

BASIS OF BEARING

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

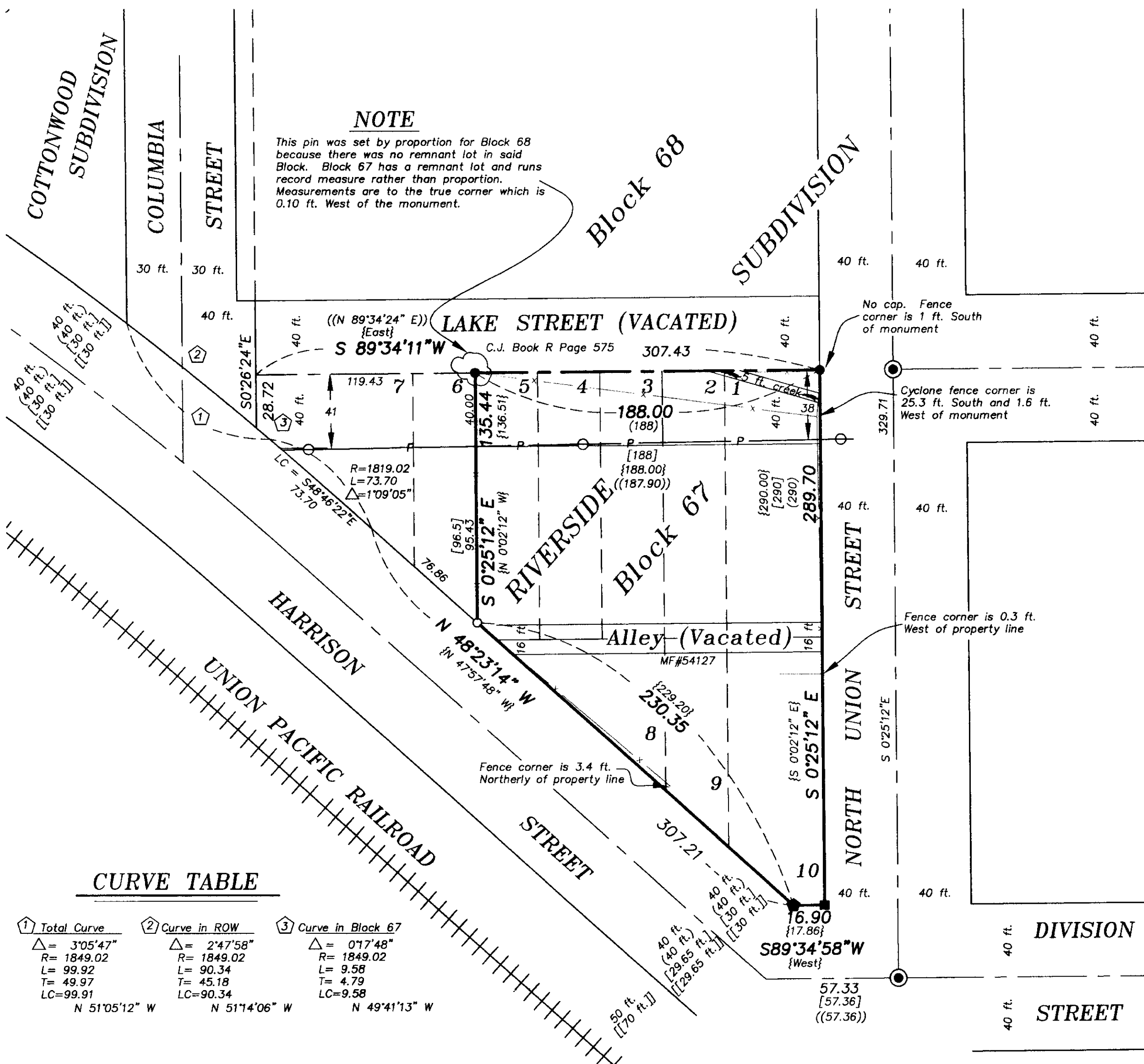
SCALE: 1"=50'

