

**BASIS OF BEARINGS**

N 01° 07' 10" E ALONG THE WEST LINE OF PARCEL 2 AND PARCELS 3 OF UNION COUNTY MINOR LAND PARTITION PLAT NO. 1994-02

**REFERENCE MATERIAL**

UNION COUNTY MINOR LAND PARTITION PLAT NO. 1994-02  
AFFIDAVIT OF CORRECTION - UNION CO. MICROFILM DOCUMENT NO. 154978

**LEGEND**

- FOUND 5/8" IRON ROD WITH YELLOW PLASTIC CAP MARKED "AP&A", PER UNION CO. MINOR LAND PARTITION PLAT NO. 1994-02
- SET 5/8"x30" IRON ROD (CONCRETE REINFORCING ROD) WITH YELLOW PLASTIC CAP ATTACHED, MARKED "AP&A"
- ( ) RECORD DIMENSION PER UNION COUNTY PARTITION PLAT NO. 1994-02
- < > RECORD DIMENSION PER UNION COUNTY MICROFILM DOCUMENT NO. 154978 AFFIDAVIT OF CORRECTION
- EXISTING FENCE
- NSF NOT SEARCHED FOR DURING THIS SURVEY

**SURVEY NARRATIVE**

THIS SURVEY WAS PERFORMED AT THE REQUEST OF JIM WEAVER OF WEAVER CONSTRUCTION COMPANY, OWNER OF PARCELS 2 AND 3 OF UNION COUNTY MINOR LAND PARTITION NO. 1994-02. IT IS THE INTENT OF WEAVER CONSTRUCTION COMPANY TO CONVEY THE LAND IDENTIFIED ON THIS SURVEY AS THE TRANSFER PARCEL TO THE ADJOINING LANDOWNER TO THE NORTHWEST. ALSO, WEAVER CONSTRUCTION COMPANY DESIRED TO RESIZE THE REMAINDER OF PARCEL 2 AND PARCEL 3 INTO TWO MORE UNIFORMLY SIZED PARCELS. WEAVER CONSTRUCTION COMPANY HAS CONTACTED THE CITY OF UNION AND IS BEING ALLOWED TO PERFORM THESE MODIFICATIONS AS AN ADJUSTMENT OF EXISTING BOUNDARY LINES.

DURING THE PERFORMANCE OF THE FIELD SURVEY FOR THESE MODIFICATIONS, IT WAS DISCOVERED THAT AN ERROR HAD BEEN MADE IN THE PREPARATION OF THE PLAT FOR MINOR LAND PARTITION NO. 1994-02. AN AFFIDAVIT OF CORRECTION, PURSUANT TO OREGON REVISED STATUTES CHAPTER 92.170, HAS BEEN PREPARED AND RECORDED TO DOCUMENT AND EXPLAIN THE NATURE OF THIS ERROR AND ITS EFFECT AND RESOLUTION. THIS CURRENT SURVEY FOR THE BOUNDARY ADJUSTMENTS DESCRIBED HAS BEEN PERFORMED IN CONFORMANCE WITH THE AFFIDAVIT OF CORRECTION.

**NORTH PARCEL**

A PARCEL OF LAND LOCATED IN THE NORTHWEST ONE-QUARTER OF THE SOUTHWEST ONE-QUARTER OF SECTION 19, TOWNSHIP 4 SOUTH, RANGE 40 EAST, WILLAMETTE MERIDIAN, UNION COUNTY, OREGON, SAID PARCEL ALSO BEING A PORTION OF PARCEL 2 AND PARCEL 3 OF UNION COUNTY MINOR LAND PARTITION NUMBER 1994-02, SAID PARCEL BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF PARCEL 3 OF SAID MINOR LAND PARTITION PLAT NO. 1994-02, FROM WHICH THE WEST ONE-QUARTER OF SECTION 19, TOWNSHIP 4 SOUTH, RANGE 40 EAST BEARS N 20°27'01" W 1,378.45 FEET, THENCE N 1°07'10" E 100.00 FEET ALONG THE WEST LINE OF SAID PARCEL 3 TO THE TRUE POINT OF BEGINNING OF THIS DESCRIPTION:

