








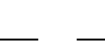
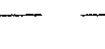






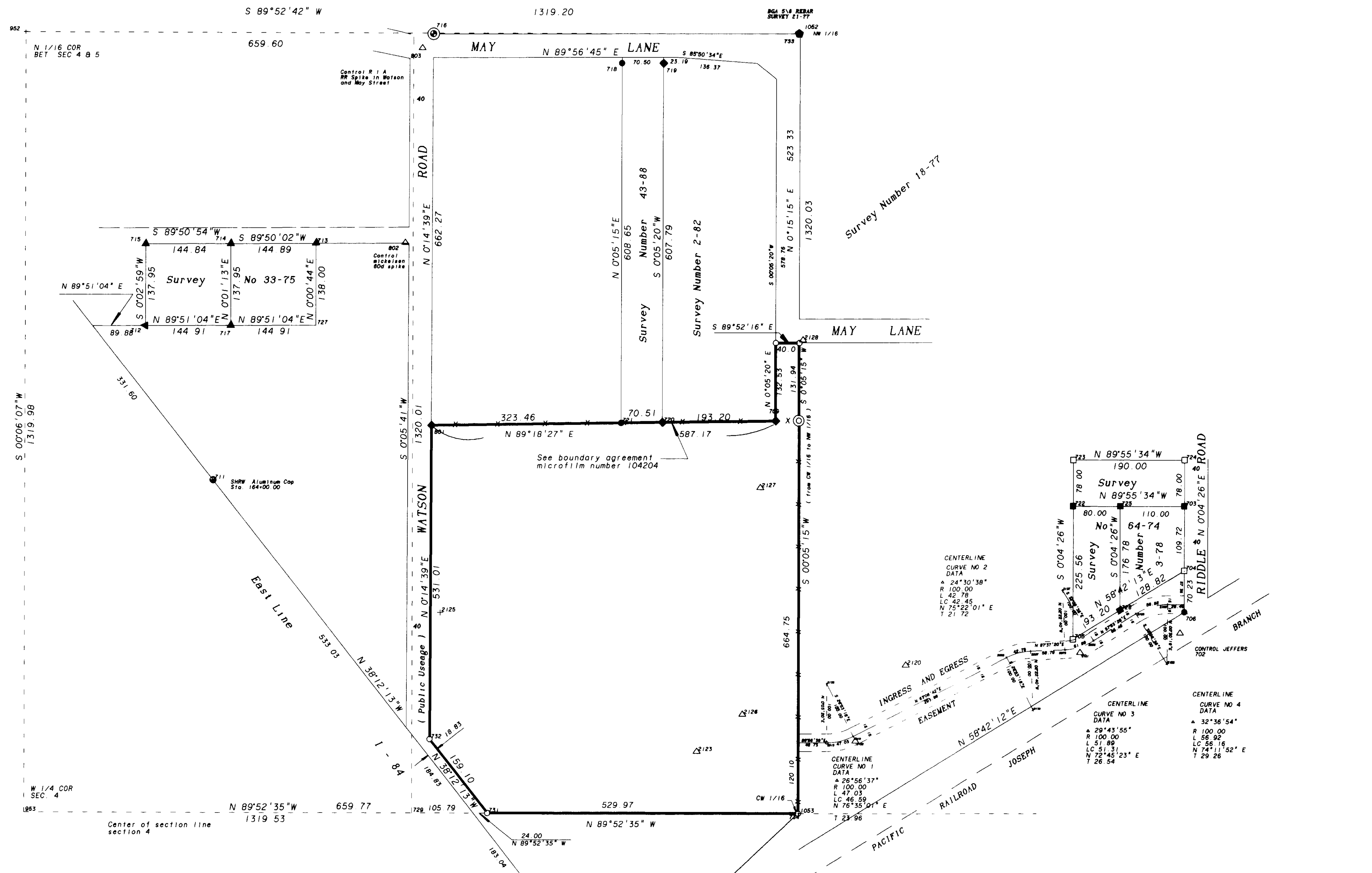


BASIS of BEARING

Forward bearing as published by the U.S.C. and G.S. from Δ COLLEGE to Δ VALLEY Dated 1946

