

RECORD OF SURVEY

LOT 3, BLOCK 23, "B. W. LEVENS' ADDITION", SITUATED IN NORTHWEST QUARTER OF SECTION 17,
TOWNSHIP 9 SOUTH, RANGE 40 EAST OF THE WILLAMETTE MERIDIAN,
CITY OF BAKER CITY, COUNTY OF BAKER, STATE OF OREGON.

HORIZONTAL DATUM

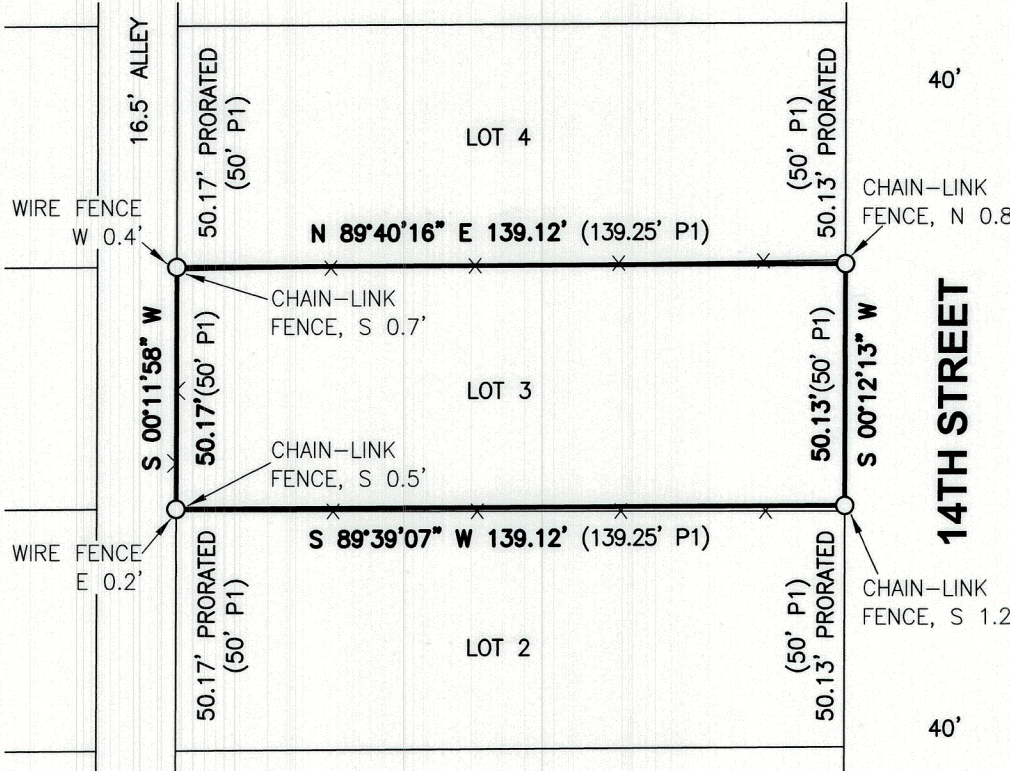
THIS SURVEY UTILIZES BAKER ZONE, A LOW DISTORTION PROJECTION (LDP), A SUBSET OF THE OREGON COORDINATE REFERENCE SYSTEM (OCRS) REALIZED IN NAD83/2011(EPOCH 2010.0000. LDP COORDINATES PROXIMATE GROUND DISTANCES, UNITS IN INTERNATIONAL FEET.

A GNSS VECTOR OBSERVED BETWEEN THE MONUMENTS SHOWN AT POINTS 'A' AND 'B', IS THE BASIS OF BEARINGS FOR THIS SURVEY, BEARING BEING S 00°12'13" W.

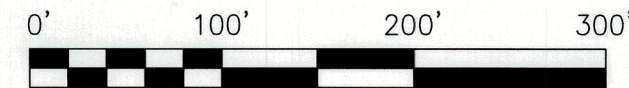
POINT NO.	NORTHING	EASTING	DESCRIPTION
'A'	103377.495	127706.393	5/8" IR IN MON CAN
'B'	102717.626	127704.049	5/8" IR IN MON CAN

SUBJECT PROPERTY DETAIL

DETAIL SCALE: 1" = 40'



SCALE: 1" = 100'