THENCE CONTINUING ALONG SAID WEST LINE OF PARCEL 3 AND ALONG THE WEST LINE OF SAID PARCEL 2 N 1°07'10" E 100.00 FEET TO A POINT;

THENCE S 89°24'43" E 179.06 FEET ALONG A LINE RUNNING PARALLEL TO THE SOUTH LINE OF SAID PARCEL 2 TO A POINT ON THE EAST LINE OF SAID PARCEL 2;

THENCE S 0°29'39" W 100.00 FEET ALONG SAID EAST LINE OF PARCEL 2 AND ALONG THE EAST LINE OF SAID PARCEL 3 TO A POINT;

THENCE N 89°24'43" W 180.15 FEET ALONG A LINE RUNNING PARALLEL TO THE SOUTH LINE OF SAID PARCEL 3 TO THE TRUE POINT OF BEGINNING OF THIS DESCRIPTION.

THIS PARCEL OF LAND CONTAINS 0.41 ACRES.

**SOUTH PARCEL**

A PARCEL OF LAND LOCATED IN THE NORTHWEST ONE-QUARTER OF THE SOUTHWEST ONE-QUARTER OF SECTION 19, TOWNSHIP 4 SOUTH, RANGE 40 EAST, WILLAMETTE MERIDIAN, UNION COUNTY, OREGON, SAID PARCEL ALSO BEING A PORTION OF PARCEL 3 OF UNION COUNTY MINOR LAND PARTITION NUMBER 1994-02, SAID PARCEL BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHWEST CORNER OF PARCEL 3 OF SAID MINOR LAND PARTITION PLAT NO. 1994-02, FROM WHICH THE WEST ONE-QUARTER OF SECTION 19, TOWNSHIP 4 SOUTH, RANGE 40 EAST, BEARS N 20°27'01" W 1,378.45 FEET:

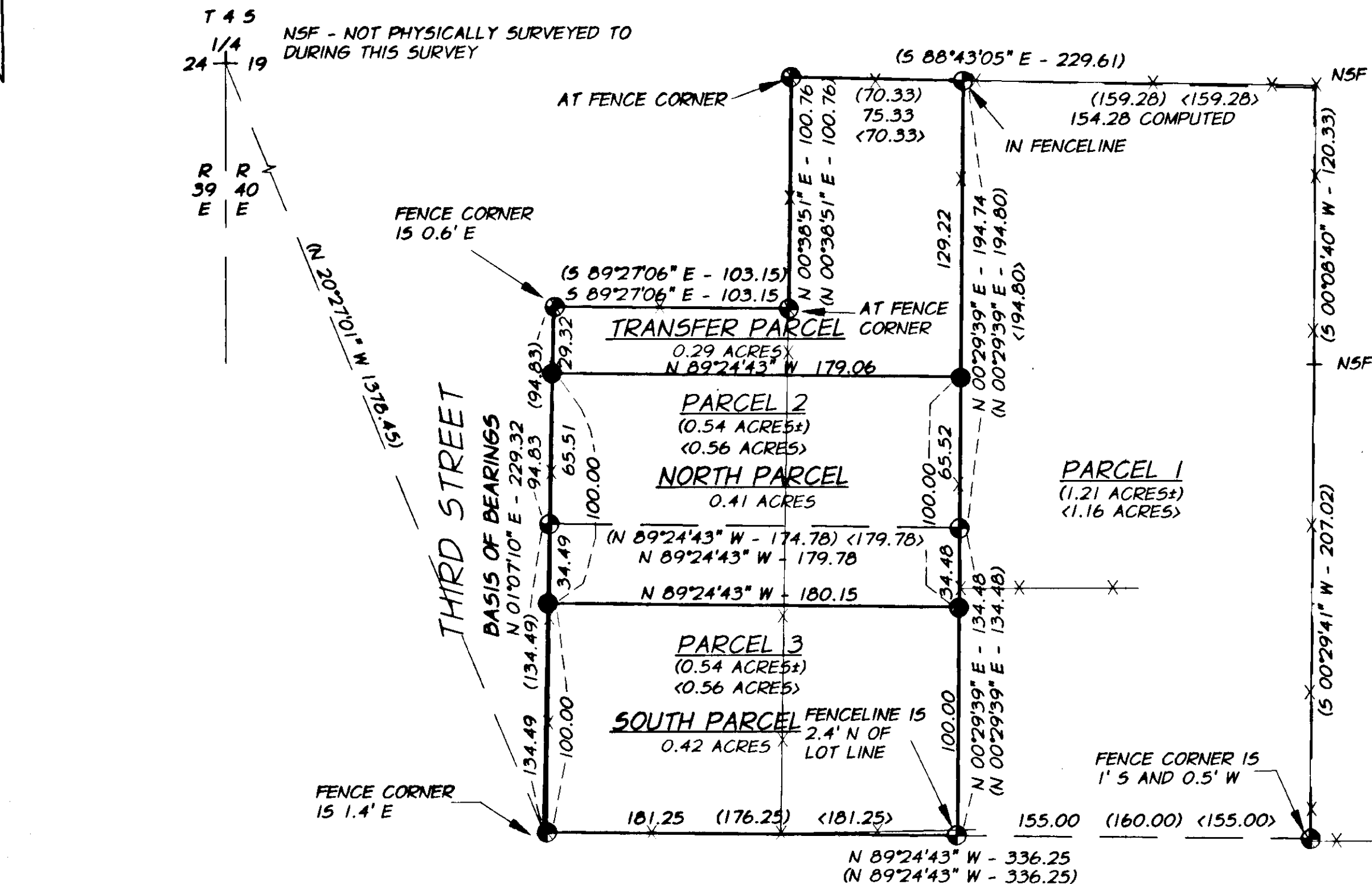
THENCE N 1°07'10" E 100.00 FEET ALONG THE WEST LINE OF SAID PARCEL 3 TO A POINT;

