

SCALE: 1" = 100'

**HORIZONTAL DATUM**

THIS SURVEY UTILIZES BAKER ZONE, A LOW DISTORTION PROJECTION (LDP), A SUBSET OF THE OREGON COORDINATE REFERENCE SYSTEM (OCRS) REALIZED IN NAD83/2011(EPOCH 2010.0000). LDP COORDINATES PROXIMATE GROUND DISTANCES, UNITS ARE IN INTERNATIONAL FEET.

A GNSS VECTOR OBSERVED BETWEEN THE MONUMENTS SHOWN AT POINTS (A) AND (B) IS THE BASIS OF BEARINGS FOR THIS SURVEY, SAID BEARING BEING N 25°04'18" E FOR A DISTANCE OF 1075.07'.

POINT NO.	NORTHING	EASTING	DESCRIPTION
(A)	99772.36	132072.94	1.5" ALUMINUM CAP IN MONUMENT BOX, SET IN S5
(B)	98798.59	131617.38	1.5" ALUMINUM CAP IN MONUMENT BOX, SET IN S5

LEGEND

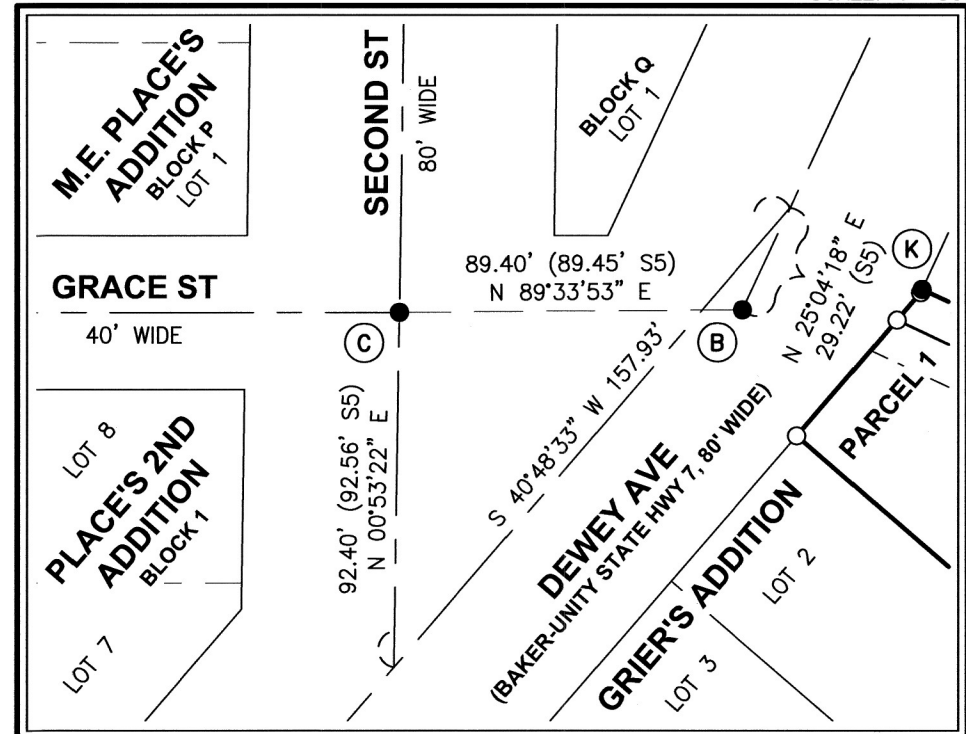
- = DENOTES FOUND MONUMENT AS NOTED
- = DENOTES A 5/8" X 30" IRON ROD WITH YELLOW PLASTIC CAP STAMPED "SWLS INC", SET ON DECEMBER 12, 2024
- W/YPC = WITH A YELLOW PLASTIC CAP STAMPED/EFFACED AS NOTED
- () = RECORD INFORMATION AS REFERENCED

