



## BASIS OF BEARINGS

SURVEY NO. 9-39-273  
THE EAST-WEST CENTER LINE OF SECTION 5  
BEARS N.89°24'29"W., AS SHOWN

## LEGEND

- FOUND 1" GALV. IRON PIPE WITH ATTACHED 2 1/2" BRASS CAP FROM SURVEY NO. 9-39-30
- ⊙ FOUND 1" IRON PIPE WITH 2 1/2" ALUMINUM CAP
- ⊙ FOUND 2 1/2" STAINLESS STEEL PIPE WITH 3 1/2" B.L.M. BRASS CAP FROM SURVEY NO. 9-39-273
- ◆ FOUND RAILROAD SPIKE IN ASPHALT ROAD SURFACE
- FOUND 5/8" IRON PIN WITH ATTACHED YELLOW PLASTIC CAP MARKED "HANLEY ENGR. PLS 1206" FROM SURVEY NO. 9-39-23
- FOUND 5/8" IRON PIN WITH NO CAP FROM SURVEY NO. 9-39-23
- FOUND 5/8" IRON PIN WITH NO CAP FROM SURVEY NO. 9-39-282, RESET IN SURVEY NO. 9-39-306
- SET 5/8"x30" IRON PIN WITH ATTACHED YELLOW PLASTIC CAP MARKED "BENCHMARK SURVEYING"
- ( ) DEED RECORD BEARING AND DISTANCE
- G( ) G.L.O. RECORD BEARING AND DISTANCE
- [ ] RECORD BEARING AND DISTANCE FROM SURVEY NO.'S 9-39-23 AND 9-39-30
- 1[ ] RECORD BEARING AND DISTANCE FROM SURVEY NO. 9-39-23
- 2[ ] RECORD BEARING AND DISTANCE FROM SURVEY NO. 9-39-30
- 3[ ] RECORD BEARING AND DISTANCE FROM SURVEY NO. 9-39-306
- { } RECORD BEARING AND DISTANCE FROM B.L.M. SURVEY FILED AS SURVEY NO. 9-39-273
- X-X FENCE LINE
- 9-39-XXX RECORD SURVEY NUMBER OR PLAT FROM WHICH FOUND MONUMENT ORIGINATED
- POC. ESTATES PLAT OF POCAHONTAS ESTATES

## NARRATIVE

THIS SURVEY WAS PERFORMED AT THE REQUEST OF DAN AND EVA HENES ON BEHALF OF EAGLE EYE VENTURES, LLC, WITH THE PURPOSE OF SURVEYING A PROPOSED PROPERTY LINE ADJUSTMENT BETWEEN TWO TRACTS OF LAND DESCRIBED IN DEED NO. B19280202. THIS PROPERTY LINE ADJUSTMENT HAS BEEN APPROVED BY THE BAKER COUNTY PLANNING DEPARTMENT ACCORDING TO ADMINISTRATIVE REPORT AND DECISION PLA-19-068.

A SEARCH OF THE AVAILABLE RECORDS DISCLOSED THAT APPURTENANT CONTROLLING MONUMENTS WERE SET IN SURVEY NO.'S 9-39-22, 9-39-23, 9-39-30, 9-39-55, 9-39-273, 9-39-282 AND 9-39-306. I ALSO UTILIZED SURVEY NO. 9-39-24 AND 9-39-27 FOR INFORMATIONAL PURPOSES.

IN JUNE OF 2019, I PERFORMED SURVEY NO. 9-39-306, WHICH PROVIDED MUCH OF THE CONTROL FOR THIS SURVEY. ADDITIONAL MONUMENTATION WAS RECOVERED TO DETERMINE PORTIONS OF THE EXTERIOR BOUNDARY OF THE SUBJECT PROPERTY AS REQUESTED BY THE LANDOWNER AND AS NECESSARY FOR THIS PROPERTY LINE ADJUSTMENT.

SURVEY NO. 9-39-23 WAS PERFORMED BY JAMES HANLEY, PE, IN 1977, WHEREIN HE DETERMINED THE BOUNDARY OF A 680 FOOT BY 990 FOOT TRACT SITUATED IN THE SW1/4SE1/4 OF SECTION 5. I RECOVERED THESE MONUMENTS, AND ALTHOUGH THE PINS FOUND AT THE NORTHEAST, SOUTHWEST AND NORTHWEST CORNERS OF THE TRACT RELATE WELL TO ONE ANOTHER, THE NORTHEAST AND SOUTHWEST CORNERS WERE FOUND TO BE SLIGHTLY OFF OF THE EAST AND SOUTH LINES OF THE SW1/4SE1/4 BY THE AMOUNTS SHOWN. AT A POINT 957 FEET NORTH THE SOUTHEAST CORNER OF THE NE1/4SE1/4 OF SECTION 5, I FOUND THAT THE BRASS-CAPPED MONUMENT SET IN SURVEY NO. 9-39-30 HAD BEEN DISPLACED BY FENCE CONSTRUCTION. I DETERMINED THE CORNER POSITION BY PROPORTIONATE DISTANCE, BUT DID NOT RESET THIS MONUMENT. ALL OTHER MONUMENTS WERE FOUND IN PLACE AND ACCEPTED.

