

BASIS OF BEARINGS

PARTITION PLAT NO. P1995-016
 THE WEST LINE OF JACKSON'S ADDITION
 BEARS N.00°13'12"E. AS SHOWN

NARRATIVE

THIS SURVEY WAS PERFORMED AT THE REQUEST OF JEFF SMITH ON BEHALF OF THE SMITH FAMILY TRUST. THE PURPOSE OF THIS SURVEY WAS TO MONUMENT A PROPOSED PROPERTY LINE ADJUSTMENT BETWEEN THAT CERTAIN TRACT OWNED BY THE SMITH FAMILY TRUST DESCRIBED IN DEED NO. B16490150, AND PROPERTY OWNED BY FRANK B. BISHOP, DESCRIBED AS "PARCEL II" IN DEED NO. B10140201. SAID PROPERTIES EACH CURRENTLY COMPRISE 1/2 OF TRACT "F" OF JACKSON'S ADDITION TO BAKER CITY.

A SEARCH WAS MADE OF THE AVAILABLE SURVEY RECORDS. FIELD MEASUREMENTS WERE MADE TO RECOVER MONUMENTS FROM SURVEY NO.'S 9-40-62BC, 9-40-174 AND 9-40-736, AND PARTITION PLAT NO. P1995-016. I SEARCHED FOR BUT DID NOT RECOVER THE MONUMENTS FROM SURVEY NO. 9-40-174. A CHAIN-LINK FENCE HAS BEEN CONSTRUCTED ALONG THE NORTH, WEST AND SOUTH BOUNDARIES OF THAT TRACT, WHICH POSSIBLY DESTROYED THE MONUMENTS AT THE NW, SW AND SE CORNERS. I FOUND THE MONUMENTS FROM PARTITION PLAT NO. P1995-016 AT THE NW AND NE CORNERS OF TRACT "F". A 5/8" IRON PIN OF UNKNOWN ORIGIN WAS FOUND 0.5 FT. SOUTH AND 1.5 FT. WEST OF THE SW CORNER OF THE SMITH PROPERTY, WHICH WAS NOT ACCEPTED. ALL OTHER FOUND MONUMENTS WERE ACCEPTED, AS SHOWN HEREON.

THE SW CORNER OF TRACT "F" WAS DETERMINED AT PROPORTIONATE DISTANCE BETWEEN THE NW CORNER OF TRACT "F" AND THE SOUTH 1/4 CORNER OF SECTION 20. I THEN TURNED 90° FROM THE WEST LINE OF JACKSON'S ADDITION AND MEASURED THE PLAT DISTANCE OF 170.30 FEET TO DETERMINE THE SE CORNER OF TRACT "F".

THE PROPOSED NEW PROPERTY LINE WAS MONUMENTED AT A LOCATION APPROVED BY MR. SMITH, AND ACCORDING TO THE EVIDENCE FOUND.

LEGEND

- FOUND 1" IRON PIPE WITH ATTACHED 2 1/2" ALUMINUM CAP FROM SURVEY NO. 9-40-62BC
- ⊙ FOUND 5/8" IRON PIN WITH ATTACHED 2" ALUMINUM CAP IN A BAKER CITY MONUMENT CASE WITH LID FROM SURVEY NO. 9-40-736
- FOUND 5/8" IRON PIN WITH ATTACHED YELLOW PLASTIC CAP MARKED "HANLEY ENGR. PLS 1206" FROM PARTITION PLAT NO. P1995-016
- FOUND 5/8" IRON PIN WITH SMASHED YELLOW PLASTIC CAP FROM PARTITION PLAT NO. P1995-016
- SET 5/8"x30" IRON PIN WITH ATTACHED YELLOW PLASTIC CAP MARKED "BENCHMARK SURVEYING"
- () RECORD DISTANCE FROM THE PLAT OF JACKSON'S ADDITION
- D() DEED RECORD DISTANCE
- { } RECORD DISTANCE FROM SURVEY NO. 9-40-174
- [] RECORD BEARING AND DISTANCE FROM PARTITION PLAT NO. P1995-016
- x-x CHAIN-LINK FENCE
- ▨ PORTION TO BE CONVEYED BY FRANK B. BISHOP TO SMITH FAMILY TRUST FOR PROPERTY LINE ADJUSTMENT. AREA = 5,133 SQUARE FEET

REFERENCES

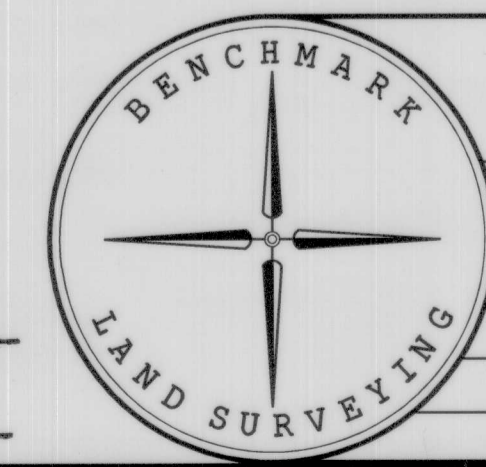
- RECORD MAP OF SURVEY NO.'S 9-40-62BC, 9-40-174, 9-40-325 AND 9-40-736
- PARTITION PLAT NO. P1995-016
- DEED RECORD INSTRUMENT NO.'S B1014201, B14290108, B16210202 AND B16490150
- PLAT OF JACKSON'S ADDITION

NOTES:

1. A 5/8" IRON PIN OF UNKNOWN ORIGIN WAS FOUND 0.5 FT. SOUTH AND 1.5 FT. WEST OF THE SE CORNER OF THE SMITH TRACT, AND WAS NOT ACCEPTED.

REGISTERED PROFESSIONAL LAND SURVEYOR
Jason L. Hatfield
 OREGON
 NOVEMBER 30, 2007
 JASON L. HATFIELD
 #69454
 EXPIRES: 6/30/2019

FILED July 12, 2017
 BAKER COUNTY SURVEYOR
 SURVEY NO. 9-40-760



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 A PROPOSED PROPERTY LINE ADJUSTMENT TRACT "F" OF JACKSON'S ADDITION SITUATED IN THE SW1/4SE1/4 SECTION 20, T.9S., R.40E., W.M., BAKER CITY, BAKER COUNTY, OREGON	
SURVEYED FOR	JEFF SMITH
SURVEYED BY	JLH 6/29/2017
SCALE: 1" = 50'	DRAWN BY: JLH