

NARRATIVE

This survey was done at the request of Danean Riley, owner of the land within, in preparation for a partition. The centerline intersections within John Stewart's addition were monumented by AD21-10 with monuments along the East side of the addition set by AD20-13.

I recover monuments as shown. I accept the centerline monuments at 11th St/Campbell and at 11th/Madison. To place the intersection of Baker St and 11th St, I drive a line from the railroad spike at 11th St/Madison to the pin set on the South right of way line of Baker Street and hold a point 40 feet North along this line. Monuments along 9th Street fall in line within 0.10 ft and I hold a best fit line through these monuments to place the centerline of 9th Street. To place the Baker Street centerline, I drive a line from the position at 11th Street through a line 40 feet from the monuments set by Survey 9-40-217 and 9-40-311. This fits well with the unrecorded Philo Anderson pin in Block 2 as well as with the unrecorded 5/8" rebar at the east end of Baker St. To establish the centerline of Madison St (West) and 9th Street, I hold the record distance North from the centerline of Baker St. and 9th Street, as per Survey Number 9-40-211. This is the same methodology employed by Ellthorp in Survey 9-40-838 and fits pins within Block 2 well. Centerline monumentation along 10th Street has been lost. To place the centerline of Baker Street and 10th St, I use a proportionate method between the 11th St/Baker St centerline position and the intersection of Baker St. and the Southerly extension of the East line of Block 2, based on distance of Survey Number 09-40-311. Said East line of Block 2 was placed as follows. Survey 9-40-211 sets pins along the West right-of-way of Block 2, based on a retracement of an unrecorded Philo Anderson survey in that same block. I hold the pin set by this survey (at Northeast corner of Lot 2) and run a line South, parallel with the centerline monuments to place said East line of Block 2.

From the 10th St/Baker St position, I run a line North to a point 40 feet East of the pin at the Northeast corner of Block 8, set by Survey Number 9-40-77BC and intersect this with a line from the intersection of 11th St/Campbell St through a point 40 feet North of said Northeast corner of Block 2, to establish the intersection of 10th Street and Campbell St. This fits well with the other monument set on the West line of 10th Street by Survey Number 9-40-77BC. I hold the intersection of this line and the centerline of Madison Street, as previously established, for the intersection of Madison and 10th Street.

I find that the monument set on the East line of Block 2 by Survey Number 9-40-211 to be 27.00 feet from the centerline monuments along 9th Street. Holding the 16.5 ft width of the original plat of John Stewart's Addition, I hold that the East line of John Stewart's Addition is 10.5 feet West of the centerline monuments marking 9th Street. There has been inconsistent numbers used on various surveys in the area for the width of the right of way in this area.

In establishing the centerlines in this manner, I find that I can maintain harmony within all extant monumentation within these blocks. Distances are fit relatively well with record measurements as well. I subdivide the block as per standard proportionate method.

