

NARRATIVE

THIS SURVEY WAS PERFORMED AT THE REQUEST OF KEVIN SPENCER, WITH THE PURPOSE OF LOCATING A PROPOSED PROPERTY LINE ADJUSTMENT BETWEEN PROPERTY OWNED BY MR. SPENCER AND PROPERTY OWNED BY DONALD AND BONNIE VANNICE. THE SPENCER PROPERTY IS DESCRIBED IN DEED NO. B12-42-0162 AND THE VANNICE PROPERTY IS DESCRIBED IN DEED NO.'S 72-50-014 AND 72-50-016. IN 1997, THE OREGON DEPARTMENT OF TRANSPORTATION ACQUIRED ADDITIONAL RIGHT OF WAY ALONG RECORD STREET, AS EVIDENCED BY DEED NO. 97-33-095.

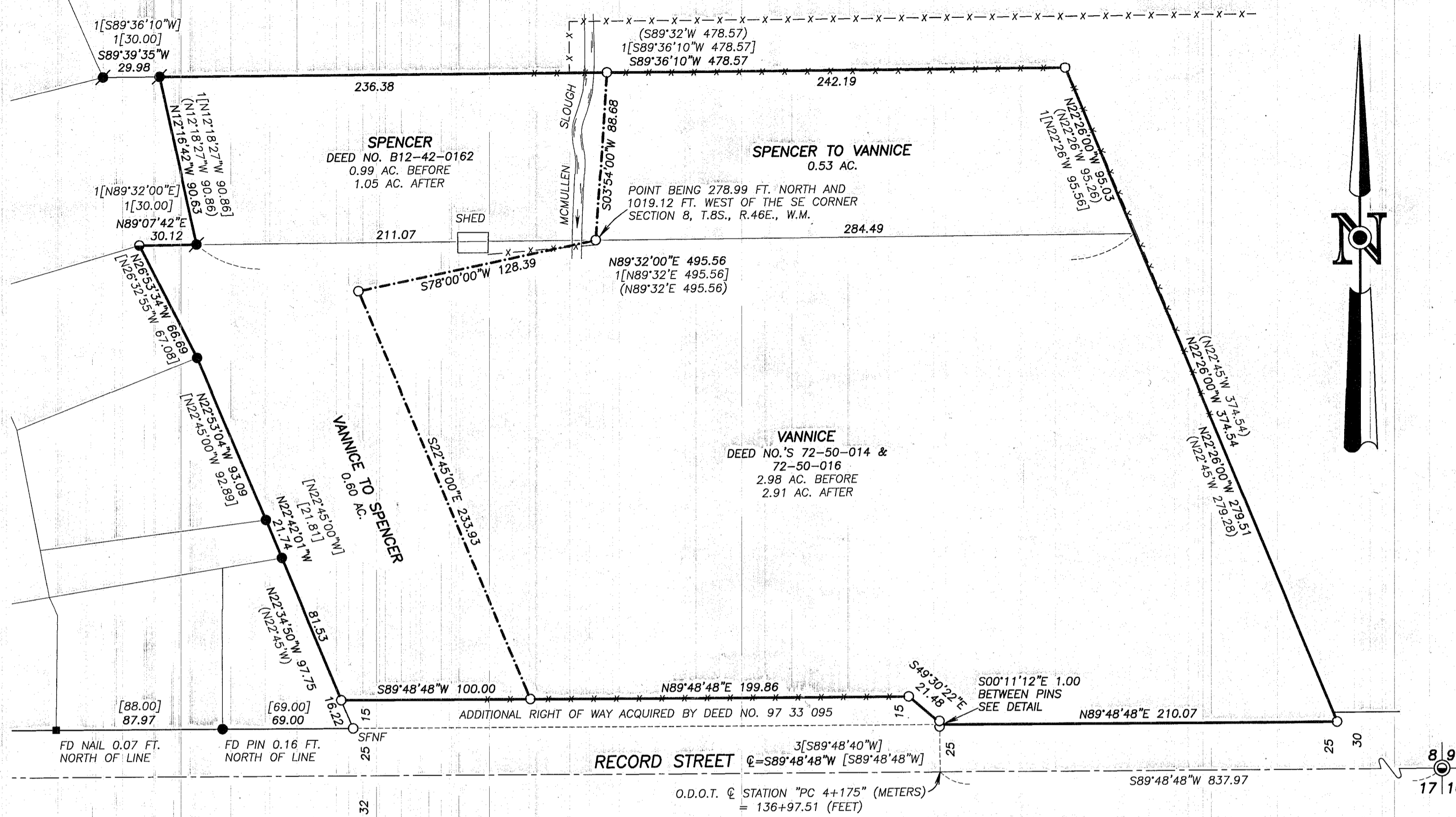
IN SEARCHING THE BAKER COUNTY SURVEYOR'S RECORDS, I FOUND SURVEY NO.'S 8-46-20, 8-46-55, 8-46-56, 8-46-76, 8-46-83 AND 8-46-96, WHICH ALL PERTAIN TO THIS SURVEY. FIELD MEASUREMENTS WERE MADE TO LOCATE MONUMENTS FROM SAID SURVEYS.