LEGEND

- Found 1 1/4" iron pipe, unrecorded, at corner position
- Found 5/8" iron pin set by Survey No. 56-75
- Found 5/8" iron pin with plastic cap marked BGA SURVEY MARKER unless otherwise noted, set by Survey No. 80-77
- ⊙ Found 2" brass tablet in concrete set by Survey No. 106-78
- Set 5/8" x 30" iron pin with plastic cap marked BGB SURVEY MARKER
- ⊖ Power pole
- Center line
- x- Fence line
- - - Lot line
- P- Power line
- ||||| Railroad tracks
- () Record measurement of Plat of RIVERSIDE ADDITION
- [] Record measurement Survey 171
- { } Record measurement Survey No. 56-75
- (()) Record measurement Survey No. 80-77
- [[]] Record measurement Survey No. 18-89

NARRATIVE

This survey was performed at the request of Gene DeMeerleer. Mr. DeMeerleer wanted to monument the boundary of his ownership. The east line of Block 67 was located correctly by Survey No. 80-77. The west line of Block 67 was located by the plat of COTTONWOOD SUBDIVISION. To establish the north line of said Block 1 extended a line between found monuments of Survey No. 80-77 to intersection with the west line. The south line is a 130 ft. parallel offset from the centerline of the railroad tracks. The plat of COTTONWOOD SUBDIVISION located the centerline of said tracks to the north of Block 67 and Survey No. 106-78 located the centerline of said tracks to the South. I extend the curve southerly from said subdivision and the tangent northerly from said Survey. I then fit a spiral between these as per a 1927 Union Pacific Railroad Map. I find this to best fit the railroad centerline. The west line of Lot 5 of Block 67 I establish parallel with the West line of North Union Street and at record distance of the plat of RIVERSIDE ADDITION. Lot 7 is a remainder and the deficiency in Block 67 is taken out there. There is an error in the right of way width on Survey 18-89. This survey shows the railroad ownership as 50 feet on the South side of the tracks and 70 feet on the north side. Deed Volume G Page 701 grants the railroad 50 feet either side. Then Deed Volume 73 Page 486 grants an area "lying between the southerly right-of-way line of said Navigation Company's railroad and a line parallel to, and distant seventy feet, measured at right angles southwesterly from the center line of the main track...". This does not affect the boundary of Mr. DeMeerleer's property because the offset from the track is 130 feet regardless. There is a power line running through the vacated portion of Lake Street for which no easement was reserved. It is considered an encroachment as shown. Fence corners are away from the true corners as shown. I find no other problems with this survey.



REFERENCE MATERIAL

- UNION COUNTY SURVEYS
 Survey 170
 Survey 171
 Survey No. 56-75
 Survey No. 80-77
 Survey No. 106-78
 Survey No. 18-89 (1922 Remonumentation of LaGrande)
 Survey No. 037-90
- UNION COUNTY PLATS
 Riverside Addition
 Cottonwood Addition

DEED REFERENCES

EASTERN OREGON TITLE REPORT
 Order No. 99-10438
 Commissioner's Journal Book R Page 575
 Deed Volume G Page 701
 Deed Volume 73 Page 486
 Microfilm No. MF#54127
 Microfilm No. MF#58125
 Microfilm No. MF#991229

REGISTERED
**PROFESSIONAL
 LAND SURVEYOR**

 OREGON
 JULY 13, 1973
**GREGORY T. BLACKMAN
 991**
 Renewal Date: Dec. 31, 2001

UNION COUNTY
 SURVEYOR
 Date Received 5/5/2000
 Date Filed 5/10/2000
 By R. ROBINSON, Deputy
 File No. 009-2000

BAGETT, GRIFFITH & BLACKMAN
 2006 Adams Avenue, LaGrande, Oregon
 Map of Survey
 A survey of Lots 1 thru 5, and 8 thru 10 of RIVERSIDE ADDITION to LaGrande, situated in the SW 1/4 of Section 31, Township 2 South, Range 38 East of the Willamette Meridian
 UNION COUNTY, OREGON

SURVEYED FOR	GENE DEMEEERLEER	
SURVEYED BY	G.T.B.	4/2000
Scale: 1" = 50'	Drawn by: N.W.V.	4/2000

SURVEY NO. 009-2000