BASIS OF BEARING

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

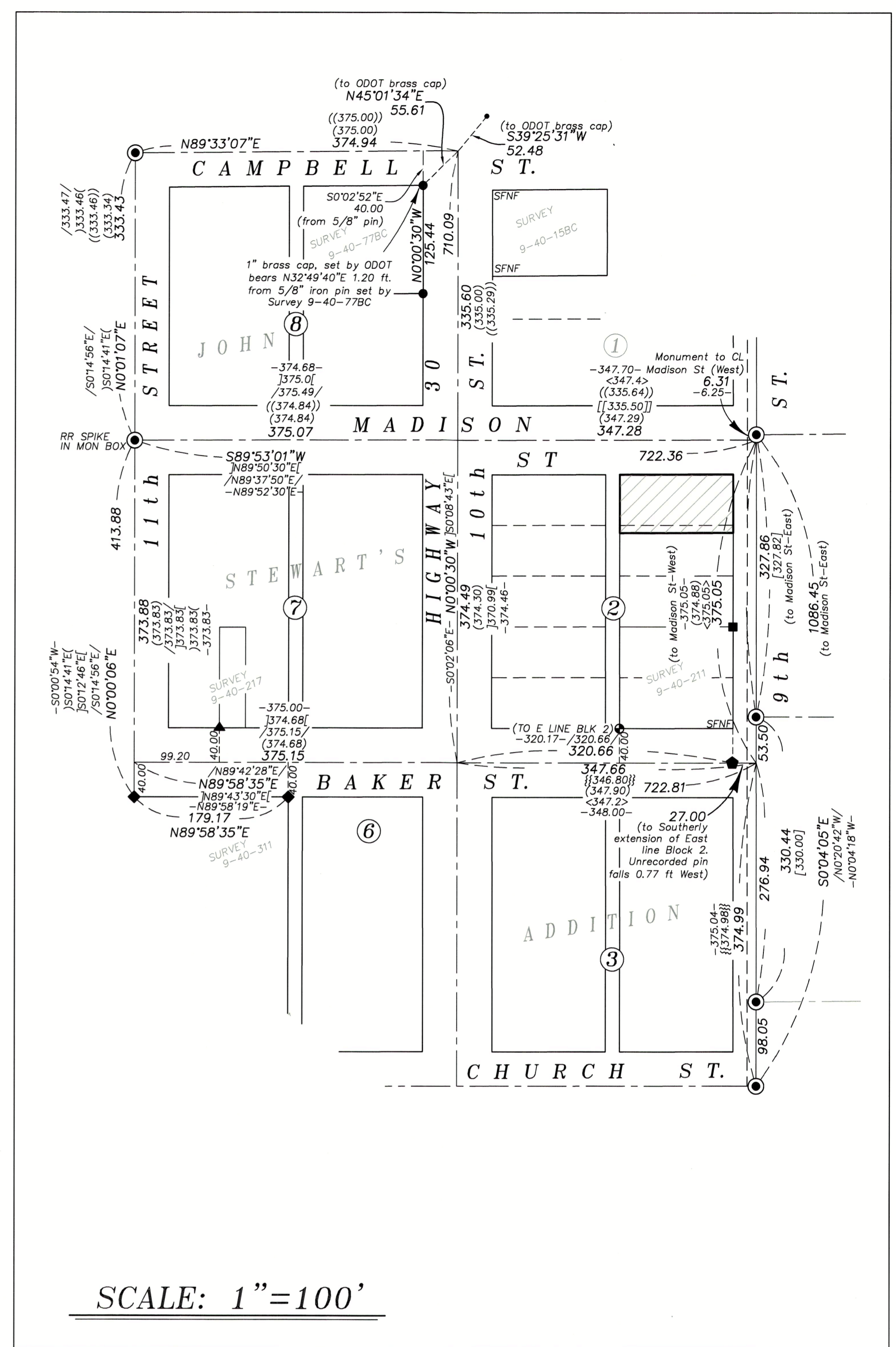
SCALE: 1"=40'

LEGEND

- Found 5/8" iron pin (unless otherwise specified) in monument box
- Found 5/8" iron pin set by Survey Number 09-40-77BC
- ◆ Found 5/8" iron pin with yellow plastic cap marked HANLEY ENGR PLS 1206, set by Survey Number 09-40-211
- ▲ Found 5/8" iron pin, set by Survey Number 09-40-217
- ◆ Found 5/8" iron pin with plastic cap marked HANLEY ENGR PLS 1206, set by Survey Number 09-40-311
- Found 1" iron pipe, noted on Survey 9-40-211 as being set by Philo Anderson, May 1954
- Found 1" brass cap, unless otherwise noted, set by Survey Number 9-40-838
- Found unrecorded 5/8" iron pin, noted on Survey Number 9-40-506
- Set 5/8"x30" iron pin with plastic cap marked BGB SURVEY MARKER
- Centerline
- - - Fenceline
- { } Record measurement as per Plat of John Stewart's Addition
- () Record measurement as per Survey AD 21-10
- [] Record measurement as per Survey AD 20-13
- { } Record measurement as per Survey Number 09-40-15BC
- { } Record measurement as per Survey Number 09-40-17BC
- { } Record measurement as per Survey Number 09-40-217
- { } Record measurement as per Survey Number 09-40-311
- { } Record measurement as per Survey Number 09-40-506
- { } Record measurement computed from Survey Number 9-40-838
- SFNF Searched for, not found

REFERENCE MATERIAL

- Survey Number AD-20-13
- Survey Number AD 21-10
- Survey Number 9-40-15BC
- Survey Number 9-40-17BC
- Survey Number 9-40-77BC
- Survey Number 9-40-211
- Survey Number 9-40-217
- Survey Number 9-40-311
- Survey Number 9-40-506
- Survey Number 9-40-823
- Survey Number 9-40-838
- DEED REFERENCES
- Volume 154, Page 221
- Volume 160, Page 207
- 85 07 044
- B04 45 0185



SCALE: 1"=100'

FILED February 8, 2023
BAKER COUNTY SURVEYOR
SURVEY NO. 9-40-844

BAGETT, GRIFFITH & BLACKMAN
2006 Adams Avenue, LaGrande, Oregon
Map of Survey
Sited in Block 2 of John Stewart's Addition to the City of Baker City
BAKER COUNTY, OREGON

SURVEYED FOR	Danean Riley
SURVEYED BY	J. S. H.
Scale: 1" = 40'	Drawn by: J. S. H. Feb. 2023