THENCE S 89°24'43" E 180.15 FEET ALONG A LINE RUNNING PARALLEL TO THE SOUTH LINE OF SAID PARCEL 3 TO A POINT ON THE EAST LINE OF SAID PARCEL 3;

THENCE S 0°29'39" W 100.00 FEET ALONG SAID EAST LINE OF PARCEL 3 TO THE SOUTHEAST CORNER THEREOF;

THENCE N 89°24'43" W 181.25 FEET ALONG THE SOUTH LINE OF SAID PARCEL 3 TO THE POINT OF BEGINNING OF THIS DESCRIPTION.

THIS PARCEL OF LAND CONTAINS 0.42 ACRES.



**TRANSFER PARCEL**

A PARCEL OF LAND LOCATED IN THE NORTHWEST ONE-QUARTER OF THE SOUTHWEST ONE-QUARTER OF SECTION 19, TOWNSHIP 4 SOUTH, RANGE 40 EAST, WILLAMETTE MERIDIAN, UNION COUNTY, OREGON SAID PARCEL ALSO BEING A PORTION OF PARCEL 2 OF UNION COUNTY MINOR LAND PARTITION NUMBER 1994-02, SAID PARCEL BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF PARCEL 3 OF SAID MINOR LAND PARTITION PLAT NO. 1994-02, FROM WHICH THE WEST ONE-QUARTER OF SECTION 19, TOWNSHIP 4 SOUTH, RANGE 40 EAST, BEARS N 20°27'01" W 1,378.45 FEET, THENCE N 1°07'10" E 200.00 FEET ALONG THE WEST LINE OF SAID PARCEL 3 AND ALONG THE WEST LINE OF PARCEL 2 TO THE TRUE POINT OF BEGINNING OF THIS DESCRIPTION:

THENCE CONTINUING ALONG SAID WEST LINE OF PARCEL 2 N 1°07'10" E 29.32 FEET TO A CORNER OF SAID PARCEL 2;

THENCE CONTINUING ALONG THE LINES OF SAID PARCEL 2 AS FOLLOWS:

S 89°27'06" E 103.15 FEET,  
N 0°38'51" E 100.76 FEET, AND  
S 88°43'05" E 75.33 FEET TO THE NORTHEAST CORNER OF SAID PARCEL 2;

THENCE S 0°29'39" W 129.22 FEET ALONG THE EAST LINE OF SAID PARCEL 2 TO A POINT;

THENCE LEAVING SAID EAST LINE OF PARCEL 2 N 89°24'43" W 179.06 FEET ALONG A LINE RUNNING PARALLEL TO THE SOUTH LINE OF SAID PARCEL 2 TO THE TRUE POINT OF BEGINNING OF THIS DESCRIPTION.