LEGEND

- = DENOTES FOUND MONUMENT AS NOTED
- ⊗ = CITY MONUMENT IN MONUMENT CAN (HELD) AS NOTED
- ⊙ = MONUMENT SET IN P2, 5/8" IR (HELD) W/YPC MARKED "HANLEY ENGR PLS 1817"
- = DENOTES A 5/8" X 30" IRON ROD WITH YELLOW PLASTIC CAP MARKED, "S.W.L.S. INC. 503-665-7777", SET ON JUNE 6, 2024.
- IR = IRON ROD
- IP = IRON PIPE
- SN = SURVEY NUMBER, BAKER COUNTY SURVEY RECORDS
- W/YPC = WITH YELLOW PLASTIC CAP
- () = RECORD INFORMATION AS REFERENCED

REFERENCE PLATS

BAKER COUNTY PLAT RECORDS

P1 = "B. W. LEVENS' ADDITION"

P2 = "B. W. LEVENS' ADDITION", LOT 6 THROUGH 10, BLOCK 24, REPLAT NO 2022-005

REFERENCE DEEDS

BAKER COUNTY DEED RECORDS

D1 = DOCUMENT NUMBER B16360242

REFERENCE SURVEYS

BAKER COUNTY SURVEY RECORDS

S1 = SN 9-40-0308

S2 = SN 9-40-0429

NARRATIVE

THE PURPOSE OF THIS SURVEY IS TO MONUMENT LOT 3, BLOCK 23, "B. W. LEVENS' ADDITION", SITUATED IN NORTHWEST QUARTER OF SECTION 17, TOWNSHIP 9 SOUTH, RANGE 40 EAST OF THE WILLAMETTE MERIDIAN, CITY OF BAKER CITY, COUNTY OF BAKER, STATE OF OREGON, THAT CERTAIN TRACT OF LAND DESCRIBED IN DOCUMENT NUMBER B16360242, BAKER COUNTY DEED RECORDS.

THE PROJECT BEGAN WITH A SEARCH FOR, AND SURVEY OF EXISTING MONUMENTS CONTROLLING THE SUBJECT PROPERTY AS SHOWN. UTILIZING SAID DEED AND EXISTING EVIDENCE FOUND ON THE GROUND, THE DEED LINES WERE DETERMINED AS FOLLOWS:

FOR THE WEST LINE OF BLOCKS 25 THROUGH 28 I USED THE CALCULATED SOUTHWEST CORNER OF BLOCK 28 PER SURVEY NUMBER 9-40-0308 AND THE PRORATED CENTERLINE SHOWN ON SAID SURVEY NUMBER (330.41') THEN ALL EAST-WEST CENTERLINES WERE OFF-SET 40.00' ON BOTH SIDES TO THE NEXT CENTERLINE MONUMENT TO THE EAST AS SHOWN.

THE NORTH LINE OF BLOCK 23 OF SAID PLAT WAS ESTABLISHED BY HOLDING THE DISTANCE (330.41') ALONG THE CENTERLINE OF CHICO STREET (VARIABLE WIDTH) PER SN 9-40-0308 (S1) AND THE MONUMENT FOUND AT THE CENTER OF "B" STREET AND 14TH STREET THEN OFF-SET 40.00' SOUTH TO ESTABLISH THE NORTH LINE OF SAID BLOCK 23.

THE WEST LINE OF SAID BLOCK 23 WAS ESTABLISHED BY HOLDING A SPLIT IN DISTANCE OF 374.77, FROM SAID MONUMENT TO THE MONUMENT FOUND AT THE CENTER OF "A" STREET AND 15TH STREET, THEN OFF-SET 40.00' EAST TO THE WEST LINE OF SAID BLOCK 23.

THE SOUTH AND EAST LINES OF BLOCK 23 WERE ESTABLISHED BY HOLDING 40.00' TO THE NORTH AND WEST FROM FOUND MONUMENTS IN THE CENTER INTERSECTION OF STREETS AS SHOWN.

THEN SAID BLOCK 23 WAS PRORATED ALL AROUND GIVING THE ALLEY FULL MEASURE OF 16.50', THEN MONUMENTS WERE SET AS SHOWN.

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Eric Hyatt
OREGON
SEPTEMBER 13, 2022
ERIC HYATT
99516
EXPIRES: 06/30/25

FILED July 31, 2024
BAKER COUNTY SURVEYOR
SURVEY NO. 9-40-868

STATEWIDE LAND SURVEYING INC.

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GRESHAM, OR 97030 BAKER CITY, OR 97814
503-665-7777 541-406-3012
SURVEY@STATEWIDESURVEYING.COM

CLIENT: JUDY HOLMES

SWS

REV:	SCALE: AS SHOWN	JOB NUMBER: 2024-123
REV:	DRAWN DATE: 6/5/2024	DRAWN: K.D.C.
REV:	REVIEW DATE: 6/6/2024	REVIEWED: E.P.H.
REV:	SURVEY DATE: 6/3/2024	SHEET: 1 OF 1