I TIED THE EDGES OF PAVEMENT, ROAD CENTERLINE AND RIGHT OF WAY FENCES OF POCAHONTAS ROAD TO DETERMINE THE RIGHT OF WAY LOCATION. THE COUNTY ROAD CENTERLINE AND THE EAST-WEST CENTER LINE OF THE N1/2 OF SECTION 5 ARE NOT ONE IN THE SAME.

THE LOCATIONS FOR THE NEW MONUMENTS SET DURING THIS SURVEY FOR "ADJUSTED TRACT #1" WERE SELECTED BY DAN AND EVA HENES, AS WAS THE LOCATION OF THE PROPOSED ACCESS EASEMENT.

### EASEMENT CENTERLINE LINE TABLE

| LINE | BEARING     | DIST.  |
|------|-------------|--------|
| E1   | N09°00'00"E | 116.36 |
| E2   | N05°00'00"W | 158.88 |
| E3   | N22°15'00"W | 362.27 |
| E4   | N03°00'00"W | 204.90 |
| E5   | N23°00'00"W | 53.25  |
| E6   | N39°00'00"W | 142.20 |
| E7   | N47°20'00"W | 113.42 |
| E8   | N65°00'00"W | 91.98  |
| E9   | N85°00'00"W | 105.52 |
| E10  | S89°20'00"W | 168.95 |
| E11  | N62°20'00"W | 80.75  |

### LINE TABLE

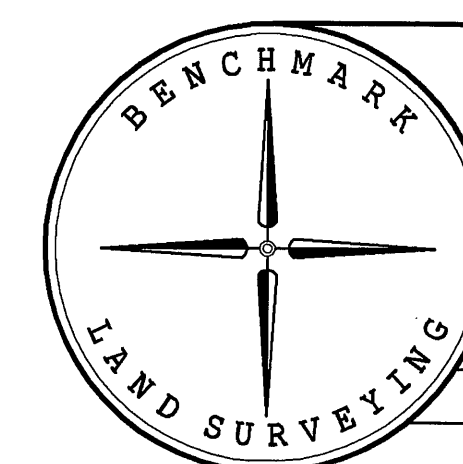
| LINE  | BEARING     | DIST.  |
|-------|-------------|--------|
| L1    | N09°00'00"E | 115.00 |
| L2    | N05°00'00"W | 163.00 |
| L3    | N23°00'00"W | 58.00  |
| L4    | S59°00'00"W | 30.29  |
| L5    | N39°00'00"W | 139.00 |
| L6    | N47°20'00"W | 110.00 |
| L7    | N65°00'00"W | 87.00  |
| L8    | N85°00'00"W | 102.00 |
| (L9)  | SOUTH       | 125    |
| (L10) | SE1/4       | 220    |
| (L11) | S34°15'W    | 25.5   |
| (L12) | S22°30'W    | 131.34 |
| (L13) | S36°45'W    | 301.62 |
| (L14) | S56°15'E    | 89.10  |
| (L15) | S56°E       | 260    |
| (L16) | SW1/4       | 280    |

## REFERENCES

RECORD MAP OF SURVEY NO.'S 9-39-22, 9-39-23, 9-39-30, 9-39-54, 9-39-55, 9-39-273, 9-39-282 AND 9-39-306  
DEED RECORD INSTRUMENT NO.'S B08180126, B16110264, B17230174, B18510152 AND B19170075  
PLAT OF POCAHONTAS ESTATES  
GENERAL LAND OFFICE FIELD NOTES  
BAKER COUNTY PLANNING PLA-19-068



