

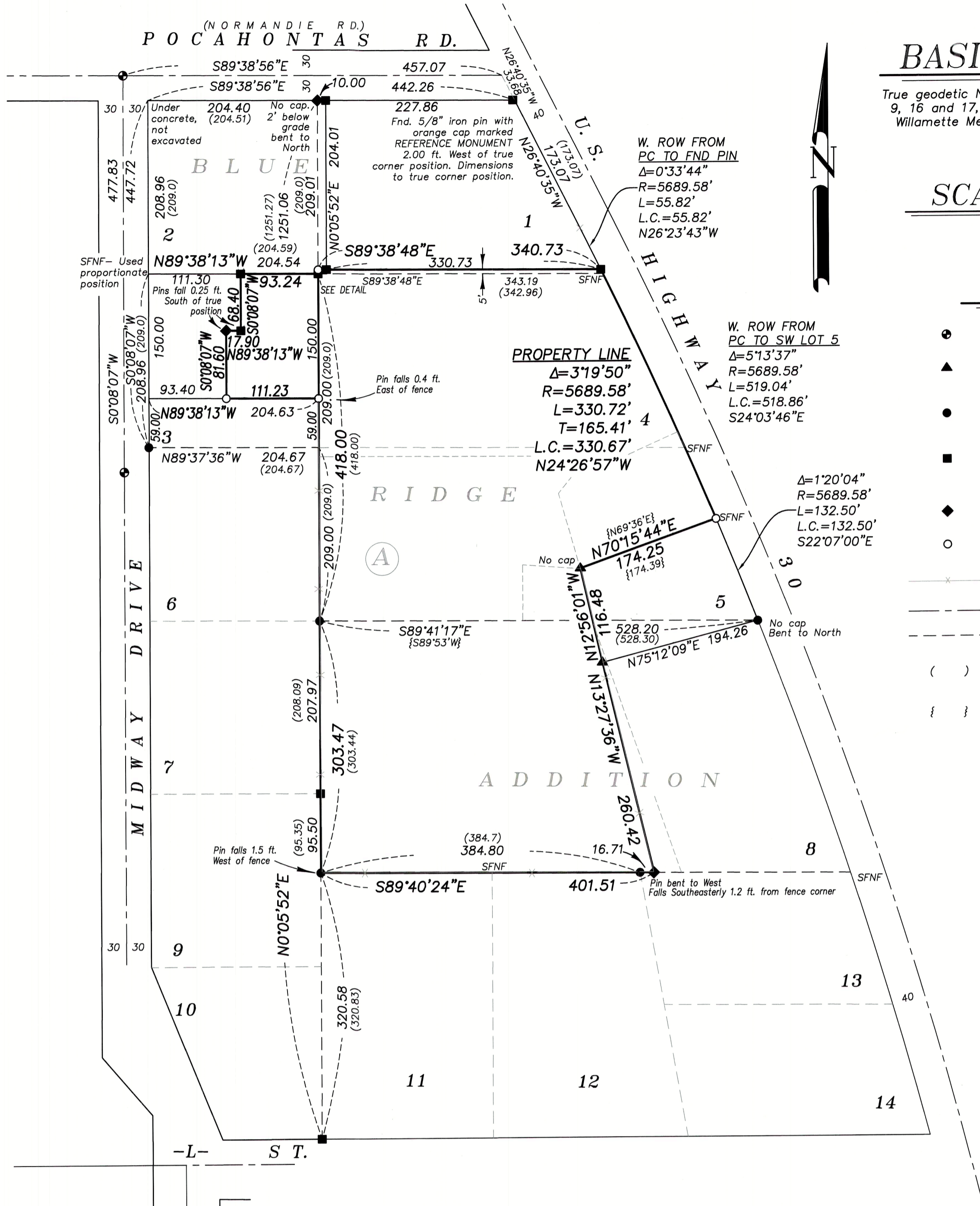
BASIS OF BEARING

True geodetic North at the corner common to Sections 8, 9, 16 and 17, Township 9 South, Range 40 East of the Willamette Meridian, as determined by GPS observation

SCALE: 1" = 100'

