



BASIS OF BEARING

The centerline of First Street between Washington and Court Avenues as being North as per the original plat of the United States Townsite of Baker City

REFERENCE MATERIAL

Original Plat of the U.S. Townsite of Baker City
 Survey Number 9-40-123
 Survey Number 9-40-137
 Survey Number 9-40-139
 Survey Number 9-40-260
 Supplementary Title Report Number T00008282
 prepared by Elkhorn Title Company

LEGEND

- Found 1/2" iron pin in monument box as per survey number 9-40-123
- ⊙ Found 5/8" iron pin with plastic cap marked CITY OF BAKER LS 2162. In monument box as per survey numbers 9-40-123 and 9-40-139
- Found unrecorded 5/8" iron pin accepted as the intersection of Court Avenue and Second Street
- ▲ Found concrete nail as per survey number 9-40-139
- Set 5/8" iron pin with plastic cap marked BGB SURVEY MARKER
- ⦿ Chiseled a 2" cross in concrete for property corner
- () Record distance of the plat of the U.S. Townsite of Baker City
- Centerline
- - - Lot line

NARRATIVE

This survey was done at the request of Douglas Bean. The purpose of this survey is to monument the property corners and locate any encroachments. I base the location of Block 6 on the found intersection monuments shown. I locate the lot corners by standard proportion. I find that the planter and awning on the East line of the building on this parcel encroaches onto the right of way of First Street as shown. The existing building occupying Lot 5 is very near the North line of this parcel, but does not encroach. The existing house and associated sidewalk and parking lot constructed on Lot 3 encroaches onto this parcel as shown. I find no other unusual conditions on this survey.

REGISTERED
 PROFESSIONAL
 LAND SURVEYOR

Rich G. Robinson

OREGON
 JULY 17, 1996
 RICK G. ROBINSON
 2219

Renewal Date: Dec. 31, 1996

BAGETT, GRIFFITH & BLACKMAN
 2006 Adams Avenue, LaGrande, Oregon
 Map of Survey

Lot 4, excepting the North 1 ft.
 Block 6
 U.S. Townsite of Baker City

BAKER COUNTY, OREGON

SURVEYED FOR	Douglas Bean	
SURVEYED BY	R. G. R.	9-9-96
Scale: 1" = 30'	Drawn by: R. G. R.	9-9-96

FILED SEPT. 11, 1996
 BAKER COUNTY SURVEYOR
 SURVEY NO. 9-40-440