LEGEND

-  Found brass cap monument as per Union County Monumentation records
-  Found 5/8" rebar set by survey number 33-75
-  Found brass cap marked INITIAL POINT LITTLE ACRES SUBDIVISION set by survey number 2-82.
-  Found 1/2" Iron pipe found by survey 21-77.
-  Found 5/8" rebar set by survey number 21-77
-  Found 5/8" rebar with plastic cap marked BGA SURVEY MARKER
-  Found 5/8" rebar with plastic cap marked APB A server number 2-82
-  Found 5/8" rebar set by survey number 3-78
-  Found 5/8" rebar set by survey number 64-74.
-  Existing fence line
-  Set 5/8" x 30" rebar with plastic cap marked BGA SURVEY MARKER
-  Found 5/8" pin with aluminum cap marked OREGON STATE HIGHWAY STA. as shown on this plat
-  Edge of 30 foot easement for ingress and egress.
-  Centerline of ingress and egress easement
-  Centerline of Union Pacific Railroad



REFERENCE MATERIAL

- Plat of May Park subdivision
- Survey Number 64-74 Survey Number 33-75
- Survey Number 18-77 Survey Number 21-77
- Survey Number 3-78 Survey Number 2-82
- Survey Number 41-84 Survey Number 43-88
- Survey Number 25-84
- Oregon State Highway Strip Map Number 88-36-3

DEEDS

- MF NUMBER 79-185 MF NUMBER 124-985
- MF NUMBER 104204 MF NUMBER 142459
- MF NUMBER 145914

NARRATIVE

This survey was ordered by Doug Ferguson of FERGUSON ENGINEERING on behalf of the QUELLE CORPORATION. Mr. Ferguson needed to know the property lines of the QUELLE CORPORATION in order to design and construct a trailer park facility on the site.

The North line of the QUELLE property was fixed by monuments along a boundary line agreement filed as document number 104204 of Union County Deed records. Survey number 2-82 established the East line of Watson Street, which is the West line of the QUELLE property. The description of Watson Street is vague, and I accept the findings of Survey number 2-82 as best evidence of the location of Watson Street. Survey 2-82 best fits the location of the fences and the place of usage of Watson Street. The South line of the QUELLE property is the center of section line of Section 4. Section 4 was broken on survey number 25-84, and I use this section break for this survey. The east line of the property calls to the East line of the Southwest 1/4 of the Northwest 1/4 of Section 4. I find that the existing fence line along the East line of the property fits very closely with the section break of survey number 25-84. Survey numbers 18-77, 21-77, and survey number 2-82 all accept the existing fence line as the West line of MAY PARK SUBDIVISION. There is approximately 1 to 2 feet of difference between the existing fence line and the 1/16 line as established by survey number 25-84. It is my opinion that the fence line represents the true line of MAY PARK SUBDIVISION, because of the fact that some of the corners used in the section break on survey number 25-84 are not original corners. I concur with Mr. Langlitz on survey number 2-82, that the fence line is best evidence of the property line. In my professional opinion the fence line also represents the 1/16 line over the section break position on survey number 25-84. I therefore accept the existing surveyed fence line as the 1/16 line for Section 4. I find no other problems with this survey.

12/27/93
1/13/94
Gregory T. Blackman
052-1993

REGISTERED PROFESSIONAL LAND SURVEYOR
OREGON JULY 13, 1975
GREGORY T. BLACKMAN 991
Renewal Date: Dec. 31, 1993

BAGETT-GRIFFITH & ASSOCIATES
LaGrande, Oregon
Map of Survey
A PORTION OF THE
SOUTHWEST 1/4 OF THE NORTHWEST 1/4
OF SECTION 4, TOWNSHIP 3 SOUTH
RANGE 38 EAST
OF THE WILLAMETTE MERIDIAN

SURVEYED FOR	QUELLE CORPORATION
SURVEYED BY	GTB
Scale: 1" = 100 Ft.	Drawn by: GTB
	10-1993