ALONG THE WEST LINES OF THE SPENCER AND VANNICE PROPERTIES, SLIGHT DISCREPANCIES WERE FOUND WHEN COMPARING MY MEASUREMENTS TO THE RECORD MEASUREMENTS SHOWN ON SURVEY NO.'S 8-46-76 & 8-46-96. THESE MONUMENTS HAVE BEEN IN THE GROUND MANY YEARS, AND HAVE BEEN ACCEPTED AND RELIED UPON BY THE LANDOWNERS, THEREFOR, I ACCEPT THEM. I SEARCHED FOR, BUT DID NOT FIND THE PIN AT WHAT WAS FORMERLY THE SOUTHWEST CORNER OF THE VANNICE PROPERTY PRIOR TO THE ADDITIONAL RIGHT OF WAY ACQUISITION, WHICH WAS SET IN SURVEY NO. 8-46-55. TO HELP REESTABLISH SAID CORNER, WE SEARCHED TO THE WEST ALONG THE NORTH RIGHT OF WAY LINE OF RECORD STREET, AND RECOVERED ONE OF THE PINS SET IN SURVEY NO. 8-46-96. ALTHOUGH WE FOUND IT 0.16 FOOT NORTH OF THE RIGHT OF WAY LINE, I HELD IT FOR EASINGS, AND MEASURED THE RECORD DISTANCE OF 69.00 FEET TO REESTABLISH THE MISSING CORNER. I HELD THE FOUND MONUMENTS FROM SURVEY NO. 8-46-76 AT THE NORTHWEST AND SOUTHWEST CORNERS OF THE SPENCER TRACT AND MEASURED THE RECORD BEARINGS AND DISTANCES EAST TO ESTABLISH THE NORTHEAST AND SOUTHEAST CORNERS OF THE SPENCER TRACT. THE RECORD BEARING ALONG THE EAST LINE OF THE SPENCER TRACT WAS ALSO HELD FOR THE EAST LINE OF THE VANNICE TRACT.

NEW MONUMENTS WERE SET AT POSITIONS ACCORDING TO THE EVIDENCE FOUND. THE PROPOSED PROPERTY LINE ADJUSTMENT WAS LOCATED AT THE DIRECTION OF MR. SPENCER.

