

RECORD OF SURVEY

SCALE: 1" = 50'



FOR A PROPERTY LINE ADJUSTMENT BETWEEN TRACT "U", PLAT OF "JACKSON ADDITION" AND LOT 1, PLAT OF "REPLAT IN JACKSONS' ADDITION", SITUATED IN THE 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

CITY OF BAKER CITY CASE NO. PLA-20-091

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 ARE 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°40'33" W.

POINT	NORTHING	EASTING	DESCRIPTION
'A'	97154.073	130912.134	1/2" IR
'B'	96877.416	130908.870	1/2" IR

LEGEND

- = DENOTES FOUND MONUMENT AS NOTED
- = DENOTES A FOUND AND HELD 5/8" IR W/YPC MARKED "HANLEY ENGR", SET IN P2
- = DENOTES A 5/8" X 30" IR W/YPC MARKED "SWLS INC", SET ON OCTOBER 17, 2024
- IP = IRON PIPE
- IR = IRON ROD
- SN = SURVEY NUMBER, BAKER COUNTY SURVEY RECORDS
- W/YPC = WITH A YELLOW PLASTIC CAP
- () = RECORD INFORMATION AS REFERENCED

NARRATIVE

THE PURPOSE OF THIS SURVEY IS TO MONUMENT A PROPERTY LINE ADJUSTMENT BETWEEN TRACT "U", PLAT OF "JACKSON ADDITION" AND LOT 1, PLAT OF "REPLAT IN JACKSONS' ADDITION", SITUATED IN THE 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, THE FORMER BEING DESCRIBED IN DOCUMENT NO. 93 32 090 AND THE LATTER BEING DESCRIBED IN DOCUMENT NO. 94 49 047, BAKER COUNTY DEED RECORDS.

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

THE NORTH LINE OF DOCUMENT NO. 94 49 047 WAS DEFINED BY THE HELD MONUMENTS FOUND AT THE NORTHWEST AND NORTHEAST CORNERS OF SAID PROPERTY. THE SOUTH AND EAST LINES ALONG TRACT "Q" WERE DEFINED BY FOUND AND HELD MONUMENTS SET IN "REPLAT IN JACKSONS' ADDITION" (P2) AND BAKER COUNTY SURVEY NUMBER 9-40-158 (S3).

THE EAST LINE WAS DEFINED BY THE FOUND AND HELD MONUMENTS IN THE EAST LINE OF SAID LOT 1 AND A NORTHERLY EXTENSION OF SAID LINE TO THE NORTHEAST CORNER THEREOF.

THE SOUTH LINES WERE DEFINED BY HELD MONUMENTS FOUND ALONG SAID LINES SET IN "REPLAT IN JACKSONS' ADDITION" (P2).

THE WEST LINE, ALSO BEING THE EAST RIGHT-OF WAY LINE OF STATE HIGHWAY 7 (80' WIDE, ALSO KNOWN AS BAKER-UNITY HIGHWAY), WAS DEFINED BY HOLDING A 2824.78' RADIUS ARC THROUGH THE MONUMENTS AT THE SOUTHWEST AND THE NORTHWEST CORNERS OF SAID LOT 1. THE ADJUSTED PROPERTY LINE WAS ESTABLISHED PER MY CLIENT'S DIRECTION AND MONUMENTED AS SHOWN. THIS SURVEY IS COMPLETED IN ACCORDANCE WITH CITY OF BAKER CITY CASE NO. PLA-20-091.

