

MAP OF SURVEY

Property Line Adjustments

between parcels of land situated in the NW1/4 of the NE1/4 of Section 29,
T9S, R40E, WM, Baker City, Baker County, Oregon

October 20, 2018

COLORADO AVENUE

(N 89°58'00" W 2631.60' - R2)
BASIS FOR BEARINGS - N89°50'40"W PER R1
N89°50'40"W 2631.59'

FOURTH STREET

FOUND 5/8" IRON ROD WITH YELLOW PLASTIC CAP WITH HANLEY ENGINEERING CAP IN MONUMENT BOX



20
29 1/4 Cor FOUND 2-1/2" ALUMINUM CAP

1386.66'

(1244.92' - R3)
1244.92'

20 21
29 28

CORNER POSITION FALLS IN ASPHALT SURFACE SET 2.5' WITNESS CORNER

FOUND 3/8" IRON ROD IN MONUMENT BOX

FROM SECTION CORNER

LEGEND

- FOUND NO. 5 REBAR, UNLESS OTHERWISE DESCRIBED
- SET 30" LONG NO. 5 REBAR WITH "PLS 699" YELLOW PLASTIC CAP
- (.....) RECORD DISTANCE & BEARINGS PER REFERENCES
- OLD PROPERTY LINE
- - - DIMENSION LINE

REFERENCES

- R1 - CS 09-40-624MP PARTITION PLAT NO. 2006-20 BY PLS 699, RECORDED SEPTEMBER 6, 2006
- R2 - CS 09-40-380MP PARTITION PLAT NO. 1992-014 BY PLS 1206, RECORDED DECEMBER 1, 1992
- R3 - CS 09-40-181BC SURVEY FOR DAVIS AND HEWITT BY PLS 1206, RECORDED JUNE 30, 1981
- R4 - PLAT OF BAKER INDUSTRY AND RESOURCES CORPORATION SUBDIVISION, PHASE THREE RECORDED OCTOBER 15, 1984
- R5 - WARRANTY DEED RECORDED JUNE 24, 1976 IN DOCUMENT NO. 76 26 89, BAKER COUNTY RECORDS
- R6 - WARRANTY DEED RECORDED NOVEMBER 16, 1979 IN DOCUMENT 79 47 022, BAKER COUNTY RECORDS
- R7 - WARRANTY DEED RECORDED MAY24, 2004 IN DOCUMENT 04 21 0087, BAKER COUNTY RECORDS
- R8 - WARRANTY DEED RECORDED SEPTEMBER 23, 2008 IN DOCUMENT 08 39 0130, BAKER COUNTY RECORDS

REGISTERED PROFESSIONAL LAND SURVEYOR

Leland Lee Myers

OREGON
JULY 9, 1965
LELAND LEE MYERS
699
Renewal Date 1/1/19

NARRATIVE

THE PURPOSE OF THIS SURVEY WAS TO DEFINE THE BOUNDARIES OF THOSE CERTAIN PARCELS OF LAND DESCRIBED IN WARRANTY DEED RECORDED JUNE 24, 1976 IN DOCUMENT NO. 76 26 89, WARRANTY DEED RECORDED NOVEMBER 16, 1973 IN DOCUMENT 79 47 022, WARRANTY DEED RECORDED MAY24, 2004 IN DOCUMENT 04 21 0087, WARRANTY DEED RECORDED SEPTEMBER 23, 2008 IN DOCUMENT 08 39 0130, BAKER COUNTY RECORDS, SITUATED IN THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 29, TOWNSHIP 9 SOUTH, RANGE 40 EAST, WILLAMETTE MERIDIAN, BAKER CITY, BAKER COUNTY, OREGON, AS REQUESTED BY CAROLINE RIOUX AND TO ADJUST SAID BOUNDARIES. MONUMENTS WERE FOUND AND HELD AT THE NORTH QUARTER CORNER AND NORTHEAST CORNER OF SAID SECTION 29 AND THE NORTHWEST CORNER OF TRACT 17 AND THE NORTHEAST CORNER OF TRACT 16, PLAT OF BAKER INDUSTRY AND RESOURCES CORPORATION SUBDIVISION, PHASE THREE, A SUBDIVISION OF RECORD IN SAID SECTION. MONUMENTS WERE SET AT THE ADJUSTED PROPERTY LINE POSITIONS, AS SHOWN.

NO UNUSUAL CONDITIONS WERE ENCOUNTERED DURING THE COURSE OF THIS SURVEY.

CERTIFICATION

I, LELAND LEE MYERS, A PROFESSIONAL LAND SURVEYOR REGISTERED IN THE STATE OF OREGON, 203 SE IBEX STREET, PO BOX 99, SUMPTER, OREGON 97877, COMPLETED THIS SURVEY ON OCTOBER 20, 2018, AND DO HEREBY CERTIFY THAT I HAVE CORRECTLY SURVEYED AND MARKED WITH PROPER MONUMENTS THE LAND SHOWN HEREON, AND THAT THE INFORMATION SHOWN ON THIS PLAT IS IN ACCORDANCE WITH ORS CHAPTER 92, AND IS CORRECT TO THE BEST OF MY KNOWLEDGE.

HIGHWAY 7 BAKER-SUMPTER HIGHWAY

Rioux
2.14 Acres

Saunders
7462 sq.ft.

Ryder
7202 sq.ft.

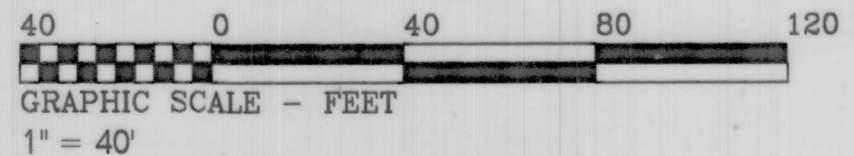
Ryder
19103 sq.ft.

COLORADO PLACE

TRACT 17

TRACT 16

BAKER INDUSTRY AND RESOURCES CORPORATION SUBDIVISION, PHASE THREE



M Surveying
y PO Box 99
e 203 SE IbeX Street
r Sumpter, OR 97877
s 541-894-2264

FILED *December 14, 2018*
BAKER COUNTY SURVEYOR
SURVEY No. 9-40-177