

Narrative

The following data was discussed between Stu Wilde of the Abstract and Title Company and this firm to determine the deed lines of any property Union County might own between the north bank of the present channel of Catherine Creek and the south line of Catherine Creek III Addition to Union, Oregon. Union County originally owned all of what was referred to as Tract 28 of the Oliver Plat lying south of what is now known as Catherine Creek III on the North and the north bank of the original channel of Catherine Creek. Then on October 4, 1951 Union County sold to W.H. and Pearl Woodruff the property described in Volume 126, page 385 of the Deed Books of Record, being "That part of the north 422 feet of the south 1122 feet of the southeast quarter of the southeast quarter of Section 13, Township 4 South, Range 39 East, Willamette Meridian, Union County, Oregon, lying North and West of the northerly bank of the present channel of Catherine Creek. Being a part of Tract 28 of the Oliver Plat." Catherine Creek was diverted for irrigation and flood control purposes in time for irrigation season of 1952, as stated in the records of the U.S. Soils Conservation Services Office in La Grande, and was assumed to be before July of 1952. On July 2, 1952 Union County sold to W.H. and Pearl Woodruff and Forrest Scroggins "All that part of Tract 28 of the Oliver Plat, except that portion lying North of the northerly bank of the present channel of Catherine Creek in Section 13, Township 4 South, Range 39 East, Willamette Meridian" as described in Deed Books Volume 139, page 610. Then on December 19, 1953, in Deed Books Volume 131, page 592, W.H. and Pearl Woodruff quitclaimed all their rights to "That part of the north 422' of the south 1122 feet of the southeast quarter of the southeast quarter of Section 13, Township 4 South, Range 39

East, Willamette Meridian, Union County, Oregon lying North of the northerly bank of the present channel of Catherine Creek." This was to clear up the deed of October 4, 1951 from Union County to W.H. and Pearl Woodruff for lands all of which the county did not own. The land which Catherine Creek III occupies was owned by J.S. Galloway before March 2, 1906 when he sold the 10 foot strip of land along the south line of his property to R.M. Wright, Hempe Bros., W.R. Hutchinson, J.F. Hutchinson and M.B. Wilson for the construction of an irrigation ditch, in Deed Books Volume 42, page 560. The property East of Catherine Creek III and North of the original north bank of Catherine Creek was bought by Henry Paxton on March 9, 1950 in Deed Books Volume 121, page 205. From this data it was determined that Union County has deed claim to the land lying between the north bank of the present channel of Catherine Creek on the South, and the north bank of the original channel of Catherine Creek on the North and East, and the south line of the 10 foot strip of land deeded in Volume 42, page 560 on the North, and the east line of 10th Street on the West.

RECEIVED TESTIMONY FROM DON GALE, a long time resident of Union and an earlier owner of the land north of the original bank of Catherine Creek now known as Catherine Creek III, as to the location of the original north bank of Catherine Creek as it existed before 1948. Also received Testimony from Harold Hall, who is also a long time resident of Union and the owner of land lying north of the original channel of Catherine Creek and East of Catherine Creek III, as to the location of the original north bank of Catherine Creek as it existed before 1948.

The 5/8" x 30" steel pins shown as set on the original north bank of Catherine Creek are set at points identified by these two men.

LEGEND

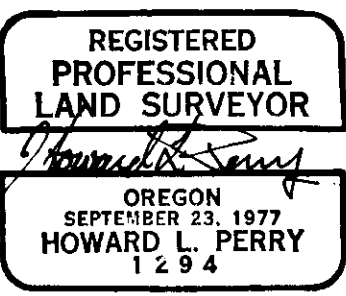
- SET 5/8" x 30" STEEL PIN WITH CAP MARKED AP&A.
- FOUND MONUMENT OF RECORD. 5/8" PIN UNLESS OTHERWISE NOTED.
- () RECORD DATA
- ////// CATHERINE CREEK III BOUNDARY

REFERENCE MATERIAL

- ORIGINAL SUBDIVISION PLAT OF CATHERINE CREEK III
- RECORD SURVEY # 74-74

BASIS OF BEARING

ORIGINAL PLAT OF CATHERINE CREEK III



MAP OF SURVEY		
PARCEL IN THE SE 1/4, SE 1/4, SEC. 13, T4S, R39E, W.M.		
UNION, OREGON		
FOR: UNION COUNTY		
SCALE	anderson perry & associates, inc. <small>engineering • surveying • materials testing</small> LA GRANDE & ENTERPRISE, OREGON	SHEET NO.
1" = 40'		
DATE	1978	

69-18