LEGEND

- Found 1" iron pin in monument box
- ▲ Found 1/2" iron pin with plastic cap marked RPE 2808
- Found 5/8" iron pin with plastic cap marked RPE 2808
- Found 5/8" iron pin with plastic cap marked HANLEY ENGR PLS 1206 (unless otherwise noted)
- ◆ Found unrecorded 5/8" iron pin
- Set 5/8"x30" iron pin with plastic cap marked BGB SURVEY MARKER
- Fenceline
- Centerline
- - - Original Lot Line
- () Record measurement as per Plat of Blue Ridge Addition
- { } Record measurement as per Survey Number 09-40-059BC



REFERENCE MATERIAL

Survey Number 3-76
 Survey Number 09-40-009BC
 Survey Number 09-40-052BC
 Survey Number 09-40-059BC
 Survey Number 09-40-365
 Survey Number 09-40-444
 Survey Number 09-40-613
 Survey Number 09-40-653
 Survey Number 09-40-697
 Plat of Blue Ridge Addition
 Partition Plat 2008-027
 ODOT strip map 4B-07-003

DEED REFERENCES

86 19 005
 91 07 052
 91 07 053
 90 34 095
 98 25 295
 B09 05 0041
 B09 49 0064
 B16 51 0195
 B19 44 0345
 B20 01 0077

NARRATIVE

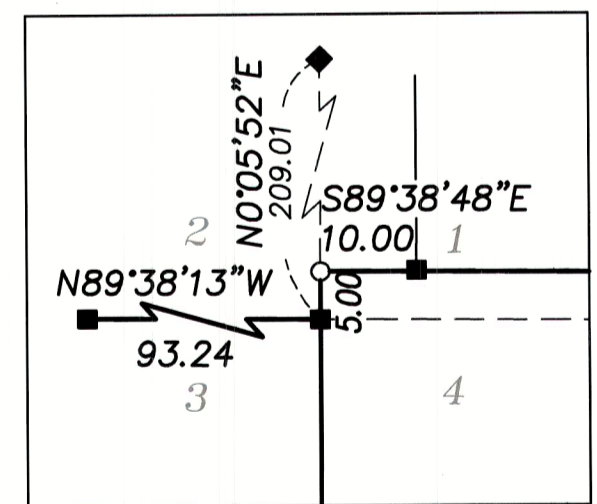
This survey was done at the request of Corey Braseth, owner of Braseth Properties and CPB Properties, owners of the land within. Mr. Braseth wanted to monument the exteriors of his ownerships. I recover monuments as shown. There are a number of monuments where I can find no recorded survey. I find them, for the most part, harmonious with platted positions and hold their position. The exceptions being on the West line of the CPB property in Lot 3, where I hold the deed call of 68.4 feet from the North line over the monuments.

The Northwest corner of the block was established by offsets. I establish the Northeast corner of Lot 3 at proportionate distance. Finding the dimensions of Lot 3 to be nominal, I hold the deed measurements to place the West line of this ownership.

I find no evidence of a monument at the South corner where the property abuts the Highway, originally set by Survey 9-40-059BC. As the intent from the deeds appears to be to run along the common wall boundary, I hold the corner of the common wall for line, as per said survey. I find this to be harmonious with record calls.

To establish the highway right of way, I hold the PC that falls 173.07 feet from the NE corner of this block, as per plat of Blue Ridge Addition. I then rotate the alignment, using record data as per ODOT strip map 4B-07-003, to existing monumentation. Establishing it as such is relatively harmonious with the record East/West dimensions of Blue Ridge Addition.

I find no other unusual conditions with this survey.



REGISTERED
 PROFESSIONAL
 LAND SURVEYOR

OREGON
 JUNE 2, 2010
 JEFFREY S. HSU
 83571

Renewal Date: June 30, 2021

FILED March 31, 2021
 BAKER COUNTY SURVEYOR
 SURVEY NO. 9-40-819

BAGETT, GRIFFITH & BLACKMAN 2006 Adams Avenue, LaGrande, Oregon Map of Survey	
Situated in Block A of Blue Ridge Addition City of Baker City	
BAKER COUNTY, OREGON	
SURVEYED FOR	Cory Braseth
SURVEYED BY	J. S. H.
Scale: 1" = 100'	Drawn by: J. S. H. Mar. 2021