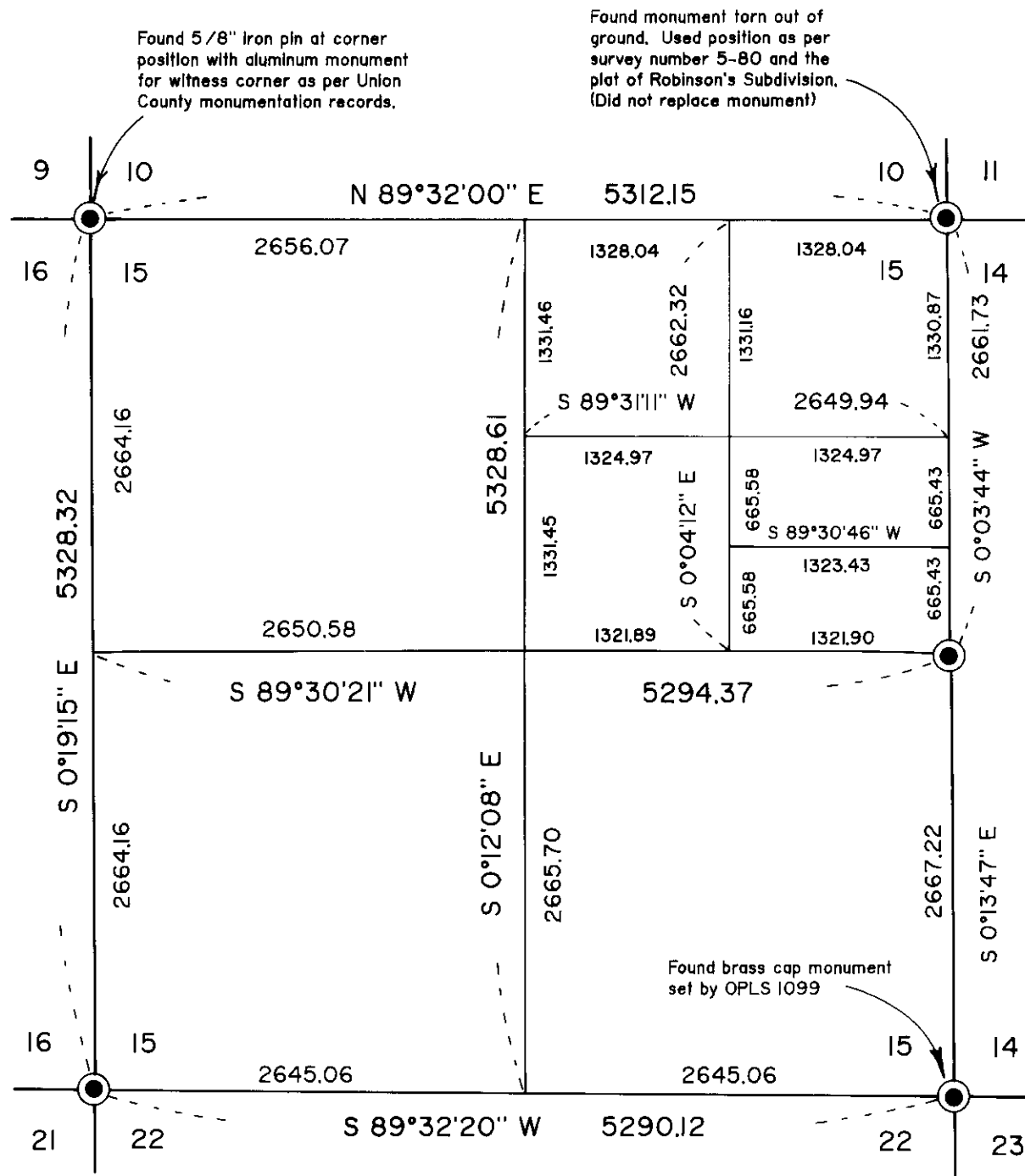


REFERENCE MATERIAL

Union County monumentation records
 Plat of Robinson's Subdivision
 Plat of Buena Vista Subdivision
 Survey Number 38-75
 Survey Number 47-75
 Survey Number 5-80

