

BASIS OF BEARING

The monumented centerline of Penn Avenue between North Balm Street and North Willow Street being North 89°26'20" East, as per survey number 106-72

SCALE: 1" = 50'

LEGEND

- Found Brass cap monument in water valve box as per Union County Monumentation Records
- Found 3/4" iron pipe set by Survey Number 18-89 (1922 monumentation of LaGrande)
- Found monument as described as per Survey Number 24-82
- Found 5/8" iron pin with plastic cap set by Survey Number 72-74
- Set 5/8"x30" iron pin with plastic cap marked "BGB SURVEY MARKER"
- () Record distance of the plat of Williamson's Addition to LaGrande
- Centerline of platted street
- Centerline of Highway
- ▨ Concrete Sidewalk
- ▨ Area designated for access by deed microfilm number 50592

REFERENCE MATERIAL

Union County Monumentation Records
 Plat of Williamson's Addition to LaGrande
 ODOT Drawing Number 48-21-20
 ODOT Drawing Number 98-8-4
 Survey Number 106-72
 Survey Number 97-73
 Survey Number 72-74
 Survey Number 22-78
 Survey Number 24-82
 Survey Number 18-89
 (1922 Monumentation of LaGrande)
 Survey Number 023-1992

DEED REFERENCES

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 Microfilm Number 41920
 Microfilm Number 42445
 Microfilm Number 44532
 Microfilm Number 50592
 Microfilm Number 965491
 Microfilm Number 965725

NARRATIVE

This survey was done at the request of John Zukin. Mr. Zukin ownership contains all of Block 23 except that portion granted to ODOT for Highway 82 and the approach along the Westerly portion of the block. Survey numbers 22-78 and 023-1992 located the block immediately South of this survey. I use this location to establish Block 23. I project the centerline of North Cherry Street and offset 40 ft. West to establish the East line of Block 23. The Highway location is as established by survey number 023-1992. To locate the Westerly line of this property, I locate the 1934 centerline of the Highway access as called for on ODOT Drawing Number 48-21-20. That stationing uses the intersection of North Pine Street and Cove Avenue as station 0+00. I place the Point of Curvature of the centerline of the curve at record distance along the centerline of Pine Street and place the curve using the record information of the highway drawing. The deeds for this property call for access restrictions along the Southerly right of way line of Highway 82. The access is limited to a 35 ft. width each for two accesses with unrestricted use, at Highway stations 111+98 and 111+46 by deed microfilm Number 50592. This restriction was revised from the original stationing called for in deed microfilm number 44532. The most Northeastly existing curb cut fits the stationing very well. The adjacent curb cut Southwestly is offset from the designated station by approximately 8 ft. I find no access available by deed for the most Southwestly existing curb cut. The alley running East-West through this block has not yet been vacated, but the process is being started to do so. I did not set pins at the alley because of the vacation procedure. I did find the pins set by survey number 72-74 along the North line of the alley. I find no other unusual conditions on this survey.

REGISTERED
 PROFESSIONAL
 LAND SURVEYOR

Rich G. Robinson

OREGON
 JULY 17, 1988
 RICK G. ROBINSON
 2219

Renewal Date: Dec. 31, 2000

UNION COUNTY
 SURVEYOR

Date Received 8/26/99

Date Filed 10/8/99

By *Aug 7 day*

File No. 033-1999

BAGETT, GRIFFITH & BLACKMAN
 2006 Adams Avenue, LaGrande, Oregon
 Map of Survey

Block 23
 Williamson's Addition
 to LaGrande

UNION COUNTY, OREGON

SURVEYED FOR	John Zukin
SURVEYED BY	R.G.R. 8/99
Scale: 1" = 50'	Drawn by: R.G.R. 8/99

SURVEY NUMBER 033-1999