THIS PARCEL OF LAND CONTAINS 0.29 ACRES.

LOCATED IN THE NW 1/4 OF THE SW 1/4 OF SECTION 19  
T.4S., R.40E., W.M., UNION CO.

**BOUNDARY ADJUSTMENT SURVEY**  
IN PARCEL 2 AND PARCEL 3 OF  
PARTITION PLAT NO. 1994-022

FOR: WEAVER CONSTRUCTION COMPANY		P.O. BOX 420 LAGRANGE, OR 97030
SCALE: 1" = 50'		SHEET <b>1/1</b>
DATE: JULY, 1994		
JOB NO. 2711-40		

UNION COUNTY  
9-9-94  
9-12-94  
R. Robertson, Deputy  
File No. 046-1994

REGISTERED PROFESSIONAL LAND SURVEYOR  
GARY L. LANGLITZ  
1099  
EXPIRES 12-31-94  
9-6-94

Anderson Perry & Associates, Inc.  
ENGINEERING • SURVEYING • MATERIALS TESTING  
LA GRANGE, OR. WALLA WALLA, WA. LEWISTON, ID.

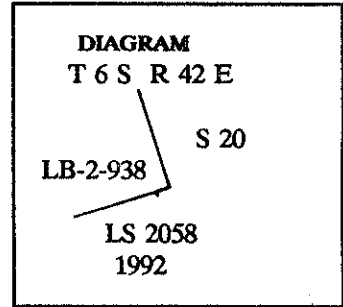
**CERTIFIED RECORD OF LAND CORNER MONUMENTATION**

**History of original corner establishment:**

Cor. no. 2, set a galvanized iron pipe, 1 in. diam., 36 ins. long, 24 ins. in the ground, mkd. LB-2-938, from which:

A pine, 14 ins. diam., bears N.29°W., 13.5 ft. dist., mkd.LB-2-938 BT.

A pine, 8 ins. diam., bears N.56°E., 25.2 ft. dist., mkd.LB-2-938 BT.



**Description of corner evidence found:**

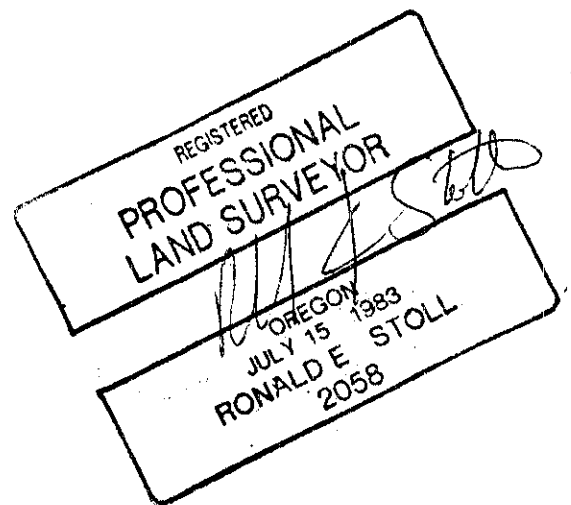
Found 1½" pipe in a 24" x 12" mound of stone, from which:.

A pine, 14" diam., bears N.51°30'E., 25.09', healed blaze.

A pine, 7" diam., bears S.04°12'E., 32.58'.

**Description of monument and accessories I established to perpetuate the original location of this corner:**

Set a 3" diam. U.S.F.S aluminum capped pipe, 30" long, with magnet, 15" in ground and buried found pipe to the West.



**UNION COUNTY SURVEYOR**

---

Date Received 8/18/94

Date Filed 10/23/94

By [Signature]

File No. 046-1994R

*Narr. Drawer 1-21*

Office of \_\_\_\_\_ County of \_\_\_\_\_  
 State of \_\_\_\_\_ I hereby certify that the within instrument was filed in this office  
 for record on the \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_  
 \_\_\_\_\_ by \_\_\_\_\_  
 (COUNTY OFFICIAL) (DEPUTY)