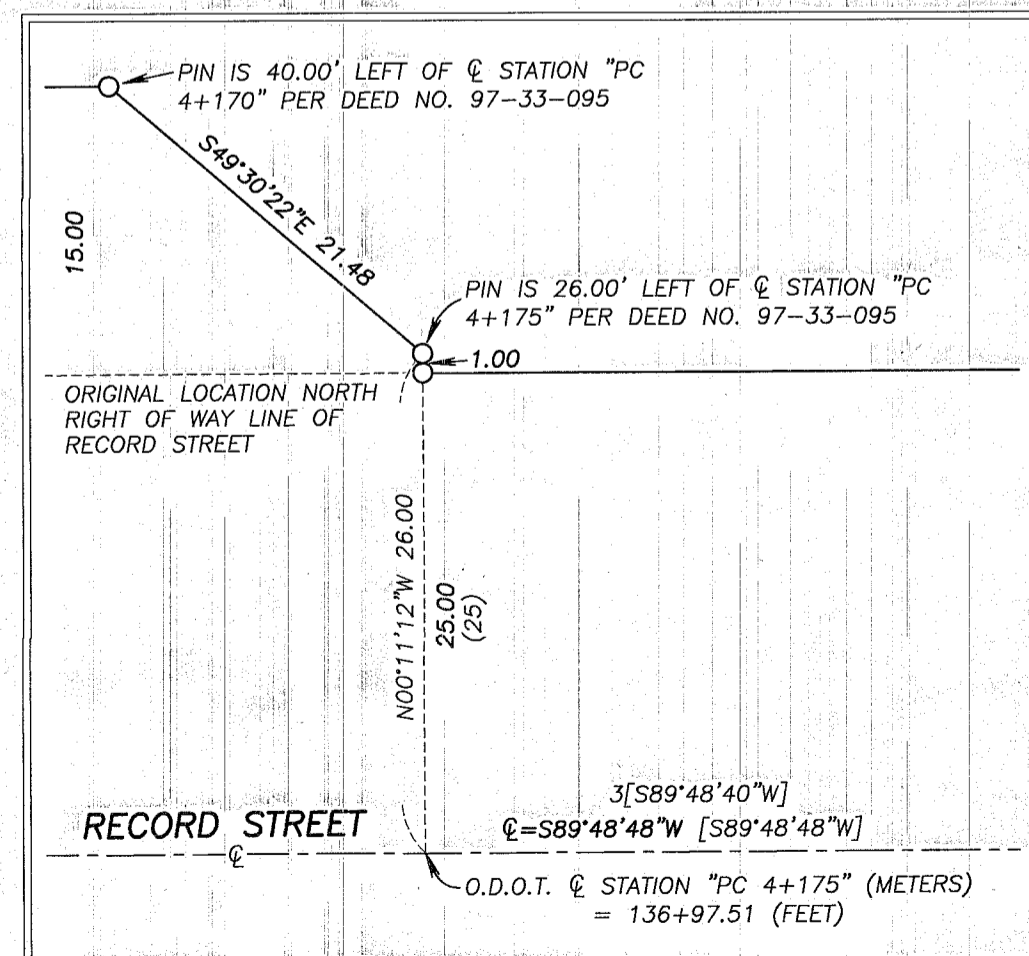
LEGEND

- FOUND 2 1/2" BRASS DISC SET BELOW THE PAVED ROAD SURFACE FROM SURVEY NO. 8-46-20
- ⊙ FOUND 2 1/2" BRASS DISC BELOW THE PAVED ROAD SURFACE ESTABLISHED BY IDAHO POWER COMPANY, AS SHOWN ON SURVEY NO. 8-46-20
- FOUND 5/8" IRON PIN WITH ATTACHED YELLOW PLASTIC CAP MARKED "HANLEY ENGR PLS 1206" FROM SURVEY NO. 8-46-76
- FOUND 5/8" IRON PIN WITH NO CAP FROM SURVEY NO. 8-46-76
- FOUND 5/8" IRON PIN WITH ATTACHED YELLOW PLASTIC CAP MARKED "APA" FROM SURVEY NO. 8-46-96
- FOUND CONCRETE NAIL - ORIGIN UNKNOWN
- SET 5/8"x30" IRON PIN WITH ATTACHED YELLOW PLASTIC CAP MARKED "BENCHMARK SURVEYING"
- () DEED RECORD BEARING AND DISTANCE
- [] RECORD BEARING AND DISTANCE FROM SURVEY NO. 8-46-96
- 1[] RECORD BEARING AND DISTANCE FROM SURVEY NO. 8-46-76
- 2[] RECORD BEARING AND DISTANCE FROM SURVEY NO. 8-46-20
- 3[] RECORD BEARING AND DISTANCE FROM SURVEY NO.'S 8-46-77 AND 8-46-79 THROUGH 8-46-89
- x-x FENCE LINE
- - - PROPOSED PROPERTY LINE ADJUSTMENT



