

NARRATIVE

to accompany Map of Survey of Section 27, T 7 S R 38 E, W.M.

Survey performed by HANLEY ENGINEERING for Howard M. Smith, landowner, for the purpose of establishing certain property corners and to create two 40-acre parcels on either side of an existing buried irrigation line on the east side of the property. The survey was performed during April and November, 1980.

PROCEDURE:

The initial point of this survey was the southeast corner of Section 27, and monumented with a railroad spike driven in the Baker County-Rock Creek-North Powder River roadway. This spike was found at a point in line with a westerly running fence and midway between said county road right-of-way fences.

A random closed traverse was run around the exterior boundaries of Section 27 with a linear closure of 1:61,800 and an angular closure of 0°00'18" obtained. All government corners were found as indicated on the accompanying map of survey except the east and west quarter-section corners which were re-established by the following methods:

(A) The west quarter-section corner was re-established by single proportion between the northwest and southwest corners.

(B) The east quarter-section corner was re-established at the proportioned north-south distance between the northeast and southeast corners and in the center of the county road right-of-way marked by dated fence lines.

A second closed traverse was run around the approximate interior property boundaries with a linear closure of 1:22600 and an angular closure of 0°00'14" obtained. From these interior traverse control points various property corners were monumented. Also included in this survey was the location of, and measurement to, the buried irrigation line to be used as a boundary for creation of smaller individual parcels.

With the exception of the north boundary and the east one-half of the south boundary, the property lies in standard subdivisional portions of the section. These exceptions are explained by the following:

(C) The northwest corner is fixed by the deed call of "...7.07 chains south from the northwest corner of the SE $\frac{1}{4}$ NW $\frac{1}{4}$," the bearing of "south" indicating the intent to be on the subdivisional line. The northeast corner also is fixed by the deed call of "...to a point 4.57 chains south of the southeast corner of

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the NE $\frac{1}{4}$ NE $\frac{1}{4}$," again the bearing "south" indicating the intent to be on the subdivision line. (It is noted that the true corner is 30 feet westerly due to the centerline of the Baker County Rock Creek-North Powder River road being identical with the east line of Section 27.) The distance of 2.5 chains "east" from the northwest corner was held, but the bearing of "east" was not. The bearing of the easterly portion of the north boundary was fixed to be parallel to the subdivision line (the north line of the S $\frac{1}{2}$ of the NE $\frac{1}{4}$) and 4.57 chains south therefrom. At the jog in approximately the middle of the north boundary, the north corner of the jog was calculated at the intersection of the easterly portion of the north boundary and the bearing and distance of "...north, 2.5 chains..." from the south corner of the jog. This procedure forced the closure of the westerly portion of the north boundary and completed the re-establishment of the calculations for the said north boundary.

(D) The intent of the easterly portion of the south boundary was to be 2.5 chains north of, and parallel to, the south line of the N $\frac{1}{2}$ of the SE $\frac{1}{4}$ and the re-establishment of said line was made accordingly. (It is noted that the southeast corner is 30 feet westerly due to the centerline of the county road being identical with the east line of Section 27.)

Two new 40-acre parcels were created in the easterly portion of the property using the buried irrigation line as a common boundary. Reference monuments 3 feet each side of the irrigation line were established to identify the true southwest and northwest corners of these parcels.

MONUMENTS:

All subdivision corners were monumented with 2 $\frac{1}{2}$ inch brass caps on 1 inch iron pipes, 31 inches long, and other corners were monumented with 5/8" x 30" rebars, 30 inches long.

ORIGINAL SURVEY:

The original government survey was performed by two dependent contracts. The east boundary of Section 27 was surveyed by Thompson and Chaplin under contract no. 104 dated April 16, 1864. The north, south and west boundaries of Section 27 was surveyed by William R. Gradon under contract no. 445 dated June 1, 1882.

DISCUSSION:

The original government survey was found to be in reasonable conformance with expected geometry and well evidenced by dated fence lines and corners. An obvious nonconformance was found at the southeast corner. Evaluation of collected data indicated due consideration be given to the dated culture (fences and roadways) as opposed to a proportionate re-establishment of the said southeast corner.

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BAKER COUNTY SURVEYOR
SURVEY NO. 7-38-17

William L. Hanley
ORCS 1639