BASIS OF BEARING

FORWARD BEARING AS PUBLISHED BY U.S.C. & G.S. FROM △ COLLEGE TO △ VALLEY

REFERENCE MATERIAL

1922 REMONUMENTATION OF LA GRANDE
PLAT OF COGGAN'S SECOND ADDITION
    SURVEY NUMBER 65-74
    SURVEY NUMBER 81-80
    SURVEY NUMBER 86-80

LEGEND

●   FOUND MONUMENT OF RECORD

○   SET 5/8" x 30" IRON PIN WITH PLASTIC CAP MARKED B·G·A SURVEY MARKER

( )   RECORD DISTANCE

—··—   CENTERLINE

—×—×—   EXISTING FENCELINE

NARRATIVE

This survey was ordered by Lonnie Lester and Bill Shaw. They had just purchased this property and were going to build a new cyclone fence around the property. Glenn Lester, seller of the property, owned all of the block contiguous with this property except the parcels next to Cherry Street. I find that the first lot South of the Lester property has 60 feet fenced, but his title calls for only 50 feet of frontage. I find that each lot South of this error appears to have developed from this error, as the other lots appear to have fenced the correct amount of property but reflect the first error. I am still throwing the excess along East O Avenue as in 86-80. I notified Lonnie Lester of the shed encroachment along their West line, and discussed adverse possession with him.

I also find on survey number 81-80 that I have a dimension that is incorrect. I had a dimension at the location of the shed encroachment listed at 145.00 feet. It should have been shown as 130.00 feet. I have shown this dimension correctly on this survey. I find no other problems on this survey.

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Gregory T. Blackman

OREGON
JULY 13, 1973
GREGORY T. BLACKMAN
991

BAGETT - GRIFFITH & ASSOCIATES		
La Grande, Oregon		
Map of Survey		
SURVEY IN		
BLOCK C		
COGGAN'S 2nd ADDITION		
LA GRANDE		
UNION COUNTY, OREGON		
SURVEYED FOR	LONNIE LESTER & BILL SHAW	
SURVEYED BY	GTB	12/80
Scale: 1" = 50'	Drawn by: RGR	12/80

93-80