BASIS OF BEARING

The forward bearing as published by the U.S.C. and G.S. from \triangle College to \triangle Valley, dated 1946

REFERENCE MATERIAL

Plat of Ronde Valley Addition Survey Number 93-79 Oregon State Highway drawing nos.; 5B-2-7 6B-13-20

LEGEND

Found initial point of Ronde Valley \odot Addition, a 5/8" iron pin inside a 2" iron pipe, both driven 6" below the ground

> Found 5/8" iron pin set by Ronde Valley Addition

Found monument as described, as per survey number 93-79

> Set 5/8"x 30" iron pin with plastic cap marked BGA SURVEY MARKER

Record bearing and distance

Centerline

(Sta. 10+68.8) Centerline curve data P.C. Sta. 10+68.10 P.S. Sta. 6+47.7 R= 288.70' \$\Delta = 90\circ 27'09'' L = 455.77' N 89°25, 35"E T= 290.99' P.O.T. Sta. 0+38-L.C. = 409.89 P.O.S. Sta. 10+07.21 -P.S.C. Sta. 10+47.7 Centerline spiral data Cenfertine curve data 40.49 R= 1145.92' \Delta= 28°52'30" L= 400.00 S = 10000 L.C= 40.48 a = 1.25 L= 577.50 NO. S81°33'23"E T= 295.02 L.C. = 571.41 ¹ Fnd. 5/8" pin I South 7.83 & |East 0.94 from 342 Brass plaque with punch mark in R= 1105.92'

Δ= 3°41'59"

L=71.41'

L.C.=71.40'

\$78°43'27"E water valve box Drive \$2/00654" 30 5 ft. utility (88,25) 3/4" pipe 87.78 N 82°22'29"W (221.36) 175.32 (176.25) Curve data R= 196.49 Δ= 16° 33' 16" L= 56.77' T= 28.59' Position taken at 5/8" pin (See Legend) 5/8" pin L.C.= 56.57' SI2°52'59"W \$ 68° 53'06"E Curve data 137.40 P.T. (Sta. 15+74.8) (151.2)151.07 210.00 Δ= 27⁶08 16" N 89° 46' 39"W **361.07** (361.2) _ _ _ _ L= 64.65 T= 32.94 30 L.C. = 64.04 Second Street N 89°46'39" W _S*7.*º32'46**"**W 30 8 (East) (944.3) 944.16 N 89°46'39"W 100,25 e & 129.31 30 30 \$ 89° 48' 38" E S and. 200 Valley 118.34 Ŏ 5 S 89°43'56"E S 2 30 30 30 30 NARRATIVE of Lot 1, Block 3 by coming record distance along the West line of Block 3 from the Southwest corner of Lot 3, Block 3. I then drive from this point Easterly to the found monument P.C. (Sta. 25+19.1) at the Southeast corner of Lot 2. I then proportion the Southeast corner of Lot I into position. I then drive a straight line from this point through the found monument at the Northeast corner of Lot 1 and intersect the South line of said highway. The legal description of the plat of Ronde Valley Addition calls "to the South line of the Island" City - Cove Highway". Therefore the intent was to subdivide **©** BAGETT - GRIFFITH & ASSOCIATES THEOM COUNTY to the highway. I also find major problems with the curve SURVEYOR

This survey was ordered by Fred Wolford. I establish the South line of Block 3 by driving a line from the initial point of Ronde Valley Addition, Easterly and parallel with the found pins along the South line of Second Street. The Southeast corner of Lot 3, Block 3 is an intersect from the initial point to the curve along Grande View Drive. I had some problems with this curve at Second and Grande View Drive, in that using the central angle of said curve, it is impossible to arrive at the recorded data on the plat. I establish the central angle by intersecting the bearings from the found pins shown. The West line of Lot 1, Block 3 is established by projecting a perpendicular line from the North line of Second Street at call distance from the initial point. I establish the Northwest corner of Lot I, Block 3 by intersecting the West line of Lot I and the South line of Highway 342, (Island City to Cove). I find major differences with the location of this right of way line on the Ronde Valley plat. I locate the constructed centerline of said highway from Oregon State Highway drawing 5B-2-7 and survey number 93-79 and throw all of the error in Block 3 along the right of way line where it occurred. I therefore establish the Southwest corner

data on the old original highway. Lestablish the P.I. and central angle by intersecting the centerlines as established by survey number 93-79. I then use the tangent distance from the monument at the Oregon State Highway Department P.T. Station 15 + 74.8. then apply the same tangent distance back Westerly toward Island City which shortens the P.C. Station by 0.7 feet to Station 10+68.1. I have therefore fit the curve to the existing monuments on the ground. I find no other problems with this survey.

REGISTERED **PROFESSIONAL** LAND SURVEYOR Date Received 4-/- 85 Gregory 7. Blackman Date Filed 4-2-85 OREGON GREGORY T. BLACKMAN By G. LANGLITZ, DEPUTY

La Grande, Oregon Map of Survey Lot 1 Block 3 Ronde Valley Addition Island City UNION COUNTY, OREGON SURVEYED FOR Fred Wolford SURVEYED BY 3/85 G. T. B.

Drawn by: R.G.R. Scale: |"= 50' 3/85