DEED RECORDS

Volume 51 Page 24
 Volume 107 Page 257
 Volume 118 Page 257
MICROFILM NUMBERS
 41263 84311
 54738 104270
 54885 104720



Subdivision of Section 15 Scale: 1" = 1000'

NARRATIVE

This survey was done at the request of Chuck Phinney. Mr. Phinney is partitioning the total parcel into parcels "A" and "B" as shown. This minor partition was approved by the Union County Planning Commission on November 2, 1989.

The total parcel falls in both Sections 14 and 15. The description of the portion within Section 15 is written as an aliquot portion of Section 15. I base my subdivision of this section on survey number 5-80. Mr. Phinney's South and West lines fall in the county road right of way. I locate the North right of way line of county road number 123 (Antles Lane) by extending Westerly the right of way line as established by the plat of Buena Vista Subdivision. I locate the East right of way line of county road number 64 (Love Road) by extending Southerly the right of way line as established by the plat of Robinson's Subdivision. I find an unrecorded 1/2" iron pin near the true centerline intersection of these two roads as shown. The North line of Mr. Phinney (within Section 15) is on the East-West centerline of the Northeast quarter of the section. This line is also in common with the South line of Robinson's Subdivision. I find a 5/8" iron pin set by James G. Voelz on survey number 47-75 near the Northwest corner of this parcel as shown. It appears that Mr. Voelz did not properly subdivide the section to locate this corner position. It is evident that the existing fence line along this North line was constructed on the basis of the survey by Mr. Voelz.

The description of the portion within Section 14 is a metes and bounds description beginning of a point 77 rods South of the Northwest corner of the section then proceeds East 15 rods, then South 21 1/3 rods "to the North line of the Golay Tract". The description of the Golay tract is also a metes and bounds description, but begins at a point 660 feet North of the 1/4 corner common to Sections 14 and 15. I give the Golay tract the full measure as called for in the deeds, and as monumented by the plat of Buena Vista Subdivision. This creates an excess North and South in the Phinney parcel as shown. This is harmonious with the existing fence lines as shown.