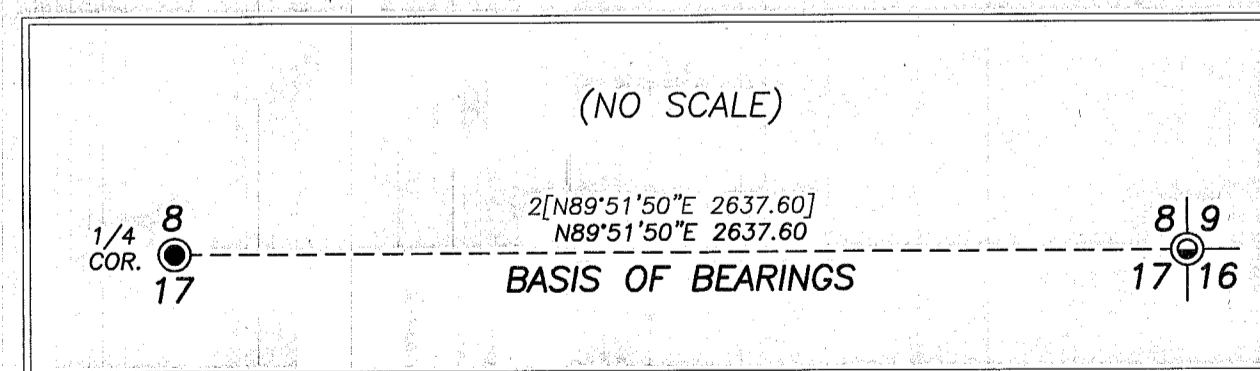
DETAIL

SCALE: 1"=10'



BASIS OF BEARINGS

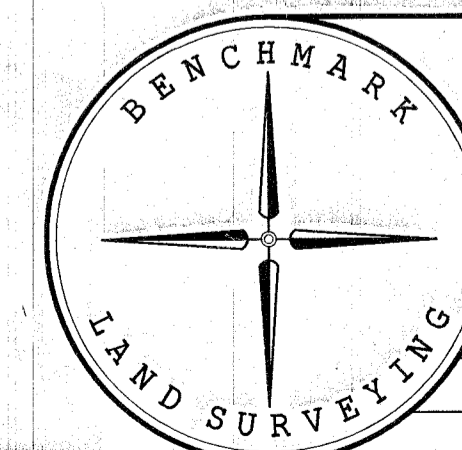
RECORD MAP OF SURVEY NO. 8-46-20
THE SOUTH LINE OF THE SE1/4 OF SECTION 8, T.8S., R.46E., W.M.
BETWEEN FOUND MONUMENTS BEARS N.89°51'50"E., 2637.60 FT.
AS SHOWN



REFERENCES

- RECORD MAP OF SURVEY NO.'S 8-46-20, 8-46-55, 8-46-56, 8-46-76, 8-46-77, 8-46-79 THROUGH 8-46-89 AND 8-46-96
- DEED RECORD INSTRUMENT NO.'S 72-50-014, 72-50-016, 74-37-016, 77-18-104, 97-33-095, 809-43-0230, B11-29-0108, B12-42-0162 AND B15380282

FILED Oct. 15 2016
BAKER COUNTY SURVEYOR
SURVEY NO. 8-46-141



BENCHMARK LAND SURVEYING
217 N. CANYON BLVD. JOHN DAY, OREGON
2101 MAIN STREET, STE 223 BAKER CITY, OREGON
541-575-1251 ~ 800-699-0516

MAP OF SURVEY A PROPOSED PROPERTY LINE ADJUSTMENT SITUATED IN THE SE1/4SE1/4 SECTION 8, T.8S., R.46E., W.M., CITY OF HALFWAY, BAKER COUNTY, OREGON		
SURVEYED FOR	KEVIN SPENCER	
SURVEYED BY	JLH, MCS & MRT	9/29/2016
SCALE: 1"=50'	DRAWN BY: JLH	