REFERENCE DEEDS

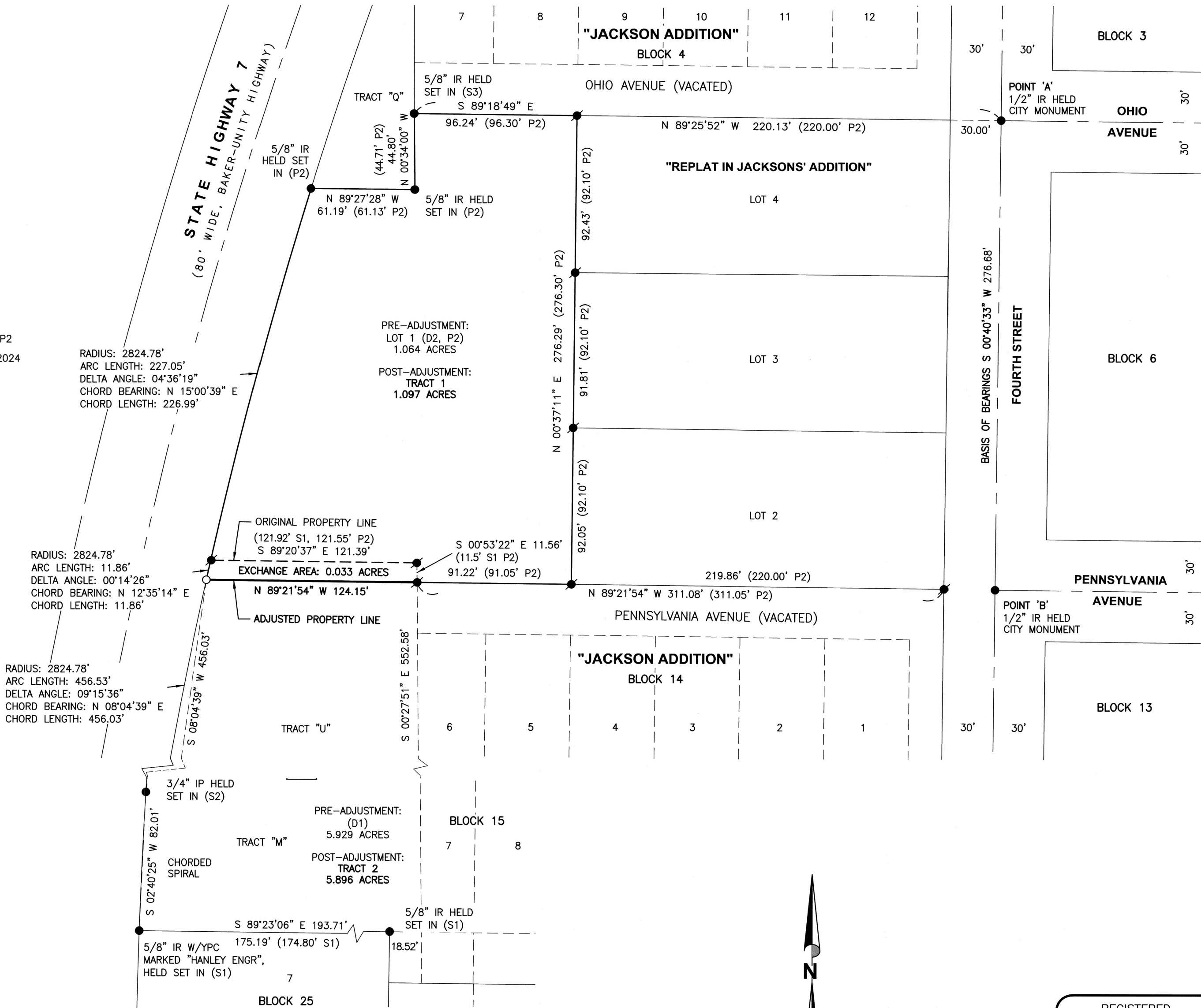
BAKER COUNTY DEED RECORDS
D1 = DOCUMENT NO. 93 32 090
D2 = DOCUMENT NO. 94 49 047

REFERENCE PLATS

BAKER COUNTY PLAT RECORDS
P1 = "JACKSON ADDITION", PLAT NO. 15
P2 = "REPLAT IN JACKSONS' ADDITION", PLAT BOOK 4, PAGE 59

REFERENCE SURVEYS

BAKER COUNTY SURVEY RECORDS
S1 = SN 2-40-0177
S2 = ODOT MAP 7B-7-7
S3 = 9-40-0158



FILED June 12, 2025
BAKER COUNTY SURVEYOR
SURVEY NO. 9-40-892

REGISTERED
PROFESSIONAL
LAND SURVEYOR

OREGON
SEPTEMBER 13, 2022
ERIC HYATT
99516

EXPIRES: 06/30/25

STATEWIDE LAND SURVEYING INC.

43 NW AVE AVE
GRESHAM, OR 97030
503-665-7777
SURVEY@STATEWIDESURVEYING.COM

CLIENT: RICHARD GHRIST

REV:	SCALE: 1" = 50'	JOB NUMBER: 2024-202
REV:	DRAWN DATE: 9/25/2024	DRAWN: K.D.C./J.B.
REV:	REVIEW DATE: 9/26/2024	REVIEWED: E.P.H.
REV:	SURVEY DATE: 9/10/2024	SHEET: 1 OF 1