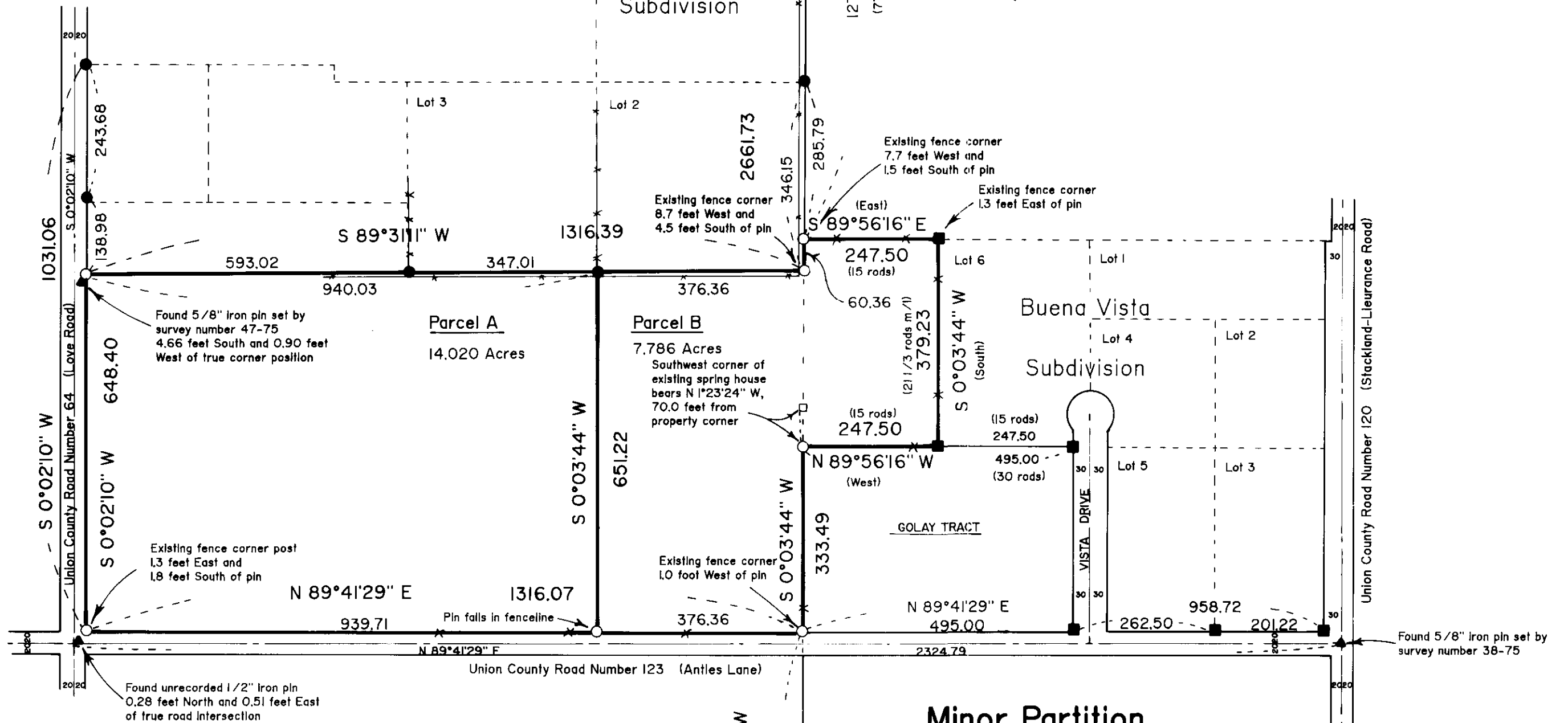
I place the dividing line between parcels A and B as directed by Mr. Phinney. I find the Southeast corner of Lot 2, Robinson's Subdivision pulled out of the ground. I replaced the pin at record position. I find no other problems with this survey.

LEGEND

- Found aluminum or brass cap monument set by OPLS 991 as per Union County monumentation records unless otherwise noted
- Found 5/8" iron pin set by the plat of Robinson's Subdivision
- Found 5/8" iron pin set by the plat of Buena Vista Subdivision
- ▲ Found monument as described
- Set 5/8" x 30" iron pin with plastic cap marked BGA SURVEY MARKER
- () Deed record bearing and distance
- x — Existing fence line
- Centerline

Found monument torn out of ground. Used position as per survey number 5-80 and the plat of Robinson's Subdivision. (Did not replace monument)

Found 2 1/2" Brass cap monument set for the Initial Point of Robinson's Subdivision.



Minor Partition Scale: 1" = 200'

BASIS OF BEARING

Solar observation taken at the Southwest corner of Section 15, Township 3 South, Range 40 East of the Willamette Meridian.

REGISTERED PROFESSIONAL LAND SURVEYOR

Rick G. Robinson
OREGON
 JULY 17, 1989
RICK G. ROBINSON
 2219

UNION COUNTY SURVEYOR

Date Received 12/7/89
 Date Filed 12/27/89
 By Gregory T. Blackman
 File No. 29-89

BAGETT - GRIFFITH & ASSOCIATES
 LaGrande, Oregon

MAP OF SURVEY
 Minor Partition of a parcel in the Southeast 1/4 of the Northeast 1/4 of Section 15 and in the Northwest 1/4 of Section 14, Township 3 South, Range 40 East of the Willamette Meridian
 UNION COUNTY, OREGON

SURVEYED FOR	Chuck Phinney	
SURVEYED BY	R.G.R.	12-89
Scale: As shown	Drawn by: R.G.R.	12-89