

BASIS OF BEARINGS

LAND PARTITION PLAT NO. P2008-035
AS SHOWN

NARRATIVE

THIS SURVEY WAS CONDUCTED AT THE REQUEST OF JON PATTERSON ON BEHALF OF PATTERSON INVESTMENT PROPERTIES, INC. THE PURPOSE OF THIS SURVEY WAS TO MONUMENT THE SOUTH AND EAST LINES OF THE SUBJECT TRACT AS DESCRIBED IN BAKER COUNTY DEED INSTRUMENT NUMBER B20020237.

A SEARCH WAS MADE OF AVAILABLE RECORDS. I FOUND RECORD SURVEY NUMBERS 9-37-10, 9-37-239 AND LAND PARTITION PLAT P2008-035. I ALSO UTILIZED INFORMATION FROM THE PLAT OF VINSON'S ADDITION AND OREGON STATE HIGHWAY DEPARTMENT MAP 8B-35-6. I FOUND AND ACCEPT THE TWO PINS FROM LAND PARTITION PLAT P2008-035 AS SHOWN. I ALSO FOUND SEVERAL PINS FROM SURVEY NO. 9-37-239. THE PINS AT THE NORTHWEST CORNER OF LOT 5 AND THE SOUTHWEST CORNER OF LOT 6, BLOCK 36 WERE FOUND TO BE DISTURBED AND NOT ACCEPTED. I HELD THE FOUND PIN AT THE SOUTHWEST CORNER OF LOT 5, BLOCK 36 AND THE FOUND PIN ON THE SOUTH RIGHT OF WAY LINE OF GRANITE STREET - EAST OF RIVERSIDE AVE.

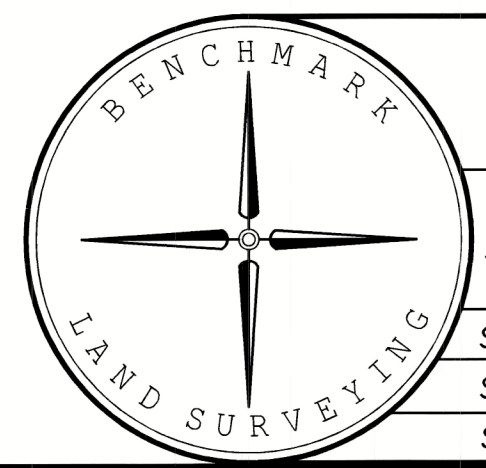
IN KEEPING WITH THE SCHEME OF RECORD PLATS AND SURVEYS IN SUMPTER, ALL THE BLOCKS AND LOTS SHOWN HEREON ARE EITHER PARALLEL OR PERPENDICULAR TO THE WOODWELL BASELINE. I SET NEW IRON PINS ACCORDING TO THE DEED AND PLAT RECORD AND THE EVIDENCE FOUND. GOD BLESS AMERICA.

LEGEND

- FOUND 5/8" IRON PIN - NO CAP FROM SURVEY NO. 09-37-239
- FOUND 5/8" IRON PIN WITH ATTACHED RED PLASTIC CAP MARKED CORNERSTONE SURVEYING INC. FROM LAND PARTITION PLAT NO. P2008-035
- SET 5/8"x30" IRON PIN WITH ATTACHED YELLOW PLASTIC CAP MARKED BENCHMARK SURVEYING
- () RECORD DISTANCE: PLAT OF VINSON'S ADDITION
- [] RECORD BEARING AND DISTANCE SURVEY NO. 09-37-239
- 1[] RECORD BEARING AND DISTANCE: LAND PARTITION PLAT P2008-035

REFERENCES

- RECORD MAP OF SURVEY NO.'S 9-37-10, 9-37-239 & 9-37-295
- LAND PARTITION PLAT NO. P2008-035 (9-37-295)
- PLAT OF VINSON'S ADDITION TO SUMPTER
- OREGON STATE HIGHWAY DEPARTMENT DRAWING NO. 8B-35-6 (1966)
- DEED RECORD INSTRUMENT NO.'S 6623011, 6649007 & B20020239
- ORDINANCE NO. 1966-1 (DEED NO. 6649007)



BENCHMARK LAND SURVEYING 217 N. CANYON BLVD. JOHN DAY, OREGON 1207 DEWEY AVE., BAKER CITY, OREGON 541-575-1251 ~ 541-523-5852		
MAP OF SURVEY BLOCK 32 OF VINSON'S ADDITION SITUATED IN THE SE1/4SW1/4 SEC. 29, T.9S., R.37E., W.M., SUMPTER, BAKER COUNTY, OREGON		
SURVEYED FOR	PATTERSON INVESTMENT PROPERTIES, LLC	
SURVEYED BY	MCS & NNS	8/28/2020
SCALE: 1"=60'	DRAWN BY: MCS	

REGISTERED
PROFESSIONAL
LAND SURVEYOR
[Signature]
OREGON
JULY 9, 2002
MICHAEL C. SPRINGER
#70918
EXPIRES: 6/30/2022

FILED: September 9, 2020
BAKER COUNTY SURVEYOR
SURVEY NO. 9-37-328