MONUMENT DATA

- (A) = HELD 1.5" ALUMINUM CAP IN MONUMENT BOX, SET IN S5
- (B) = HELD 1.5" ALUMINUM CAP IN MONUMENT BOX, SET IN S5
- (C) = HELD 1.5" ALUMINUM CAP IN MONUMENT BOX, SET IN S5
- (D) = HELD 5/8" IRON ROD IN MONUMENT BOX, SET IN S2
- (E) = HELD 5/8" IRON ROD W/YPC "HANLEY ENGR PLS 1206", SET IN S3
- (F) = HELD 5/8" IRON ROD W/YPC EFFACED, ORIGIN UNKNOWN, SHOWN ON S5
- (G) = 5/8" IRON ROD, S 64°55'42" E 0.24', SET IN S1
- (H) = HELD 5/8" IRON ROD, SET IN S1
- (I) = HELD 5/8" IRON ROD W/YPC "BGB SURVEY MARKER", SET IN S6
- (J) = 3/4" IRON PIPE WITH MAG NAIL, S 64°55'42" E 0.51', ORIGIN UNKNOWN, SHOWN ON S5
- (K) = HELD 5/8" IRON ROD W/YPC "HANLEY ENGR PLS 1817", ORIGIN UNKNOWN
- (L) = HELD 5/8" IRON ROD W/YPC "HANLEY ENGR PLS 1817", ORIGIN UNKNOWN
- (M) = HELD 2" IRON PIPE, SET IN P1
- (N) = IRON BAR, N 49°11'27" W 3.57', ORIGIN UNKNOWN
- (O) = HELD 1" IRON ROD, ORIGIN UNKNOWN
- (P) = 3/4" IRON ROD, N 49°11'27" W 2.61', ORIGIN UNKNOWN, REFERENCED ON S5
- (Q) = HELD 3/4" INCH IRON PIPE, ORIGIN UNKNOWN

DETAIL

SCALE: 1"=50'

**REFERENCE DEEDS**

BAKER COUNTY DEED RECORDS
D1 = DOCUMENT NO. B18110071

REFERENCE PLATS

BAKER COUNTY PLAT RECORDS
P1 = "GRIER'S ADDITION", RECORDED 09/18/1897
P2 = "M.E. PLACE'S ADDITION", RECORDED 02/23/1887
P3 = STODDARD'S ADDITION, RECORDED 05/08/1941