FILED July 23, 2019  
BAKER COUNTY SURVEYOR  
SURVEY NO. 9-39-308

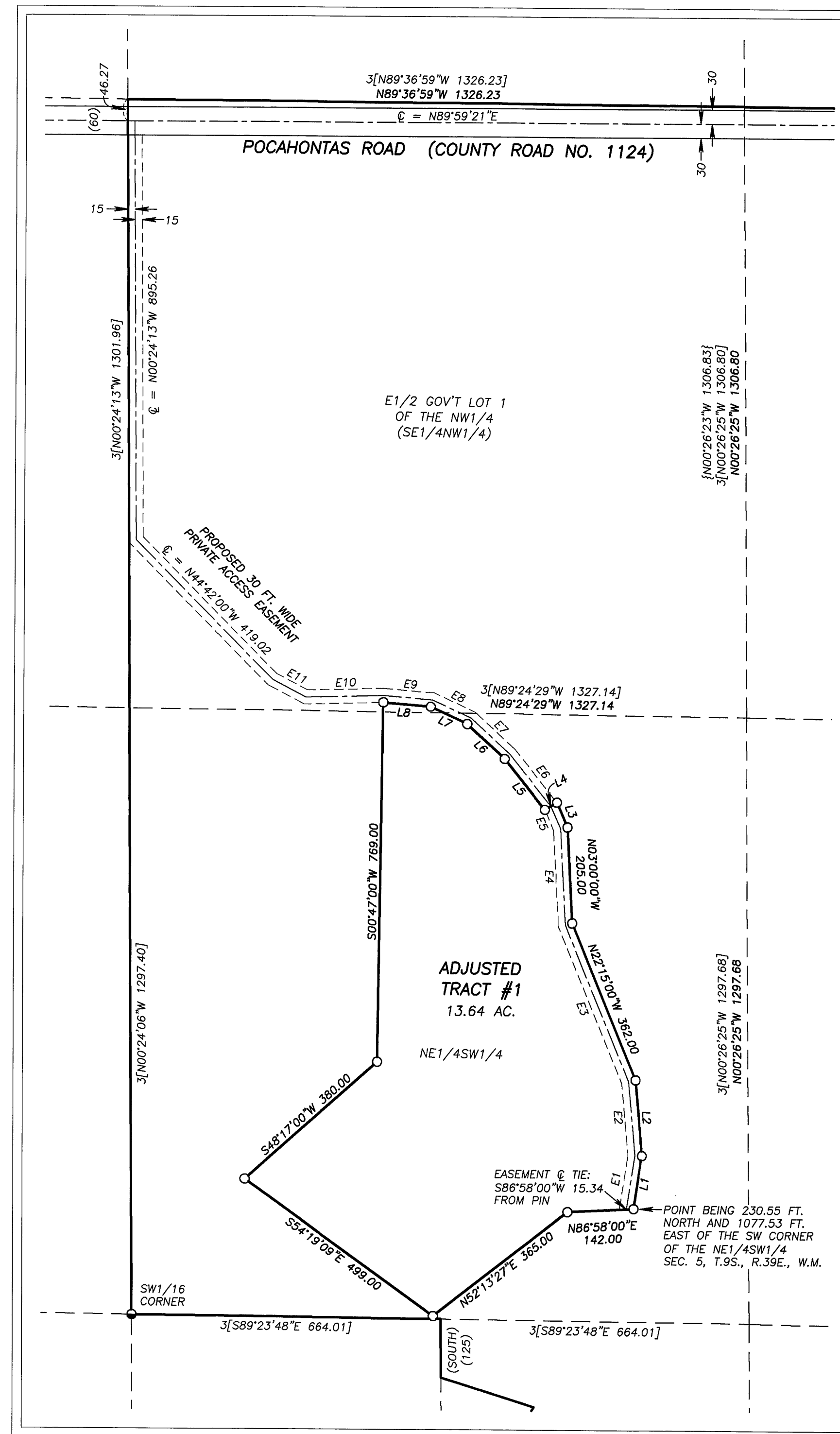


BENCHMARK LAND SURVEYING  
217 N. CANYON BLVD. JOHN DAY, OREGON  
1207 DEWEY AVE., BAKER CITY, OREGON  
541-575-1251 ~ 541-523-5852  
MAP OF SURVEY  
PROPOSED PROPERTY LINE ADJUSTMENT  
SITUATED IN SECTIONS 5 AND 8, T.9S., R.39E., W.M.,  
BAKER COUNTY, OREGON

|                 |                         |
|-----------------|-------------------------|
| SURVEYED FOR    | EAGLE EYE VENTURES, LLC |
| SURVEYED BY     | JLH & ETH               |
| SCALE: AS SHOWN | DRAWN BY: JLH           |
|                 | 7/15/2019               |

## DETAIL

SCALE: 1"=200'



## PROPERTY OVERVIEW

SCALE: 1"=400'

