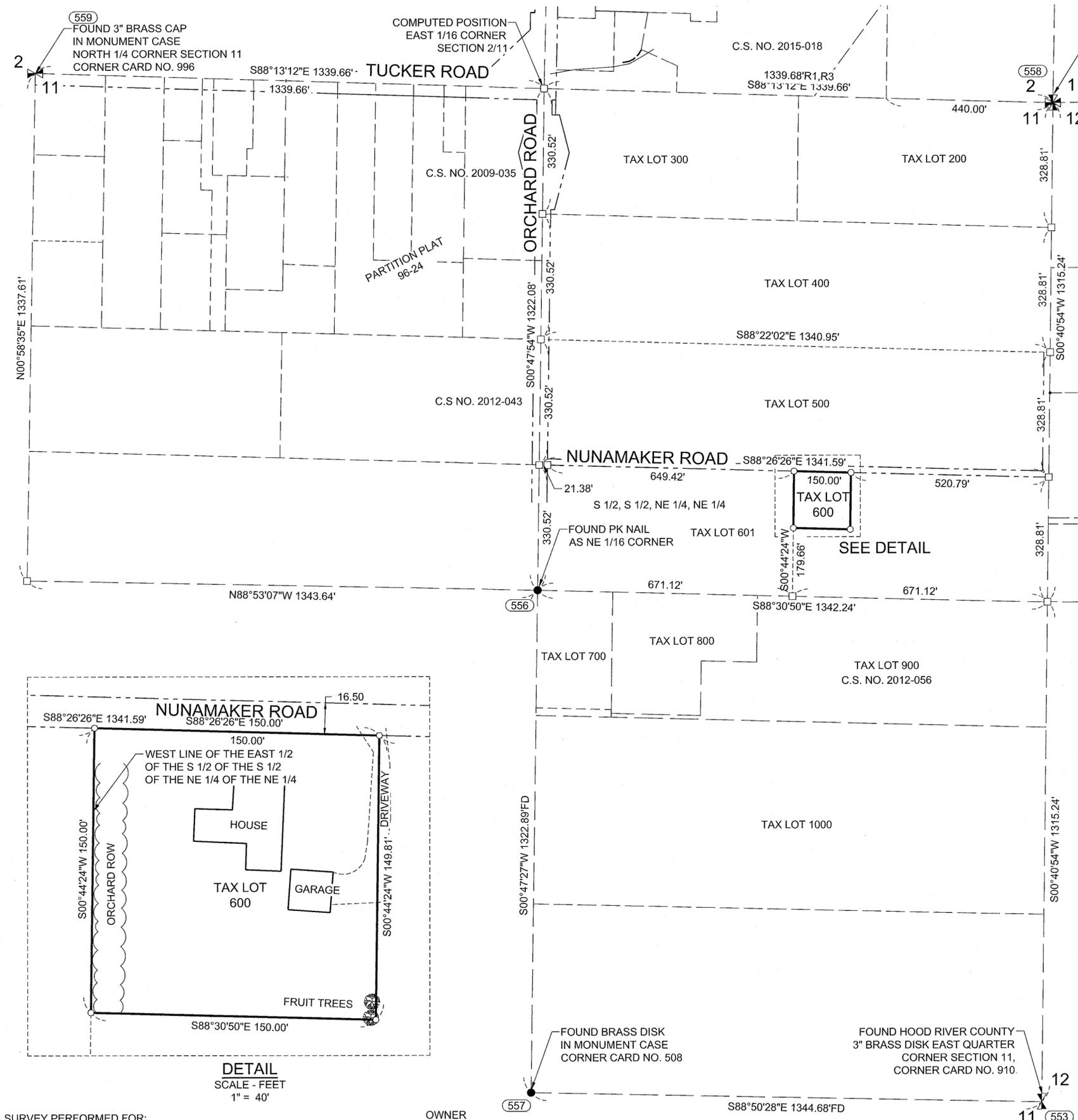
1/4	SEC	T.	R.
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Klein & Associates, Inc.

ENGINEERING • SURVEYING • PLANNING

1411 13th Street • Hood River, OR 97031
TEL: 541-386-3322 • FAX: 541-386-2515

CS# 2025033



DETAIL
SCALE - FEET
1" = 40'

SURVEY PERFORMED FOR:
PETER DORICH
DATE OF MONUMENT: MAY 21, 2025
PROJECT: 25-05-02 DRAFT: GD, TA
FILE: 250502.DWG LAYOUT TAB: OR R.O.S.

OWNER
PETER JACOB & LEON FRANCIS DORICH

KLEIN & ASSOCIATES, MAKES NO WARRANTY AS TO MATTERS OF
UNWRITTEN TITLE, ADVERSE POSSESSION, ESTOPPEL, ACQUIESCENCE.