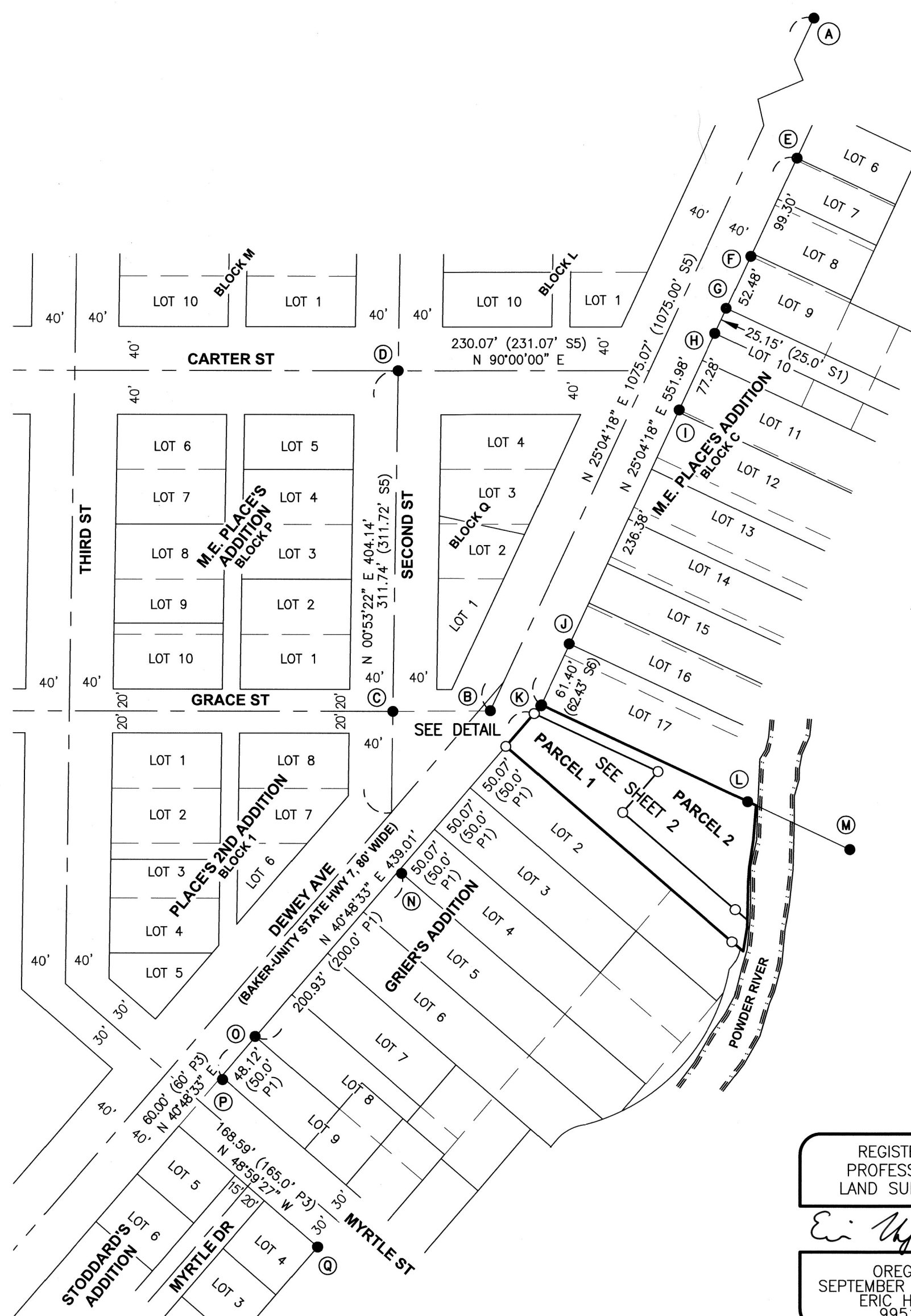
REFERENCE SURVEYS

BAKER COUNTY SURVEY RECORDS
S1 = 9-40-185, FILED 05/26/1954
S2 = 9-40-14 BC, FILED 01/20/1955
S3 = 9-40-186, FILED 04/16/1982
S4 = 9-40-556, FILED 08/07/2002
S5 = 9-40-738, FILED 08/10/2015
S6 = 9-40-831, FILED 02/02/2022
S7 = 9-40-871, FILED 10/02/2024

PARTITION PLAT NO. P2025-001

A REPLAT OF A PORTION OF LOT 1, PLAT OF "GRIER'S ADDITION", SITUATED IN THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 20, TOWNSHIP 9 SOUTH, RANGE 40 EAST OF THE WILLAMETTE MERIDIAN, CITY OF BAKER CITY, COUNTY OF BAKER, STATE OF OREGON

BAKER CITY LAND USE PLANNING NO. PP-24-104 (124-24-000198-PLNG)



REGISTERED
PROFESSIONAL
LAND SURVEYOR

ERIC HYATT
OREGON
SEPTEMBER 13, 2022
ERIC HYATT
99516

EXPIRES: 06/30/25

STATEWIDE LAND SURVEYING INC.

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GRESHAM, OR 97030
503-665-7777
1915 WASHINGTON AVE
BAKER CITY, OR 97814
541-406-3012

SURVEY@STATEWIDESURVEYING.COM

CLIENT: JOSEPH YEATES

JOB NUMBER: 2024-156	SCALE: 1"=100'	REV:
DRAWN: J.B.	DRAWN DATE: 09/13/2024	REV:
REVIEWED: E.P.H.	REVIEW DATE: 09/23/2024	REV:
SHEET: 1 OF 3	SURVEY DATE: 07/29/2024	REV:

