

RECORD OF SURVEY

PORTIONS OF TRACT M, U AND V, LOTS 1-12, BLOCKS 14 AND 15, AND LOTS 1-6, BLOCK 24, JACKSON ADDITION,
SITUATED IN SOUTHEAST QUARTER OF SECTION 20,
TOWNSHIP 9 SOUTH, RANGE 40 EAST OF THE WILLAMETTE MERIDIAN,
CITY OF BAKER CITY, COUNTY OF BAKER, STATE OF OREGON.

BAKER COUNTY SURVEYOR'S OFFICE

ACCEPTED FOR FILING: _____

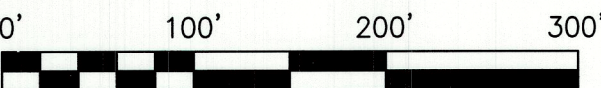
HORIZONTAL DATUM

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°37'50" W.

POINT NO.	NORTHING	EASTING	DESCRIPTION
'A'	96877.416	130908.870	1/2" IR
'B'	96049.371	130899.756	1/2" IR

SCALE: 1" = 100'



LEGEND

- = DENOTES FOUND MONUMENT AS NOTED
- = DENOTES A 5/8" X 30" IRON ROD WITH YELLOW PLASTIC CAP MARKED, "S.W.L.S. INC. 503-665-7777", SET ON 27 AUGUST 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 SURVEYS

BAKER COUNTY SURVEY RECORDS
S1 = SN 09-40-0098BC
S2 = SN 09-40-0177
S3 = SN 09-40-0456MP
S4 = HIGHWAY MAP DRG NO 7B-7-7

REFERENCE PLATS

BAKER COUNTY PLAT RECORDS
P1 = JACKSON ADDITION
P2 = REPLAT IN JACKSONS' ADDITION

REFERENCE DEEDS

BAKER COUNTY DEED RECORDS
D1 = DEED DOCUMENT NO 93 32 091

NARRATIVE

THE PURPOSE OF THIS SURVEY IS TO MONUMENT PORTIONS OF TRACTS M, U AND V, LOTS 1-12, BLOCKS 14 AND 15, AND LOTS 1-6, BLOCK 24, JACKSON ADDITION, SITUATED IN SOUTHEAST QUARTER OF SECTION 20, TOWNSHIP 9 SOUTH, RANGE 40 EAST OF THE WILLAMETTE MERIDIAN, CITY OF BAKER CITY, COUNTY OF BAKER, STATE OF OREGON, THOSE CERTAIN TRACTS OF LAND DESCRIBED IN DEED DOCUMENT NUMBER 93 32 091, BAKER COUNTY DEED RECORDS.

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

THE NORTH LINES ESTABLISHED BY HELD MONUMENTS THAT WERE SET IN REPLAT IN JACKSONS' ADDITION RECORDED IN BOOK 4, PAGE 59 BAKER COUNTY SURVEY RECORDS (P2).

THE EAST LINE ESTABLISHED BY THE MONUMENT FOUND AT THE NORTHEAST CORNER OF THE SUBJECT PROPERTIES AND THE MONUMENT FOUND 8.00' NORTHERLY FROM THE SOUTHEAST CORNER OF SUBJECT PROPERTIES, ALSO BEING NEAR THE SOUTHEAST CORNER OF LOT 1 BLOCK 24 "JACKSON ADDITION".

THE SOUTH LINES ESTABLISHED BY THE TWO MONUMENTS FOUND AT THE SOUTHWEST CORNER OF LOT 6 AND NEAR THE SOUTHEAST CORNER OF LOT 1 BLOCK 24 OF SAID PLAT, THEN OFFSET 8.00' SOUTHERLY TO THE CENTERLINE OF THE 16.00' VACATED ALLEY IN SAID BLOCK 24 (VACATION ORDINANCE NUMBER 3402), AND THE MONUMENTS FOUND AT THE NORTHWEST AND NORTHEAST CORNERS OF LOT 7 OF BLOCK 25 OF SAID PLAT.

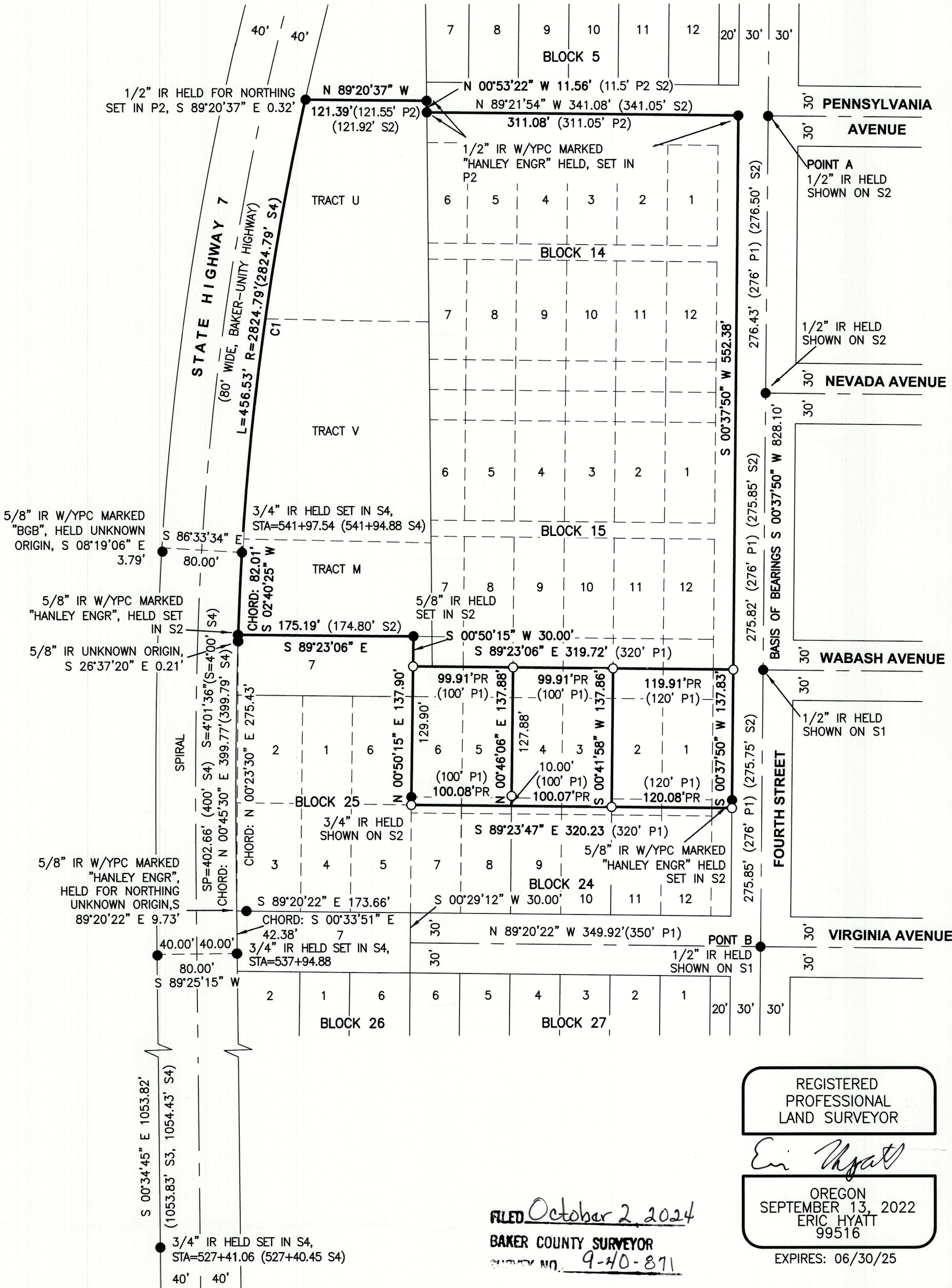
THE WEST LINE ALSO BEING THE EAST RIGHT OF WAY LINE OF OREGON STATE HIGHWAY NO. 7 (BAKER-UNITY HIGHWAY) ESTABLISHED BY HOLDING THE MONUMENT AT HIGHWAY STATION 537+94.88 PER ODOT HIGHWAY MAP NUMBER 7B-7-7 (S4) AND THE MONUMENT AT STATION 541+97.54 (541+94.88 S4) THENCE THROUGH 2824.79' RADIUS CURVE TO THE RIGHT PER S4.

THE WEST LINE OF BLOCK 24 OF SAID PLAT ESTABLISHED BY THE MONUMENT FOUND AT THE NORTHEAST CORNER OF LOT 7 BLOCK 25, AND THE MONUMENT FOUND AT THE SOUTHWEST CORNER OF LOT 6 BLOCK 24 OF SAID PLAT.

LOTS 1 - 6 BLOCK 24 OF SAID PLAT WERE THEN CALCULATED USING PRORATED DISTANCES AS SHOWN, MONUMENTS WERE SET IN THE CENTERLINE OF VACATED WABASH STREET AND THE CENTERLINE OF SAID VACATED ALLEY IN BLOCK 24 AS SHOWN. THE ACTUAL CORNER LOCATION FOR THE CENTERLINE OF THE VACATED ALLEY NEAR THE SOUTHWEST CORNER OF LOT 4 BLOCK 24 FALLS IN A FENCE, I SET A MONUMENT 10.00' NORTH ON THE PROPERTY LINE.

CURVE TABLE

CURVE	ARC LENGTH	RADIUS	DELTA ANGLE	CHORD BEARING	CHORD LENGTH
C1	456.53'	2824.79'	9°15'36"	N 08°04'39" E	456.03'



REGISTERED
PROFESSIONAL
LAND SURVEYOR

Eric Hyatt

OREGON
SEPTEMBER 13, 2022
ERIC HYATT
99516

EXPIRES: 06/30/25

FILED October 2, 2024
BAKER COUNTY SURVEYOR
9-40-891

STATEWIDE LAND SURVEYING INC.

43 NW AVA AVE
1915 BAKER AVE
GRESHAM, OR 97030
503-665-7777



CLIENT: TERRY AND JULIE MILLER

REV:	SCALE: 1" = 100'	JOB NUMBER: 2024-167
REV:	DRAWN DATE: 9/6/2024	DRAWN: K.D.C.
REV:	REVIEW DATE: 9/9/2024	REVIEWED: E.P.H.
REV:	SURVEY DATE: 8/14/2024	SHEET: 1 OF 1